LAND REAR OF LANGLEY COMMON AND SOUTH OF SCHOOL ROAD BARKHAM

TREE SURVEY

for

MR WENMAN

Written By:	A. Bigg
Checked By:	
Date:	Pick date
Revision:	
Ref:	PRI24777ts

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1. Introduction and Terms of Reference

1.1. ACD Environmental were instructed by Mr Wenman, in January 2025, to survey and categorize the trees at Land rear of Langley Common and south of School Road, Barkham, in accordance with BS5837:2012 Trees in relation to design, demolition and construction – Recommendations. The survey includes all trees with a stem diameter greater than 75mm stem diameter at a height of 1.5m that are on site or close enough to pose a potential constraint to development.

1.2. The survey was carried out to assess the trees on site for their quality and benefits within the context of proposed development. The quality of each tree, or group of trees has been recorded by allocating it to one of four categories, where:

- Trees of 'A' and 'B' category should be considered as constraints to development and every attempt should be made to incorporate them into any proposed development design.
- 'C' category trees will not usually be retained where they would impose a significant constraint to development but should be retained where there is no reason for their removal.
- 'U' category trees are in such a condition that they are unlikely to contribute beyond 10 years and may be removed as good arboricultural practice.

1.3. This report provides the data and advice outlined in BS5837:2012 only. It must not be substituted for a tree risk assessment. Detailed tree inspection including decay mapping, aerial inspection, soil analysis, etc. was not undertaken. If further detailed inspection is deemed necessary, then it will be made clear within this report.

1.4. The Tree Survey Plan was based on the supplied topographical ground survey, ref: TS25-085-1-2D.

1.5. The controlling authority is Wokingham Borough Council, who can be contacted at: Shute End, Wokingham, Berkshire, RG40 1BN, Tel: 0118 974 6000.

1.6. Any questions relating to the content of this report should be directed in the first instance to: ACD Environmental, Unit 7, Godalming Business Centre, Woolsack Way, Godalming, GU7 1XW, 01483 425714, quoting the site address and report reference number.

2. Scope and Method of Survey

2.1. The survey has been carried out in accordance with BS5837:2012 Trees in Relation to design, demolition and construction - Recommendations and the trees are assessed objectively and without reference to any site layout proposals. Categories are based on each tree's health and condition, together with an assessment of its life expectancy if its surroundings were to be unchanged. An explanation of the categories can be found at appendix 1.

2.2. The reference numbers of surveyed trees and groups of trees are shown on the Tree Survey Plan, which is based on the supplied survey drawing and appended to this report. The prefix 'G' has been used to indicate a group of trees, and 'H' for hedges. Stem locations within groups may be estimated, and indicative of canopy only.

2.3. The tree survey was carried out from ground level only.

2.4. Where trees are located on neighbouring land an estimated appraisal has been made of their quality and dimensions.

2.5. Where stems or branches are obscured by Ivy or other materials a full assessment of those parts will not be possible.

2.6. Tree heights were measured with a clinometer or estimated in relation to those measured with the clinometer. If individual tree heights are of particular concern, for example in shading calculations, then they are measured using a clinometer.

2.7. Trunk diameters were measured or, where inaccessible, estimated. Single stemmed trees are measured at 1.5m from ground level. Multiple stemmed trees are measured according to section 4.6 of BS5837:2012. For groups of trees the diameter may be an estimated average or a maximum.

2.8. Tree canopies, where markedly asymmetrical, were measured (or estimated by pacing) in four directions using a laser measure. Symmetrical canopies are measured in one direction only, with dimensions in the remaining directions assumed to be similar. The canopy of tree groups will be indicated by measuring the maximum canopy radius for each compass point (more complicated groups will have further notes taken and an accurate representation will be shown on the plan).

2.9. No soil assessment was carried out at the time of survey. According to the National Soil Resources Institute online mapping service at http://www.landis.org.uk/soilscapes the soil on site is expected to be: *"Slowly permeable seasonally wet slightly acid but base-rich loamy and clayey soils"*.

2.10. Where trees were not plotted on the topographical survey their positions have been estimated.

3. Recommendations

3.1. Trees of 'A' and 'B' category should be considered as constraints to development and every attempt should be made to incorporate them into any proposed development design. Trees of a 'C' category will not usually be retained where they would impose a significant constraint to development. 'U' category trees are in such a condition that they will be lost within 10 years and may be removed as good arboricultural practice.

3.2. Trees can be a development constraint both below and above the ground. In terms of below ground constraints, BS5837:2012 RPAs indicate an area that contains sufficient rooting volume to ensure survival of the tree. In terms of the proximity of structures to trees, the default position should be that structures are located outside the RPAs of trees to be retained. This area of ground should be taken into account with the site layout, such that it can left undisturbed during demolition and construction by prohibiting activity from the area using protective fencing or ground protection.

3.3. In terms of the above ground factors, tree constraints presented by the canopy and the psychological effects of tree proximity to dwellings (such as shading, perceived threat of tree failure, etc.) must also be considered during scheme design. This will involve optimising site layout and building room use to avoid the end-user becoming resentful of the trees and seeking excessive pruning or even tree removal. This is especially a consideration with trees located on southern boundaries.

3.4. Preferably, conflicts between proposed structures and RPAs and tree canopies should be 'designed out' through the careful positioning of any built form. It is therefore advisable that any development layouts are drafted in close collaboration with ACD to ensure that any trees which are highlighted for retention can be realistically integrated into the design.

3.5. When a final layout is agreed, an Arboricultural Impact Assessment (AIA) should be completed to discuss arboricultural issues within the scheme and demonstrate to the Planning Authority the viability of the layout.

3.6. Before any works start on site, including demolition, an Arboricultural Method Statement (AMS) and Tree Protection Plan (TPP) should be submitted, approved and implemented. There must be no changes in levels, service routing, machine activity, storage of materials or site hut positioning within the Root Protection Areas (RPAs) and the protective fencing must remain in position for the duration of the construction process.

3.7. BS5837:2012 Section 5.1.1 states that the constraints imposed by trees, both above and below ground should inform the site layout design, although it is recognized that the competing needs of development mean that trees are only one factor requiring consideration. Certain trees are of such importance and sensitivity as to be major constraints on development or to justify its substantial modification. However, care should be taken to avoid misplaced tree retention; attempts to retain too many or unsuitable trees on a site can result in excessive pressure on the trees during demolition or construction work, or post-completion demands for their removal. It is anticipated that there is to be comprehensive redevelopment of the site, which may require the removal of B category trees. Removal of B category trees may be considered acceptable, subject to mitigation planting as part of landscape proposals. It is advised that this is subject to discussion with the Local Planning Authority as to the acceptability of this approach.

3.8. BS5837:2012 Section 5.2.1 states that: 'The RPA and any other relevant constraints should be plotted around each of the category A, B and C trees on relevant drawings, including proposed site layout plans'. Recognition is given in Table 1 however that C category trees are 'unremarkable trees of very limited merit'. As such it is considered that C category trees should be retained where appropriate but should not represent a constraint to an otherwise satisfactory proposal.

Andrew Bigg *CertArb (RFS)*

Head of Arboriculture

21/03/2025

Appendix 1: Summary of Categories BS5837:2012

BS5837:2012 Table 1 - **Cascade chart for tree quality assessment**

Category and definition	**Criteria (including subcategories where appropriate)**		
Trees unsuitable for retention (see Note)			
Category U Those in such a condition that they cannot realistically be retained as living trees in the context of the current land use for longer than 10 years	*Trees that have a serious, irremediable, structural defect, such that their early loss is expected due to collapse, including those that will become unviable after removal of other category U trees (e.g., where, for whatever reason, the loss of companion shelter cannot be mitigated by pruning) *Trees that are dead or are showing signs of significant, immediate, and irreversible overall decline *Trees infected with pathogens of significance to the health and/or safety of other trees nearby, or very low quality trees suppressing adjacent trees of better quality *NOTE Category U trees can have existing or potential conservation value which it might be desirable to preserve; see **4.5.7.***		
	1 Mainly arboricultural qualities	**2 Mainly landscape qualities**	**3 Mainly cultural values, including conservation**
Trees to be considered for retention			
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; or those that are essential components of groups or formal or semi-formal arboricultural features (e.g., the dominant and/or principal trees within an avenue)	Trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features	Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g., veteran trees or wood-pasture)
Category B **Trees of moderate quality** with an estimated remaining life expectancy of at least 20 years	Trees that might be included in category A, but are downgraded because of impaired condition (e.g., presence of significant though remediable defects, including unsympathetic past management and storm damage), such that they are unlikely to be suitable for retention for beyond 40 years; or trees lacking the special quality necessary to merit the category A designation	Trees present in numbers, usually growing as groups or woodlands, such that they attract a higher collective rating than they might as individuals; or trees occurring as collectives but situated so as to make little visual contribution to the wider locality	Trees with material conservation or other cultural value
Category C **Trees of low quality** with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150mm	Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories	Trees present in groups or woodlands, but without this conferring on them significantly greater collective landscape value; and/or trees offering low or only temporary/transient landscape benefits	Trees with no material conservation or other cultural value

Appendix 2: Tree Survey Schedule

No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC	Comments & preliminary recommendations	BS Cat
T1	Quercus robur (Common Oak)	7(2.5)	110(1)	2	2	2	2	Y	10+	Tree of moderate quality and of limited landscape value due to small size.	C2
T2	Quercus robur (Common Oak)	7(2.5)	110(1)	2	2	2	2	Y	10+	Tree om moderate quality and of limited landscape value due to small size.	C2
T3	Quercus robur (Common Oak)	17(2.5)	750(1)	10	9	8	12	M	40+	Fibre buckling. Crown break @3m. Good crown architecture.	A2
T4	Quercus robur (Common Oak)	11(2.5)	110(1)	2	3	2	2	Y	<10	Poor quality tree with less than 10 years useful life expectancy.	U
T5	Quercus robur (Common Oak)	18(2.5)	1060(1)	9.5	8.5	8	9.5	OM	40+	Significant buttress roots @e side. Tree of moderate quality and high landscape value. Good crown architecture.	A2
T6	Fraxinus excelsior (Ash)	9(2.5)	265(2)	2.5	3	2	2.5	SM	10+	Main leader failure.	C2
T7	Fraxinus excelsior (Ash)	17(2.5)	615(2)	3.5	4	2.5	2.5	SM	10+	Tree of fair quality and of limited landscape value.	C2
T8	Quercus robur (Common Oak)	7(2.5)	110(1)	3	5.5	3.5	6	Y	10+	Branch failure @2.5m partially occluded.	C2
T9	Quercus robur (Common Oak)	18(2.5)	910(1)	7	9.5	10	9.5	OM	40+	Tree of moderate quality and high landscape value. Good crown architecture.	A2
T10	Fraxinus excelsior (Ash)	8(2.5)	150(5)	3	3	3.5	4	Y	10+	Branch failure @2.5m partially occluded.	C2
T11	Fraxinus excelsior (Ash)	16(2.5)	250,300(2)	3.5	3	3.5	4.5	SM	10+	Fungal fruiting body base @0.25m E	C2
T12	Quercus robur (Common Oak)	20(2.5)	910(1)	7	8	6	8	OM	40+	Tree of moderate quality and high landscape value. Good crown architecture.	A2

Notes: Dia (stems): trunk diameter in mm at 1.5m above ground level (number of stems) | **HT (crown):** Tree height (crown clearance) | **Life stage: Y:** Young (obviously planted within the last three years (unless as a heavy or extra-heavy standard)). **SM:** Semi mature (recently planted and yet to attain mature stature; up to 25% of attainable age.). **EM:** Early mature (almost full height, crown still developing and seed bearing; up to 50% of attainable age.). **M:** Mature (full height, crown spread, seed bearing; over 50% of attainable age.). **OM:** Over mature (full size, die-back, small leaf size, poor growth extension.) | **FSB:** First significant branch (& compass bearing) | **ERC:** Expected remaining contribution in years- <10, 10+, 20+, 40+ (assuming that there will be no physical changes to its immediate environment. | **BS Category:** Refer to appendix 1 of this report or BS5837:2012 Table 1 for detailed descriptions.

SITE: Land rear of Langley Common and south of School Road, Barkham **SURVEYOR:** A. Bigg
CLIENT: Mr Wenman
DATE: xxx 2025 **TAGGED?** No

No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC	Comments & preliminary recommendations	BS Cat
T13	Quercus robur (Common Oak)	22(2.5)	1260(1)	7	9.5	10	9.5	V	40+	Significant buttress roots all sides. Good crown architecture. dBs over significant ivy stems. Multiple Veteran tree indicators. Significant scaffold branch failures, leaving breaks/tears, trunk cavities obscured by ivy, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ· Several large scaffold branch failures on ground, hung up in tree, leaning against trunk.	A3
T14	Quercus robur (Common Oak)	16(2.5)	380(1)	1	3.5	3.5	3	SM	10+	Crown up through adjacent tree crown. Overtopped from dominant oak tree.	C2
T15	Quercus robur (Common Oak)	16(2.5)	380(1)	3	3.5	3.5	3	SM	20+	Crown up through adjacent tree crown. Overtopped from dominant oak tree.	B2
T16	Crataegus monogyna (Hawthorn)	6(1)	150(4)	2	1.5	1.5	2	SM	20+	Small tree of limited quality and value.	C2
T17	Salix caprea (Goat Willow)	5(0)	300(1)	3	3	3	3	EM	<10	Collapsed tree, canopy offset from base.	U
T18	Salix caprea (Goat Willow)	14(2.5)	200(2)	3	3	3.5	4	SM	10+	Typical form for species. Of limited landscape value.	C2
T19	Crataegus monogyna (Hawthorn)	6(1)	100(2)	2	1.5	1.5	2	SM	20+	Small tree of limited quality and value.	C2
T20	Crataegus monogyna (Hawthorn)	6(1)	100(2)	2	1.5	1.5	2	SM	<10	Collapsed tree, waterlogged ground.	U
T21	Crataegus monogyna (Hawthorn)	6(1)	100(3)	2	1.5	1	2	SM	20+	Collapsed tree, waterlogged ground.	C2
T22	Quercus robur (Common Oak)	18(2.5)	725(1)	11	5	3.5	9	M	40+	Crown up through adjacent tree crown. Overtopped from dominant oak tree.	B2

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T23	Quercus robur (Common Oak)	18(2.5)	505(1)	5	8	7	6	M	40+	Crown up through adjacent tree crown. Overtopped from dominant oak tree.	B2
T24	Crataegus monogyna (Hawthorn)	6(1)	150(4)	1	2	1.5	1	SM	20+	Collapsed tree, waterlogged ground.	C2
T25	Quercus robur (Common Oak)	22(2.5)	1450(1)	7	9.5	10	12	OM	40+	Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·	A2
T26	Fraxinus excelsior (Ash)	12(3)	150,150,200(3)	3	2	3.5	3	SM	10+	Fungal fruiting body base @0.25m E	C2
T27	Fraxinus excelsior (Ash)	14(3)	150,150,200(3)	3.5	3	3.5	4.5	SM	10+	Small tree of limited quality and value.	C2
T28	Quercus robur (Common Oak)	22(2.5)	1050(1)	10	10	11	10.5	M	40+	Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·. Basal damage consistent with vehicle damage? Partially occluded wound exposed heart wood.	B2
T29	Crataegus monogyna (Hawthorn)	3.5(1)	100(2)	1.5	0.5	1.5	1.5	SM	20+	Collapsed tree, waterlogged ground.	C2
T30	Crataegus monogyna (Hawthorn)	3.5(1)	120(6)	2	2	2	2	SM	20+	Topped at 1m old boundary individual.	C2

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T31	Quercus robur (Common Oak)	22(2.5)	790(1)	7	10	10	9	M	40+	Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·	A2
T32	Fraxinus excelsior (Ash)	21(16)	250,350,350,400,250,300(6)	5	5	4	5	OM	20+	Stout basal stool into stem regeneration at 1m. 20m regrowth with high crowns. Eastern stem collapsed into adjacent tree, hung up Instances of trunk cambium damage consistent with livestock grazing. Given boundary position likely a historic Ash coppice, has some veteran tree indicators.	B3
T33	Crataegus monogyna (Hawthorn)	6(1)	120(3)	2	2	2	2	SM	20+	Topped at 1m old boundary individual.	C2
T34	Fraxinus excelsior (Ash)	7(5)	150(1)	0.5	0.5	0.5	0.5	Y	<10	Poor quality individual with less than 10 years safe useful life expectancy.	U
T35	Quercus robur (Common Oak)	17(2.5)	400(1)	2	2	3	6	M	40+	Crown up through adjacent tree crown. Overtopped from dominant oak tree.	B2
T36	Crataegus monogyna (Hawthorn)	6(1)	120(1)	2	2	2	2	SM	20+	Topped at 1m old boundary individual.	C2
T37	Quercus robur (Common Oak)	17(2.5)	300(1)	5	2	5	6	M	40+	Crown up through adjacent tree crown. Overtopped from dominant oak tree.	B2
T38	Fraxinus excelsior (Ash)	17(5)	305(1)	2	2	3	5.5	SM	10+	Tree of fair quality and of some landscape value.	C2
T39	Crataegus monogyna (Hawthorn)	6(1)	150(4)	1.5	2	2	2.5	SM	20+	Topped at 1m old boundary individual.	C2

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T40	Fraxinus excelsior (Ash)	21(20)	310,370,430,340(4)	5	6.5	5	6	M	20+	Historic Ash coppice. Stout basal stool into stem regeneration at 1m. 20m regrowth with high crowns. Eastern stem collapsed into adjacent tree, hung up Instances of trunk cambium damage consistent with livestock grazing.	B3
T41	Crataegus monogyna (Hawthorn)	6(1)	125(3)	1.5	1.5	1.5	2	SM	20+	Topped at 1m old boundary individual.	C2
T42	Crataegus monogyna (Hawthorn)	2.5(1)	200(1)	1	1	1	1	SM	<10	Collapsed crown west.	U
T43	Crataegus monogyna (Hawthorn)	3(1)	200(2)	1	1	1	1	SM	<10	Collapsed crown west.	U
T44	Crataegus monogyna (Hawthorn)	3(1)	120(4)	4	1	1	1	SM	<10	Basal failure North. Crown completely offset from base.	U
T45	Crataegus monogyna (Hawthorn)	3(1)	200,200,150(3)	2	1	1	2	SM	20+	Collapsed crown West.	C2
T46	Quercus robur (Common Oak)	20(2)	370(1)	4	2	4	4	SM	40+	Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T47	Crataegus monogyna (Hawthorn)	8(1)	200,200,150(3)	2	1	1	2	SM	20+	Collapsed crown West.	B2
T48	Quercus robur (Common Oak)	20(2)	415(1)	3.5	2	2.5	4.5	SM	40+	Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2

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T49	Crataegus monogyna (Hawthorn)	2.5(1)	200(5)	3	3	3	3	SM	<10	Collapsed tree West.	U
T50	Quercus robur (Common Oak)	20(2)	355(1)	3.5	2	1.5	5.5	SM	40+	Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T51	Quercus robur (Common Oak)	22(2.5)	760(1)	11	12.5	5	9.5	M	40+	Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·	A2
T52	Quercus robur (Common Oak)	22(2.5)	920(1)	7	10	7	12.5	M	40+	Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·	A2
T53	Quercus robur (Common Oak)	22(2.5)	870(1)	11	12.5	8	9.5	M	40+	Not recorded on topo. Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·	A2

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T54	Quercus robur (Common Oak)	22(2.5)	870(1)	11	12.5	8	9.5	M	40+	Not recorded on topo. Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·	A2
T55	Quercus robur (Common Oak)	20(2)	450(1)	3.5	2	1.5	5.5	SM	40+	Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T56	Eucalyptus gunnii (Cider Gum)	16(2)	450(1)	4	4	3.5	3.5	SM	40+	Offsite tree of moderate quality and value.	B2
T57	Eucalyptus gunnii (Cider Gum)	12(2)	275(1)	3.5	3.5	3	3	SM	20+	Offsite tree of moderate quality and value.	B2
T58	Quercus robur (Common Oak)	20(2)	450(1)	3.5	4	1.5	5.5	SM	40+	Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T59	Crataegus monogyna (Hawthorn)	3(1)	200(1)	1.5	1.5	1.5	1.5	SM	20+	Collapsed crown west.	C2
T60	Sambucus nigra (Elder)	3(1)	100(3)	2	2	1.5	1.5	SM	20+	Collapsed crown west.	C2
T61	Quercus robur (Common Oak)	18(2)	550(1)	4	4	4	5.5	SM	40+	Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T62	Quercus robur (Common Oak)	18(2)	450(1)	4.5	4.5	4.5	4.5	SM	40+	Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2

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No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC	Comments & preliminary recommendations	BS Cat
T63	Quercus robur (Common Oak)	18(2)	500(1)	3	4.5	4.5	4.5	SM	40+	Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T64	Quercus robur (Common Oak)	18(2)	350(1)	4.5	4.5	2.5	4.5	SM	40+	Offsite individual growing adjacent to site boundary. Overhanging crown. Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T65	Quercus robur (Common Oak)	18(2)	500(1)	5	3	4.5	4.5	SM	40+	Offsite individual growing adjacent to site boundary. Overhanging crown. Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T66	Quercus robur (Common Oak)	18(2)	450(2)	6	4	4.5	4.5	SM	40+	Offsite individual growing adjacent to site boundary. Overhanging crown. Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T67	Quercus robur (Common Oak)	18(2)	450(1)	7	4.5	4.5	4	SM	40+	Offsite individual growing adjacent to site boundary. Overhanging crown. Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T68	Quercus robur (Common Oak)	18(2)	450(2)	6	4	4.5	5	SM	40+	Offsite individual growing adjacent to site boundary. Overhanging crown. Fair tree of moderate quality and of high landscape value. Minimal deadwood throughout crown architecture typical of species.	B2
T69	Fraxinus excelsior (Ash)	18(5)	350(1)	4	4	2.5	3.5	EM	10+	0	C2

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T70	Fraxinus excelsior (Ash)	18(5)	300,250,250(3)	4.5	4	2.5	3.5	EM	10+	Triple-stemmed individual of limited quality and of some landscape value.	C2
T71	Quercus robur (Common Oak)	18(5)	300,250,250(3)	5	4	2.5	3.5	EM	20+	Fair tree of moderate quality and of high landscape value. Triple-stemmed constituent of woodland compartment. Minimal deadwood throughout crown architecture typical of species.	B2
T72	Quercus robur (Common Oak)	18(5)	550,300,270(3)	5.5	5	2.5	3.5	EM	20+	Fair tree of moderate quality and of high landscape value. Triple-stemmed constituent of woodland compartment. Minimal deadwood throughout crown architecture typical of species.	B2
T73	Quercus robur (Common Oak)	18(5)	560(1)	5.5	5	2.5	3.5	EM	20+	Fair tree of moderate quality and of high landscape value. Constituent of woodland compartment. Minimal deadwood throughout crown architecture typical of species.	B2
T74	Crataegus monogyna (Hawthorn)	12(2)	250,200,200,150(4)	2	4	4	2	EM	40+	Multi-stemmed individual of moderate quality and of some landscape value.	B2
T75	Quercus robur (Common Oak)	18(14)	270(1)	2	2	2	3.5	SM	20+	Fair tree of moderate quality and of high landscape value. Constituent of woodland compartment. Minimal deadwood throughout crown architecture typical of species.	B2
T76	Quercus robur (Common Oak)	18(5)	560(1)	5.5	6	3	6.5	EM	20+	Fair tree of moderate quality and of high landscape value. Constituent of woodland compartment. Minimal deadwood throughout crown architecture typical of species.	B2
T77	Quercus robur (Common Oak)	9(3)	270(1)	8	8	3	2	SM	20+	Fair tree of moderate quality and of high landscape value. Constituent of woodland compartment. Minimal deadwood throughout crown architecture typical of species.	B2

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SITE: Land rear of Langley Common and south of School Road, Barkham
CLIENT: Mr Wenman
DATE: xxx 2025

SURVEYOR: A. Bigg

TAGGED? No

No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC	Comments & preliminary recommendations	BS Cat
T78	Crataegus monogyna (Hawthorn)	8(3)	120(2)	2	2	2	2	SM	20+	0	C2
T79	Quercus robur (Common Oak)	18(2)	300(1)	2	6	3	5.5	EM	<10	In significant irreversible decline. Trunk cambium damage S side 0 to 2.5m.	U
T80	Quercus robur (Common Oak)	18(5)	505(1)	5	6.5	2.5	6.5	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T81	Quercus robur (Common Oak)	18(5)	445(1)	2	7	2.5	3	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T82	Quercus robur (Common Oak)	18(5)	430(1)	2.5	8	2.5	4.5	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T83	Quercus robur (Common Oak)	18(5)	415(1)	4	7.5	2.5	3.5	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T84	Quercus robur (Common Oak)	16(1.5)	550(1)	6.5	7.5	4.5	3.5	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T85	Quercus robur (Common Oak)	16(1.5)	550(1)	7	7.5	4.5	4	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T86	Betula pendula (Silver Birch)	18(2)	285(1)	2	3.5	3	2	EM	20+	Tree of moderate quality and value.	B2
T87	Quercus robur (Common Oak)	22(2.5)	630,625(2)	7.5	7.5	7	6.5	M	40+	Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·	A2

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T88	Quercus robur (Common Oak)	22(2.5)	630(1)	7	9	9	8	M	40+	Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·	A2
T89	Quercus robur (Common Oak)	17(2)	285(1)	3	5	4	3	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T90	Quercus robur (Common Oak)	17(2)	410(1)	4.5	5	3	3	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T91	Salix fragilis (Crack Willow)	18(2)	485(1)	4.5	5	2.5	3	EM	20+	0	B2
T92	Quercus robur (Common Oak)	17(2)	400(1)	4	5.5	3	3	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T93	Salix fragilis (Crack Willow)	18(2)	455(1)	3.5	5	2.5	3.5	EM	20+	0	B2
T94	Salix fragilis (Crack Willow)	18(2)	350(1)	2.5	1	3	3.5	EM	20+	0	B2
T95	Salix fragilis (Crack Willow)	18(2)	460(1)	5	5	2.5	3.5	EM	20+	0	B2
T96	Quercus robur (Common Oak)	17(2)	400(1)	3.5	5.5	3	2	EM	20+	Fair tree of moderate quality and value. Typical crown architecture with minor deadwood less than 25mmØ.	B2
T97	Salix fragilis (Crack Willow)	18(2)	455(1)	5	5	3.5	3.5	EM	20+	0	B2
T98	Salix fragilis (Crack Willow)	18(2)	350,250(2)	4	4	4	4	EM	20+	0	B2
T99	Salix fragilis (Crack Willow)	18(2)	425(1)	4	4	4	4	EM	<10	Collapsed North hung up in adjacent tree.	U

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SITE: Land rear of Langley Common and south of School Road, Barkham
CLIENT: Mr Wenman
DATE: xxx 2025

SURVEYOR: A. Bigg

TAGGED? No

No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC		Comments & preliminary recommendations	BS Cat
T100	Quercus robur (Common Oak)	17(2)	300,310(2)	5	5	5	5	EM	20+	0		B2
T101	Quercus robur (Common Oak)	15(2)	300(1)	4	5	5	4	EM	20+	0		B2
T102	Quercus robur (Common Oak)	17(2)	270(1)	3.5	3.5	3.5	3.5	EM	20+	0		B2
T103	Quercus robur (Common Oak)	15(2)	410(1)	2	3	5	3.5	EM	20+	0		B2
T104	Quercus robur (Common Oak)	20(2)	550,250,275(3)	3.5	4	6.5	5.5	M	20+	0		B2
T105	Quercus robur (Common Oak)	17(2)	275(1)	2	2	4	2	EM	20+	0		B2
T106	Betula pendula (Silver Birch)	17(2)	250(1)	1.5	1.5	1.5	1.5	EM	20+	0		C2
T107	Salix fragilis (Crack Willow)	14(2)	300(1)	2	2	4.5	2	EM	20+	0		B2
T108	Quercus robur (Common Oak)	18(2)	300(1)	2.5	2	4	2.5	EM	20+	0		B2
T109	Quercus robur (Common Oak)	17(2)	265(1)	2	2	3.5	2	EM	20+	0		B2
T110	Betula pendula (Silver Birch)	17(2)	280(1)	1.5	2	2	1.5	EM	20+	0		C2
T111	Quercus robur (Common Oak)	18(2)	360(1)	3.5	6	7	2	EM	20+	0		B2
T112	Quercus robur (Common Oak)	15(2)	315(1)	1.5	2.5	7.5	2	EM	20+	0		B2
T113	Salix fragilis (Crack Willow)	15(2)	315(1)	1.5	2	3	1.5	EM	10+	0		C2
T114	Salix fragilis (Crack Willow)	15(2)	415(1)	3	5	6.5	1.5	EM	10+	0		C2
T115	Quercus robur (Common Oak)	15(2)	435(1)	7.5	5	4	4.5	EM	20+	0		B2

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SITE: Land rear of Langley Common and south of School Road, Barkham **SURVEYOR:** A. Bigg
CLIENT: Mr Wenman
DATE: xxx 2025 **TAGGED?** No

No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC	Comments & preliminary recommendations	BS Cat
T116	Crataegus monogyna (Hawthorn)	6(0)	150,150,150,200,100,100(6)	2.5	2.5	2	2	M	20+	Significant dieback throughout crown architecture. Longitudinal spiral crack east to north from 6m to 9m.	B2
T117	Crataegus monogyna (Hawthorn)	4(0)	100,100,150(3)	1.5	1.5	1.5	1.5	EM	20+	0	C2
T118	Quercus robur (Common Oak)	22(2.5)	975(1)	10	12.5	10	9.5	OM	40+	Significant buttress roots all sides. Good crown architecture. dBs over significant ivy stems. Multiple Veteran tree indicators. Significant scaffold branch failures, leaving breaks/tears, trunk cavities obscured by ivy, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ· Several large scaffold branch failures on ground, hung up in tree, leaning against trunk.	A3
T119	Fraxinus excelsior (Ash)	20(10)	650(1)	5.5	2	4	5	M	<10	Individual of poor quality and little value. Less than ten years safe useful life expectancy.	U
G1	Crataegus monogyna (Hawthorn)	3(0.5)	150(1)	1	1	1	1	Y	10+	Boundary group of small individuals maintained as hedgerow trees.	C2
T120	Quercus robur (Common Oak)	14(0)	370(1)	2.5	3.5	3	2	M	20+	Significant dieback throughout crown architecture. Longitudinal spiral crack east to north from 6m to 9m.	B2
T121	Quercus robur (Common Oak)	15(0)	440(1)	5	5	3	5	M	20+	Significant dieback throughout crown architecture. Longitudinal spiral crack east to north from 6m to 9m.	B2
T122	Salix fragilis (Crack Willow)	17(4)	1000,650(2)	7	6.5	8.5	9	OM	40+	Northern stem collapsed into adjacent tree.	C3
T123	Quercus robur (Common Oak)	9(3)	300(1)	3	5	2.5	2	SM	20+	0	C2

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T124	Quercus robur (Common Oak)	19(2.5)	650(1)	5	10	9	7	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·	A2
T125	Fraxinus excelsior (Ash)	18(10)	450(2)	3	6.5	4	5.5	EM	10+	0	C2
T126	Fraxinus excelsior (Ash)	18(10)	415(2)	4	4	4	4	EM	10+	0	C2
T127	Quercus robur (Common Oak)	19(2.5)	565(1)	5	9	6	7	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·	A2
T128	Quercus robur (Common Oak)	20(2.5)	900(1)	7	8	7	7	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·	A2
T129	Quercus robur (Common Oak)	15(0)	440(1)	5	5	3	3.5	M	20+	Significant dieback throughout crown architecture. Longitudinal spiral crack east to north from 6m to 9m.	B2
T130	Crataegus monogyna (Hawthorn)	5(0.5)	100(5)	1	1.5	1.5	1	Y	10+	0	C2
T131	Quercus robur (Common Oak)	14(0)	300(1)	2	4.5	3.5	2	M	20+	Significant dieback throughout crown architecture. Longitudinal spiral crack east to north from 6m to 9m.	B2
T132	Quercus robur (Common Oak)	16(3)	300,250(2)	4.5	4.5	5	5	SM	40+	0	B2
T133	Quercus robur (Common Oak)	16(3)	300(2)	5	4.5	3	2	SM	40+	0	B2
T134	Crataegus monogyna (Hawthorn)	7(0.5)	100(6)	2.5	2	1.5	2	Y	10+	0	C2

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SITE: Land rear of Langley Common and south of School Road, Barkham **SURVEYOR:** A. Bigg
CLIENT: Mr Wenman
DATE: xxx 2025 **TAGGED?** No

No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC	Comments & preliminary recommendations	BS Cat
T135	Crataegus monogyna (Hawthorn)	6(0.5)	150(2)	2.5	2	1	2	Y	10+	0		C2
T136	Crataegus monogyna (Hawthorn)	7(2)	150(3)	2	2	2.5	2.5	Y	10+	0		C2
T137	Quercus robur (Common Oak)	16(3)	470(1)	5	6	6	4.5	SM	40+	0		B2
T138	Fraxinus excelsior (Ash)	15(5)	405(1)	4	3	4.5	4.5	SM	10+	Cavity at base West 300mm		C2
T139	Quercus robur (Common Oak)	14(3)	510(1)	5	3	5	5	SM	40+	0		B2
T140	Quercus robur (Common Oak)	14(3)	800(1)	7	8	7.5	5	SM	40+	0		B2
T141	Ulmus procera (English Elm)	11(3)	250(1)	3	3	3	3	Y	<10	0		U
T142	Quercus robur (Common Oak)	18(3)	760(1)	7	5	7	7	M	40+	Fair tree of moderate quality and of high value in street scene. Mutually suppressed crown from group pressure. Overtops adjacent Elm.		B2
T143	Quercus robur (Common Oak)	18(3)	500(1)	4	2	4.5	4	EM	40+	Fair tree of moderate quality and of high value in street scene. Mutually suppressed crown from group pressure.		B2
T144	Quercus robur (Common Oak)	18(3)	495(1)	2	4	5	3	EM	40+	Fair tree of moderate quality and of high value in street scene. Mutually suppressed crown from group pressure.		B2
T145	Quercus robur (Common Oak)	20(3)	770,540(2)	8	5	9	9	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·		A2

Notes: Dia (stems): trunk diameter in mm at 1.5m above ground level (number of stems) | **HT (crown):** Tree height (crown clearance) | **Life stage: Y:** Young (obviously planted within the last three years (unless as a heavy or extra-heavy standard)). **SM:** Semi mature (recently planted and yet to attain mature stature; up to 25% of attainable age.). **EM:** Early mature (almost full height, crown still developing and seed bearing; up to 50% of attainable age.). **M:** Mature (full height, crown spread, seed bearing; over 50% of attainable age.). **OM:** Over mature (full size, die-back, small leaf size, poor growth extension.) | **FSB:** First significant branch (& compass bearing) | **ERC:** Expected remaining contribution in years- <10, 10+, 20+, 40+ (assuming that there will be no physical changes to its immediate environment. | **BS Category:** Refer to appendix 1 of this report or BS5837:2012 Table 1 for detailed descriptions.

No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC	Comments & preliminary recommendations	BS Cat
T146	Quercus robur (Common Oak)	20(3)	630(1)	3	5	8	4	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·	A2
T147	Quercus robur (Common Oak)	20(3)	620,650(2)	9	6.5	8.5	4	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·	A2
T148	Fraxinus excelsior (Ash)	15(5)	295(1)	4	3	3.5	3	SM	10+	Cavity at base West 300mm	C2
T149	Quercus robur (Common Oak)	20(3)	840(1)	5.5	5	8	4	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·	A2
T150	Quercus robur (Common Oak)	20(3)	720(1)	5.5	4	8.5	6	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·	A2
T151	Quercus robur (Common Oak)	20(3)	1080(1)	9.5	7	7	7	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·	A2
T152	Quercus robur (Common Oak)	21(3)	705(1)	5.5	7	6	6	M	40+	Significant buttress roots all sides. Good crown architecture with minor sections of deadwood throughout crown architecture less than 25mmØ·	A2
T153	Quercus robur (Common Oak)	20(2)	445(1)	4	4	4	4	SM	40+	0	B2
T154	Quercus robur (Common Oak)	20(2)	350(1)	4	2	4.5	2.5	SM	40+	0	B2
T155	Quercus robur (Common Oak)	20(2)	585(1)	8	6	4	4.5	SM	40+	0	B2
T156	Quercus robur (Common Oak)	20(2)	420(1)	7	2	3.5	3	SM	40+	0	B2

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SITE: Land rear of Langley Common and south of School Road, Barkham **SURVEYOR:** A. Bigg
CLIENT: Mr Wenman
DATE: xxx 2025 **TAGGED?** No

No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC		Comments & preliminary recommendations	BS Cat
T157	Quercus robur (Common Oak)	20(2)	395(1)	5	3.5	3	3	SM	40+	0		B2
T158	Quercus robur (Common Oak)	20(2)	395(1)	3	5.5	5	3	SM	40+	0		B2
T159	Quercus robur (Common Oak)	20(2)	395(1)	7	7	5.5	4.5	SM	40+	0		B2
T160	Fraxinus excelsior (Ash)	11(1.5)	250(1)	3	3	3	2	SM	10+	0		C2
T161	Betula pendula (Silver Birch)	12(1.5)	300(1)	3	3.5	3	3	SM	10+	0		C2
T162	Betula pendula (Silver Birch)	12(1.5)	450(1)	4	4	4	4	SM	10+	0		C2
T163	Fraxinus excelsior (Ash)	12(1.5)	250(2)	3	3	3	3	SM	10+	0		C2
T164	Betula pendula (Silver Birch)	12(1.5)	450(1)	4	4	4	4	SM	20+	0		B2
T165	Populus nigra 'Italica' (Lombardy Poplar)	20(1.5)	450(1)	3	3	3	3	SM	20+	0		B2
T166	Populus nigra 'Italica' (Lombardy Poplar)	20(1.5)	450(1)	3	3	3	3	SM	20+	0		B2
T167	Quercus robur (Common Oak)	17(2.5)	595(1)	7.5	10	10	9	EM	40+	Significant buttress roots all sides. Good crown architecture. Minimal Veteran tree indicators, status potential. Scaffold branch failures, leaving breaks/tears, nesting birds, trunk holes consistent with animal. Large sections of deadwood throughout crown architecture greater than 25mmØ·		A2
T168	Alnus glutinosa (Common Alder)	12(2)	300(1)	3	3	3	3	SM	20+	0		B2

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No.	Name	Ht (crown)	Dia (stems)	Canopy spread N | E | S | W				Life stage	ERC	Comments & preliminary recommendations	BS Cat
G2	Prunus spinosa (Blackthorn),Salix caprea (Goat Willow)	9(0)	200(1)	0	0	0	0	SM	20+	0	C2
T169	Quercus robur (Common Oak)	22(2)	745(1)	7.5	7	5.5	5	M	40+	0	A2
W1	Quercus robur (Common Oak),Fraxinus excelsior (Ash)	20(5)	500(1)	0	0	0	0	EM	40+	Mixed species woodland compartment. Individuals of moderate quality and of high value as landscape group. Little understorey vegetation. Dilapidated brick building collapsed close to western edge of compartment. Large bund to rear of woodland compartment (south) extends into a number of RPAs. No visible impact to adjacent trees.	A2
W2	Quercus robur (Common Oak),Fraxinus excelsior (Ash)	20(5)	650(1)	0	0	0	0	EM	40+	Mixed species woodland compartment. Individuals of moderate quality and of high value as landscape group. Little understorey vegetation.	A2

Notes: Dia (stems): trunk diameter in mm at 1.5m above ground level (number of stems) | **HT (crown):** Tree height (crown clearance) | **Life stage: Y:** Young (obviously planted within the last three years (unless as a heavy or extra-heavy standard)). **SM:** Semi mature (recently planted and yet to attain mature stature; up to 25% of attainable age.). **EM:** Early mature (almost full height, crown still developing and seed bearing; up to 50% of attainable age.). **M:** Mature (full height, crown spread, seed bearing; over 50% of attainable age.). **OM:** Over mature (full size, die-back, small leaf size, poor growth extension.) | **FSB:** First significant branch (& compass bearing) | **ERC:** Expected remaining contribution in years- <10, 10+, 20+, 40+ (assuming that there will be no physical changes to its immediate environment. | **BS Category:** Refer to appendix 1 of this report or BS5837:2012 Table 1 for detailed descriptions.

Appendix 3: Tree Survey Plan
(PRI24777-01)

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