

Arboricultural Method Statement

WC-558.1b

Ingfield Business Centre, Cherry Nook Road,
Deighton, Huddersfield HD2 1JD



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Contents

1. INTRODUCTION	3
1.1. INSTRUCTION AND SCOPE OF REPORT	3
1.2. SITE DETAILS	3
1.3. SITE TOPOGRAPHY AND ELEVATION	4
1.4. DESK BASED STUDY AND PLANNING CONTEXT	4
1.5. DEVELOPMENT PROPOSALS	4
2. METHODS	5
2.1. SURVEY DETAILS	5
2.2. SURVEY PERSONNEL	5
2.3. SURVEY METHODOLOGY	5
2.4. CONSTRAINTS	7
3. SURVEY RESULTS AND OBSERVATIONS	8
3.1. ARBORICULTURAL OBSERVATIONS	8
3.2. TREE CATEGORISATION	8
4. ARBORICULTURAL METHOD STATEMENT	9
4.1. TIMING OF WORKS	9
4.2. SITE SUPERVISION	9
4.3. TREE WORKS	9
4.4. TEMPORARY TREE PROTECTION FENCING	10
4.5. PRECAUTIONARY MEASURES	11
4.6. SITE ACCESS AND STORAGE	12
4.7. REMOVAL OF EXISTING HARDSTANDING WITHIN TREE RPAS	12
4.8. PROPOSED PERMANENT HARDSTANDING WITHIN TREE RPAS	12
4.9. UNDERGROUND UTILITIES	14
5. SITE MONITORING AND LEGAL CONSTRAINTS	15
5.1. RESPONSIBILITY AND SITE MANAGEMENT	15
5.2. KEY PROJECT STAKEHOLDERS	15
TABLES AND FIGURES	
FIGURE 1.1: AERIAL IMAGERY SHOWING THE APPLICATION SITE RED LINE BOUNDARY	3
FIGURE 1.2: PLAN SHOWING THE APPROXIMATE LOCATIONS OF ON-SITE TREE PRESERVATION ORDERS	4
TABLE 2.1: BS 5837: 2012 CASCADE CHART	5
TABLE 3.2: SUMMARY OF BS 5837: 2012 TREE CATEGORIES RECORDED AT THE SITE	8
TABLE 4.1: DEVELOPMENT SEQUENCE AND TREE PROTECTION MEASURES	9
FIGURE 4.1: EXAMPLES OF BS 5837:2012 COMPLIANT SCAFFOLD FRAMEWORK TEMPORARY TREE PROTECTION BARRIERS	10
FIGURE 4.2: SPECIFICATION FOR TEMPORARY 2 M STEEL PROTECTIVE BARRIERS	11
FIGURE 4.3: CROSS-SECTIONAL DIAGRAM OF A CELLWEB® CONFINEMENT SYSTEM	12
FIGURE 4.4: CELLWEB® GEO-CELLULAR CONFINEMENT SHEETS BEING INSTALLED	13
TABLE 5.1: CONTACT DETAILS OF KEY PROJECT STAKEHOLDERS	15
APPENDICES	16
APPENDIX 1: TREE SURVEY SCHEDULE	16
APPENDIX 2: IMAGES OF TREES	19
APPENDIX 3: TREE CONSTRAINTS PLAN	21
APPENDIX 4: TREE PROTECTION PLAN	22



1. Introduction

1.1. Instruction and Scope of Report

- 1.1.1. Woodsage Consulting Ltd has been instructed by Mr. Stephen Mongofa to prepare an Arboricultural Method Statement (AMS) in relation to the development of the land at Ingfield Business Centre, Cherry Nook Road, Deighton, Huddersfield HD2 1JD.
- 1.1.2. This AMS seeks to discharge *Condition 7* of a Planning Permission for Development (Application No: 2025/62/92787/W).
- 1.1.3. An AMS is usually required when the implementation of any aspect of development or construction has the potential to result in the loss of or damage to trees.
- 1.1.4. In accordance with BS 5837: 2012¹, this AMS will prescribe the necessary tree protection measures which will help to ensure the successful retention of the retained trees at the site throughout the proposed development.

1.2. Site Details

- 1.2.1. The application site redline boundary, hereafter referred to as 'the site' and shown in **Fig. 1.1**, below, is located approximately 2.2 miles to the north-east of Huddersfield town centre. The site is accessed south off Cherry Nook Road.



Figure 1.1: Aerial imagery showing the approximate boundaries of the site, outlined in red².

- 1.2.2. The site comprises a former Kirklees council owned business centre and includes a currently vacant two-storey building with existing vehicle access, driveway, and car parking to the rear.

¹ British Standards (2012). *BS 5837: 2012 - Trees in Relation to Design, Demolition and Construction: Recommendations*. British Standards Institute, London.

² Microsoft Corporation (2026). *Bing Maps* [online]. Available at: <https://www.bing.com/maps?cp=53.670012%7E-1.753632&lvl=18.1&style=h> (accessed 22nd September 2026).



- 1.2.3. The site is bounded by Cherry Nook Road to the north and by residential dwellings on all other aspects.

1.3. Site Topography and Elevation

- 1.3.1. The site lies at an elevation ranging between 87-92 m above ordnance datum (AOD).
1.3.2. There is a gradual north-west to south-east fall in elevation.

1.4. Desk Based Study and Planning Context

- 1.4.1. According to the Cranfield Soil and Agrifood Institute³, the soils in the surrounding area consist of *Soilscape 6*. These are slightly acidic and loamy soils, that are freely draining. No further detailed soil analysis was carried out as part of the survey.
1.4.2. According to information which is available on the Kirklees Council⁴ website, there is a tree located to the rear of the existing building which is subject to a tree preservation order (TPO Ref: 49/93/t1). The location of TPO Ref: 49/93/t1 is shown in **Fig. 1.2**, below.

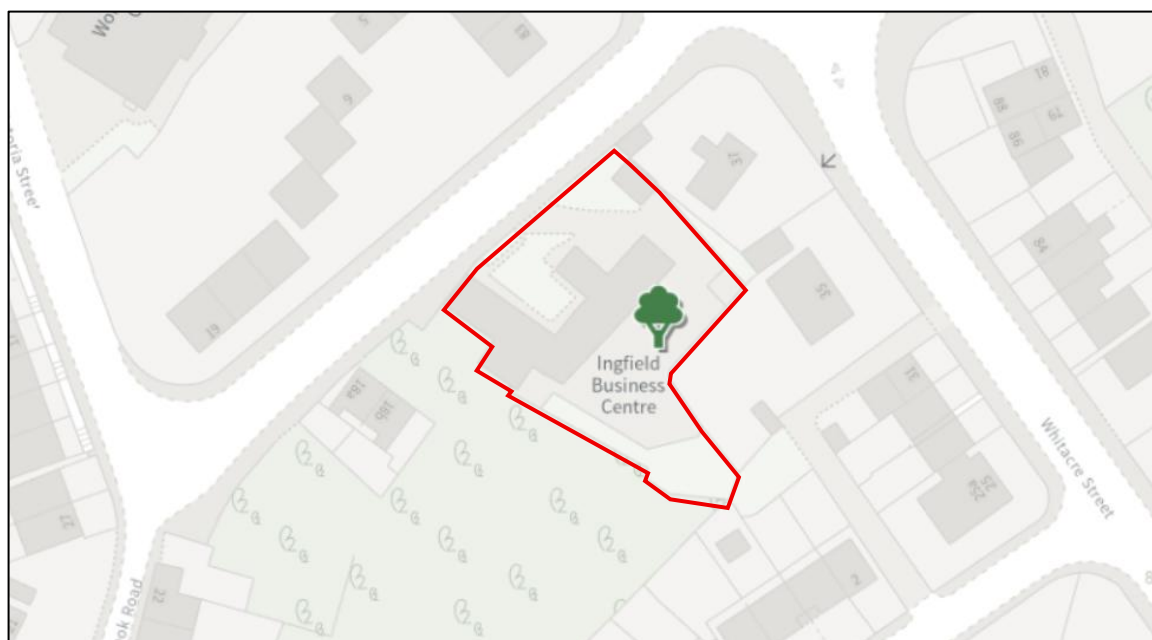


Figure 1.2: Plan showing the approximate location of TPO Ref: 49/93/t1⁴.

1.5. Development Proposals

- 1.5.1. The development proposals include:
- Change of use of existing building from class E(g) to Class C3 residential for 7.no dwellings
 - A first-floor extension
 - Insertion of new door and window openings and associated alterations
 - Construction of bin store
 - Associated external landscaping, parking, and associated alterations

³ Cranfield University (2026). *Land Information System (LandIS) - Soilscape Viewer* [online]. Available at: <https://portal.landis.org.uk/datasets/b1ae8ea6315c4f43a8c2ae2f353e2664/explore?location=53.740058%2C-1.895656%2C18v> (accessed 22nd September 2026).

⁴ Kirklees Council (2026). *TPO/Conservation Area Map* [online]. Available at: www.kirklees.gov.uk/beta/trees-listing-and-conservation/tree-preservation-orders.aspx (accessed 22nd September 2026).



2. Methods

2.1. Survey Details

- 2.1.1. The site survey was carried out on the 12th of August 2026.
- 2.1.2. The weather at the time of the survey was fine and dry; visibility of the trees was not impeded.

2.2. Survey Personnel

- 2.2.1. The survey was carried out by Jack Delaney, a Chartered Arboriculturalist and Member of the Institute of Chartered Foresters, with 20 years' experience in the arboricultural sector. Jack holds a Foundation Degree (FdSc) in Arboriculture with distinction, is a Professional Member of the Arboricultural Association, a LANTRA-qualified Professional Tree Inspector, and a trained and registered user of Quantified Tree Risk Assessment (QTRA).

2.3. Survey Methodology

- 2.3.1. Only substantial trees with a stem diameter of 75 mm or above were included as part of the survey, as is recommended in BS 5837:2012.
- 2.3.2. The trees were inspected from ground level. Although notable defects of trees were recorded, the site survey did not constitute a full tree safety assessment. The risks posed by trees to people and property has not been assessed. No specialist decay detection equipment was used as part of the survey.
- 2.3.3. In circumstances where trees form a cohesive feature, they have been recorded, assessed and plotted as groups, hedgerows, or woodlands. Whilst not every tree within a group, hedgerow, or woodland has been surveyed, a representative sample has been measured in order to calculate the crown spread and root protection area (RPA).
- 2.3.4. Tree information was recorded in accordance with *Section 4.4* of BS 5837: 2012, and includes tree species, height, stem diameter at breast height (DBH), crown spread, crown clearance, life stage, condition (physiological and structural), and safe useful life expectancy (SULE).
- 2.3.5. Trees were allocated to one of four categories (U, A, B or C) as defined in **Tab. 2.1**, below, to reflect amenity value and suitability for retention, in consideration of the development proposals.

Table 2.1: BS 5837: 2012 cascade chart¹.

BS 5837: 2012 Category	Definition	Retention	Colour code
Category A	Trees of high quality with an estimated remaining life expectancy of at least 40 years; trees that are particularly good examples of their species, especially if rare or unusual.	Highly desirable	Light green
Category B	Trees of moderate quality with an estimated remaining life expectancy of at least 20 years; trees lacking the special quality to merit category A designation.	Desirable	Dark blue
Category C	Trees of low quality with an estimated remaining contribution of at least 10 years, or trees with a stem diameter below 150 mm; unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories.	Feasible, but may be removed if posing a constraint to development	Grey



BS 5837: 2012 Category	Definition	Retention	Colour code
Category U	Trees that have serious, irremediable, structural and/or physiological defects, including those that will become unviable after removal of other category U trees.	Potentially unfeasible	Red

2.3.6. Subcategories 1, 2 and 3 have also been applied to the trees, to reflect arboricultural (1) and landscape (2) qualities, and cultural values (3), respectively.

2.3.7. Tree dimensions were determined using the following methods⁵:

- Tree heights were measured from the base of the main stem to the top of the crown, using an electric clinometer
- Crown spreads were measured at each cardinal point, using a laser distometer
- Crown clearances were measured from the base of the main stem to the first significant branch, using an electric clinometer
- The DBH of trees was measured at 1.5 m above ground level using a diameter tape measure, employing the methods detailed in *Annex C* of BS 5837:2012

2.3.8. DBHs were then used to calculate tree RPAs using the following equations:

1. For single stem trees, the RPA was calculated as a circle with a radius 12 times the DBH
2. For trees with 2-5 stems, the combined stem diameter was first calculated using the formula:

$$\sqrt{(\text{Stem 1 DBH})^2 + (\text{Stem 2 DBH})^2 + \dots (\text{Stem 5 DBH})^2}$$

3. For trees with 6 or more stems, the combined stem diameter was first calculated using the formula:

$$\sqrt{(\mu \text{ DBH})^2 \times \text{number of stems}}$$

2.3.9. The default RPA for individual trees has been plotted as a circle centred on the base of the main stem. Where pre-existing site conditions (e.g. roads, structures or underground services) are likely to have constrained root development, RPAs have been modified to a polygon of equivalent area to reflect probable asymmetric rooting patterns.

2.3.10. For tree groups, hedgerows, and woodlands, the calculated RPAs are based on an offset from the canopy edge. This offset is determined with reference to the trees with the largest stem diameters and crown spreads located at the edge of the group, hedgerow, or woodland feature.

2.3.11. For ancient and veteran trees (including those on the boundary of tree groups or woodlands), RPAs have been calculated in accordance with government standing advice⁶. This is based on a calculation of fifteen times the DBH or a minimum of five metres beyond the crown spread, whichever results in the greater area, with adjustments made where necessary to reflect pre-existing site conditions.

2.3.12. Where access to trees was obstructed or obscured, DBH, height, and crown spread measurements may have instead been estimated

⁵ Height, crown spread and crown clearance have been recorded to the nearest half metre for dimensions up to 10 m, and the nearest whole metre for dimensions over 10 m.

⁶ Natural England (2026). *Ancient woodland, ancient trees, and veteran trees: Advice for making planning decisions* [online]. Available at: www.gov.uk/guidance/ancient-woodland-ancient-trees-and-veteran-trees-advice-for-making-planning-decisions (accessed 22nd September 2026).



2.4. Constraints

- 2.4.1.** The survey was constrained by the season in which it took place. Certain tree pathogens and/or defects, for example, the fructifications of decay fungi are only visible at specific times of the year.
- 2.4.2.** The locations of the trees shown in the ***Tree Constraints Plan*** in ***Appendix 3*** have been determined using a topographical plan of the site (Drawing No: 6316CM/1), which was carried out by CT Surveys in March 2025.
- 2.4.3.** Where tree stem locations are not shown on the topographical plan, these have been plotted using a combination of GPS, site features, and manual measurements. Aerial imagery has also been utilised to plot tree group canopy spreads. Although these methods provide a good representation of the surveyed trees, it should be noted that the GPS used is not sub-metre accurate and aerial imagery may not reflect the exact current dimensions of the trees.
- 2.4.4.** There are trees on and adjacent to the site which:
- are situated within dense areas of understorey vegetation;
 - display dense adventitious growth on the main stems;
 - have epiphytic plants established upon them; and/or,
 - could not be viewed from all aspects due to land ownership boundaries and/or physical features.
- Whilst these trees were surveyed insofar as was reasonably practicable, defects may be present which could not be observed in detail.
- 2.4.5.** Trees are dynamic living organisms, and their condition can change over time. All visual observations and recommendations that have been made relate to the condition of the trees and surroundings at the time of the survey.
- 2.4.6.** Any subsequent changes to the landform, ground conditions or site environment within the vicinity of the trees may adversely affect their health and structural stability and could invalidate the findings and recommendations contained within this report.
- 2.4.7.** The contents of this report are concerned solely with arboricultural matters. Although reference may be made to other disciplines, such as engineering and ecology, specialist advice should be sought from appropriately qualified professionals in relation to these matters.



3. Survey Results and Observations

3.1. Arboricultural Observations

- 3.1.1. The site survey identified a total of seven individual trees and two groups of trees with the potential to be impacted by the proposed development.
- 3.1.2. The tree species recorded at the site include sycamore *Acer pseudoplatanus*, common hawthorn *Crataegus monogyna*, common ash *Fraxinus excelsior*, wild cherry *Prunus avium*, goat willow *Salix caprea*, elder *Sambucus nigra*, and rowan *Sorbus aucuparia*.

3.2. Tree Categorisation

- 3.2.1. The surveyed trees include:
- one category A tree of high quality;
 - one category B tree and one group of moderate quality; and,
 - five category C tree and one group of low quality.

There were no category U trees with SULEs of less than 10 years identified at the site.

- 3.2.2. A summary of the BS 5837:2012 categories of trees at the site is given in **Tab. 3.1**, below.

Table 3.1: Summary of BS 5837:2012 tree categories.

BS 5837:2012 Category	Description	Tree/Group Ref.	Line Totals
A	High-quality trees, which should be retained throughout the proposed development.	T001	1 Tree
B	Moderate-quality trees, which should where possible be retained throughout the proposed development.	T002 G001	1 Tree 1 Group
C	Low-quality trees, which, if removed to facilitate the development, can be readily mitigated.	T003, T004, T005, T006, T007 G002	5 Trees 1 Group
U	Trees of such a condition that they cannot realistically be retained in the context of the current land use for longer than 10 years	-	-
Totals:			7 Trees 2 Groups

- 3.2.3. The full results of the survey can be viewed in the **Tree Survey Schedule** in **Appendix 1**. Images of the trees can be viewed in **Appendix 2**. Tree locations can be viewed in the **Tree Protection Plan** in **Appendix 3**.



4. Arboricultural Method Statement

4.1. Timing of Works

- 4.1.1. It is not the Project Arboriculturist's role to determine the timing and implementation of works on site; however, an input into the process can avoid issues once work is underway.
- 4.1.2. The phasing of works should be carried out in accordance with **Tab. 4.1**, below.

Table 4.1: Development Sequence and Tree Protection Measures.

Stage	Description
1	Site induction
2	Carry out the tree works which are detailed in Section 4.3 of this AMS .
3	Install the temporary tree protection barriers to the specification detailed in Section 4.4 of this AMS , in the locations shown in Tree Protection Plan .
4	Inspection of tree protection measures by the Project Arboriculturalist.
5	Carry out development works: • Precautionary measures detailed in Section 4.5 of this AMS to be followed throughout the development • Removal of existing hardstanding within the RPA of T001 and G001 to be supervised by the Project Arboriculturalist, following the guidance provided in Section 4.7 of this AMS • 'No-dig' geo-cellular confinement sheets to be installed in the locations shown in the Tree Protection Plan, following the guidance provided in Section 4.8 of this AMS
6	Remove the temporary tree protection barriers once development works are completed.
7	Final inspection by the Project Arboriculturalist.

4.2. Site Supervision

- 4.2.1. Prior to development works commencing, it is the responsibility of the main contractor, or assigned agent, to ensure that details regarding tree protection are understood and adhered to by all site personnel.
- 4.2.2. During the site induction, this AMS, and a copy of the **Tree Protection Plan**, which can be viewed in **Appendix 4**, should be made available to all contractors attending the site.

4.3. Tree Works

- 4.3.1. Prior to any development works (including demolition works) commencing, the following tree works should be completed
- T001 and T002 should be crown lifted to create a minimum of 2 m clearance over the existing building and 4 m clearance over the car park
 - T003, T004, T005, T006, T007, and G002 should be removed
 - G001 should be crown lifted to create a minimum of 4 m clearance over the existing car park
- 4.3.2. According to information which is available on the Kirklees Council website, T001 is subject to a TPO. The proposed works to this tree should therefore only be undertaken once full planning permission has been granted, or following the submission and approval of a Works to Protected Trees Application Form by Kirklees Council. It is an offence to undertake works to a protected tree without the necessary consent, and such works may result in enforcement action and prosecution.
- 4.3.3. T002, T003, T004, T005, T006, T007, G001 and G002 do not appear to be subject to a TPO or located within a conservation area. However, as TPO designations may be updated or amended at any time, it is recommended that the proposed works to these trees are only undertaken once full planning permission has been granted.



- 4.3.4.** All tree works should be carried out by a fully insured and suitably qualified arboricultural contractor who is able to comply with BS 3998: 2010⁷.
- 4.3.5.** Trees and woodlands provide valuable habitat for wild birds, bats, and many other forms of wildlife. The potential impacts on wildlife should be suitably assessed before the recommendations within this report are implemented.
- 4.3.6.** Under the Wildlife and Countryside Act 1981 (as amended), it is an offence to intentionally:
- kill, injure or take any wild bird;
 - take, damage or destroy the nest of any wild bird while it is in use or being built; or
 - take or destroy the eggs of any wild bird.
- 4.3.7.** It is also an offence to intentionally or recklessly disturb any wild bird listed on Schedule 1 while it is nest building, or while it is in, on, or near a nest containing eggs or young, or to disturb the dependent young of such a bird.
- 4.3.8.** Under the Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2017, it is an offence to deliberately capture, kill, injure, or disturb a bat, or to damage or destroy a bat roost (breeding site or resting place), even if the roost is not occupied at the time.

4.4. Temporary Tree Protection Fencing

- 4.4.1.** Temporary tree protection barriers shall be installed prior to the commencement of development works and should be fit for the purpose of excluding site personnel and machinery. The default specification should be in accordance with BS 5837: 2012.
- 4.4.2. Specification:** The barriers shall be a minimum 2 m high and should consist of a vertical and horizontal scaffold framework, well braced to resist impacts, as is illustrated in **Fig. 4.1**, below, and **Fig. 4.2**, on the next page.
- 4.4.3.** The vertical tubes should be spaced at a minimum interval of 3 m and driven securely into the ground. Onto this framework, welded mesh panels should be securely fixed.
- 4.4.4.** All-weather notices should be attached to the barriers at 9 m intervals with the words 'TREE PROTECTION ZONE - NO ACCESS' clearly visible.



Figure 4.1: Examples of BS5837:2012 compliant scaffold framework temporary tree protection barriers.

⁷ British Standards (2010). *BS 3998: 2010: Tree Work – Recommendations*. British Standards Institute, London.



- 4.4.5. Location:** The temporary tree protection barriers should be installed in prior to the development commencing, in the locations shown in the ***Tree Protection Plan***.
- 4.4.6.** Once installed, the protected areas should be regarded as sacrosanct, and the fencing should not be removed or altered without prior consultation with the Project Arboriculturist.
- 4.4.7.** If any breach of the tree protection barriers occurs, it is the Site Manager's responsibility to report this to the Project Arboriculturist, so the appropriate measures may be taken. As there are TPOs on the site, any breach resulting in the destruction of, or damage to, the trees may constitute a criminal offence and could result in prosecution and an unlimited fine.

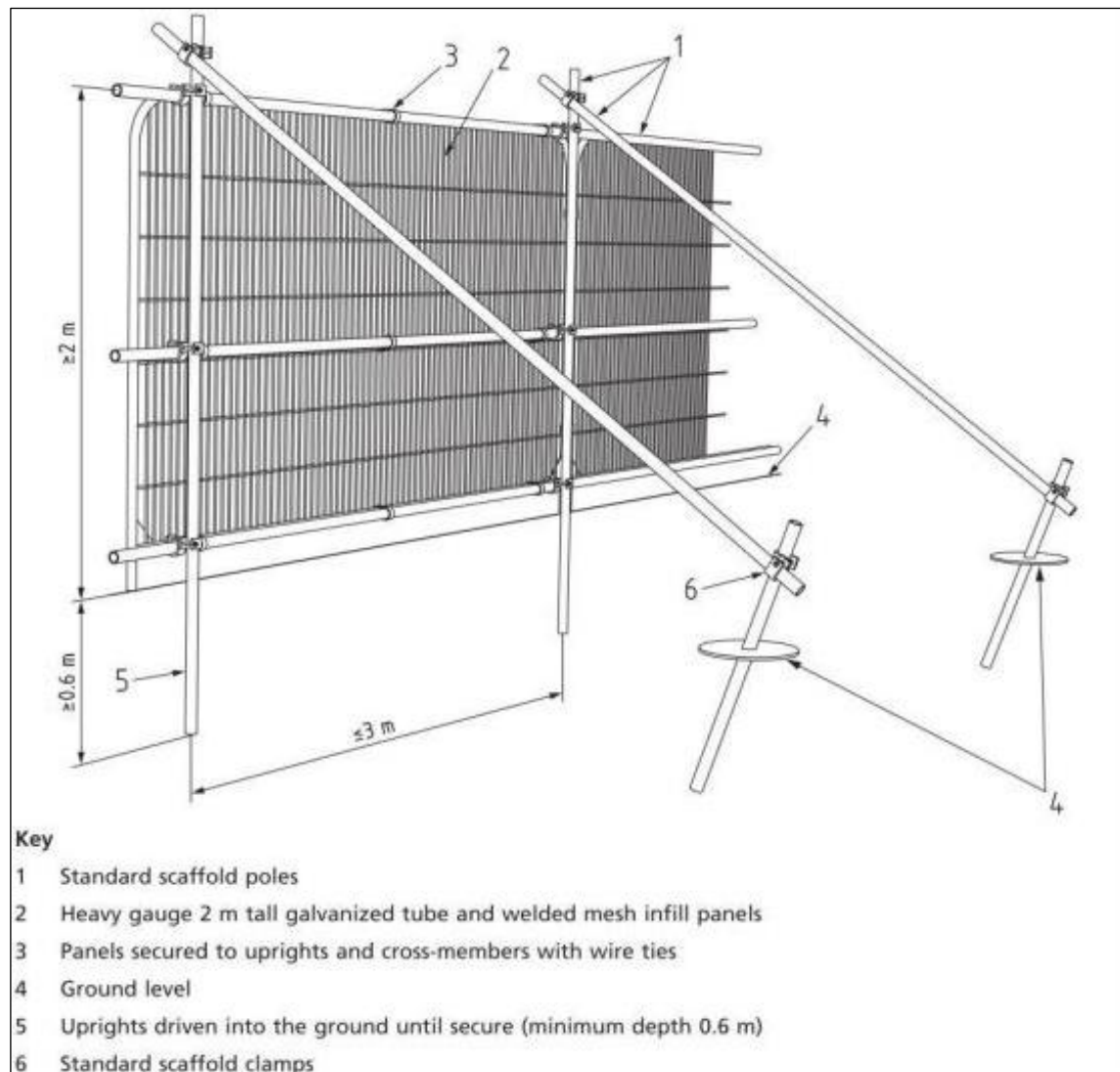


Figure 4.2: Specification for temporary 2 m steel protective barriers¹.

4.5. Precautionary Measures

- 4.5.1.** No materials hazardous to tree health, such as oil, bitumen, or cement should be stored within the protective barriers. Where possible, such materials should be stored an additional 10 m away from the barriers.
- 4.5.2.** Where there is a risk of polluted water runoff into tree RPAs, heavy duty plastic sheeting and sandbags must be used to contain any spillages and prevent contamination. No fires should be lit within 20 m of the protective fencing.



- 4.5.3.** Since tree roots are typically concentrated within the upper 600 mm of soil, particular attention should also be paid to existing levels, which should be observed and maintained within RPAs.
- 4.5.4.** Any unavoidable excavations into the soil within RPAs should be carried out using compressed air soil displacement or hand-operated tools, and only under the approval of the Project Arboriculturalist/LPA Tree Officer. If tree roots encountered that are greater than 25 mm in diameter, or which occur in clumps, then these should only be severed following consultation with the Project Arboriculturalist/LPA Tree Officer.

4.6. Site Access and Storage

- 4.6.1.** Access into the site throughout the development will utilise the existing access from Cherry Nook Road.
- 4.6.2.** Site facilities, and the temporary storage of construction equipment and materials shall be located outside of tree RPAs. A suitable location for these will be pre-agreed with the Project Arboriculturalist, prior to the commencement of works.

4.7. Removal of Existing Hardstanding within Tree RPAs

- 4.7.1.** To minimise disturbance to tree roots, the following mitigation measures must be implemented during the proposed removal of existing hardstanding within the RPAs of T001 and G001:
- No heavy plant or machinery is to be used during the removal of the existing hardstanding within the RPAs of T001 and G001.
 - The existing hardstanding should be carefully lifted using hand-operated tools (e.g. handheld breakers, crowbars, and spades) and broken into manageable pieces.
 - If roots are encountered during these works that are less than 25 mm in diameter, these may be pruned back, by making a clean cut with a suitable sharp tool (e.g. bypass secateurs or handsaw), except where they occur in clumps. Roots occurring in clumps, or which are greater than 25 mm in diameter, should be severed only following consultation with the Project Arboriculturalist.
 - To prevent desiccation, any tree roots exposed during works should be temporarily covered with dampened hessian sacks and backfilled as soon as possible with a high-quality topsoil or organic mulch.
 - No heavy plant or machinery is to be used, stored, or traversed over the removed areas of hardstanding within the RPAs of T001 and G001.

4.8. Proposed Permanent Hardstanding within Tree RPAs

- 4.8.1.** Proposed new areas of permanent hardstanding within the RPAs of T001 and G001 will be constructed upon a geo-cellular confinement system⁸.
- 4.8.2.** A cross-sectional diagram illustrating the components of a Cellweb® geo-cellular confinement⁹ system can be viewed in **Fig. 4.3**, below.

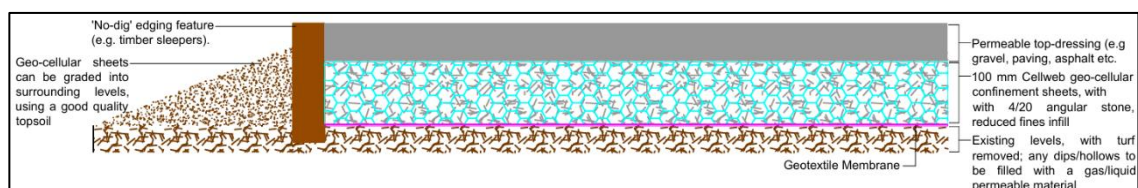


Figure 4.3: Cross-sectional diagram of a Cellweb® confinement system.

⁸ Recommended products include Cellweb® and Terram Geocell®

⁹ Technical recommendations on Cellweb® geo-cellular confinement systems (including details on load testing, soil properties, fill material, traffic design, and long-term performance) can be obtained from Geosynthetics Ltd.



4.8.3. Installation of the geo-cellular confinement system should be carried out using 'no-dig' methods, and should adhere to the following guidelines:

1. Clear existing vegetation¹⁰ and any other protruding objects from the surface using hand-operated tools only. The geo-cellular confinement system does not require any further excavation into the existing levels.
2. Fill any major hollows with a granular material that will remain gas- and water-permeable throughout its design life.
3. Cover surface with a non-woven, geotextile separation filtration layer, with a minimum thickness of 300g/m² and a CBR puncture resistance of 4000 N. Geotextiles made from recycled products are becoming increasingly available and can be used in the geo-cellular confinement system providing that there is sufficient tensile strength and puncture resistance.
4. Apply 100 mm Cellweb® geo-cellular confinement sheets and infill with 4/20 aggregate (**Fig. 4.4**). The infill material should be washed or graded, so that it contains no fine material. The amount of infill that will be required can be estimated using the following equation:

Quantity of 4/20 stone infill required = m² of coverage x depth of geocells (m) x 2 tonnes

5. Install pressure treated board or timber sleeper edging directly on top of existing grade levels. The sleepers/edging boards shall be held in place with wooden stakes placed at 1 m intervals. The sleepers/edging boards can then be concealed by grading into the adjoining ground levels, using good quality topsoil.
6. Install permeable asphalt surfacing.



Figure 4.4: Cellweb® geo-cellular confinement sheets being installed.

4.8.4. In favourable conditions, tree roots are typically concentrated within the top 600 mm of soil; therefore, the existing levels within tree RPAs must be observed and maintained during installation of the geo-cellular confinement system.

¹⁰ If herbicides are used then these should be appropriate for the type of vegetation to be killed, and all instructions, warnings and other relevant information from the manufacturers should be strictly observed and followed. Care should be taken to avoid any damaging effects upon the retained trees and other sensitive habitats.



- 4.8.5.** If roots are encountered during the installation of the geo-cellular confinement system that are less than 25 mm in diameter, these may be pruned back, by making a clean cut with a suitable sharp tool (e.g. bypass secateurs or handsaw), except where they occur in clumps. Roots occurring in clumps, or which are greater than 25 mm in diameter, should be severed only following consultation with the Project Arboriculturalist.

4.9. Underground Utilities

- 4.9.1.** At the time of writing, detailed layout plans for proposed utilities and service runs had not been provided. However, it is understood that the development will utilise the existing service connections, thereby avoiding new ground disturbance.
- 4.9.2.** Any new utilities which are to be installed during the development should be carried out in accordance with the National Joint Utilities Group (NJUG) guidance, *Guidelines for the Planning, Installation and Maintenance of Utility Apparatus in Proximity to Trees (Volume 4)*.



5. Site Monitoring and Legal Constraints

5.1. Responsibility and Site Management

- 5.1.1.** It is the responsibility of the main contractor or assigned agent to ensure that details regarding tree protection are understood and followed by all site personnel.
- 5.1.2.** Site inspections should be carried out by the Project Arboriculturalist at various key stages of the proposals, which include:
1. Prior to development works commencing, once the temporary tree protection barriers have been installed to the specification detailed in **Section 4.4** of this **AMS**, in the locations shown in the **Tree Protection Plan**
 2. During removal of the existing hardstanding within the RPAs of T001 and G001
 3. Upon completion of development works.
- 5.1.3.** Following each of the above inspections, evidence should be submitted by the Project Arboriculturalist to the LPA Case Officer (with LPA Arboricultural Officer copied in) within five-working days - with photos and writing - to confirm if the AMS has been followed correctly, and if trees have not been adversely affected by development works.

5.2. Key Project Stakeholders

- 5.2.1.** **Tab. 5.1**, below, has been included to ensure that all lines of communication are established prior to the commencement of development works.

Table 5.1: Contact details of key project stakeholders.

Role	Name/s	Organisation/ Company	Contact Number	Contact Email
Site Manager	TBC	TBC	TBC	TBC
LPA Case Officer	Kerri Simpson	Kirklees Council	TBC	dc.admin@kirklees.gov.uk
LPA Arboricultural Officer	Hazel Irving	Kirklees Council	TBC	hazel.irving@kirklees.gov.uk
Project Arboriculturalist	Jack Delaney	Woodsage Consulting Ltd	07962401997	jack@woodsage.co.uk
Applicant	Mr. S Mongofa	Stephen & T Ltd	TBC	stephenmungofa@yahoo.co.uk



Appendices

Appendix 1: Tree Survey Schedule

Table Key					
Tree/Group Ref: Reference numbers, as labelled in the <i>Tree Constraints Plan</i>			DBH: Diameter at breast height (1.5 m), in millimetres		
Height (Ht.): Overall height of tree, in metres			SULE: Safe useful estimated life expectancy of the tree, in years		
Crown Spread (CS): Radius of crown to N, E, S, and W aspects, in metres			Crown Clearance (CC): Clearance from ground level of lowest branch, in metres		
Structural Condition (SC): An assessment of structural condition. G = Good; F = Fair; D = Decaying; C = Collapsing; PD = Physical Defect			Physiological Condition (PC): An assessment of vitality and vigour F = Fair; P = Poor; D = Dead		
Species: Common (and <i>binomial name</i>)			Root Protection Area (RPA) Area/Radius: Area/Radius of the calculated BS 5837: 2012 RPA, in metres		
			#: Denotes estimated value		
Age	Young (Y): Newly planted or self-seeded tree		Early-mature (EM): Trees in second third of life expectancy for species type		Post-mature (PM): Mature trees which have entered stages of natural decline
	Semi-mature (SM): Trees in within first third of life expectancy for species type		Mature (M): Trees in final third of life expectancy for species type		Veteran/Ancient (V/A): Trees of any age with veteran characteristics or which are remarkably old for the species type
BS 5837: 2012 Categories	Category A: Trees of high quality with an estimated remaining life expectancy of at least 40 years, and that are particularly good examples of their species type			Category C: Unremarkable trees of low quality offering limited arboricultural merit and/or of such impaired condition that they do not warrant in higher categorisation	
	Category B: Trees of moderate quality with an estimated remaining life expectancy of at least 20 years, though lacking the necessary qualities to warrant Category A designation			Category U: Trees which display serious, irremediable, structural and/or physiological defects	

Individual Trees

Tree Ref:	Species	Age	SULE	Ht.	DBH	CS				CC	Comments	RPA Radius/Area	PC	SC	BS 5837: 2012 Category	Recommendations
						N	E	S	W							
T001	Sycamore <i>Acer pseudoplatanus</i>	M	40-80	23	960	9	10	11	9.5	2.5	Bifurcates at 4 m into four co-dominant stems. Minor deadwood < 100 mm in diameter scattered throughout the crown. Branches extending north encroach onto the existing building.	R: 11.5 A: 415	F	G	A2	Crown lift/reduce branches to create 2 m clearance over adjacent building and 4 m clearance over the car park
T002	Sycamore <i>Acer pseudoplatanus</i>	M	40-80	20	700	8	8	8	8	0	Off-site tree. Unable to access the base of the main stem; DBH and CS estimated. Dense ivy Hedera helix established on the main stem and on first order branches, which obscures tree features and potential defects. Branches extending east encroach onto the existing building.	R: 8.4 A: 222	F	F	B1	Crown lift/reduce branches to create 2 m clearance over adjacent building and 4 m clearance over the car park



Tree Ref:	Species	Age	SULE	Ht.	DBH	CS				CC	Comments	RPA Radius/Area	PC	SC	BS 5837: 2012 Category	Recommendations
						N	E	S	W							
T003	Common ash <i>Fraxinus excelsior</i>	Y	40-80	6	160	1	2.5	3	2	1.5	Self-seeded tree. No obvious significant defects, though of limited arboricultural merit and lacks the necessary qualities for higher BS 5837 categorisation.	R: 1.9 A: 11	G	F	C1	Remove the tree
T004	Sycamore <i>Acer pseudoplatanus</i>	SM	10-20	7.5	160 190 100	3	3	3	3.5	1	Bifurcates at ground level into three co-dominant stems; the angles of these branch unions are all < 25°, and therefore these potentially may contain included bark. Limited arboricultural merit and lacks the necessary qualities for higher BS 5837 categorisation.	R: 3.2 A: 32	G	F	C1	Remove the tree
T005	Rowan <i>Sorbus aucuparia</i>	SM	40-80	7	180	2.5	3	3	3	2	Dense ivy <i>Hedera helix</i> established on the main stem and on first order branches, which obscures tree features and potential defects. Limited arboricultural merit and lacks the necessary qualities for higher BS 5837 categorisation.	R: 2.2 A: 15	G	F	C1	Remove the tree
T006	Sycamore <i>Acer pseudoplatanus</i>	Y	20-40	6.5	80 80 90 110	2.5	3	3	2.5	2	Bifurcates at ground level into four co-dominant stems; the angles of these branch unions are all < 25°, and therefore these potentially may contain included bark. Limited arboricultural merit and lacks the necessary qualities for higher BS 5837 categorisation.	R: 2.2 A: 15	G	F	C1	Remove the tree
T007	Rowan <i>Sorbus aucuparia</i>	Y	40-80	5.5	140	2	2	2.5	2.5	2	No obvious significant defects, though of limited arboricultural merit and lacks the necessary qualities for higher BS 5837 categorisation.	R: 1.7 A: 9	G	G	C1	Remove the tree



Groups of Trees

Group Ref:	Species	Age	SULE	Mx. Ht.	Mx. DBH	CC	Comments	PC	SC	BS 5837:2012 Category	Recommendations
G001	Sycamore <i>Acer pseudoplatanus</i> Common hawthorn <i>Crataegus monogyna</i> Elder <i>Sambucus nigra</i>	EM	40-80	18	400	1.5	Off-site group of trees which overhang the existing site car park. Dense ivy <i>Hedera helix</i> throughout the group. Individually, the trees are generally of low-quality, though as a collective they contribute moderately to the local amenity.	F	F	B2	Crown lift to 4 m for clearance over the existing car park
G002	Wild cherry <i>Prunus avium</i> Goat willow <i>Salix caprea</i>	Y	40-80	7.5	110	2	Group containing approx. Four self-seeded trees. No obvious significant defects, though of limited arboricultural merit and lacks the necessary qualities for higher BS 5837 categorisation.	F	F	C1	Remove the group



Appendix 2: Images of Trees



Plate 1: T001



Plate 2: T001



Plate 3: T001



Plate 4: T002



Plate 5: T003 (right) & T004 (left)



Plate 6: T005



Plate 7: T006 (right) & T007 (left)



Plate 8: G001

Appendix 3:
Tree Constraints Plan

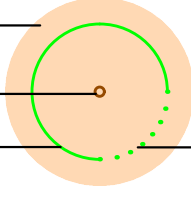
Project:	Ingfield Business Centre, Huddersfield HD2 1JD
Drawn by:	Jack Delaney
Date:	23rd September 2026
Scale:	1:100 @ A1
Drawing Number:	WC-558.1b.3

Do not scale off this drawing - to be reproduced in colour only

Map Key:

 Application site red line boundary

Category A trees of high quality



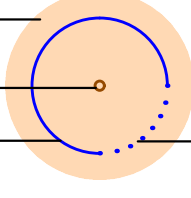
Root protection area (RPA)

Combined stem diameter

Tree canopy

Individual trees requiring facilitation pruning shown with dotted line

Category B trees/groups of moderate quality



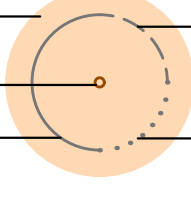
RPA

Combined stem diameter

Tree canopy

Groups of trees/individual trees requiring facilitation pruning shown with dotted line

Category C trees/groups of low quality



RPA

Combined stem diameter

Tree canopy

Individual trees requiring removal shown with dashed line

Groups of trees requiring removal shown with dotted line

SCALE BAR 1:100



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Appendix 4:
Tree Protection Plan

Project:	Ingfield Business Centre, Huddersfield HD2 1JD
Drawn by:	Jack Delaney
Date:	23rd September 2026
Scale:	1:100 @ A1
Drawing Number:	WC-558.1b.4

Do not scale off this drawing - to be reproduced in colour only

Map Key:

Category A trees of high quality	
Root protection area (RPA)	
Combined stem diameter	
Tree canopy	
Category B trees/groups of moderate quality	
RPA	
Combined stem diameter	
Tree canopy	
	Temporary tree protection barriers, to BS 5837: 2012 specification, as detailed in Section 4.4 of the Arboricultural Method Statement (AMS) .
	Permeable asphalt on top of 'no-dig' geo-cellular confinement sheets, as detailed in Section 4.8 of the AMS
	Existing hardstanding removed using hand-operated tools, with the soil level beneath the removed tarmac remaining undisturbed
	Proposed trees/shrubs

