TreeWise LTD
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Survey by:	Andrew Dixon BSc. (Hons.), TechArborA.
Client:	GL & TA Developments LTD
Site Address:	Land adjacent to Collygree Parc, Goldsithney, Cornwall TR20 9LY
Date of site Visit:	8th January 2024
Brief:	To produce a Tree Canopy Report in support of a BS 5837 report for the proposed development.

[TREE CANOPY REPORT– GOLDSITHNEY]

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1 Site Overview

Figure 1. Site Plan

1.1 The development site is a parcel of land directly to the south of a relatively modern housing estate.

1.2 The proposal is to construct a housing development within the site consisting of a number of dwellings, parking areas, and small amenity areas.

1.3 The tree stock within the site is relatively poor, with five mature Monterey Pines (*Pinus radiata*) dominating the skyline. Unfortunately, four of these pines are either dead or in significant decline, with even the healthiest specimen presenting with areas of mildly chlorotic needles and a quantity of deadwood throughout the crown above and beyond what would be expected for a tree of this age. A hedge runs around the site perimeter. There is an area at the eastern end of the site which contains many more small shrub sized trees, and one larger Sycamore. This area is home to a badger set.

1.4 The Monterey Pines are protected by a Tree Preservation Order.

1.5 Planning permission for the development has previously been granted, however due to the construction not having commenced within the allocated timeframe the planning permission has elapsed. The current proposal is the same as the earlier proposal which was approved.

2 Scope of the Report.

2.1 The report has been requested by Cornwall Council in order to provide a canopy calculation 25 years post development. The aim is to provide evidence that at least 15% of the site area will be covered by tree canopy within this timeframe.

3 Survey Findings.

3.1 The site is approximately 1.6 acres in size. 15% of this is equal to 0.24 acres.

3.2 There are three distinct areas which are suitable for planting; they are an area to the north west of the site (Area A), an area around the remaining healthy Monterey Pine (Area B), and the Buffer Zone area (Area C). In addition to this the hedgerow trees will provide a small amount of canopy cover.

3.3 The current large Monterey Pines will in all likelihood have been removed in 25 years due to their natural demise. However, replanting in this area will compensate for this loss of canopy cover.

3.4 With the successful establishment of the trees within the planting areas, the canopy cover in 25 years post planting should be approximately 0.29 acres which represents 18% of the site (as shown in Figure 2). Area A is estimated as 0.04 acres, Area B 0.07 acres, and Area C as 0.18 acres.

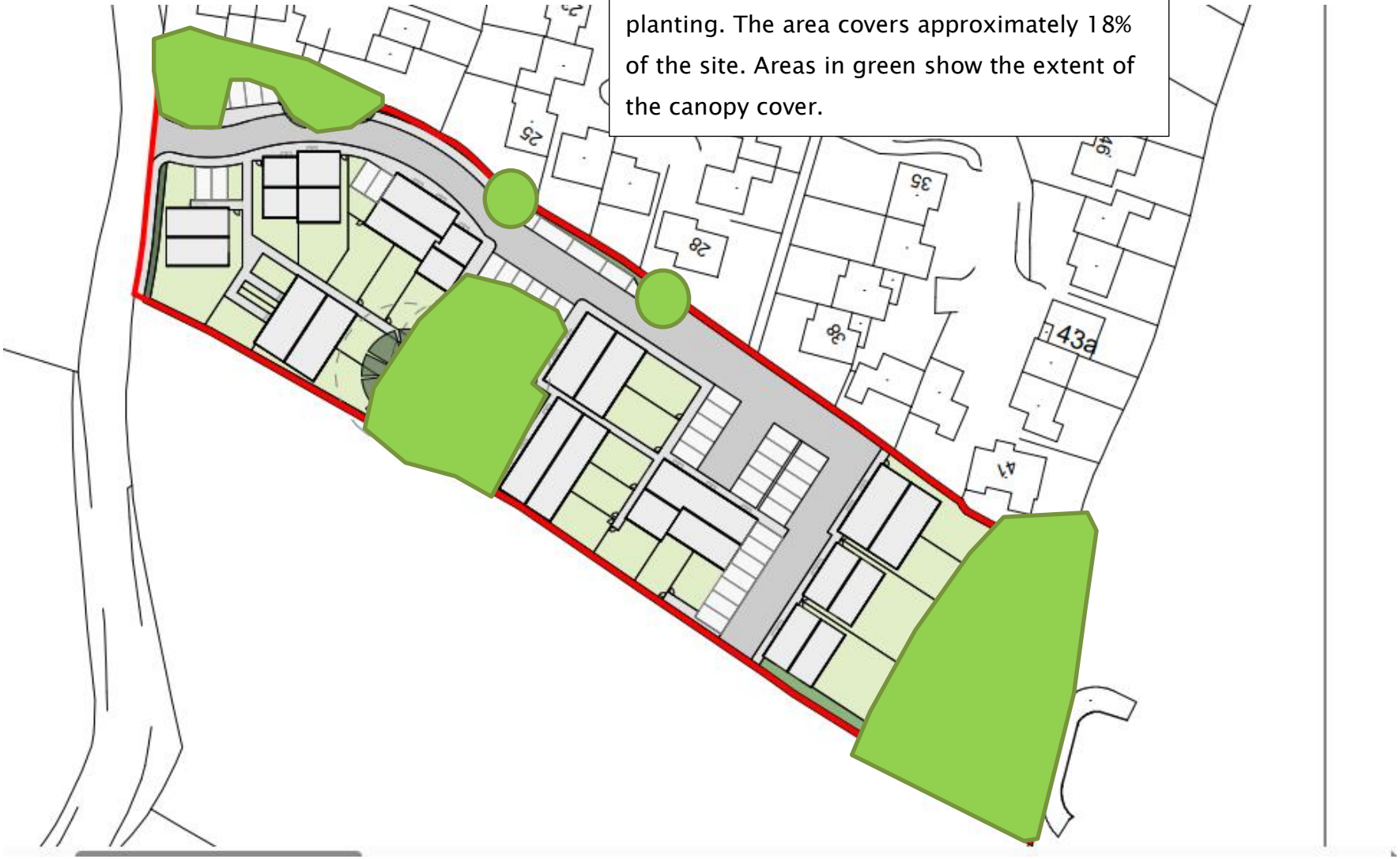

Figure 2. Projected canopy cover 25 years post planting. The area covers approximately 18% of the site. Areas in green show the extent of the canopy cover.

4 Landscaping/Planting Plan.

4.1 Planting list for Area A: Cornish variety apple trees on MM106 rootstock planted at 4 m spacings. The two individual trees on the northern boundary should be Italian Alder.

4.2 Planting list for Area B: 50% Tamarisk, 25% Holm Oak, 25% Italian Alder planted at 3 m spacings.

4.3 Planting list for Area C: 20% Sessile Oak, 20% Field Maple, 20% Hazel, 20% Wild Cherry, 15% Small Leaved Lime, 5% English Yew planted at 3 m spacings.

4.4 The trees should be pit planted and mulched with woodchip for an area of 1 m diameter, approximately 50 mm deep, with care being taken not to mound up the woodchip around the base of the tree. The trees should be protected from rabbits using suitable tree guards and stakes.

4.5 Trees should be planted as 60/80 feathered whips.

4.6 Trees have been selected on their suitability to the environmental conditions of the site, their potential resilience to the effects of climate change, as well as their lack of susceptibility to pests and diseases.

5 Conclusions.

5.1 By the time the 25 year mark post planting has been reached, I would expect there to be a net gain in canopy cover of approximately 13% based on a current estimate, taking the canopy cover to approximately 18%. The development itself will have a negligable impact on the existing canopy cover, and the planting plan not only offsets this anticipated loss, but also contributes significantly to take the projected canopy cover far beyond the break even threshold.

5.2 Extreme caution must be exercised when planting in the Buffer Zone – Area C – as there may be an active badger set. No machinery is to enter this area under any circumstances.

5.3 The trees should be properly maintained for the first 5 years which may incude tasks such as watering during periods of drought, repleneshing the mulch layer, removing weeds from within the tree guards. Any losses should be replanted.

5.4 As well as drastically increasing the canopy cover, the landscaping/planting plan will greatly enhance the biodiversity of the site. The site will also benefit from the improved envionmental and socio-economic factors provided by the trees.