

Ducks Nest Farm Roundabout Cycleway & Footpath Improvement Scheme

TREE SURVEY REPORT and ARBORICULTURAL IMPACT ASSESSMENT

In accordance with BS5837:2012 'Trees in relation to design, demolition and construction – Recommendations'

Prepared for David Wilson Homes Southern Ltd

by

Hankinson Duckett Associates

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hankinson duckett associates

† 01491 838175 † 01491 838997 e consult@hda-enviro.co.uk w www.hda-enviro.co.uk

The Stables, Howbery Park, Benson Lane, Wallingford, Oxfordshire, OX10 8BA

Hankinson Duckett Associates Limited Registered in England & Wales 3462810 Registered Office: The Stables, Howbery Park, Benson Lane, Wallingford, OX10 8BA

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1 INTRODUCTION

1.1 Background

1.1.1 This report describes the results of a Tree Survey and Arboricultural Impact Assessment undertaken in accordance with BS5837:2012 in relation to the proposed Roundabout Cycleway & Footpath Improvement Scheme, hereinafter referred to as 'the site'. The extent of the survey area is shown on the Tree Constraints Plan in *Appendix A*. The survey work (from ground level), assessment and report were undertaken by Principal Arboricultural Consultant Richard Daubeney (TechArborA) of Hankinson Duckett Associates (HDA) and commissioned by David Wilson Homes Southern in June 2026.

1.2 Scope and purpose of report

1.2.1 The report is intended to inform the planning process in accordance with the guidelines set out in BS5837:2012 'Trees in relation to design, demolition and construction – Recommendations' (BSI, 2012). This standard provides recommendations and guidance on the principles to be applied to achieve a satisfactory juxtaposition of trees, including larger shrubs and hedgerows, with structures.

'This British Standard gives recommendations and guidance on the relationship between trees and design, demolition and construction processes. It sets out the principles and procedures to be applied to achieve a harmonious and sustainable relationship between trees and structures. The standard is applicable whether or not planning permission is required.' (BSI, 2012)

1.2.2 The guidance recommends a three-stage approach incorporating: (i) initial tree survey and report; (ii) Arboricultural Impact Assessment and (iii) Arboricultural Method Statement, which details the specific tree protection measures to be adopted in relation to construction activity across the site, and in particular in the vicinity of retained trees.

1.3 Aims

1.3.1 Specifically, the aims of the study are:

- To conduct a ground-based visual survey of trees within or adjacent to the proposed development, along with any trees situated on adjacent third-party land that have the potential to be impacted upon by the proposals;
- To record the nature, extent and condition of the existing tree cover, and assign a retention category to each tree or group of trees, in accordance with BS5837:2012;
- To compile the survey results in a Tree Data Schedule (*Appendix B*) and produce accompanying Tree Constraints Plan (*Appendix A*) which provides information on the retention category, crown spread, Root Protection Area (RPA) and location of each tree or group of trees;
- To assess the implications of the proposals in relation to existing trees; and
- To identify measures required prior to and during construction to ensure the protection of retained trees, scrub and hedgerows.

2 METHODOLOGY

2.1 Field survey

2.1.1 All trees potentially affected by the proposed works were surveyed from ground-level using the *Visual Tree Assessment* (VTA) technique developed by Mattheck and Broeler (1994).

2.1.2 The site was subject to a full BS5837 Tree Survey, subject to the limitations set out in *Section 2.3*, in order to provide a sufficient level of information to inform the design. For those trees surveyed in accordance with BS5837:2012, the following data was gathered for each tree surveyed:

- Tree, group or hedge number (sequentially and separately for trees, groups, hedges and stumps)
- Tree species (English names follow Stace [2019] for higher plants)
- Life stage (expressed within a defined 'age-class' category)
- Tree height (in metres)
- Stem diameter (measured at 1.5m above uppermost ground-level)
- Observations on tree position, form, condition, and comments on any significant defects
- Recommendations for arboricultural works
- The physiological and structural condition of the tree(s)
- Estimated Remaining Contribution expressed within defined categories
- BS5837 retention category

2.1.3 Category definitions in relation to the above are described fully in *Appendix C*.

2.1.4 In accordance with BS5837, where appropriate trees have been surveyed as groups or hedgerows rather than individual trees where one or more of the following points apply:

- There was little discernable difference between individuals within the group;
- The trees have a collective value but would have little or no individual merit; and/or form part of the landscape feature such as a hedgerow, copse, or tree belt that contributes to the wider character of the site;
- Not all the trees were included in the topographical survey and lack of access prevented them being accurately plotted manually; and
- Observed tree defects and recommendations.

2.1.5 If appropriate and with due regard to the methodology outlined above and limitations of this survey outlined in *Section 2.3* below, recommendations have been provided on arboricultural works which should be undertaken in the interests of safety or as part of sound management practice.

2.1.6 It should be noted that any recommendations for tree works identified within the Tree Data Schedule are provided in accordance with the guidance set out in BS5837:2012, and not

in connection with the proposals. Under the Occupiers Liability Act (1957 and 1984), responsibility for ensuring the safety of individual trees in relation to the statutory 'duty of care' rests with the relevant owner/occupier.

2.2 Desk study

2.2.1 A Tree Preservation Order (TPO), Conservation Area and ancient woodland search was carried out as part of this report. In addition, the Ancient Tree Inventory (Woodland Trust/ Ancient Tree Forum) was checked for any trees recorded as veteran or ancient. The desk study was undertaken on the 17th of June 2026.

2.3 Limitations

2.3.1 This survey and the results contained within this report represent a preliminary assessment from ground-level. Observations have been made for the purposes of assessment in terms relevant to planning and development, and not tree safety. No climbed inspections, invasive or non-invasive decay detection devices have been used in assessing tree conditions. As such, the survey conducted and results presented should not be used as a tree safety evaluation, which would require a *Tree Safety Survey*, designed to provide a more detailed appraisal of the risk and liability associated with specific individual trees or groups of trees.

2.3.2 Whilst efforts have been made to detect significant defects within inspected trees, no guarantee can be given as to the safety or otherwise of surveyed trees. Climatic conditions including storms, droughts, and temperature changes can and do cause failure in apparently healthy trees. In addition to these restrictions on access and the presence of dense undergrowth, ivy and other climbing plants can obscure defects from view. It should also be noted that the presence of tree pests and diseases can be affected by the time of year and climatic conditions.

2.3.3 All tree observations, and any recommendations, are based upon the site conditions, levels and patterns of usage observed at the time of survey only. Alterations in these factors will affect any evaluations made and would require a re-assessment of both the trees and site.

2.3.4 The scope of checks undertaken during the desk study are described in *Section 2.2* above. Other legal restrictions relating to existing trees on the site such as historic planning conditions, restrictive covenants and lease clauses were not investigated. Before any recommended tree work is undertaken it should be ensured that all legal obligations are fully met.

3 LOCATION AND DESCRIPTION OF SURVEY AREA

3.1 Location

3.1.1 The application site is located north-west of Arborfield Green. The approximate grid reference for the centre of the site is SU 51.389142, -0.903071

3.2 Description of survey area

3.2.1 The application site is located on the northwestern edge of Arborfield Green, situated between Eversley Road and Rickman Close.

3.2.2 The site is illustrated on the Tree Constraints Plan contained within *Appendix A*. The application site principally comprises Eversley Road, which extends in a north–south direction, with Rickman Close located to the east. Langley Common Road adjoins the roundabout from the east. Wide grassed verges are present along both sides of Eversley Road.

3.3 Topography

3.3.1 The site topography is generally level, with ground levels consistently at approximately 61m Above Ordnance Datum (AOD) across the application site.

3.4 Soils

3.4.1 Geological and soil data indicate that the site comprises slowly permeable, seasonally wet, slightly acidic but base-rich loamy and clayey soils. Given the site's previous use, these soils are considered suitable for supporting new planting. Where replacement tree planting is required, consideration should be given to species selection to ensure compatibility with the site's soil characteristics and long-term establishment potential (data provided by Landis Soilscape, June 2026).

4 TREE SURVEY RESULTS

4.1 Trees within survey area

4.1.1 The majority of the trees surveyed are located along or adjacent to the site boundary. The surveyed trees comprise mostly Ash, Hawthorn, Blackthorn and Oak.

4.1.2 The application site contains six mature trees, predominantly located within the adjoining area of off-site land between Eversley Road and Rickman Close. Three recently planted young to early mature commemorative trees (T8, T9, T10) are also present to the north of the roundabout and have become established within the existing landscape setting. The remaining offsite tree stock is predominantly young to semi-mature and located between Eversley Road and Rickman Close.

4.1.3 Many of the offsite trees within the application site are unmanaged, except where they overhang the main road where it was noted from old pruning wounds that historic crown lifting has been carried out to provide suitable clearance over Rickman Close.

4.1.4 Tree locations and a summary of tree related constraints are shown on the Tree Constraints Plan provided in *Appendix A*.

4.1.5 A full description of all trees located within the site is given on the Tree Data Schedule provided in *Appendix B*.

4.2 Tree quality assessment

4.2.1 Trees, groups within and adjacent to the site have been graded in accordance with the retention categories described in BS5837:2012. *Table 1* provides an at-a-glance overview of the quality of tree cover within and adjacent to the site, with reference to BS5837 Retention Categories.

Table 1: BS5837 Retention Category Summary Table

Feature Type	Reference	Quantity / Size	Retention Category	Category Description	Management / Retention Guidance
Trees	None	0 trees	A	Features of high quality and value, in such a condition as to make a substantial contribution.	Retention is highly desirable.
Trees, Groups,	T001, T002, T004, T005, T006, T007, T008, T009 G001, G002, G004	8 trees 3 groups	B	Features of moderate quality and value, in such a condition as to make a significant contribution.	Retain where possible and manage to improve future value.
Trees Groups	T003, T010, T011 G003	3 trees 1 group	C	Features of low quality and value, in adequate condition to remain until new planting is established, or young trees.	May be removed and readily replaced by new planting.

* Groups, hedgerows and woodlands counted as one entity.

4.2.2 The Tree Data Schedule (*Appendix B*) provides further details of all the surveyed features.

4.3 Tree condition assessment and summary

4.3.1 The majority of surveyed trees are in fair condition, with the exception of some cases of Ash dieback disease (*Hymenoscyphus fraxineus*) noted within the Ash trees between Eversley Road and Rickman Close.

4.4 Tree protection status

- 4.4.1 A search on the Wokingham Borough Council website confirmed that the site is not within a Conservation Area, however there are trees immediately adjacent to the application site which are subject to Tree Preservation Orders. Assessed 17th June 2026.
- 4.4.2 The following mixed species group TPO 1681/2019, located just to the south of Baird Road. The other mixed species group TPO is woodland section TPO-1764-2020 to the south of the roundabout adjacent to Eversley Road and Baird Road. These are highlighted on the tree constraints plan in Appendix A.
- 4.4.3 Two trees are identified as veteran or notable veteran on the Ancient Tree Inventory (Woodland Trust/ Ancient Tree Forum) and no ancient woodlands are close to the site.
- 4.4.4 The first veteran is a mature Oak (ID number 218022) which is located to the south-east on the grass verge to south of Baird Road is located just within the highways boundary of the application site. The second is a notable potential veteran of offsite mature Oak tree (ID 218429) located to the east, to the rear of No.1 Rickman Close, outside the highways boundary. Both trees are on the Ancient Tree Inventory Plan. Marked on the Tree Constraints Plan in Appendix A.

5 ARBORICULTURAL IMPACT ASSESSMENT

5.1 Overview of the proposals

- 5.1.1 The proposals for the site are described as:
'Hybrid application comprising a Full application for the change of use of land from agricultural land to provide an area of Suitable Alternative Natural Greenspace (SANG), including the details of associated landscaping, planting, drainage measures, parking, walking routes and other works associated with the creation of the SANG, and an Outline application with all matters reserved other than access into the site for a residential development of up to 135 dwellings, open space, internal accesses and parking, drainage measures, landscaping and all other associated works'
- 5.1.2 The Arboricultural Impact Assessment is based on the general arrangement plans 18.1 and 19.1 rev A that accompany the application.
- 5.1.3 The Local Planning Authority (LPA) has requested two alternative sets of plans for both the Tree Removal and Retention Plans and the Tree Protection Plans. The purpose of this approach is to enable the proposals to be assessed against differing tree loss scenarios and the viability of the proposed scheme layout in each case. Following this assessment, a decision can then be made as to which option should be taken forward as the preferred scheme.

5.2 Implications of tree removal

5.2.1 The proposals have been designed to keep the loss of existing offsite trees, and groups to a minimum. Within the application site it is considered that minor to moderate tree loss is required to accommodate the proposed roundabout and cycleway/footpath improvement scheme. *Tables 2 and 3* below summarise the extent of tree removal required for the proposed works depending on the plan chosen.

Table 2: Summary of tree removal requirements for tree removal and retention plan PD18.1 rev A

Feature Type	Reference	Retention Category	Extent of Impact	Reason for Removal / Impact	Acceptability / Notes
Tree	T001	B1	Full loss of Pear tree	Required to facilitate the proposed footpath and cycleway scheme.	Impact of tree loss is acceptable. Replacement tree planting to compensate for the loss would be required within the application site.

Table 3: Summary of tree removal requirements for tree removal and retention plan PD19.1 rev A

Feature Type	Reference	Retention Category	Extent of Impact	Reason for Removal / Impact	Acceptability / Notes
Tree	T001	B1	Full loss of Pear tree	Required to facilitate the proposed footpath and cycleway scheme.	Impact of tree loss is acceptable. Replacement tree planting to compensate for the loss to be required within the application site.
Tree	T007	B1	Full loss of this Apple tree.	Required to facilitate the proposed footpath and cycleway scheme.	Impact of tree loss is acceptable. Replacement tree planting to compensate for the loss would be required within the application site.
Group	G002	B2	Full loss of group of Ash trees. Approx. 73 sqm.	Required to facilitate the proposed footpath and cycleway scheme.	The impact of the group loss is considered acceptable as it is necessary to facilitate cycle path and footpath alignment however, any loss will be

					compensated for through replacement tree planting within the application site.
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5.3 Implications of tree pruning

- 5.3.1 Pruning works may be necessary to provide adequate clearance for the footpath and cycleway alignment within the application site. The following groups may require crown lifting depending on which plan is chosen: two category B groups (G001 & G002), and one category B tree (T006). The groups G001 mixed species and G002 mixed species including T006 Pedunculate Oak may also require some pruning to facilitate the installation of the proposed temporary tree protection, but this will be limited to reducing lateral growth towards the proposed works only.

5.4 Implications of ground level changes

- 5.4.1 No significant changes in ground level in relation to the RPA of retained trees are proposed.

5.5 Implications of changes to ground surfacing

- 5.5.1 The proposed footpath/ cycleway alignment within the application site, as shown on Tree Protection Plan PD 18.1 PD rev A will encroach into the Root Protection Area (RPA) of T006 (Pedunculate Oak). The extent of this encroachment is estimated to be approximately 15–20% of the RPA and is therefore within the general tolerance referenced within BS5837:2012 (paragraph 7.4.2.3). Whilst the level of incursion falls within the guidance set out in BS5837:2012, the extent of the proposed works warrants a precautionary approach. It is therefore recommended that all works within the RPA of T006 are undertaken under arboricultural supervision to ensure that any potential impacts on the tree are appropriately managed and minimised during construction.
- 5.5.2 Depending on the final design and construction methodology including confirmation of the plan chosen, additional mitigation measures, such as no-dig footpath/cycleway construction techniques, will be required to safeguard the long-term retention and health of the tree or tree groups.
- 5.5.3 Non-permeable hard surfacing will result in an increase in ground water run-off although, subject to suitable surface water drainage design, this is not expected to affect the retained trees.
- ### **5.6 Implications of underground services and drainage**
- 5.6.1 In order to avoid impacts on existing trees, all new services required in connection with the proposed scheme should be located outside the RPA of any retained tree. If essential

service provision intrudes on the RPA of any retained tree, all works should be conducted in accordance with the *NJUG Guidelines for the Planning, Installation and Maintenance of Utility Apparatus in Proximity to Trees* (NJUG, 2007), details of which would be finalised in the detailed design stage and, where necessary, covered by a detailed Arboricultural Method Statement.

5.7 Implications of over ground services

5.7.1 Any new over ground services (if required) in connection with the proposed scheme should be located outside and a suitable distance away from the canopies of retained trees. Where new planting is to be established, consideration should be given to providing adequate clearance from over ground services to allow for future growth without the need for regular pruning.

5.8 Boundary fencing

5.8.1 No details of any changes to the boundary fencing have been provided. In the event that boundary fencing is to be provided (based on plans 18.1 and 19.1 PD rev A) it is recommended that a design that minimizes the effects on retained trees is adopted, details of which should be agreed in the detailed design stage and where necessary covered by a detailed Arboricultural Method Statement.

5.9 New planting

5.9.1 All new planting should avoid adversely affecting the health or competing with existing retained trees unless it is required to act as a successor to the existing vegetation. This should take into consideration the existing trees on site and native species of trees should be chosen which would suit this area and soil conditions, where possible. A tree maintenance programme, including regular watering and mulching, should be implemented for the first three years following planting to promote successful establishment, survival, and long-term vitality. Should any tree fail during this period, it should be replaced at the earliest opportunity during the next available late autumn or winter planting season.

5.10 Implications of construction activity

5.10.1 The RPAs of all the retained trees and hedgerows should be protected by tree protection fencing and, where appropriate, ground protection. Refer to *Appendix D*.

5.11 Boundary fencing

5.11.1 No details of any changes to the boundary fencing have been shown and it is recommended if any are required that the siting and a design that minimizes the effect on retained trees is adopted, details of which should be agreed in the technical design stage and where necessary covered by an Arboricultural Method Statement.

5.12 Implications of construction activity

5.12.1 The RPAs of all the retained trees and groups should be protected by tree protection fencing and, where appropriate, ground protection. All temporary tree protection should be approved by the relevant planning authority prior to any works taking place. This fencing would protect the construction exclusion zone (the rooting area of retained trees that is outside the footprint of the proposed scheme and working area required for its construction). Within the construction exclusion zone, the following rules should apply:

- No construction activity;
- No tree works without prior written consent from the Council;
- No excavation or alteration to ground levels or conditions (apart from those approved for soft or hard landscape works and drainage works);
- No temporary structures;
- No storage of materials;
- No vehicles or machinery to be used or parked;
- No fixtures of any kind attached to trees; and
- No fires within 15m of the canopy edge of any tree or hedge.

5.12.1 An example of how the temporary tree protection for the development could be sited is shown on the preliminary Tree Protection Plans (TPP) for 18.1 and 19.1 PD rev A provided in *Appendix E*.

5.13 Hazardous materials

5.13.1 All hazardous materials (including cement and petrochemicals) would need to be appropriately stored, and their usage controlled, to ensure no detrimental impact on tree health, both in terms of existing trees and areas proposed for new landscape planting.

5.14 Issues to be addressed by Arboricultural Method Statement

5.14.1 Prior to any works in relation to the proposals that would affect the retained trees, it is recommended that an Arboricultural Method Statement should be prepared along with an updated Tree Protection Plan based on the detailed design. The Arboricultural Method Statement should, where appropriate, contain the following information:

- Details of any proposed tree works based on the TRRP plans 18.1 or 19.1 (PD rev A);
- Installation of temporary ground protection and fencing;
- Detailed drawings and specifications of the footway/ cycleway; and
- An auditable/audited system of arboricultural site monitoring, including a schedule of specific site events requiring input or supervision by the appointed arboriculturalist.

6 REFERENCES

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HDA Document Control and Quality Assurance Record

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Document Title: Roundabout cycleway & footpath improvement scheme
Tree survey & AIA report.
Commissioning Party: David Wilson Homes Southern Ltd.

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	Personnel	Position
Author	Richard Daubeney	Principal Arboriculturalist
Approved for issue	Christine Marsh	Associate Landscape Architect

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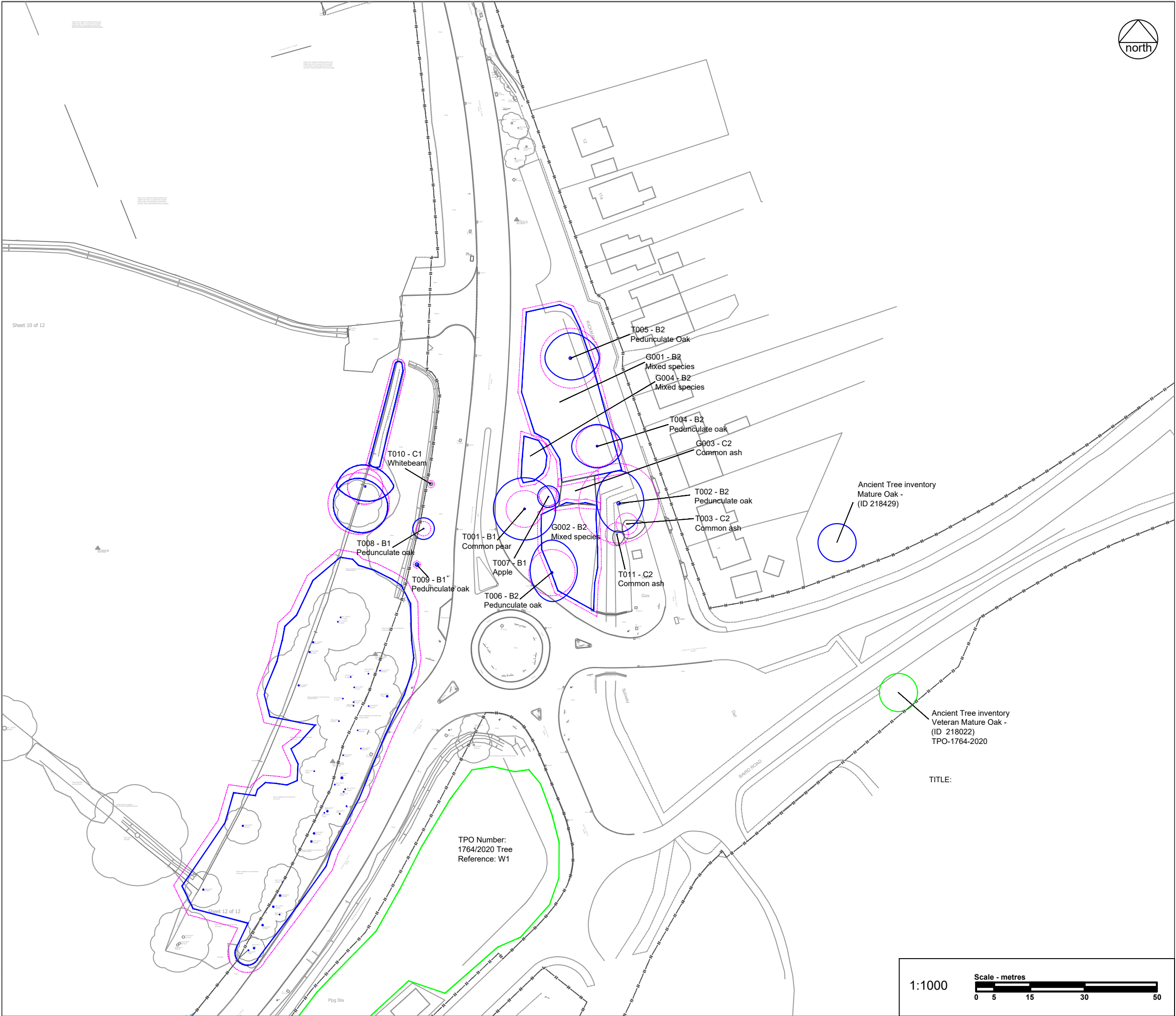
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APPENDIX A

Tree Constraints Plan



KEY

- Highway boundary
- T8 Tree (T) / Group (G) / Hedge (H) / Woodland (W) number
- Root Protection Area
- Example of a tree / woodland with a Tree preservation order including the TPO number

BS5837:2012 Tree Categories

- Canopy extent of tree: Category A - High quality
- Canopy extent of tree: Category B - Moderate quality
- Canopy extent of tree: Category C - Low quality
- Canopy extent of tree: Category U - Unsuitable for retention

Notes

A full qualitative analysis of tree cover (The Tree Data Schedule) accompanies this drawing.

Do not scale off drawing - refer to Tree Data Schedule for accurate crown spread measurements.

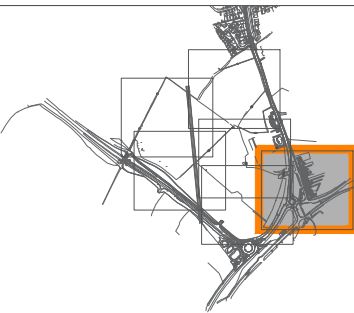
Depictions of tree canopies are based on measurements taken to four cardinal compass points.

The original of this drawing was produced in colour - a monochrome copy should not be relied upon.

¹ Trees recorded as Ancient or Veteran in the Ancient Tree Inventory are shown with their specific Buffer zones instead of smaller RPA that would otherwise apply.

² Ecological value must be checked as retention may still be appropriate / necessary.

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CLIENT:
David Wilson Homes Southern

PROJECT:
Ducks Nest Farm

TITLE:
Tree Constraints Plan - Footpath and Cycleway Scheme

SCALE AT A3:
1:1000

DATE:
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hankinson duckett associates
The Stables, Howbery Park, Benson Lane, Wallingford, OX10 8BA
t 01491 838175 e consult@hda-enviro.co.uk w www.hda-enviro.co.uk

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APPENDIX B

Tree Data Schedule

BS5837 Tree Data Schedule

David Wilson Homes (Southern)

Ducks Nest Farm June 2026

Landscape Architecture
Arboriculture ■ Ecology
Masterplanning



Retention Category	No. trees
B	11
C	4
Total	15

Life Stage	No. trees
Early Mature	3
Mature	8
Semi Mature	3
Young	1

Remaining Contribution	No. trees
20+ Years	4
30+ Years	4
40+ Years	7

Ref.	Species	Botanical name	Structure	Measurements and Life Stage	Observations	Physiological and Structural Condition/ Inspection Limitations/ Bat Habitat.	Preliminary Management Recommendations	Remaining Contribution	Retention Category	RPA
G001	Mixed species Common hawthorn Pedunculate oak Blackthorn Common ash Horse chestnut	N/A	Group	Height (m): 15 Stem Diam(mm): 150 Spread (m): 2N, 2E, 2S, 2W Crown Clearance (m): 0 Lowest Branch (m): 0 Life Stage: Mature	Established group. Semi mature to mature within this area. Few selected dead Hawthorn trees to s of group. Some laying within lower vegetation. Low branches over roadside. Low branches over the site. LA owned trees. Some minor historic management of ivy severing and deadwood removal noted to oaks. Average dbh is 150-300mm. Average height is 5-15m. No significant recent management noted.	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: None Bat Habitat: None	No action required.	40+ Years	B2	Area: 985 sq m.
G002	Mixed species Oak Common ash Common hawthorn Hazel	N/A	Group	Height (m): 15 Stem Diam(mm): 100 Spread (m): 2N, 2E, 2S, 2W Crown Clearance (m): 0 Lowest Branch (m): 0 Life Stage: Mature	Established Group. Semi mature to mature in this area. Public Footpath to east within canopies spread. Twin and multi stemmed trees No significant recent management noted. Dead wood over 100mm throughout canopies Minor deadwood throughout canopies under 50mm. Few selected Ivy clad stems and crowns unable to fully inspect. 150-300mm average dbh. Height average is 10-16m. Ash dieback present within group. LA owned trees.	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: None Bat Habitat: None	No action required.	40+ Years	B2	Area: 441 sq m.
G003	Common ash	<i>Fraxinus excelsior</i>	Group	Height (m): 16 Stem Diam(mm): 300 Spread (m): 1N, 1E, 1S, 1W Crown Clearance (m): 0 Lowest Branch (m): 0 Life Stage: Semi Mature	Established Group, public footpath to east of group. Dead wood over 100mm throughout canopy. Ash dieback present within group. Twin stemmed trees. Average dbh is 200-350mm. Ivy clad stems and crowns unable to fully inspect. LA owned trees.	Physiological Condition: Poor Structural Condition: Fair Inspection Limitations: Access to base of stem. Bat Habitat: None	No action required.	20+ Years	C2	Area: 108 sq m.

Ref.	Species	Botanical name	Structure	Measurements and Life Stage	Observations	Physiological and Structural Condition/ Inspection Limitations/ Bat Habitat.	Preliminary Management Recommendations	Remaining Contribution	Retention Category	RPA
G004	Mixed species Field maple Swedish whitebeam	N/A	Group	Height (m) : 3 Stem Diam(mm): 100 Spread (m): 1N, 1E, 1S, 1W Crown Clearance (m): 0 Lowest Branch (m): 0 Life Stage: Young	Young Plantation mix species. X 7 recently planted trees. LA owned trees.	Physiological Condition: Good Structural Condition: Good Inspection Limitations: None Bat Habitat: None	No action required.	30+ Years	B2	Area: 105 sq m.
T001	Common pear	<i>Pyrus communis</i>	Tree	Height (m): 8 3 stems (mm): 250, 310, 160 Spread (m): 4N, 4E, 4S, 4W Lowest Branch (m): 1 Life Stage: Mature	No significant recent management noted. Multi stemmed at 70cm Low branches over the site LA owned tree.	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: Bat Habitat:	No action required.	30+ Years	B1	Radius: 5.1m. Area: 82 sq m.
T002	Pedunculate oak	<i>Quercus robur.</i>	Tree	Height (m): 18 Stem Diam(mm): 920 Spread (m): 9N, 7E, 8S, 6W Crown Clearance (m): 5 Lowest Branch (m): 4(S) Life Stage: Mature	Dead wood over 100mm throughout canopy. (Approx. measurements taken) Basal vegetation around base of stem unable to fully inspect stem base Dead severed ivy on stem. La owned tree. Co dominant stems at 3(m)	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: Access to base of stem. Bat Habitat: None	No action required.	40+ Years	B2	Radius: 11.0m. Area: 380 sq m.
T003	Common ash	<i>Fraxinus excelsior</i>	Tree	Height (m): 10 Stem Diam(mm): 250 Spread (m): 1N, 5E, 4S, 1W Crown Clearance (m): 3 Lowest Branch (m): 2(W) Life Stage: Semi Mature	(Approx. measurements taken) Basal vegetation around base of stem unable to fully inspect stem base La owned tree. Low branches over the site Crown and stem weighted towards the ne.	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: Access to base of stem. Bat Habitat: None	No action required.	20+ Years	C2	Radius: 3.0m. Area: 28 sq m.
T004	Pedunculate oak	<i>Quercus robur</i>	Tree	Height (m): 18 Stem Diam(mm): 480 Spread (m): 6N, 7E, 6S, 7W Crown Clearance (m): 4 Lowest Branch (m): 5(W) Life Stage: Mature	(Approx. measurements taken) Basal vegetation around base of stem unable to fully inspect stem base Dead severed ivy on stem. La owned tree. Crown weighted towards west. Minor deadwood throughout canopy under 50mm. No significant recent management noted.	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: Access to base of stem. Bat Habitat: None	No action required.	40+ Years	B2	Radius: 5.8m. Area: 106 sq m.
T005	Pedunculate oak	<i>Quercus robur</i>	Tree	Height (m): 19 Stem Diam(mm): 690 Spread (m): 7N, 8E, 6S, 7W Crown Clearance (m): 5 Lowest Branch (m): 3(W) Life Stage: Mature	(Approx. measurements taken) Basal vegetation around base of stem unable to fully inspect stem base La owned tree. Minor deadwood throughout canopy under 50mm.	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: Access to base of stem. Bat Habitat: None	No action required.	40+ Years	B2	Radius: 8.3m. Area: 216 sq m.
T006	Pedunculate oak	<i>Quercus robur</i>	Tree	Height (m): 13 3 stems (mm): 300, 360, 260 Spread (m): 9N, 7E, 8S, 6W Crown Clearance (m): 5 Lowest Branch (m): 4(S) Life Stage: Mature	Dead wood over 100mm throughout canopy. Multi stemmed at 50cm. With moderate inclusion noted in main union. LA owned tree. No significant recent management noted. Ivy clad stem unable to fully inspect. Lamp column to south within canopy spread	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: Access to base of stem. Bat Habitat: None	No action required.	30+ Years	B2	Radius: 6.4m. Area: 129 sq m.

Ref.	Species	Botanical name	Structure	Measurements and Life Stage	Observations	Physiological and Structural Condition/ Inspection Limitations/ Bat Habitat.	Preliminary Management Recommendations	Remaining Contribution	Retention Category	RPA
T007	Apple	<i>Malus sp.</i>	Tree	Height (m): 8 2 stems (mm): 110, 180 Spread (m): 3N, 3E, 3S, 3W Crown Clearance (m): 1 Lowest Branch (m): 1(W) Life Stage: Mature	No significant recent management noted. Twin stemmed at ground level. Low branches over the site LA owned tree	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: Bat Habitat:	No action required.	30+ Years	B1	Radius: 2.5m. Area: 20 sq m.
T008	Pedunculate oak	<i>Quercus robur</i>	Tree	Height (m): 6 Stem Diam(mm): 170 Spread (m): 3N, 3E, 3S, 3W Crown Clearance (m): 1 Lowest Branch (m): 2 Life Stage: Early Mature	No significant recent management noted. LA owned tree. Good shape and form.	Physiological Condition: Good Structural Condition: Good Inspection Limitations: None Bat Habitat: None	No action required.	40+ Years	B1	Radius: 2.0m. Area: 13 sq m.
T009	Pedunculate oak	<i>Quercus robur</i>	Tree	Height (m): 4 Stem Diam(mm): 80 Spread (m): 0.5N, 0.5E, 0.5S, 0.5W Crown Clearance (m): 1 Lowest Branch (m): 1 Life Stage: Early Mature	No significant recent management noted. LA owned tree. Good shape and form.	Physiological Condition: Good Structural Condition: Good Inspection Limitations: None Bat Habitat: None	No action required.	40+ Years	B1	Radius: 1.0m. Area: 3 sq m.
T010	Whitebeam	<i>Sorbus aria</i>	Tree	Height (m): 4 Stem Diam(mm): 80 Spread (m): 0.5N, 0.5E, 0.5S, 0.5W Crown Clearance (m): 1 Lowest Branch (m): 1 Life Stage: Early Mature	No significant recent management noted. LA owned tree. Thinning canopy.	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: None Bat Habitat: None	No action required.	20+ Years	C1	Radius: 1.0m. Area: 3 sq m.
T011	Common ash	<i>Fraxinus excelsior</i>	Tree	Height (m): 15 2 stems (mm): 230, 140 Spread (m): 1N, 2E, 3S, 1W Crown Clearance (m): 5 Lowest Branch (m): 6(S) Life Stage: Semi Mature	La owned tree. Crown and stem weighted towards the s. Minor deadwood throughout canopy under 50mm.	Physiological Condition: Fair Structural Condition: Fair Inspection Limitations: None Bat Habitat: None	No action required.	20+ Years	C2	Radius: 3.2m. Area: 32 sq m.

APPENDIX C

Explanation of Terms

Reference Numbering

Each tree, group of trees or hedgerow is given an individual reference, made up of sequential numbers prefixed by a letter where:

T = Individual Tree, **G** = Group, **H** = Hedge, **S** = Stump, **R** = Reference, **X** = Shrub, **JK** = Japanese Knotweed

Age and Species

Life Stage

Trees are assigned to one of five age classes as follows:

Young (Y)	Tree in establishment stage, normally up to 5-10 years old
Semi-mature (SM)	Establishing tree with potential for significant growth both in terms of tree height and crown spread. Typically, having attained at least 25% of likely mature height and crown spread
Early Mature (EM)	Establishing tree with potential for significant growth both in terms of tree height and crown spread. Typically, having attained at least 50% of likely mature height and crown spread
Mature (M)	Established tree, typically having attained at least 70% of likely mature height and crown spread
Over-mature (OM)	Extensive decline in physiological functions and/or structural integrity
Veteran (V)	A tree that shows features of biological, cultural or aesthetic value that are characteristic of, but not exclusive to, individuals surviving beyond the typical age range for the species.

Species

Tree names and other plant names follow Stace (2019) and are provided as both Common (English) species names and scientific (Latin) names.

Size and Spread

Height

Current tree height in metres.

Stem Diameter

Stem diameter, measured in millimetres, at 1.5m above ground-level. On multi-stemmed trees this measurement is taken using the guidance in Annex C of BS5837:2012.

Branch Spread

Radial crown spread measured in four compass directions (north, southeast, and west) using magnetic north.

First Significant Branch (FSB)

Height of first significant branch above adjacent site ground-level in metres and direction of growth measured in one compass direction using magnetic north.

Crown Height

Height of crown clearance above adjacent site ground-level in metres. Where this varies around the canopy, the height of the lowest point is recorded.

Observations

This section provides details, where relevant, pertaining to the tree's position, form, pruning history and an account of any significant defects observed. Access restrictions and other incidental observations are also noted here.

Recommendations

These are normally based upon remedial action to address any observed significant defects. These may be recommended for tree safety reasons, or for reasons of good arboricultural practice and tree management.

Condition and Value

Physiological Condition

Good	Healthy tree with no symptoms of significant disease
Fair	Tree with early signs of disease, small defects, decreased life expectancy, or evidence of less than average vigour for the species
Poor	Significant disease present, limited life expectancy, or with very low vigour for the species and evidence of physiological stress
Dead/dying	Tree is in advanced stages of physiological failure and is dying or dead

Structural Condition

Good	No significant structural defects observed
Fair	Some structural defects observed, including the presence of deadwood in otherwise healthy trees with a good life expectancy
Poor	Significant structural defects observed resulting in a tree which is likely to require either monitoring or remedial action
Dead/dying	Major defects which compromise the safety of the tree. Remedial works or tree removal are likely to be required in many target locations

Life Expectancy or Estimated Remaining Contribution (ERC)

The estimated number of years before the tree may require removal is expressed as one of the following categories: (i) <10 years; (ii) 10+ years; (iii) 20+ years; (iv) 40+ years.

BS5837 Retention Category

Each tree, group of trees or hedge is assigned to a retention category where:

A	Trees of high quality, retention is highly desirable
B	Trees of moderate quality where retention is desirable
C	Trees of low quality, or young trees with a stem diameter <150mm. Category C trees may be retained, replaced or relocated
U	Trees unsuitable for retention or trees which should be removed

In accordance with BS5837:2012, a numerical suffix is added to the retention category of each tree, which indicates the principal reason for the value of each tree or group of trees, where:

1	Mainly arboricultural values, including fine examples of the species
2	Mainly landscape values, including trees providing screening and/or softening effects to the locality, or trees of visual prominence
3	Mainly cultural values, including conservation, historical and commemorative values

APPENDIX D

Tree Retention & Removal Plans

Scale - metres



0 5 15 30 50



	Highway boundary
	Tree (T) / Group (G) / Hedge (H) / Woodland (W) number
	Root Protection Area
	Tree canopies
	To be removed
	Example of a tree / woodland with a Tree preservation order including the TPO number

	Canopy extent of tree: Category A - High quality
	Canopy extent of tree: Category B - Moderate quality
	Canopy extent of tree: Category C - Low quality
	Canopy extent of tree: Category U - Unsuitable for retention

A full qualitative analysis of tree cover (The Tree Data Schedule) accompanies this drawing.

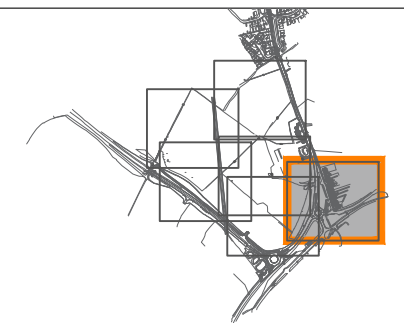
Do not scale off drawing - refer to Tree Data Schedule for accurate crown spread measurements.

Depictions of tree canopies are based on measurements taken to four cardinal compass points.

The original of this drawing was produced in colour – a monochrome copy should not be relied upon.

Ecological value must be checked as retention may still be appropriate / necessary.

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CLIENT:
David Wilson Homes Southern

PROJECT:
Ducks Nest Farm

TITLE:
Tree Retention and Removal Plan - Footpath and
Cycleway Scheme - 18.1

SCALE AT A3:
1:1000

DATE:
June 2026

2099.12 / 02_revA

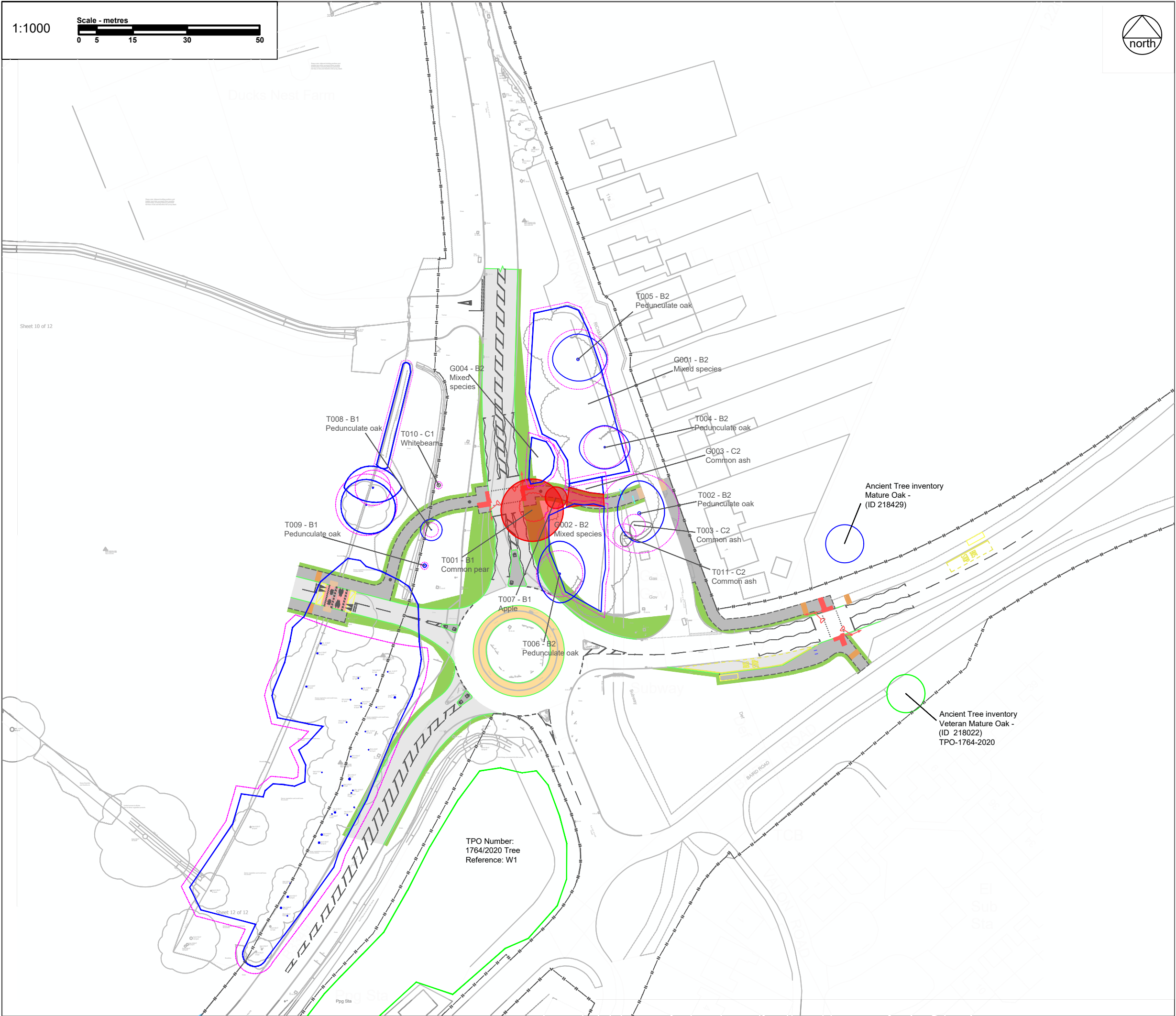
Based on Ordnance Survey mapping with permission of Her Majesty's Stationery Office
Licence no. AR187372

hankinson duckett associates

The Stables, Howbery Park, Benson Lane, Wallingford, OX10 8BA
t 01491 838175 e consult@hda-enviro.co.uk w www.hda-enviro.co.uk

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APPENDIX E

Tree Protection Plans

Figures 2 and 3 of BS5837: 2012 for Tree Protection Fencing

on retained hard surfacing or it is otherwise unfeasible to use ground pins, e.g. due to the presence of underground services, the stabilizer struts should be mounted on a block tray (Figure 3b).

NOTE 1 Examples of configurations for steel mesh perimeter fencing systems are given in BS 1722-18.

NOTE 2 It might be feasible on some sites to use temporary site office buildings as components of the tree protection barriers, provided these can be installed and removed without damaging the retained trees or their rooting environment.

6.2.2.4 All-weather notices should be attached to the barrier with words such as: "CONSTRUCTION EXCLUSION ZONE – NO ACCESS".

Figure 2 Default specification for protective barrier

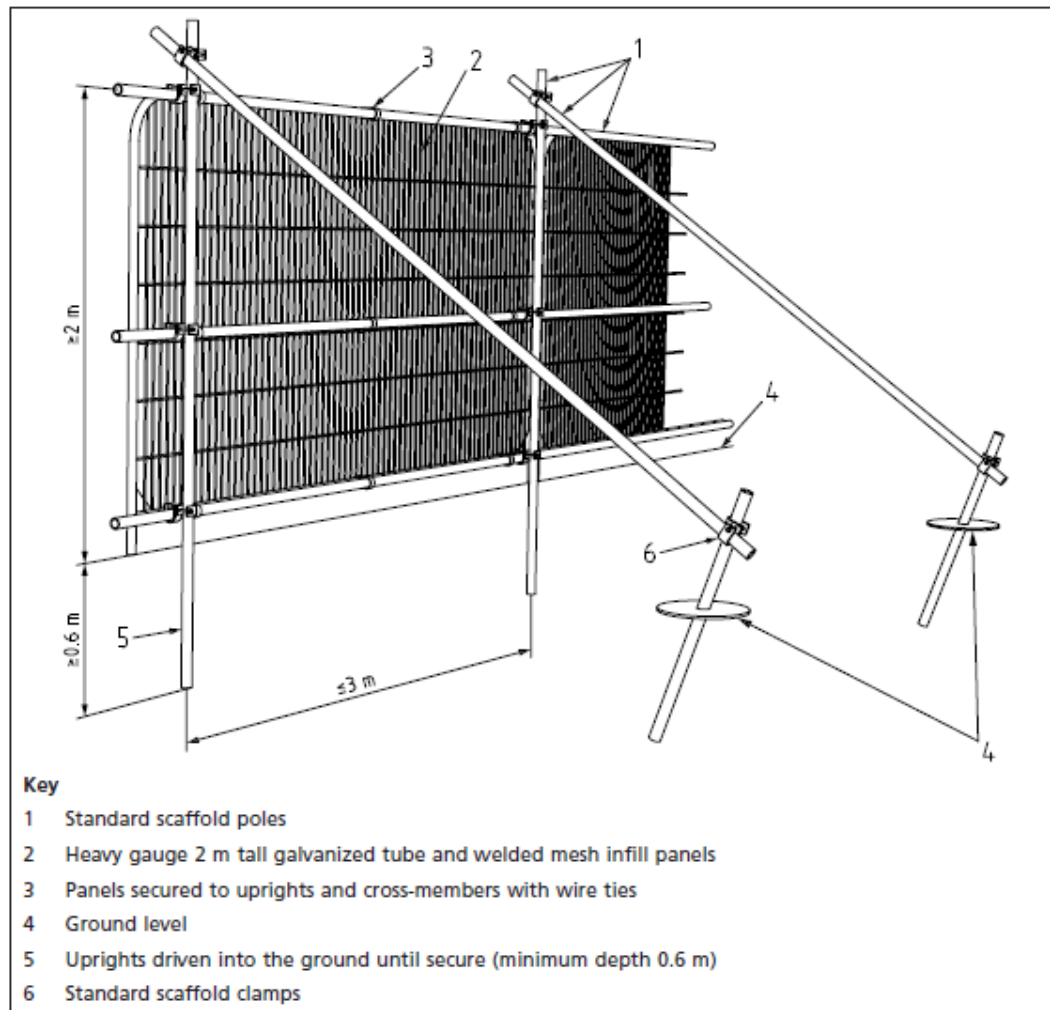
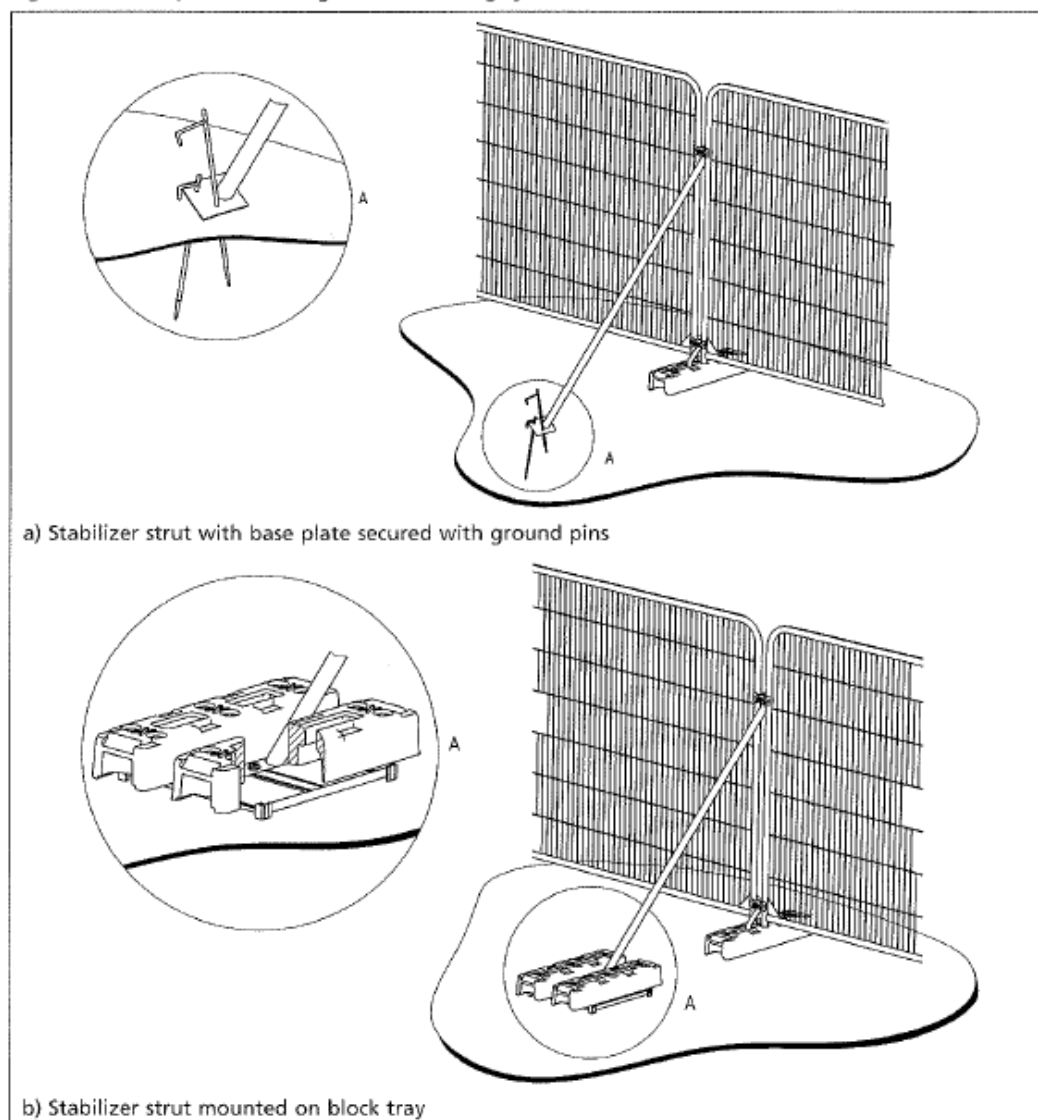


Figure 3 Examples of above-ground stabilizing systems



6.2.3 Ground protection during demolition and construction

6.2.3.1 Where construction working space or temporary construction access is justified within the RPA, this should be facilitated by a set-back in the alignment of the tree protection barrier. In such areas, suitable existing hard surfacing that is not proposed for re-use as part of the finished design should be retained to act as temporary ground protection during construction, rather than being removed during demolition. The suitability of such surfacing for this purpose should be evaluated by the project arboriculturist and an engineer as appropriate.