

# **MARSH DESIGN LIMITED**

**STRUCTURAL DESIGN CONSULTANTS & SURVEY REPORTS**

***The Stable Block, Buckden Mount  
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Edgerton  
Huddersfield  
HD3 3AU***

***Company No: 457 2796  
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28 October 2022  
Our Ref: MDL – 7766

Mr. J. Walker  
44, Towngate  
Highburton  
Huddersfield  
HD8 0PQ

Dear Mr. J. Walker

## **Proposed Removal of Large Tree adjacent to the Garage at 44, Towngate, Highburton, Huddersfield**

Further to our structural report dated 15<sup>th</sup> September 2022, we can confirm that a further inspection of the structural movement cracking defects noted to the garage walls has now been undertaken.

We stand by our original comments in our structural report that the large Sycamore tree adjacent to the garage is having a detrimental effect on the structural integrity of the garage, evidenced by the nature of lateral cracking defects noted to both the internal and external walls of the garage, as well as the garage floor slab.

In order to mitigate the risk of any further structural movement to the garage structure, significant structural remediation works will be required to strengthen the foundations by means of mass concrete underpinning.

LABC guidelines state that the depth of foundations is such close proximity to a large mature tree would need to be at least 2.0m deep, thus traditional 'hit & miss' underpinning techniques would not be feasible.

If the tree was to remain, we consider that the only realistic solution would be to demolish the garage and rebuild off new foundations. The foundations for the new garage would still need to be at a significant depth (minimum 2.0m deep) and this would cause significant damage to the root structure of the adjacent tree.

Ultimately, the requirement for any underpinning works or deep foundations would compromise the stability of the tree, with concerns being raised over its potential collapse.

Hopefully we have outlined further that there is no easy solution to strengthen the garage structure without causing further significant stability issues to the tree, we therefore stand by our original recommendations that the tree adjacent to the garage is carefully felled and removed.

When the underlying soils have then reached their natural equilibrium, in terms of water saturation, minor remedial repairs will only then be required to repair the cracks to the garage walls.

Yours faithfully,

A handwritten signature in cursive script, appearing to read 'D. Haigh'.

D. Haigh B. Eng (Hons)  
Director  
For and on behalf of  
**MARSH DESIGN LIMITED**