TREE CONSULTANTS

ARBORICULTURAL REPORT

& Impact Assessment

to **BS 5837:2012** at:

150 Denby Lane,
Upper Denby,
HD8 8UN

Prepared for:
R S Solutions Group Limited

Date: *January 2025*

Reference: *AWA6411*

Institute of Chartered Foresters
Registered Consultant

Office: 0114 272 1124 Mobile: 0776 631 0880 Email: info@awatrees.com Website: awatrees.com
Union Forge, 27 Mowbray Street, Sheffield, S3 8EN. AWA Tree Consultants Limited. Company No. 8520123. Registered in England & Wales.

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1. Introduction

1.1 Instructions and Brief

1.1.1 We have been instructed by R S Solutions Group Limited to visit the site and prepare our findings in a report.

1.1.2 The report is required in accordance with BS 5837:2012 *Trees in relation to design, demolition and construction – Recommendations,* to provide detailed, independent, arboricultural advice on the trees present, in the context of potential development.

1.2 Survey Details

1.2.1 The survey took place during January 2024.

1.2.2 The trees were surveyed visually from the ground using "Visual Tree Assessment" techniques and in accordance with the guiding principles of British Standard 5837:2012.

1.2.3 Any additional off-site trees that could impact a new development design have been included in the tree survey parameters.

1.2.4 We have been provided with a topographical survey with tree positions plotted. Where surveyed trees were not included on the topographical survey the tree positions were plotted using enhanced GPS technology (1-2m accuracy) and laser distance measurer.

1.2.5 This report has been prepared by Mr Adam Winson, Chartered Arboriculturist, MSc, BSc (Hons), MICFor, MArborA, Principal and Director of AWA Tree Consultants Ltd.

1.2.6 The tree survey data collection was carried out by Miss Lucy Garbutt, MSc, BSc (Hons), Arboriculturist at AWA Tree Consultants Ltd.

1.2.7 Full qualifications and experience are included within **Appendix 1**. Explanatory details regarding the survey methodology are included within **Appendix 2**. A full explanation of the tree data can be found at **Appendix 3**. Full details of all the trees surveyed are found in **Appendix 4**. For tree locations please refer to the Tree Constraints Plan at **Appendix 5** and for detail of the impacts of the new development refer to the Tree Impacts Plan at **Appendix 6**.

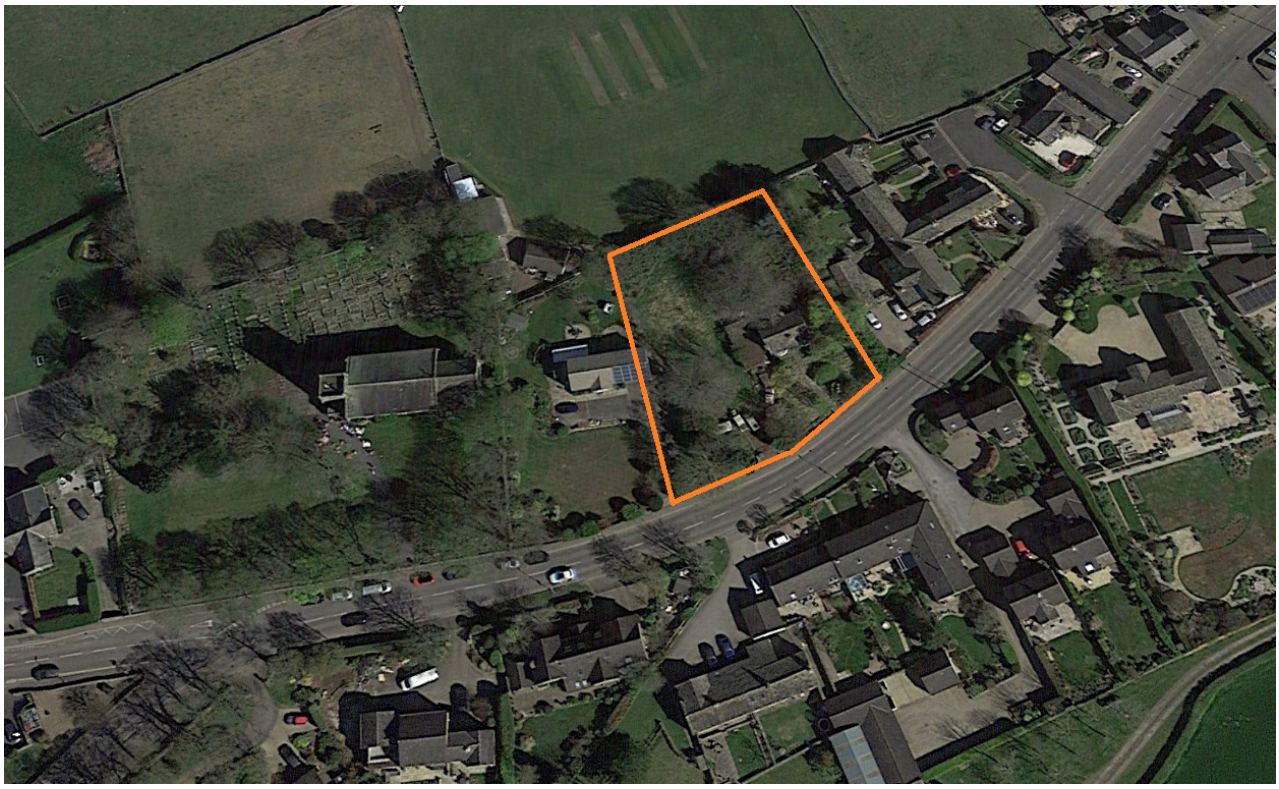
2. The Site

2.1 Location and Description

2.1.1 The site is located on Denby Lane in Upper Denby, a small village in the borough of Kirklees.

2.1.2 The site comprises a detached property with large associated garden. To the north lies arable land, to the east and west lie more detached properties and to the south lies Denby Lane.

2.1.3 The approximate area of the survey is highlighted in the (2021 Google Earth) image below:



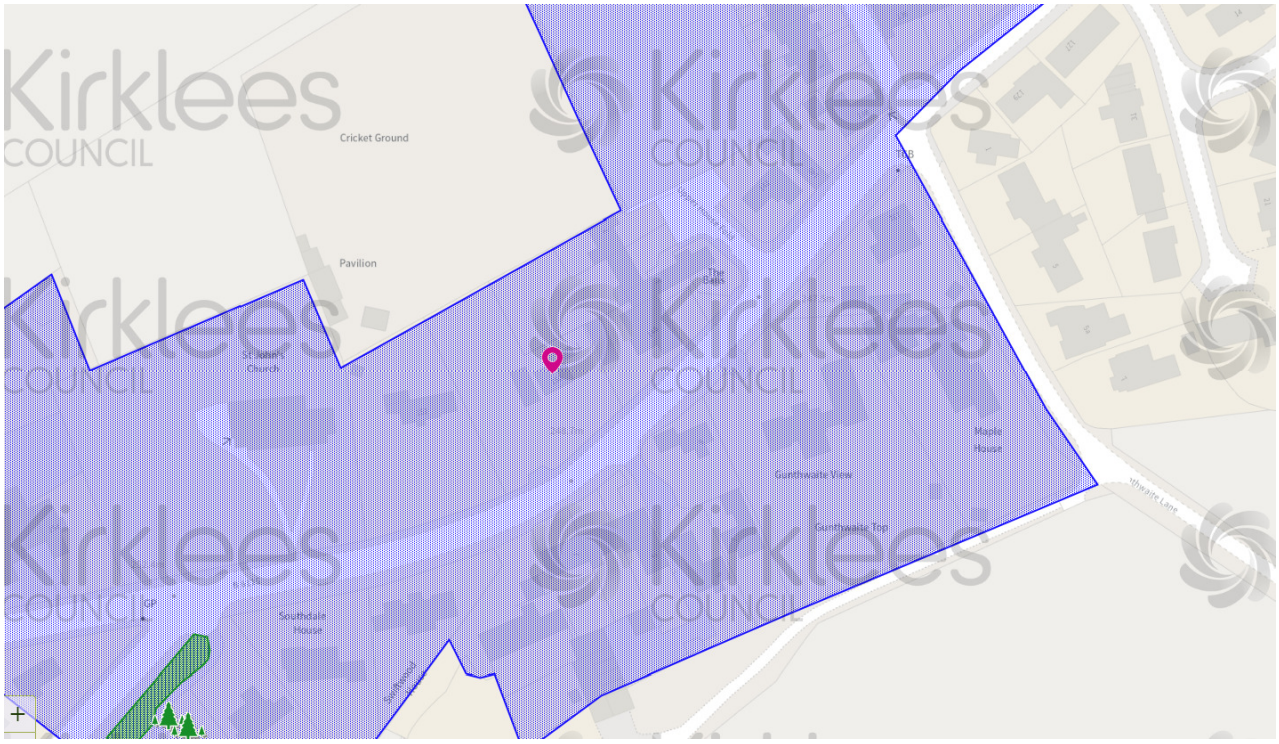
3. The Trees

3.1 Legal

3.1.1 The following advice is for guidance purposes only. Some trees are protected by legislation, and it is essential that the legal status of trees is established prior to carrying out works to them. Unauthorised work to protected trees could lead to prosecution, resulting in enforcement action such as fines or a criminal record. Tree Preservation Orders, Conservation Areas, Planning Conditions, Felling Licences or Restrictive Covenants legally protect many trees in the UK.

3.1.2 An online search was undertaken with Kirklees Council on 16/01/25 to check whether any trees at the site are protected by a Tree Preservation Order or are located within a Conservation Area. The site is situated within Upper Denby Conservation Area, and as such all trees within the site are legally protected.

3.1.3 The accessed map image from mapping.kirklees.gov.uk is detailed below:



3.1.4 Before carrying out any works to protected trees the permission of the local planning authority is required. There are large potential penalties for illegally carrying out work to protected trees. Statutory permission is not required for the removal of deadwood.

3.1.5 The Multi-Agency Geographical Information for the Countryside (MAGIC) website was used to search for areas of ancient woodlands listed on the

Ancient Woodland (DEFRA 2021), and a check for catalogued Ancient and Veteran trees using the woodland trust ancient tree inventory (ATI) (Woodland Trust 2021).

3.1.6 It was confirmed that there are no designated ancient woodlands or veteran or ancient trees within the survey area.

3.1.7 Trees provide a wide range of habitats for many species, some of which are legally protected such as bats, nesting birds, badgers and dormice. It is essential that appropriate care is taken to ensure that this legislation is not contravened.

3.1.8 When appointing a tree surgeon, only properly qualified and experienced companies should be used, who have adequate Public Liability and Employer's Liability Insurance.

3.1.9 All tree work should be carried out according to British Standard 3998:2010 Tree Work - Recommendations.

3.2 Tree Survey Results

3.2.1 The tree survey revealed 28 items of woody vegetation, comprised of 23 individual trees and 5 tree groups or hedges.

3.2.2 Of the surveyed trees: 1 tree is retention category `U', 1 tree is retention category `A', 2 trees are retention category `B' and 24 trees, tree groups and hedges are retention category `C' (explanatory details regarding the retention categories are included at Appendix 3).

3.2.3 Full details of the surveyed trees, tree groups and hedges are provided in the attached tree data schedule at Appendix 4. General comments are provided below:

3.2.4 The significant tree cover within the site consists mainly of tall early-mature to mature individuals from a range of species. Generally, these trees are on the boundaries of the site with only the occasional tree more centrally located. The majority of trees are within the south west and north eastern corners of the site, and are moderate amenity value due to the screening value they provide.

3.2.5 Species diversity at the site is relatively good, with the dominant species being Sycamore, Cherry and Silver Birch. There are also several Cypress, Cedars and Holly. There are also the occasional Spruce, Willow, Maple, Poplar and Pear.

3.2.6 The sites most significant tree is Sycamore T9. T9 is situated on the northern border of the site, overhanging the adjacent cricket pitch. T9 is a

prominent, mature tree which appears in good condition, with only minor defects. T9 has moderate amenity value and good long term prospects, and as such is a retention category `A' tree.

3.2.7 Sycamores T3 and T8 are also moderate value trees, both are retention category `B' trees. Sycamores T3 and T8 are both situated within the adjacent garden on the western side of the site, and so all measurements were estimated due to limited access preventing detailed inspection. Both trees appear to be mature individuals in good condition. T3 is multiple stemmed at the base and is growing very close to the boundary wall, with some stems in contact with the wall. Both T3 and T8 have crowns which overhang into the site.

3.2.8 Mature Cherry trees T6 and T21 are both large, prominent trees which are situated more centrally within the site, close to the existing building. Both trees have moderate amenity value, however both are in fair condition with dieback and moderate deadwood within their crowns. Due to the size and species of these trees, it is likely they are nearing the end of their useful life.

3.2.9 Willow T22 is the only retention category `U' tree at the site. T22 is leaning significantly with major historical snapouts evident. Several cavities exist on the stem and within the crown, with moderate deadwood overhanging the adjacent property. The crown of T22 is in contact with the existing property at the site and the neighbouring garage. As such, T22 is recommended for removal regardless of any development works at the site.

3.2.10 The remaining trees within the site are of particularly low value and should not pose any significant constraint on the development potential of the site.

3.2.11 Some trees were found to have defects and require felling regardless of any new development at the site, this includes T22 (as detailed in Appendix 4).

3.2.12 Some trees were covered in dense Ivy or were inaccessible (as detailed in Appendix 4). In such cases measurements were estimated and the condition values are indicative only.

3.2.13 The tree Root Protection Area (RPA) for each tree has been plotted as a polygon centred on the base of the stem. Due to the presence of roads, structures, topography (and past tree management) the RPA is likely to be a simplified representation of the tree roots actual morphology and disposition. However, detailed modifications to the shape of the RPA would largely be based on conjecture and so have been avoided.

3.2.14 Some lower value tree, hedge and shrub groups do not have RPAs detailed

on tree plans. The detailed extent and spread of these low value groups, in conjunction with the tree schedule, is sufficient to assess the associated potential constraints.

3.3 Photographs


Photo 1: T6 from south east.


Photo 2: G7 and T8 from south east.


Photo 3: T9 from south west.


Photo 4: T14 – T16 from south.


Photo 5: T21 from north east.


Photo 6: T22 from north west.

4. Arboricultural Impact Assessment

4.1 Proposed New Development

4.1.1 It is proposed to demolish the existing property and build two new residential properties with associated access, parking, landscaping and facilities. The development proposals have been provided by my client and inform this arboricultural impact assessment and the Tree Impacts Plan at Appendix 6.

4.2 Direct Impacts

4.2.1 From assessing the new development proposals, 7 trees and 1 tree group will require removal to facilitate the development as they are situated in the footprint of the development or their retention and protection throughout the development is not suitable.

4.2.2 The trees that require removal to facilitate the development are T6, T17, T19, T20, T21, T26 and T27.

4.2.3 The tree group that requires removal to facilitate the development is G28.

4.2.4 The trees to be removed are all lower value, retention category 'C' tree with limited long-term prospects. T6, T21 and T27 are trees situated within the footprint of the development, whereas T17, T19, T20, T26 and G28 are all situated very close to the development making them unsuitable for retention in the long term.

4.2.5 T6 and T21 are both mature Cherry trees likely reaching the end of their useful life and are both in fair condition. Cedars T17 and T19, and Birch T20 are all trees situated within a cluster in the north western corner of the site and have all been supressed by the nearby trees. Pear T26 is a small semi-mature planted individual and Poplar T27 and Poplar and Cherry group G28 are recently established self set individuals, with little value. Due to the low value of the trees to be removed the removals will have only a negligible negative arboricultural impact.

4.2.6 Willow T22 is also recommended for removal regardless of any development work that occurs at the site, due to its poor condition.

4.3 Indirect Impacts

4.3.1 The tree Root Protection Area (RPA) detailed on the Tree Plans at Appendices 5 and 6, has been used as a layout design tool, to inform on the area around a tree where the protection of the roots and soil structure is treated as a priority.

4.3.2 Potentially damaging activities are proposed in the vicinity of retained trees. The new development encroaches close to and into the edge of the RPA of T9. Construction within the RPA, can have negative impacts on tree roots. However, the encroachment is very minor, and the retained tree should remain largely unaffected by the works, provided care is taken during construction.

4.3.3 New landscaping is proposed that encroaches into the edge of the RPAs of T1 and T4. The construction of hard surfaces within the RPA can have negative impacts on tree roots. However, the encroachment is very minor and the retained tree should remain largely unaffected by the works, provided care is taken during construction.

4.3.4 The design of the new development has considered the trees crown position in relation to the development. Some shade from trees may be beneficial. In particular, deciduous trees give shade in summer but allow access to sunlight in winter. However, the design proposals avoid excessive shading, and give adequate provision for future tree growth.

4.3.5 The buildability of the proposed development has been assessed in terms of access, adequate working space and provision for the storage of materials, including topsoil, in relation to the trees.

4.4 Suitable Mitigation

4.4.1 The development of the site provides an excellent opportunity to undertake new tree planting throughout the site as part of a soft landscaping scheme. As such, suitable new tree planting has the potential to mitigate for the required tree removals and, in the longer term, has the potential to improve the sites tree cover.

4.5 Protection of the Retained Trees

4.5.1 The retained trees will require protection by fencing in accordance with BS 5837: 2012, during the development phase.

4.5.2 If required by the Local Planning Authority, an associated Arboricultural Method Statement, detailing protective fencing specifications and construction methods close to the retained trees can be provided.

5. Signature

I trust this report provides all the required information.

Signed

Redacted

.....

Adam Winson, *Chartered Arboriculturist, MSc, BSc (Hons), MICFor, ACIEEM*

16th January 2025

AWA Tree Consultants Limited
Union Forge
27 Mowbray Street
Sheffield
S3 8EN

www.awatrees.com

Appendices

Appendix 1: Authors Qualifications and Experience
Appendix 2: Survey Methodology and Limitations
Appendix 3: Explanation of Tree Descriptions
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Appendix 5: Tree Constraints Plan
Appendix 6: Tree Impacts Plan

Appendix 1: Authors Qualifications & Experience

Adam Winson, *Chartered Arboriculturist, MSc, BSc (Hons), MICFor, MArborA, ACIEEM, QTRA Registered*
Adam is the company Director and Principal Consultant. He has a mix of the highest-level academic qualifications and relevant work experience. He has worked within the tree care profession for over 20 years and was awarded an MSc in Arboriculture and Urban Forestry, with distinction. Adam is a Chartered Arboriculturist and a Registered Consultant with the Institute of Chartered Foresters, a Professional Member of the Arboricultural Association and he has original research published by the UK Forestry Commission. His work ranges from individual expert tree inspections to managing trees on major infrastructure projects. His work often involves trees with preservation orders or litigation, and he has appeared as a tree expert, at planning appeal hearings up to the crown court. Adam also regularly undertakes locum Tree Officer work for several Local Planning Authorities.

James Brown, *BSc (Hons) Arboriculture, MArborA, PTI (Lantra), QTRA Registered*
James is a highly experienced and qualified Arboricultural Consultant. He has a BSc (Hons) in Arboriculture, attaining first class honours, as well as being awarded the Institute of Chartered Foresters student award. He is a Professional Member of the Arboricultural Association, an Associate of the Institute of Chartered Foresters, and he is working towards becoming a Chartered Arboriculturist. James joined AWA in 2016, he has many years' experience as an Arboricultural Consultant, he previously worked in Europe's largest container tree nursery and he has experience of local authority Tree Officer work.

James Godfrey, *BA (Hons), FdSc Arboriculture and Tree Management, TechArborA, PTI (Lantra), QTRA Registered*
James has had extensive arboricultural experience working as an arborist within the public and private sector. While working at AWA, James completed his FdSc in Arboriculture and Tree Management, graduating with a distinction and was also awarded for achieving the highest overall mark in his year. James has used his arboricultural knowledge to inform and carry out accurate tree surveys and produce detailed reports that aim to balance appropriate tree retention with the requirements of landowners.

Joe Thomas, *MSci Biology, Award L4 Arboriculture, TechArborA, QTRA Registered*
Joe achieved a first class degree in Biology with an integrated Masters (MSci) from the University of Sheffield. Additionally, he has a Level 4 Award in Arboriculture. Joe joined AWA after an Urban Forestry role with the Sheffield and Rotherham Wildlife Trust and Sheffield City Council, where he gained a variety of experience in different aspects of the arboriculture sector.

Lucy Garbutt, *MSc Animal Behaviour, BSc (Hons) Biology, CIEEM membership*
Lucy graduated with a masters degree in Animal Behaviour from the UK's highest rated university, St Andrews of Scotland, immediately following the completion of her BSc degree in Biology from Lancaster University. Lucy has experience in botany and plant science and moved into arboriculture after previous experience of protected species and botanical surveys with a large environmental consulting company.

Sophie Beckerman, *BA (Hons), Dip Arboriculture Level 4, TechArborA*
Sophie has more than 10 years' experience as an arborist, working for a variety of private companies as well as undertaking tree management with Sheffield City Council Ranger Service and The Wildlife Trust. Her expertise in arboriculture is demonstrated in the practical NPTC qualifications gained, and her excellent knowledge is reflected in the L4 diploma in Arboriculture, which she completed while working. Her roles as a climbing arborist and team leader included estimating for jobs and project management, supervising tree contracting teams - ensuring that work is carried out safely and efficiently and that health and safety standards are adhered to, and risk assessments are carried out.

Appendix 2: Survey Methodology and Limitations

The survey was undertaken in accordance with British Standard 5837:2012 *Trees in relation to design, demolition and construction – Recommendations.* The trees were assessed objectively and without reference to any proposed site layout. The trees were surveyed from the ground using 'Visual Tree Assessment' (VTA) methodology. VTA is appropriate and is endorsed by industry guidance. It is used by arboriculturists to evaluate the structural integrity of a tree, relying on observation of trees biomechanical and physiological features. Measurements are obtained using a diameter tape, clinometer, laser distometer and loggers tape. Where this is not practical measurements are estimated. Tree groups have been identified in instances as defined in BS 5837:2012. Shrubs and insignificant trees may have been omitted from the survey.

This report represents a BS 5837:2012 tree survey and should not be accepted as a detailed tree safety inspection report; however, tree related hazards are recorded and commented upon where observed, yet no guarantee can be given as to the absolute safety or otherwise of any individual tree. All recommended tree work must be to BS 3998:2010 - '*Tree Work: Recommendations'*.

The findings and recommendations contained within this report are valid for a period of twelve months from the date of survey. The author shall not be responsible for events which happen after this time due to factors which were not apparent at the time, and the acceptance of this report constitutes an agreement with these guidelines and terms.

Appendix 3: Explanation of Tree Descriptions

HEIGHT of the tree is measured from the stem base in metres. Where the ground has a significant slope the higher ground is selected.

CROWN HEIGHT is an indication of the average height at which the crown begins.

STEM DIAMETER is measured at 1.5 metres above (higher) ground level. Where the tree is multi-stemmed at this point; the diameter is measured close to ground level or else a combined stem diameter is calculated.

CROWN SPREAD is measured from the centre of the stem base to the tips of the branches in all four cardinal points.

AGE CLASS of the tree is described as young, semi-mature, early-mature, mature, or over-mature.

PHYSIOLOGICAL CONDITION is classed as good, fair, poor, or dead. This is an indication of the health of the tree and takes into account vigour, presence of disease and dieback.

STRUCTURAL CONDITION is classed as good, fair or poor. This is an indication of the structural integrity of the tree and takes into account significant wounds, decay and quality of branch junctions.

LIFE EXPECTANCY is classed as; less than 10 years, 10-20 years, 20-40 years, or more than 40 years. This is an indication of the number of years before removal of the tree is likely to be required.

Retention Categories

A (marked in green on Appendix 5) = retention most desirable. These trees are of very high quality and value with a good life expectancy.

B (marked in blue on Appendix 5) = retention desirable. These trees are of good quality and value with a significant life expectancy.

C (marked in grey on Appendix 5) = trees which could be retained. These trees are of low or average quality and value, and are in adequate condition to remain until new planting could be established.

U (marked in red on Appendix 5) = trees unsuitable for retention. These trees are in such a condition that any existing value would be lost within 10 years.

	Tree Species			Measurements				Crown (m)					Tree Condition							Value		Management
Tree ID	*Common Name*	*Latin Name*	*Maturity*	*Height (m)*	*Stems*	*Stem Diameter (mm)*	*Estimated*	*Crown height*	*N*	*E*	*S*	*W*	*Roots*	*Stem*	*Crown*	*Comments*	*Physiological*	*Structural*	*Life Expectancy*	*Amenity*	*Category*	*Works*
T1	Spruce	*Picea sp.*	Semi-mature	11	1	350	Yes	1.5	3	4.5	4	2	Limited access around base	Single stemmed. Significant lean. Old pruning wounds. Epicormic growths	Old pruning wounds. Minor dieback. Minor deadwood	Leaning south east with Holly undergrowth preventing detailed inspection. Situated within raised area	Good	Fair	20 to 40 yrs	Moderate	C	No works required.
T2	Silver Birch	*Betula pendula*	Early-mature	10	1	240	No	6	1	2	2	1.5	Limited access around base	Single stemmed. Vertical. Old pruning wounds. Epicormic growths. Stubs. Ivy covered	Old pruning wounds. Minor dieback. Minor deadwood	Heavily ivy covered and shaded out by adjacent trees. Situated within raised area.	Fair	Fair	10 to 20 yrs	Low	C	No works required.
T3	Sycamore	*Acer psuedoplatanus*	Mature	16	6	200	Yes	5	6.5	5	6	6.5	Limited access around base	Multiple stemmed at base. Vertical. Epicormic growths. Old pruning wounds. Stubs. Cup-like union collecting dirt/water	Old pruning wounds. Minor dieback. Minor deadwood	Within adjacent garden growing very close to boundary wall.	Fair	Fair	>40 yrs	Moderate	B	No works required.
T4	Silver Birch	*Betula pendula*	Mature	12	2	310, 360	No	2.5	7	6	4.5	2.5	Limited access around base	Twin stemmed at base. Vertical. Old pruning wounds. Epicormic growths. Cup-like union collecting dirt/water	Old pruning wounds. Minor dieback. Minor deadwood	Ivy beginning to establish on stem. Situated within raised area	Fair	Fair	20 to 40 yrs	Moderate	C	No works required.

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	Tree Species			Measurements				Crown (m)					Tree Condition				Value		Management
Tree ID	*Common Name*	*Latin Name*	*Maturity*	*Height (m)*	*Stems*	*Stem Diameter (mm)*	*Estimated*	*Crown height*	*N*	*E*	*S*	*W*	*Roots*	*Stem*	*Crown*	*Comments*	*Physiological*	*Structural*	*Life Expectancy*	*Amenity*	*Category*	*Works*
G5	Cypress	*Cupressus sp.*	Semi-mature	4	10	70	Yes	1	See plan.				Situated within adjacent garden overhanging the boundary wall. Cypress hedgerow pruned from the east side over the boundary wall.				Good	Fair	20 to 40 yrs	Low	C	No works required.
T6	Cherry	*Prunus sp.*	Mature	16	3	350, 480, 500	No	3	6.5	8	8	5	Exposed roots	Multiple stemmed at 1m. Vertical. Old pruning wounds. Epicormic growths. Stubs. Cup-like union collecting dirt/water. Ivy covered	Old pruning wounds. Minor dieback. Minor deadwood. Moderate deadwood	Heavily ivy covered preventing detailed inspection. Moderate deadwood in eastern crown	Good	Fair	20 to 40 yrs	Moderate	C	Removal required to facilitate the development.
G7	New Zealand Holly	*Olearia macrodonta*	Early-mature	2.5	10	70	Yes	0.5	See plan.				New Zealand Holly shrub hedgerow following boundary wall to the rear of the garden. Lots of pruning wounds with stubs remaining and occasional dead stem.				Good	Fair	20 to 40 yrs	Low	C	No works required.
T8	Sycamore	*Acer psuedoplatanus*	Mature	17	1	670	Yes	6	5	6.5	6	6.5	Limited access around base	Single stemmed. Vertical. Old pruning wounds. Epicormic growths. Stubs	Old pruning wounds. Minor dieback. Minor deadwood	In adjacent garden preventing detailed inspection.	Good	Good	>40 yrs	Moderate	B	No works required.
T9	Sycamore	*Acer psuedoplatanus*	Mature	18	1	790	No	4	7.5	7	7.5	7	No visual defects	Single stemmed. Vertical. Old pruning wounds. Epicormic growths. Stubs	Old pruning wounds. Minor dieback. Minor deadwood		Good	Good	>40 yrs	Moderate	A	No works required.
G10	Holly	*Ilex aquifolium*	Semi-mature	4	10+	120 avg.	Yes	1.5	See plan.				Holly shrub hedgerow group following boundary wall to the rear of the property. Lots of old pruning wounds with some stubs and the occasional dead standing stem.				Fair	Fair	20 to 40 yrs	Low	C	No works required.

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	Tree Species			Measurements				Crown (m)					Tree Condition						Value		Management
Tree ID	*Common Name*	*Latin Name*	*Maturity*	*Height (m)*	*Stems*	*Stem Diameter (mm)*	*Estimated*	*Crown height*	*N*	*E*	*S*	*W*	*Roots*	*Stem*	*Crown*	*Comments*	*Physiological*	*Structural*	*Life Expectancy*	*Amenity*	*Category*	*Works*
T11	Cherry	*Prunus sp.*	Semi-mature	5	6	90	No	4	1	1	1	1	No visual defects	Multiple stemmed at base. Vertical. Old pruning wounds. Epicormic growths. Stubs. Tight union. Partially included bark	Old pruning wounds. Minor dieback. Minor deadwood		Fair	Fair	20 to 40 yrs	Low	C	No works required.
T12	Cherry	*Prunus sp.*	Semi-mature	6	3	120, 120, 150	No	5	1	1	1	1	No visual defects	Multiple stemmed at base. Vertical. Epicormic growths. Old pruning wounds. Stubs. Tight union. Partially included bark. Bark damage. Minor cavities	Old pruning wounds. Minor dieback. Minor deadwood. Moderate deadwood	Occasional moderate deadwood in crown. Bark damage with cavities and peeling bark.	Poor	Fair	10 to 20 yrs	Low	C	No works required.
T13	Cherry	*Prunus sp.*	Semi-mature	6	3	50, 70, 100	No	4	1	1	1	1	No visual defects	Multiple stemmed at base. Vertical. Epicormic growths. Old pruning wounds. Stubs. Bark damage. Partially included bark. Tight union. Minor cavities	Minor deadwood. Moderate dieback. Old pruning wounds	Minor cavities on stem	Poor	Fair	10 to 20 yrs	Low	C	No works required.

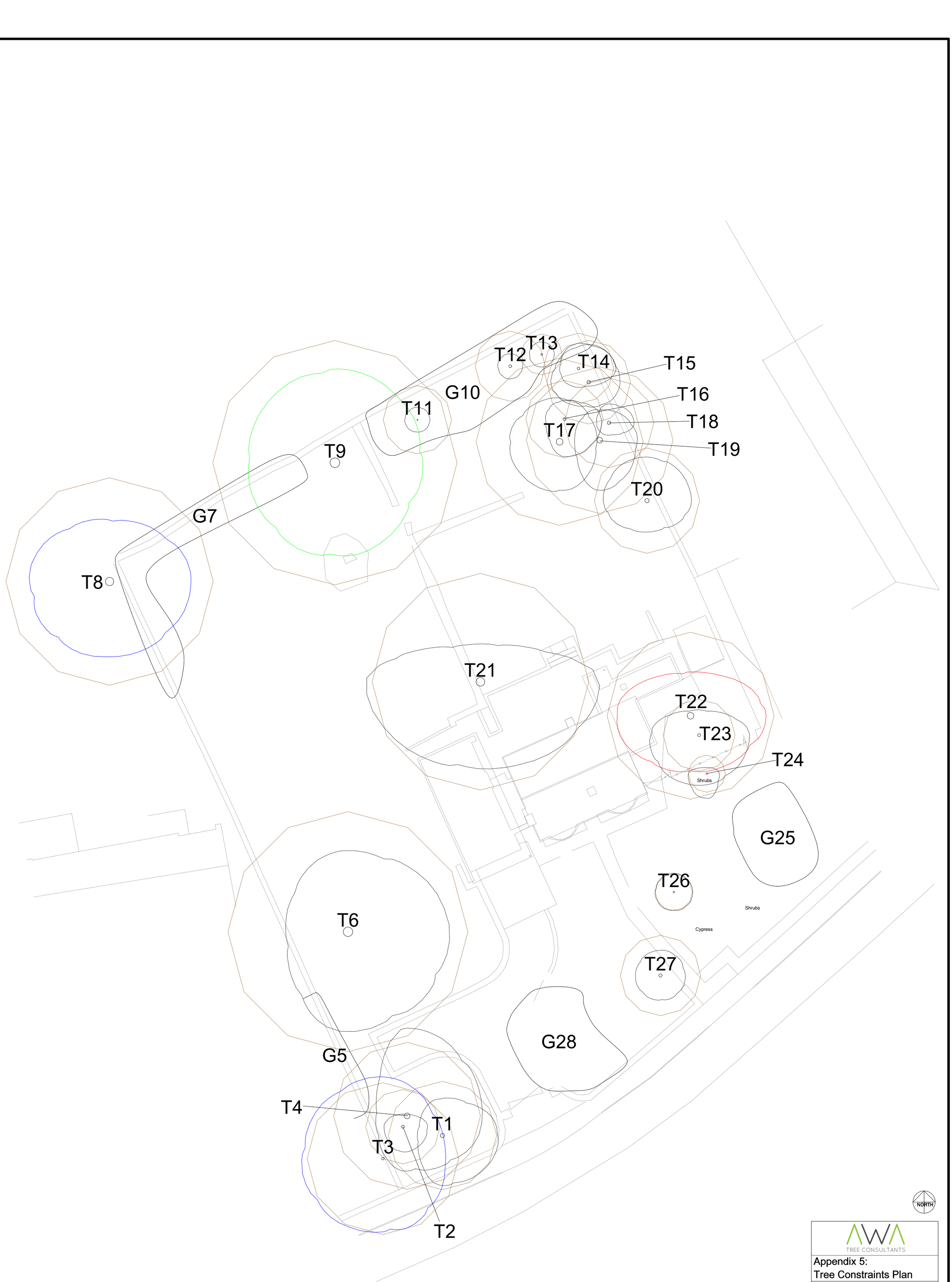
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T14	Cypress	*Cupressus sp.*	Semi-mature	10	2	110, 200	No	2	2	3	1.5	1.5	No visual defects	Twin stemmed at 1m. Vertical. Old pruning wounds. Epicormic growths. Stubs	Old pruning wounds. Minor dieback. Minor deadwood. Unbalanced	Crown raised historically over the adjacent garden. Crown is unbalanced over adjacent garden. Shaded out by adjacent trees.	Fair	Fair	20 to 40 yrs	Low	C	No works required.
T15	Silver Birch	*Betula pendula*	Early-mature	13	1	270	No	8	3	2.5	2	3	No visual defects	Vertical. Single stemmed. Old pruning wounds. Epicormic growths	Old pruning wounds. Minor dieback. Minor deadwood	Shaded out by adjacent trees.	Fair	Fair	20 to 40 yrs	Low	C	No works required.
T16	Deodar Cedar	*Cedrus deodara*	Semi-mature	13	1	250	No	2.5	1.5	3	3	1.5	No visual defects	Single stemmed. Vertical. Old pruning wounds. Epicormic growths. Stubs. Ivy covered	Old pruning wounds. Minor dieback. Minor deadwood	Shaded out by adjacent trees.	Fair	Good	20 to 40 yrs	Low	C	No works required.
T17	Blue Atlas Cedar	*Cedrus atlantica 'glauca'*	Early-mature	16	1	540	No	3	3.5	3	4	4	No visual defects	Single stemmed. Vertical. Epicormic growths. Old pruning wounds. Stubs. Ivy covered	Old pruning wounds. Minor dieback. Minor deadwood	Shaded out by adjacent trees.	Fair	Good	20 to 40 yrs	Moderate	C	Removal required to facilitate the development.
T18	Silver Birch	*Betula pendula*	Early-mature	13	1	290	No	8	1.5	2	1	1	No visual defects	Single stemmed. Vertical. Epicormic growths. Old pruning wounds. Stubs	Old pruning wounds. Minor dieback. Minor deadwood	Shaded out by adjacent trees.	Fair	Good	20 to 40 yrs	Low	C	No works required.

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	Tree Species			Measurements				Crown (m)					Tree Condition						Value		Management
Tree ID	*Common Name*	*Latin Name*	*Maturity*	*Height (m)*	*Stems*	*Stem Diameter (mm)*	*Estimated*	*Crown height*	*N*	*E*	*S*	*W*	*Roots*	*Stem*	*Crown*	*Comments*	*Physiological*	*Structural*	*Life Expectancy*	*Amenity*	*Category*	*Works*
T19	Deodar Cedar	*Cedrus deodara*	Early-mature	16	4	150, 200, 200, 350	No	1.5	2.5	3	4	2	Limited access around base	Vertical. at base. Multiple stemmed. Epicormic growths. Old pruning wounds. Stubs. Ivy covered. Cup-like union collecting dirt/water	Old pruning wounds. Minor dieback. Minor deadwood	Heavily ivy covered preventing detailed inspection. Shaded out by adjacent trees.	Fair	Fair	20 to 40 yrs	Moderate	C	Removal required to facilitate the development.
T20	Silver Birch	*Betula pendula*	Early-mature	15	1	340	No	6	3.5	3.5	2.5	3.5	No visual defects	Single stemmed. Vertical. Old pruning wounds. Epicormic growths	Old pruning wounds. Minor dieback. Minor deadwood	Ivy beginning to establish. Shaded out by adjacent trees.	Good	Fair	20 to 40 yrs	Low	C	Removal required to facilitate the development.
T21	Cherry	*Prunus sp.*	Mature	17	1	700	No	2	3	9.5	7	9	No visual defects	Single stemmed. Vertical. Old pruning wounds. Epicormic growths	Old pruning wounds. Minor dieback. Minor deadwood	Ivy beginning to establish on stem. Crown in contact with house to south	Good	Fair	20 to 40 yrs	Moderate	C	Removal required to facilitate the development.
T22	Willow	*Salix sp.*	Mature	10	1	540	No	3	3.5	6	4.5	6	No visual defects	Single stemmed. Significant lean. Epicormic growths. Old pruning wounds. Stubs. Minor cavities	Old pruning wounds. Cavities. Moderate dieback. Minor deadwood. Moderate deadwood. Snapped /hanging branches. Unbalanced. Overhanging adjacent land	Heavily unbalanced and leaning east over adjacent garage. Evidence of previous snapouts and moderate deadwood overhanging the adjacent garage.	Fair	Poor	<10 yrs	Low	U	Removal recommended regardless of any development works at the site.

	Tree Species			Measurements				Crown (m)					Tree Condition						Value		Management
Tree ID	*Common Name*	*Latin Name*	*Maturity*	*Height (m)*	*Stems*	*Stem Diameter (mm)*	*Estimated*	*Crown height*	*N*	*E*	*S*	*W*	*Roots*	*Stem*	*Crown*	*Comments*	*Physiological*	*Structural*	*Life Expectancy*	*Amenity*	*Category*	*Works*
T23	Holly	*Ilex aquifolium*	Semi-mature	8	4	70, 100, 100, 170	No	1.5	2	4	4	4	No visual defects	Single stemmed. Slight lean. Epicormic growths. Old pruning wounds. Stubs. Tight union. Partially included bark	Old pruning wounds. Minor dieback. Minor deadwood	Willow branch within crown weighing down and causing slight lean to south west	Fair	Fair	20 to 40 yrs	Low	C	No works required.
T24	Paperbark Maple	*Acer griseum*	Semi-mature	5	1	120	No	1.5	0.5	1	2	1.5	Limited access around base	Single stemmed. Vertical. Old pruning wounds. Epicormic growths	Old pruning wounds. Moderate dieback. Minor deadwood		Fair	Fair	20 to 40 yrs	Low	C	No works required.
G25	Cypress	*Cupressus sp.*	Semi-mature	2.5	10+	70 avg.	Yes	1.5	See plan.				Cypress linear hedgerow group following boundary wall. Maintained through pruning to lift the crown over the wall.				Good	Fair	20 to 40 yrs	Low	C	No works required.
T26	Willow leaved pear	*Pyrus salicifolia 'pendula'*	Semi-mature	2	1	120	Yes	0	1.5	1.5	1.5	1.5	Limited access around base	Single stemmed. Vertical. Old pruning wounds. Epicormic growths. Ivy covered	Old pruning wounds. Minor dieback. Minor deadwood	Weeping form and possibly historically topped. Shrubs and undergrowth prevented a detailed inspection.	Fair	Good	>40 yrs	Low	C	Removal required to facilitate the development.
T27	Poplar	*Populus sp.*	Semi-mature	7	1	260	Yes	1	2	2	2	2	No visual defects	Single stemmed. Vertical. Old pruning wounds. Epicormic growths	Old pruning wounds. Minor dieback. Minor deadwood		Good	Good	>40 yrs	Low	C	Removal required to facilitate the development.

	Tree Species			Measurements				Crown (m)					Tree Condition					Value		Management
Tree ID	*Common Name*	*Latin Name*	*Maturity*	*Height (m)*	*Stems*	*Stem Diameter (mm)*	*Estimated*	*Crown height*	*N*	*E*	*S*	*W*	*Roots*	*Stem*	*Crown*	*Comments*	*Physiological*	*Structural*	*Life Expectancy*	*Amenity*	*Category*	*Works*
G28	Poplar and Cherry	*Populus sp., Prunus sp.*	Semi-mature	7	6+	100 avg.	Yes	2	See plan.				Semi-mature Cherry and poplar group with Rhododendrons and other shrubs at base preventing detailed inspection. Some old pruning wounds and minor deadwood in the crown. Occasional dead standing stem and low vigour within the crown.				Fair	Fair	20 to 40 yrs	Low	C	Removal required to facilitate the development.



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Appendix 5:
Tree Constraints Plan

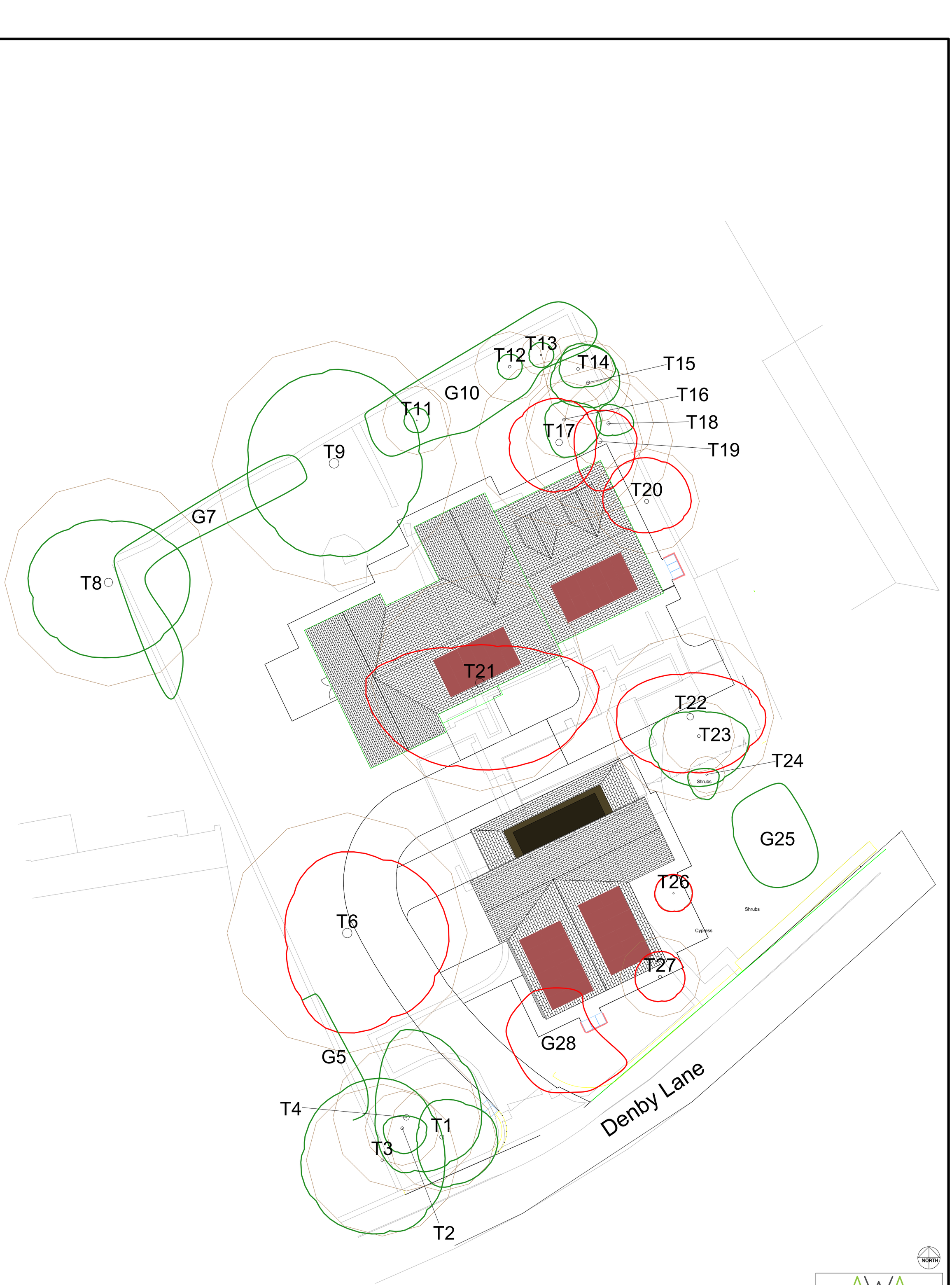
150 Denby Lane, Upper Denby, HD8 8UN
Ref: AWA6411

BRITISH STANDARD 5837:2012
RETENTION CATEGORIES

Definitions of these categories can be found in Appendix 2 of the report.

SCALE: 1:200 PAPER: A2

	CATEGORY A: HIGH VALUE RETENTION MOST DESIRABLE
	CATEGORY B: MODERATE VALUE RETENTION DESIRABLE
	CATEGORY C: LOWER VALUE COULD BE RETAINED
	CATEGORY U: UNSUITABLE FOR RETENTION
	RPA: ROOT PROTECTION AREA
	TREE STEM



NORTH

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Appendix 6:
Tree Impacts Plan

150 Denby Lane, Upper Denby, HD8 8UN
Ref: AWA6411

BRITISH STANDARD 5837:2012

SCALE: 1:200 PAPER: A2

	TREE TO BE RETAINED
	TREE TO BE REMOVED
	RPA: ROOT PROTECTION AREA
	TREE STEM