



Mayerling, Liss, GU33 7EU

Arboricultural Method Statement & TCP

Ben Clutterbuck *HND Arb, M Arbor A*

Date: 01/03/2024

Ref:



Transform Landscape Design and Construction Limited
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CLIENT: Mr John Lawrence

INSPECTION DATE:

SITE ADDRESS: Mayerling, Huntsbottom Lane, Liss, GU33 7EU

INSPECTED BY: Ben Clutterbuck *HND Arb, M Arbor A*

ADDRESS: Transform Landscapes Ltd.
Penally Farm, Hewshott Lane, Liphook,
Hampshire, GU30 7SS

TELEPHONE: [REDACTED]

WEATHER CONDITIONS:

INSPECTION TYPE: The inspection was done visually from ground level only. The internal and underground condition of the trees was not assessed. The aerial parts of the trees were observed by eye.

SOIL: No soil samples were taken.

CAVEATS:

Trees are living, self-optimising organisms and their condition can change in response to the environment around them. Although our survey remarks and observations refer to the tree when inspected on that date, it is not a full Arboricultural Condition inspection.

All trees have been inspected from the ground. No climbing inspection nor decay detection has been performed.

Where trees on the site are heavily Ivy clad or surrounded by heavy vegetation, a full assessment of structural, stem, or base integrity cannot be completed.

Brief

To undertake a Tree Survey to produce a BS5837 Arboricultural Method Statement, with Tree Constraints Plan (TCP) and Tree Protection Plan (TPP) to support approved planning application SDNP/23/04153/HOUS and allow discharge of Condition 8.



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1. Site/House

The site is a corner plot with the lane running around two sides. The property is a detached house set back from the road with a private drive. The house and garden are on a significantly different level to the road, and there is a 2m-3m high bank that wraps around the garden between them.

The trees in question are in the bank down to the road, as can be seen in images.



2. The Proposal

The approved plans are to extend the house, towards the roadside boundary, with a basement.

3. General - Tree Comments and Observation

The trees are all old boundary trees and wrap around the property on the roadside. There is a stump of one previously removed and (given the condition of the stump) we would assume on safety ground.

All the trees show signs of management as most appear to have been pollarded around 10-15 years ago and have since been allowed to re-grow full canopies. Some of the other trees have been lifted, I would only assume, to allow more light into the property. In spite of being that much higher than the road it is likely that the property could be quite shaded as a result of the amount of tree cover.

None of the trees on the site are covered by a TPO, however, they all appeared to have been well managed and offer good amenity to the area.

I have graded the trees as 'B' – they are all significant trees despite having signs of significant previous management/pruning which has affected their canopy development. Only the Acacia over the entrance holds a lot of dead wood so has been downgraded to a 'C'.



A summary of the tree grades from the survey:

Grade	Number
A	0
B	2
C	1
U	0

4. Service runs

The locations of service runs are not expected to be around the proposed new end to the house, given the presents of the new basement. If service runs are needed, the specification (depth and width) will be reviewed by the Arb. Consultant and a suitable method for installation set in the site supervision notes. Example: hand excavation only, any roots to be left in position and services laid under. Any roots found will be wrapped in hessian while exposed.

5. Root Protection Areas

The RPAs have been shown as open grown, as outlined in BS5837, therefore circular for want of a clearer point of reference. The site is complex as a result of the topography and built structures and road. In conclusion, we propose working on the understanding that there could be a greater area of conflict than projected on the Tree Constraints Plan (TCP) – but all this is hypothetical projection.

On the TCP, it shows that the projected RPAs of T2 and T3 do not cross the new building and basement line.

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With the points above in mind, we are proposing that supervised staged digging is used to excavate the basement. This will allow for any roots found to be exposed to be pruned correctly away from the proposed approved basement. Root pruning must only be carried out to BS3998 specification by a trained Arboriculturist.

Digging stages:

- 1- Hand dig a trench around the line of the approved basement to a depth of 750mm. It is believed that most roots are present in the upper 500mm of soil, so this method aims to locate most of the conflicts and allow for good clean pruning back of the roots.
- 2- After the upper 750mm has been trenched all internal soil can be excavated and removed.
- 3- Further depth can be dug with a machine sitting away from the trees and within the footprint of the proposed extension. Again, any roots found should be pruned back.
- 4-

Tree Protective fencing and ground protection is shown in the Tree Protection Plan (TPP), other than an access point around the end of the house (closest to the trees) where ground protection is installed, the specification of the ground protection is for light vehicle and pedestrian traffic only.

6. Tree Protection

Fencing and ground protection will be installed, as shown on the tree protection plan. All tree protection must be installed prior to any work being undertaken on site, see details below and site Tree Protection Plan (TPP).

6.1. Protective Fencing

There is a standard minimum specification for fencing around the trees, under BS5837:2012. This should be installed as outlined on the Tree Protection Plan and to the specification included as Appendix 2.

The fencing must be installed prior to work commencement on site.

6.2. Ground Protection

The ground protection for light traffic, as set by BS5837:2012 as described in the extract below.

6.2.3.3 New temporary ground protection should be capable of supporting any traffic entering or using the site without being distorted or causing compaction of underlying soil.

NOTE The ground protection might comprise one of the following:

- a) for pedestrian movements only, a single thickness of scaffold boards placed either on top of a driven scaffold frame, so as to form a suspended walkway, or on top of a compression-resistant layer (e.g. 100 mm depth of woodchip), laid onto a geotextile membrane;

b) for pedestrian-operated plant up to a gross weight of 2 t, proprietary, inter-linked ground protection boards placed on top of a compression-resistant layer (e.g. 150 mm depth of woodchip), laid onto a geotextile membrane;

c) for wheeled or tracked construction traffic exceeding 2 t gross weight, an alternative system (e.g. proprietary systems or pre-cast reinforced concrete slabs) to an engineering specification designed in conjunction with Arboricultural advice, to accommodate the likely loading to which it will be subjected.

Taken from BSI 5837:2012

The bold highlighted text is our recommendation for the site given the location of the trees. It allows access from the front to the rear of the property during construction for pedestrians and light plant, but will not be suitable for larger machinery or 3.5ton vehicles. If larger plant access is needed this can be addressed in the site supervision meetings and the specification of the ground protection increased to 'C'.

It must be installed as detailed on the TPP prior to any work (including demolition) being done on site.

All Ground Protection and Tree Protective fencing must be confirmed as present and correct via photograph or a site visit from the Arboricultural Consultant. This confirmation can be made available to the Local Authority Tree Officer upon request.

7. Site Supervision

We recommend site supervision is undertaken prior to commencement to sign off the installation of all tree protection measures, and then 3 random visits during the excavation and ground work phase of the project.

Additionally, we have identified the need to have supervision for phase one of the excavation – hand dug trench to 750mm deep on the line of the basement. If any roots are found in this excavation area they should be inspected and, where necessary, roots pruned to BS standard by a trained Arboriculturist.

8. Conclusion

The proposed scheme can be constructed as outlined in the approved application with only minor overlap of the projected RPAs.

We have concluded that the rooting area of the trees is likely to have been affected by the ground topography, but who knows to what extent. Therefore, in the above methodology we have set out a good and practical approach to excavations and tree protection during the proposed work.

For supervision, we recommend a visit prior to commencement to sign off fencing, and then 3 visits during construction to confirm fencing is not moved during work.



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Appendix 1

Tree Survey Results



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SURVEY AND TREE DETAILS

The table below shows the BS5837:2012 tree category grading, as shown in the last column of the survey sheet.

- A - Those of high quality and value
- B - Those of moderate quality and value
- C - Those of low quality and value
- U - Trees for removal due to sound Arboricultural management.

Sub-sections are listed as 1, 2, and 3 for each Category and detailed as:

- 1 Mainly Arboricultural Values
- 2 Mainly Landscape Values
- 3 Mainly Cultural Values including Conservation



Tree Ref No.	Species	Height (m)	Stem Diameter (mm)	Branch spread				Crown Clearance	Age Class	Con.	Condition comments	Preliminary Management Recommendations	Estimated remaining con.	Cat. Grade	RPA - radius measurement taken from BS5837 tablet
				North	East	South	West								
1	Acacia	12	360, 350	6	5	6	1	7	SM	P	Twin stem tree with lots of deadwood in the crown	Remove Deadwood & Crown reduce by 3m north and south, shape in east and west canopy to balance	10-20	C	4.25m
2	Oak	16	610	4	4	1	3	4	M	A	Signs of structural pollarding as previous management	Consider crown reduction 3m OR pollarding in the future as management	20-40	B	7.50m
3	Oak	15	710	2	3	6	4	7	M	A	Signs of structural pollarding as previous management	Consider crown reduction 3m OR pollarding in the future as management	20-40	B	8.70m

Notes:

Con – Refers to trees' condition: G = Good, A = Average, P = Poor

The Root Protection area figures shown in the table above are the round up figures taken from BS5837:2012 – Annex D

* marks off-site trees with estimated stem diameters



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Appendix 2

Tree Protective Fence Specification from BS5837:2012



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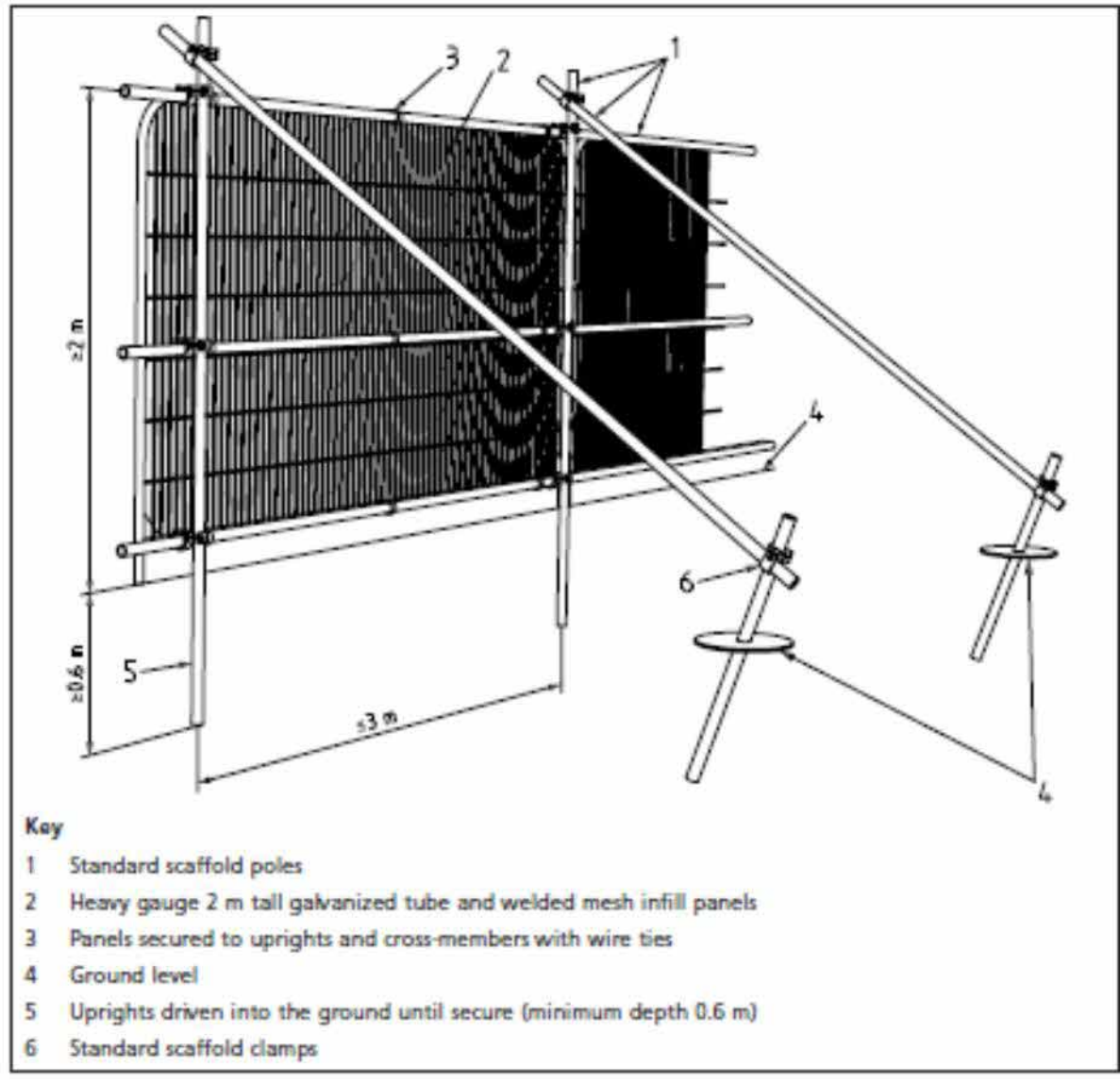
BS5837:2012

Trees in relation to design, demolition and construction – Recommendations

Root Protection Area – Protective Fencing

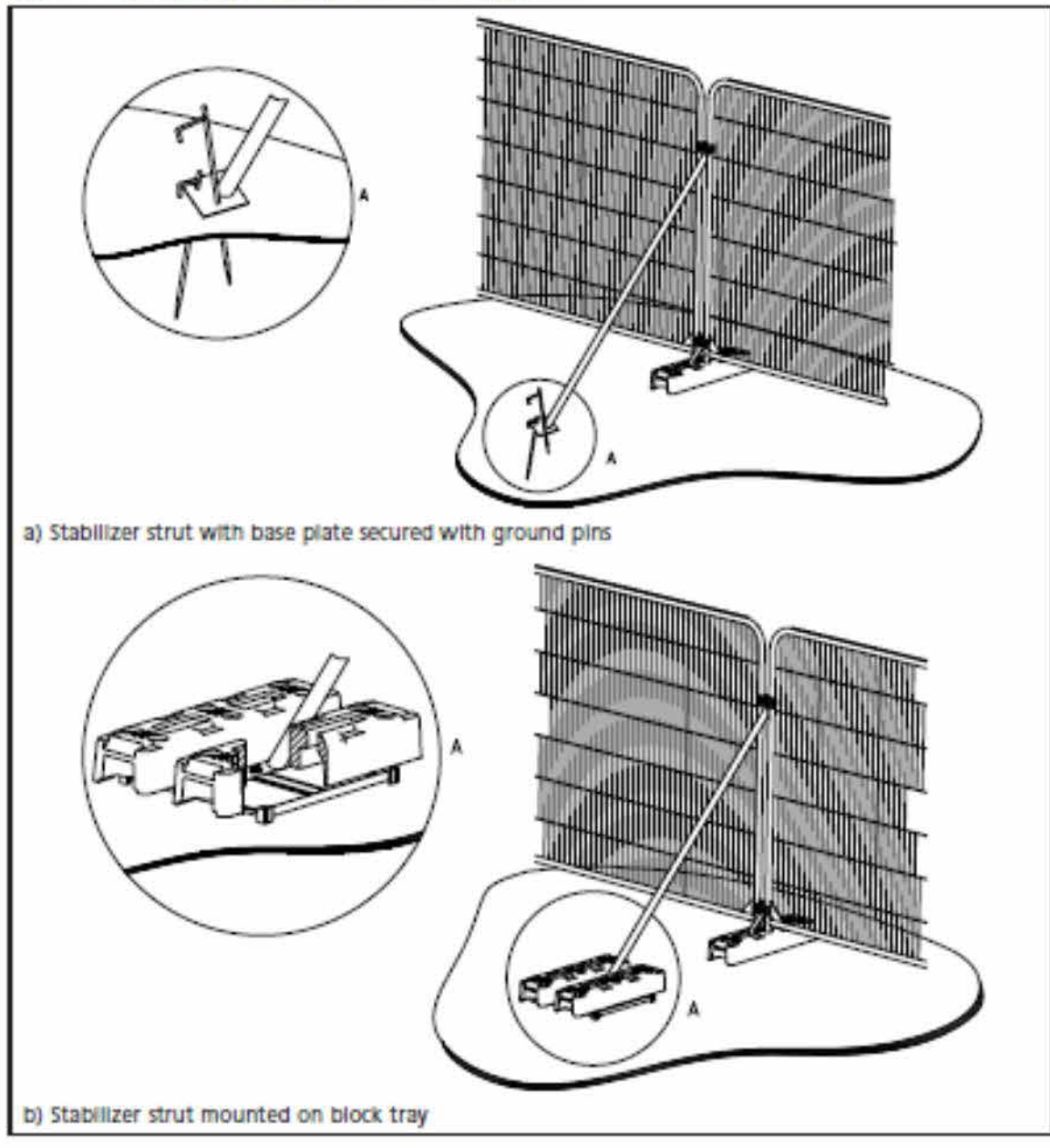
Diagrams lifted from the BS5837:2012

Figure 2 Default specification for protective barrier



This fencing construction can be used where scaffold poles can be knocked into the ground without damage to the rooting system.

Figure 3 Examples of above-ground stabilizing systems



This type of fencing is to be used in situations where the installation of scaffold poles is likely to cause damage to the rooting system.



Appendix 3

Site Supervision Monitoring Sheet



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Site Reporting Sheet

Site **Date**

Inspector

Site representative

Project Stage

	Yes	No
Tree protection plan and Method Statement available		
Comments:		
Tree protection fencing in place, as per plan		
Comments:		
Signs on protective fencing		
Comments:		

General site comments

Photographs taken



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