MARK WELBY
CONSULTING ARBORISTS

Arboricultural Report

Including a tree survey, impact assessment and method statement for a replacement dwelling at

Lindisfarne, Wargrave Road, RG10 8PE

Reference: MW.2507.LWR.AIA
Client: Mr J Horseman
Date: 8 August 2025
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Mark Welby DipArb(RFS), TechCert(ArborA), FArborA
01730 239 492 | mark@mwelby.com | www.mwelby.com
M Welby Ltd, trading as Mark Welby Consulting Arborists
Hampshire, UK

AA Registered CONSULTANT

Arboricultural ASSOCIATION Fellow Member

Executive Summary

Trees are a consideration in this planning application for a replacement dwelling. Therefore, this report has been drafted to provide the information required to enable the local planning authority to meet the duty placed upon them by section 197 of the Town and Country Planning Act (as amended, 2021).

The document includes a BS5837:2012-compliant tree survey, an arboricultural impact assessment, and a tree protection strategy that includes a method statement and tree protection plan.

Five trees are to be removed to directly facilitate the proposals. Regardless of this proposal and due to the unmanaged state of the overall tree stock, six other trees will be removed as good practice.

The new dwelling is located outside the root protection areas of retained trees.

The turning head to the southeast of the house will be improved to provide ancillary parking. As this is within the root protection areas of retained trees, the new surface will be laid above ground using a 'no-dig' style surface and sensitive removal of the old surface where necessary.

Tree protection commitments include erecting approximately 380m of barriers, conducting a pre-start audit/meeting, and supervising the work on the turning head.

Provided the protection strategy is implemented as outlined, this application has a low arboricultural impact and is thus acceptable.

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1. Instructions and Terms of Reference

1.1. In July 2025, I was instructed by Mr J Horseman to undertake a tree survey and to produce this report to accompany a planning application for a replacement dwelling at Lindisfarne, Wargrave Road, RG10 8PE.

1.2. Following the recommendations of the British Standard[1], this report includes the necessary information to enable the local planning authority to meet the duty placed upon them by section 197 of the Town and Country Planning Act (as amended, 2021).

1.3. It demonstrates that the proposal's impact, both direct and indirect, has been assessed, and mitigation, compensation, and tree protection have been proposed where appropriate.

1.4. Correctly implementing the tree protection specified in this report is critical for ensuring the retained trees are successfully protected throughout construction.

1.5. The assessment considers the proposal's impact on the constraints of trees retained within the site and those on adjacent land. Such impact can be caused directly through construction damage and indirectly from post-development resentment and pressure to detrimentally prune or remove the trees. The latter is often due to a poor juxtaposition between the proposal and the trees.

1.6. A tree's root protection area (RPA) represents a minimum area in m^2 that shall be left undisturbed around it. This is initially represented by a circle but is fundamentally an area of rooting volume. It is often adjusted to account for constraints to root growth within the site (primarily highways and buildings). The British Standard provides recommendations regarding the protection of existing trees during the construction process. This is achieved by implementing a tree protection strategy before any demolition or construction on the site.

Documents Supplied

- Proposed: 2662-GA.dwg/2662-09SK.pdf by Paul Edwards Architecture, July 2025
- Site survey: 8050-topographic.dwg

[1] BS5837:2012 Trees in relation to design, demolition and construction

2. Statutory & Other Relevant Constraints

Local Planning Authority	Wokingham Borough Council
Tree Preservation Orders & Conservation Area restrictions Checked at the time of writing using the following link https://experience.arcgis.com/experience/c0ad4ce95f8e46cfb28bb8cb126eaec0#data_s=id%3Awidget_30_output_config_2%3A0	
Tree Preservation Orders	**None**
Conservation Areas	**None**
Forestry Act (1967)	**Gardens are exempt**
Ancient Semi-Natural Woodland (ASNW) https://magic.defra.gov.uk/MagicMap.aspx	**None**
Ancient Tree Inventory https://ati.woodlandtrust.org.uk/tree-search/?v=	**None**
Obvious veteran trees	**None**
Sites of special scientific interest (SSSI) https://magic.defra.gov.uk/MagicMap.aspx	**No**
Legal covenants and outstanding planning conditions	**Not known**
Bedrock: British Geological Survey: https://geologyviewer.bgs.ac.uk/?_ga=	**Lewes Nodular Chalk Formation, Seaford Chalk Formation and Newhaven Chalk Formation - Chalk**
Soil: Landis SoilScape https://www.landis.org.uk/soilscapes/	**Freely draining slightly acid but base-rich soils**
Checked online at the time of writing (information must be verified before any tree work is carried out).	

Ecology

2.1. The Natural Environment and Rural Communities Act 2006 places a duty on public authorities to have regard to conserving biodiversity when carrying out their functions. This includes protecting trees that provide habitats for wildlife. The Wildlife and Countryside Act 1981 also provides protection for certain species of plants and animals, making it an offence to intentionally damage or destroy their habitats.

3. Survey Scope & Methodology

3.1. Tree survey data can be found on the appended plan.

3.2. The tree survey has been carried out following the recommendations of The British Standard 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.

3.3. The reference numbers of surveyed trees and groups of trees are shown on the tree reference plan, which is appended to this report and based on the supplied survey drawing. Stem locations within groups may be estimated, and indicative of canopy only.

3.4. The tree survey was carried out from ground level only, with the aid of binoculars as necessary, following the Visual Tree Assessment[2] (VTA) method.

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

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

3.7. Tree heights were measured with a clinometer or estimated in relation to those measured.

3.8. Trunk diameters are measured at 1.5m above ground level, where this is not possible, then Figure C.1 of the British Standard is followed.

3.9. Tree canopies were markedly asymmetrical, and 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. For the canopies of groups of trees, the maximum radius for each compass point is measured (more complicated groups will have further notes taken and an accurate representation will be shown on the plan).

3.10. All estimated dimensions are noted in the data.

[2] Mattheck, C. & Breloer, H., 1998. The Body Language of Trees: A Handbook for Failure Analysis. London:H.M.S.O.

4. Arboricultural Impact Assessment

Proposal

4.1. It is proposed to replace the existing dwelling, the layout of which can be seen on the appended plan.

Tree Removals

4.2. Five trees of low quality (category C) are to be removed to facilitate the proposals directly: #06, 18, 20, 21 & 49.

4.3. Regardless of this proposal and due to the unmanaged state of the overall tree stock, six other trees will be removed as good practice.

4.4. All tree removals are listed on the appended plan.

Tree Surgery

4.5. The prescribed work is limited to cutting back the overhanging canopy of group #48 to provide adequate construction clearance.

Construction Impact

4.6. The new dwelling is located outside the root protection areas of retained trees.

4.7. The turning head to the southeast of the house will be improved to provide ancillary parking. As this is within the root protection areas of retained trees, the new surface will be laid above ground using a 'no-dig' style surface and sensitive removal of the old surface where necessary.

Supervision & Monitoring

4.8. Some sites require more arboricultural involvement during the construction process than others. This is typically commensurate with the pressure on retained trees and the complexity of the tree protection strategy.

4.9. For this project, a pre-start meeting/tree protection audit before demolition starts is proposed. Supervision will also be required during the work to the turning head (Special Protection Area/ SPA 1).

4.10. It is my opinion that regular monitoring visits would not be necessary for this project.

Barrier Type

4.11. As the proposed construction work is comparatively 'low impact', the default British Standard tree protection specification seems somewhat onerous. Therefore, it is my opinion that an adequate level of protection can be provided with a lesser specification.

4.12. Alternative specifications can be found in Appendix i. TPF 2 or TPF 3 are proposed.

4.13. The approximate length of barriers required is 380m.

Service & Utility Provisions

4.14. It is presumed that the existing drainage, service and utility supplies will be reused.

Summary

4.15. Provided the tree protection strategy is implemented as outlined in the following method statement, this application has a low arboricultural impact and is thus acceptable.

4.16. Should the council wish to see more onerous tree protection methods, this can be ensured via an appropriately worded planning condition and should not be the basis for a reason for refusal.

5. Arboricultural Method Statement

5.1. The tree protection on this site is subject to implementation as detailed in the following sections.

5.2. The recommendations of the British Standard have been applied where viable. Where deviations from the preferred approach are required, the impact on any retained trees is minimised through a combination of supervision from an arboriculturist and adherence to the associated method statement.

5.3. Once permission is granted, the strategy must be followed to avoid impacting the trees and adhere to any planning conditions.

5.4. The information within this section must be passed to the site foreman and cascaded to all relevant personnel involved in the project.

5.5. Any questions about the content or its implementation shall be directed to **Mark Welby Consulting Arborists at 01730 239492** before action is taken.

5.6. A tree protection plan showing the types of tree protection and their locations is appended. It includes the tree survey data, existing site features and the approved construction. The plan must be read in conjunction with this method statement.

Phasing

5.7. It is essential that the following phasing is followed if trees are to be effectively protected throughout construction.

1	Tree removals/surgery
2	Installation of protection barriers (Appendix i: TPF 2 or 3)
3	Pre-start tree protection audit/meeting
4	Demolition & site clearance phase
5	Construction Phase
6	Work in SPA1: 'no-dig' parking in RPAs: **under arboricultural supervision**
7	Removal of tree protection barriers upon completion of work

Table 1: Timing of operations in relation to trees

5.9. The above has been drafted at the planning stage. Shall any of the protection measures prove incompatible with elements of the build program, contact the project arboriculturist to discuss options.

Pre-start Audit/Meeting

5.10. The most important step in the tree protection process: a meeting with the project arboriculturist and the site manager shall be undertaken to review the measures before any main construction work starts on site. Usually included as a specific item in any planning conditions.

5.11. It is an opportunity to discuss any conflicts with the approved AMS and to seek changes if necessary.

5.12. An auditable record is to be kept on file and forwarded to the LPA if required.

Construction Exclusion Zone (CEZ)

5.13. The CEZ is a root-sensitive area where construction activities are to be excluded. The default method of doing so is through the installation of tree protection barriers. If construction access is required in the CEZ then ground protection can be used to facilitate this.

5.14. Everyone engaged in the construction process is responsible for respecting the tree protection measures and observing the necessary precautions within and adjacent to them.

5.15. Inside the exclusion zone, the following shall apply:

- No mechanical excavation whatsoever;
- No excavation by any other means without arboricultural site supervision;
- No hand digging without a written method statement having first been approved by the project arboriculturist;
- No lowering of levels for any purpose (except removal of grass sward using hand tools);
- No storage of plant or materials;
- No storage or handling of any chemical including cement washings;
- No vehicular access (unless ground protection is installed);
- No fire lighting.

5.16. In addition to the above, further precautions are necessary adjacent to trees:

- No substances injurious to tree health, including fuels, oil, bitumen, cement (including cement washings), builder's sand, concrete mixing and other chemicals shall be stored or used within or directly adjacent to the protection area of retained trees;
- No fire shall be lit such that flames come within 5m of tree foliage.

5.17. Variations from the above may be specified in the following sections of this method statement. This is only acceptable where detailed and will typically be subject to supervision by the arboriculturist.

Protection Barriers

5.18. Barriers must be fit to exclude construction activity and appropriate to the degree and proximity of work around the retained tree(s). Barriers shall be maintained to ensure that they remain rigid and complete.

5.19. See Appendix *i* for barrier specifications.

5.20. On this project, types TPF 2 or TPF 3 are to be used.

Ground Protection

5.21. If required to facilitate access within the CEZ (or as shown on the appended tree protection plan), ground protection is to be installed. If not already included on the tree protection plan, it must be approved in writing by the local planning authority before implementation. The ground protection must be capable of supporting the expected loads and avoiding rutting, compaction and damage to the soil: as advised in section 6.2.3 of the British Standard.

GP1: Tree protection barriers and scaffold ground protection

GP2: Tree protection barriers & trackmat ground protection

5.22. Stages of ground protection installation:

1. If required, dismantle barriers and re-erect them to protect any newly exposed CEZ not to be covered by ground protection;
2. Any shrubs, saplings or trees to be removed, are to be cut or ground out to just below ground level rather than grubbed or winched out, which can damage the roots of retained trees;
3. Lay woven geotextile over the existing ground surface by hand;
4. Cover the area with a compressible layer (200mm of woodchip, for example), using hand tools only;

5. Cover compressible layer with side butting scaffold boards, plywood boards of proprietary trackway/trackmats;
6. Confirm surface is acceptable for use with the project arboriculturist;
7. Area ready for construction access;
8. Any scaffolding required within the area will be erected with the uprights placed on spreader boards;
9. The boarding will be left in place until the construction works are finished.

5.23. A single thickness of boarding laid on the soil surface will provide sufficient protection for pedestrian loads. However, for wheeled or tracked construction traffic movements within the RPA, ground protection will involve the use of temporary geocell/cellular confinement systems, reinforced concrete slabs or track-board systems details of which are to be specified by the project engineer and approved for use by the project arboriculturist and local authority before construction commences.

5.24. Track-boards can be sourced from Trakmats, 0800 622 6838, www.trakmats.co.uk, or GroundGuards, 0113 209 3685, www.ground-guards.co.uk.

5.25. There is to be no excavation within the ground protection area whatsoever. This includes the installation of services and associated utilities, without prior approval.

Site Induction

5.26. All site staff are to be briefed on the tree protection strategy for the site as part of the general site induction procedure. This can be carried out by the site manager once he has been briefed by the project arboriculturist.

5.27. In general, this will include the following:

1. Explanation of the purpose of the tree protection barriers and any ground protection
2. Explanation of the demolition procedures near trees
3. Explanation of the sensitive/supervised excavation areas
4. What to do if access is needed within a protected area for any reason
5. What to do if damage occurs to any tree protection barriers and how to contact the project arboriculturist if necessary.

Tree Surgery

5.28. Tree surgery work is listed in the schedule on the appended plan, along with all trees to be removed.

5.29. All work will be carried out under BS3998[3] industry best practice and in line with any works already agreed upon with the council.

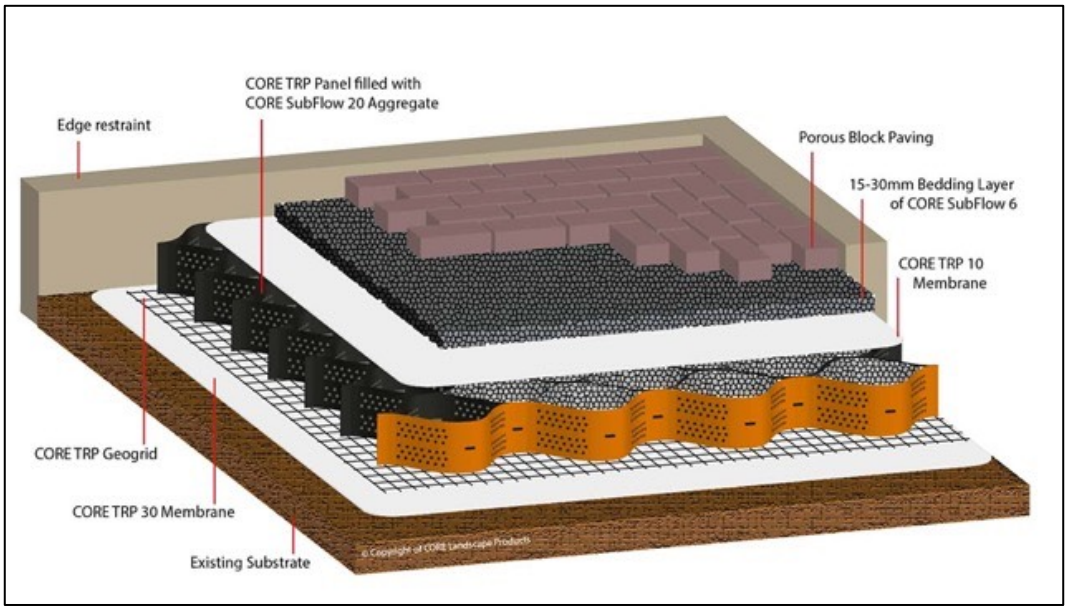
5.30. The statutory protection[4] [5] will be adhered to. If further advice is required, particularly if bats are discovered during tree work, it will be obtained from Natural England or other competent persons and recommendations adhered to.

5.31. The stumps of any trees removed from within the Construction Exclusion Zone or the RPAs of retained trees will be either cut flush to ground level and left in situ or ground out using a stump grinder. They will not be winched out.

5.32. All operations shall be carefully carried out to avoid damage to the trees being treated or neighbouring trees. No trees to be retained shall be used for anchorage or winching purposes.

SPA1: Installation of 'No-Dig' Geocell Surface

5.33. To ensure that tree roots, within the ground under this proposed surface, continue to survive during and after construction, a geocell/cellular confinement system (CCS) is proposed. The following is a guide to installation, not an engineering specification. It is critical that an engineer design this surface to ensure long-term durability.



ND1: CORE Tree Root Protection © Porous block paving

[3] *BS3998:2010- Recommendations for Tree Work.* London: British Standards Institute

[4] *Wildlife and Countryside Act.* (1981) London: HMSO.

[5] *Conservation of Habitats and Species Regulations (2017)* London: HMSO.

5.34. Stages for Installation of the cellular confinement surface:

1. Contact the project arboriculturist to hold a pre-start site meeting, a 'toolbox' talk before starting work and provide supervision throughout the process;
2. Remove barrieres to allow access to work site;
3. Within the new surface's footprint, retain all original asphalt and ground levels after vegetation removal. No excavation whatsoever within RPAs;
4. Remove any remaining hard landscape outside the new surface's footprint if necessary. If possible, use hand tools. If machinery is required for this operation, it must be used only on existing surfaces or outside the protected areas and tree canopies (approval from the project arboriculturist must be sought before using machinery);
5. Dress newly exposed soft ground in RPAs with topsoil;
6. Install a non-woven geotextile (such as Root-tex 30) directly over the asphalt and surrounding soil grade level (levelled where necessary, by non-compacted washed sand) and fix in place;
7. Lay the cellular system over the geotextile, which is secured open under tension during the infill process with steel staples or wooden pegs;
8. Install kerbs and edgings directly on top of the existing soil grade level. For light structures, a treated peg and board may be acceptable. For more substantial structures, railway sleepers, haunched concrete with road pins, drilled kerbstones, gabions or cast in situ kerbs will be appropriate;
9. Fill the cellular system ensuring any machinery works only on already filled areas. Typical infill consists of no fines angular granular material 20-40mm, which will remain uncompacted;
10. If required, cover with a non-woven geotextile (Root-tex 30 or similar);
11. Install porous wearing surface.

5.35. Any variation to the above specification must meet the following design criteria for low-invasive surfaces to provide the conditions for continued tree survival and growth:

- Maintain oxygen diffusion through the new surface to the rooting area (5-12% by volume)
- Maintain sufficient passage of water to the rooting area (12-40% by volume)
- Avoid compaction by maintaining a soil structure sufficient to sustain root growth (soil bulk density below 1.4g/cc).

5.36. Site analysis of the soil type and its structural characteristics will be required before determining the specific depth of products to be adopted, for example, footpaths normally require a depth of 75mm and, 100mm to 200mm depths are used for residential driveways, while greater depths may be required for the passage of heavier traffic such as for construction access and delivery vehicles.

5.37. If ground levels are to be raised more than 150mm this shall be achieved by the use of a granular material, which does not inhibit vertical gaseous diffusion. For example, no-fines gravel, washed aggregate, structural soil (min. 20% sand content) or cobbles.

5.38. See https://www.corelp.co.uk/core-tree-root-protection/ and https://www.geosyn.co.uk/product/cellweb-tree-root-protection for more information.

6. Limitations of Use and Copyright.

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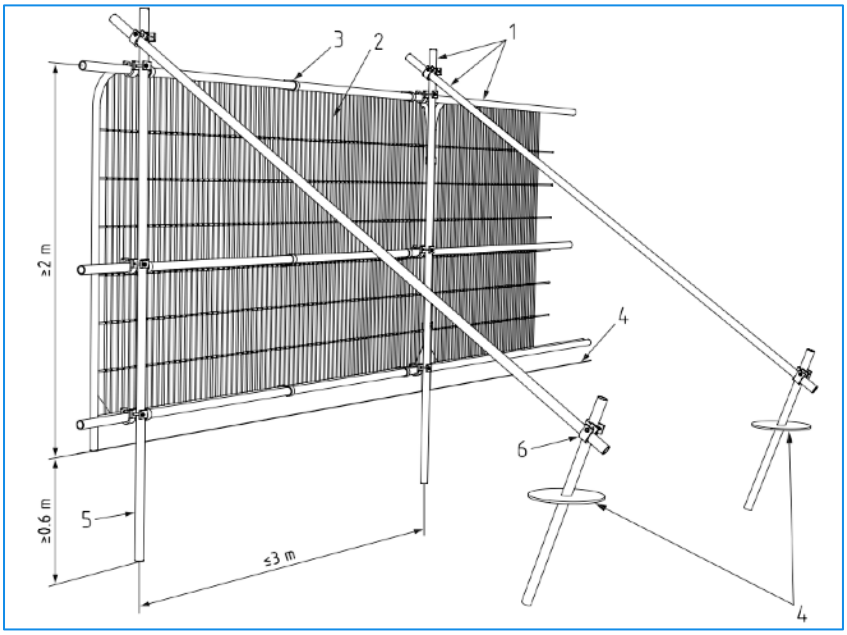
Appendix

i. Tree Protection Barriers



1 Standard scaffold poles

2 Heavy gauge 2 m tall galvanised tube and welded mesh infill panels

3 panels secured to up rights and cross members with wire-ties

4 ground level

5 uprights driven into the ground until secure (minimum depth 0.6 m)

6 Standard scaffold clamps

TPF1: Default specification for protective barrier (Fig 2 from BS5837:2012)

TPF 2: Alternative fencing option: scaffold uprights with backstay

TPF 3:Alternative fencing option: on boots with backstay

TPF 4: Plastic barrier for low intensity areas of construction

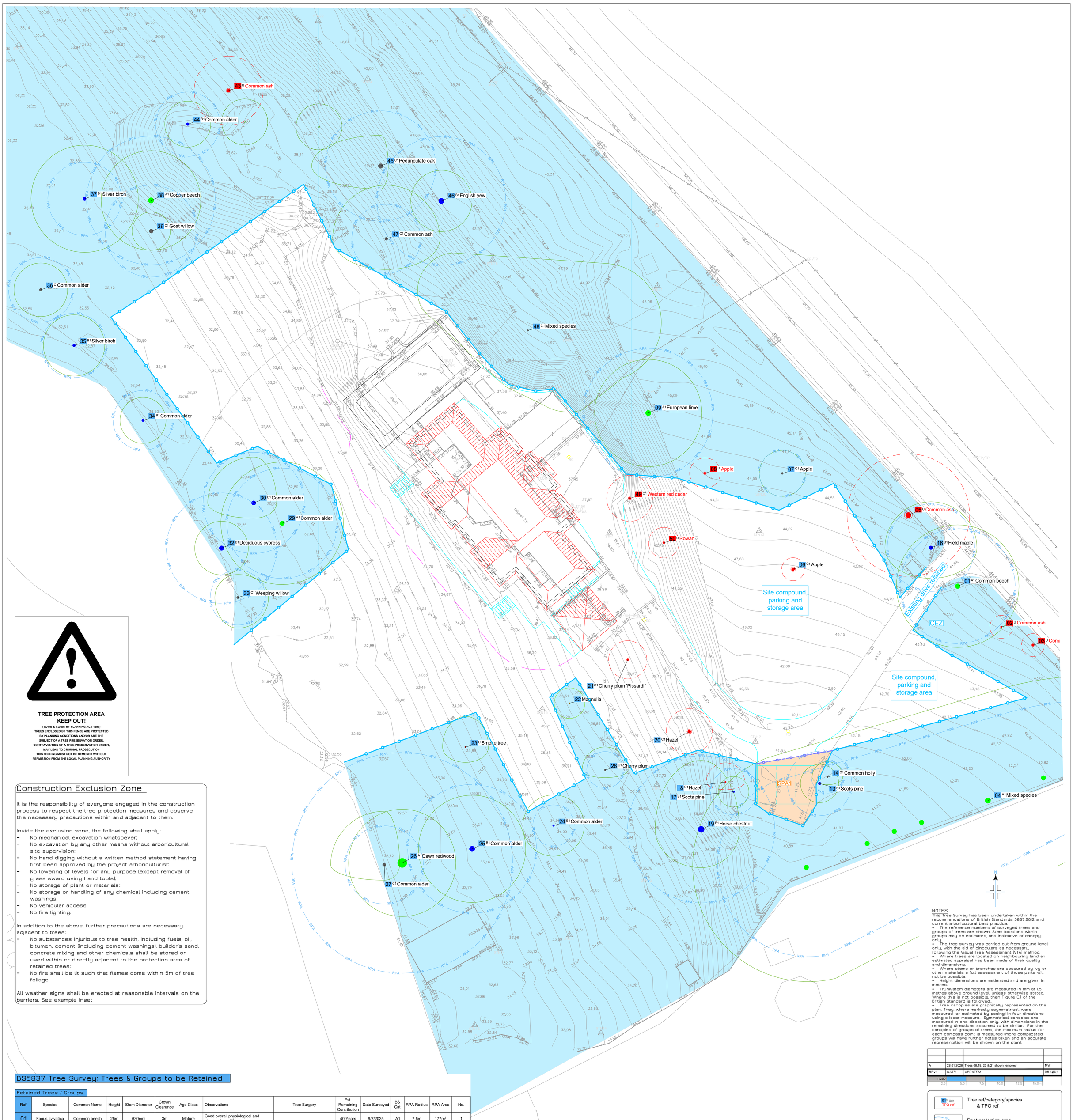
TPF 5: Chain-link for low intensity areas on large projects

ii. Tree Categories Explained

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

iii. Protection Plan

See the following page



TREE PROTECTION AREA
KEEP OUT!
(TOWN & COUNTRY PLANNING ACT 1990)
TREES ENCLOSED BY THIS FENCE ARE PROTECTED BY PLANNING CONDITIONS AND/OR ARE THE SUBJECT OF A TREE PRESERVATION ORDER. CONTRAVENTION OF A TREE PRESERVATION ORDER, MAY LEAD TO CRIMINAL PROSECUTION
THIS FENCING MUST NOT BE REMOVED WITHOUT PERMISSION FROM THE LOCAL PLANNING AUTHORITY

Construction Exclusion Zone

It is the responsibility of everyone engaged in the construction process to respect the tree protection measures and observe the necessary precautions within and adjacent to them.

Inside the exclusion zone, the following shall apply:
- No mechanical excavation whatsoever;
- No excavation by any other means without arboricultural site supervision;
- No hand digging without a written method statement having first been approved by the project arboriculturist;
- No lowering of levels for any purpose (except removal of grass sward using hand tools);
- No storage of plant or materials;
- No storage or handling of any chemical including cement washings;
- No vehicular access;
- No fire lighting.

In addition to the above, further precautions are necessary adjacent to trees:
- No substances injurious to tree health, including fuels, oil, bitumen, cement (including cement washings), builder's sand, concrete mixing and other chemicals shall be stored or used within or directly adjacent to the protection area of retained trees;
- No fire shall be lit such that flames come within 5m of tree foliage.

All weather signs shall be erected at reasonable intervals on the barriers. See example inset

NOTES
This Tree Survey has been undertaken within the recommendations of British Standards 5837:2012 and current arboricultural best practice.
- The reference numbers of surveyed trees and groups of trees are shown. Stem locations within groups may be estimated, and indicative of canopy only
- The tree survey was carried out from ground level only, with the aid of binoculars as necessary, following the Visual Tree Assessment (VTA) method.
- Where trees are located on neighbouring land an estimated appraisal has been made of their quality and dimensions.
- Where stems or branches are obscured by ivy or other materials a full assessment of those parts will not be possible.
- Height dimensions are estimated and are given in metres.
- Trunk/stem diameters are measured in mm at 1.5 metres above ground level, unless otherwise stated. Where this is not possible, then Figure C.1 of the British Standard is followed.
- Tree canopies are graphically represented on the plan. They, 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. For the canopies of groups of trees, the maximum radius for each compass point is measured (more complicated groups will have further notes taken and an accurate representation will be shown on the plan).

REV:	DATE:	UPDATES:	DRAWN:
A	28.01.2026	Trees 06,18, 20 & 21 shown removed	MW

1:250 — 2.5 5.0 7.5 10.0 12.5 15.0m

Tree ref/category/species & TPO ref
Root protection area
Crown spread
CEZ extent. To be protected with temporary protective barriers or ground protection to allow construction access. See insets and method statement for details.
Tree to be removed
Adjusted parking area. To comprise sensitive surface removal and a no-dig surface (above existing ground levels). See inset and method statement
Temporary barriers around special protection area. To protect ground until installation is required

BS 5837:2012 Tree Quality Categories
- Category A - High quality
- Category B - Moderate quality
- Category C - Low quality
- Category U - Unsuitable for retention

Guidance on the implementation and use of this information, along with its limitations and more can be downloaded here: https://bit.ly/BS5837FAQ
Or scan this QR code:

This plan has been drafted in colour. A monochrome version must not be relied upon

BS5837 Tree Survey: Trees & Groups to be Retained

Retained Trees / Groups

Ref	Species	Common Name	Height	Stem Diameter	Crown Clearance	Age Class	Observations	Tree Surgery	Est. Remaining Contribution	Date Surveyed	BS Cat	RPA Radius	RPA Area	No.
01	Fagus sylvatica	Common beech	25m	630mm	3m	Mature	Good overall physiological and structural condition.		40 Years	9/7/2025	A1	7.5m	177m²	1
04	Mixed species	Mixed species	25m	700#mm	1m	Mature	Mixed group comprising hornbeam, sycamore, beech. Good overall physiological and structural condition.		40 Years	9/7/2025	A1		1112.94m²	1
07	Malus sp.	Apple	3.5m	250#mm	1m	Mature	Small and inconsequential.		10 Years	9/7/2025	C1	3m	28m²	1
09	Tilia x europaea	European lime	25m	400mm; 350mm; 150mm; 350mm; 220mm	2m	Mature	Growing on bank. Good overall physiological and structural condition.		40 Years	9/7/2025	A1		222m²	1
13	Pinus sylvestris	Scots pine	19m	360mm	12m	Early-Mature	Fair overall physiological and structural condition.		20 Years	9/7/2025	B1	4.2m	55m²	1
14	Ilex aquifolium	Common holly	7m	170mm	1m	Early-Mature	Small and inconsequential.		10 Years	9/7/2025	C1	2.1m	14m²	1
16	Acer campestre	Field maple	15m	320mm; 240mm; 250mm	3m	Mature	Good overall physiological and structural condition. Asymmetric crown due to pressure from adjacent tree		40 Years	9/7/2025	B1	5.7m	102m²	1
17	Pinus sylvestris	Scots pine	15m	250mm	8m	Early-Mature	Fair overall physiological and structural condition.		20 Years	9/7/2025	B1	3m	28m²	1
19	Aesculus hippocastanum	Horse chestnut	15m	800#mm	2m	Mature	Fair overall physiological and structural condition.		20 Years	9/7/2025	B1	9.6m	290m²	1
22	Magnolia sp.	Magnolia	3m	100mm	1m	Early-Mature	Shrub		10 Years	9/7/2025				1
23	Cotinus coggygria	Smoke tree	2.5m	150mm; 150mm	1m	Early-Mature	Collapsed		0 Years	9/7/2025	U	2.4m	18m²	1
24	Alnus glutinosa	Common alder	14m	230mm	1.5m	Early-Mature	Group of young stems		40 Years	9/7/2025	B1	2.7m	23m²	1
25	Alnus glutinosa	Common alder	15m	550#mm; 300#mm; 300#mm	1m	Mature	Fair overall physiological and structural condition.		40 Years	9/7/2025	B1	8.4m	222m²	1
26	Metasequoia glyptostroboides	Dawn redwood	20m	1200mm	1m	Mature	Good overall physiological and structural condition.		40 Years	9/7/2025	A1	14.4m	652m²	1
27	Alnus glutinosa	Common alder	13m	300mm; 300mm	1.5m	Early-Mature	Asymmetric. Competing with adjacent redwood		20 Years	9/7/2025	C1	5.1m	81m²	1
28	Prunus cerasifera	Cherry plum	4.5m	100mm; 100mm; 100mm; 100mm	1m	Early-Mature	Fair overall physiological and structural condition.		10 Years	9/7/2025	C1	2.4m	18m²	1
29	Alnus glutinosa	Common alder	18m	590mm	1.5m	Mature	Good overall physiological and structural condition.		40 Years	9/7/2025	A1	7.2m	163m²	1
30	Alnus glutinosa	Common alder	18m	540mm	1.5m	Mature	Fair overall physiological and structural condition.		40 Years	9/7/2025	B1	6.6m	137m²	1
32	Taxodium distichum	Deciduous cypress	16m	610mm	1m	Mature	Fair condition. Asymmetric due to group pressure		20 Years	9/7/2025	B1	7.2m	163m²	1
33	Salix babylonica	Weeping willow	3.5m	300#mm		Mature	Small and inconsequential.		10 Years	9/7/2025	C1	3.6m	41m²	1
34	Alnus glutinosa	Common alder	12m	330mm	1m	Early-Mature	Fair overall physiological and structural condition.		20 Years	9/7/2025	B1	3.9m	48m²	1
35	Betula pendula	Silver birch	18m	360mm	1m	Early-Mature	Fair overall physiological and structural condition.		20 Years	9/7/2025	B1	4.2m	55m²	1
36	Alnus glutinosa	Common alder	10m	250mm; 250mm	1m	Early-Mature	Regrowth on decayed stump		10 Years	9/7/2025	C	4.2m	55m²	1
37	Betula pendula	Silver birch	18m	390mm	2m	Early-Mature	Fair overall physiological and structural condition.		20 Years	9/7/2025	B1	4.8m	72m²	1
38	Fagus sylvatica purpurea	Copper beech	22m	500mm; 500mm	1m	Mature	Good overall physiological and structural condition.		40 Years	9/7/2025	A1	8.4m	222m²	1
39	Salix caprea	Goat willow	3.5m	500#mm	1m	Early-Mature	Regrowth on old stems		10 Years	9/7/2025	C1	6m	113m²	1
44	Alnus glutinosa	Common alder	11m	350#mm	1m	Early-Mature	Fair overall physiological and structural condition.	Sever ivy at the base of retained	20 Years	9/7/2025	B1	4.2m	55m²	1
45	Quercus robur	Pedunculate oak	12m	600#mm	4m	Mature	Heavily asymmetric and ivy clad	Sever ivy at base	20 Years	9/7/2025	C1	7.2m	163m²	1
46	Taxus baccata	English yew	6m	700#mm		Mature	Typical woodland specimen		40 Years	9/7/2025	B1	8.4m	222m²	1
47	Fraxinus excelsior	Common ash	20m	380mm	3m	Mature	Reasonable condition with limited signs of die back. Assymmetric		10 Years	9/7/2025	C1	4.5m	64m²	1
48	Mixed species	Mixed species	6m	200#mm	1m	Early-Mature	Mixed group of small trees growing on acute bank. In accessible. Species comprise yew, maple, holm oak, hazel, plum, elm.	Cut back overhanging canopy to southwest as required	10 Years	9/7/2025	C1			1

Total :31

Survey by Mark Welby DipArb(RFS), TechCert(ArborA), FArborA
Arboricultural Association Registered Consultant
www.mwelby.com

# denotes estimated dimension. Typically due to the tree being inaccessible.
Where dimensions are not listed please refer to the plan graphics for an indicatvie representation (typically for groups).

Base plan/site survey reference: 2662-GA.dwg

Trees & Groups for Removal

Removed Trees / Groups

Ref	Species	Common Name	Height	Stem Diameter	Crown Clearance	Age Class	Observations	Est. Remaining Contribution	Date Surveyed	BS Cat	No.
02	Fraxinus excelsior	Common ash	9m	150mm	3m	Early-Mature	Ash dieback	0 Years	9/7/2025	U	1
03	Fraxinus excelsior	Common ash	14m	250mm	3m	Early-Mature	Ash dieback	0 Years	9/7/2025	U	1
05	Fraxinus excelsior	Common ash	22m	700#mm	3m	Mature	Ash dieback	0 Years	9/7/2025	U	1
06	Malus sp.	Apple	2.5m	400#mm	1m	Mature	Small and inconsequential.	10 Years	9/7/2025	C1	1
08	Malus sp.	Apple	3.5m	250#mm	1m	Mature	In decline	0 Years	9/7/2025	U	1
18	Corylus avellana	Hazel	4.5m	120mm	1m	Early-Mature	Small and inconsequential.	10 Years	9/7/2025	C1	1
20	Corylus avellana	Hazel	5m	400#mm		Early-Mature	Group of two trees. Ivy clad. Limited wider value	20 Years	9/7/2025	C1	1
21	Prunus cerasifera 'Pissardi'	Cherry plum 'Pissardii'	4.5m	200#mm	1.5m	Early-Mature	Small and inconsequential.	10 Years	9/7/2025	C1	1
43	Fraxinus excelsior	Common ash	16m	400mm	2m	Early-Mature	Group of two ash with dieback	0 Years	9/7/2025	U	1
49	Thuja plicata	Western red cedar	10m	280#mm		Early-Mature	Fair overall physiological and structural condition. Low landscape value.	10 Years	9/7/2025	C1	1
50	Sorbus aucuparia	Rowan	3.5m	200#mm	2m	Early-Mature	Becoming swamped by ivy. Limited value	0 Years	9/7/2025	U	1

Total :11

Tree Protection

Lindisfarne,
Wargrave Road,
RG10 8PE

Date: 08/08/2025
Scale: 1:250 @A1
DWG Ref: MW.2507.LWR.TPP.RevA

MARK WELBY
CONSULTING ARBORISTS
Mark Welby
DipArb(RFS), TechCert(ArborA), FArborA
Arboricultural Association Registered Consultant
01730 239 492 | mark@mwelby.com
www.mwelby.com
M Welby Ltd. | Hampshire | UK