



Title:

Arboricultural Impact Assessment
& Method Statement

Date:

14 April 2025

Proposal:

Single storey extension

Ref:

DS/33425/AC

Address:

Maxon House
Hogwood Lane
Finchampstead
RG40 4QW

Client:

Maxon Group

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1.0 Terms of Reference

- 1.1 Treecall Consulting is instructed by the client to survey the trees at the site and produce an arboricultural impact assessment and method statement for proposed development.

2.0 Report Limitations

- 2.1 The guidance in British Standard 5837:2012¹ ("BS 5837") has been used to appraise the likely impacts of the proposed development on the existing trees and determine appropriate tree protection measures.
- 2.2 Details of my qualifications and experience in arboriculture are included in Appendix A.
- 2.3 The information in this report covers only the trees referred to in Appendix C and is an assessment of their status on the date of inspection. The trees were surveyed visually from ground level; unless otherwise stated, no samples of trees or soil were taken and no diagnostic devices were used.
- 2.4 This report is for the sole use of the client and was produced in line with the above terms of reference. It should not be used for any other purposes or by any other parties.

3.0 Introduction

3.1 The Site

- 3.1.1 The site is a commercial building with parking to the front and rear and a landscaped strip around the perimeter. There are trees around the northeast and southeast boundaries and a cluster in the west corner.

3.2 Statutory Tree Protection

- 3.2.1 According to the Wokingham Borough Council website, which was checked on 14 April 2025, none of the trees near to the proposed development are protected by any tree preservation orders. The site is not shown to be within a conservation area.

3.3 The Proposals

- 3.3.1 The plan shows a single-storey extension to be constructed on the southeast side of the existing building.

¹ British Standards Institution, 2012. *Trees in relation to design, demolition and construction – Recommendations*. London: BSI Standards Limited.

3.4 Information Provided

3.4.1 The following information was used to prepare this report;

Title	Reference	Date
Proposed Location & Block Plan	5295 300	24.02.2025
Proposed Ground Floor Plan	5295 302	24.02.2025

4.0 Tree Survey Findings

4.1 I surveyed the trees on 9 April 2025

4.2 Of relevance to this project is a row of semi-mature trees running parallel to the site boundary, which were presumably planted as part of the landscaping of the site when the building was constructed.

4.3 In total, eight trees on the site were inspected and categorised according to the system set out in BS 5837. Three trees are in the 'C' category and the remainder of the trees are all in the 'B' category. The survey schedule is included as Appendix C.

5.0 Arboricultural Impact Assessment

5.1 The arboricultural impacts below have been identified by adding details of the surveyed trees onto the existing and proposed site plans in order to consider both the design and implementation of the proposed changes. This assessment must be read in conjunction with the arboricultural method statement included on the tree protection plan at Appendix B.

5.2 Tree Work to Facilitate Development

5.2.1 Implementation of the proposed development does not require any trees to be pruned or felled.

5.3 Demolition and Construction within Root Protection Areas (RPAs)

5.3.1 The footprint of the proposed extension is well beyond the RPAs of all the adjacent trees and will therefore not have any direct impact.

5.4 Removal and Installation of Hard Surfacing with RPAs

5.4.1 The proposed patio encroaches into the RPAs of T5 & T6. The affected areas equate to 9% and 8% of the open ground within RPAs, respectively. These areas are small and their loss can be offset by protecting the remaining open ground contiguous with the RPAs, though it will be of a permeable construction which will help to maintain soil moisture and aeration.

5.5 Services

- 5.5.1 The extension is a small addition to a much larger building so will connect to the existing services and there will be no need for any new installation.

5.6 Future Maintenance Requirements

- 5.6.1 As the trees along this side of the site increase in size they will eventually need to be pruned to maintain clearance from the main building. The proposed extension does not bring built form significantly closer to the trees and so this requirement will not change significantly.

5.7 Control of General Construction Activity During Development

- 5.7.1 Potential impacts associated with general construction activity can be managed effectively with the installation of protective fencing and ground protection in accordance with 6.2.2 and 6.2.3 of BS 5837, respectively.

Andrew Cleaves MArborA

Principal Arboricultural Consultant



Appendix A: Qualifications and Experience

Andrew Cleaves

BA (Hons), Dip Arb L6 (ABC), MArborA

Andrew has achieved the Awarding Body Consortium Level 6 Diploma in Arboriculture, which is endorsed by the Royal Forestry Society and is the premier qualification within the arboricultural profession. He also holds the Royal Forestry Society Certificate in Arboriculture, the Arboricultural Association Technician's Certificate in Arboriculture and the LANTRA professional tree inspection certificate. He is a Professional member of the Arboricultural Association.

He has worked in the arboricultural industry for over 15 years, beginning at Bournemouth Borough Council where he was part of the development management team providing advice and guidance regarding trees and construction and dealing with all aspects of the management of protected trees.

In 2015 Andrew joined Treecall Consulting as an Arboricultural Consultant, bringing his public sector planning and enforcement expertise to the private sector.

The information presented in this report is based on the information provided and site observations. Conclusions and recommendations are the result of experience within the arboricultural industry.



Appendix B: Plans

Title: Tree Protection Plan and Arboricultural Method Statement
Date: 14 April 2025
Scale: 1:100 @ A1



Appendix C: Tree Survey Schedule

Key:

Tree no	Number assigned to tree from survey. Refer to plan for tree location.	
Species	Tree species, identified as clearly as possible according to common or botanical name.	
Stem dia	Stem diameter measured in millimetres, to the nearest 10mm, taken at 1.5m above ground level, unless indicated otherwise within 'Observations'. For multi-stemmed trees the aggregated stem diameter, calculated in accordance with BS 5837, is given. Estimated measurements are indicated with an asterisk (*). Average measurements are indicated with a caret (^).	
Canopy spread	Extent of crown spread in the four cardinal directions.	Measurements are estimated to the nearest half metre for dimensions up to 10m and the nearest whole metre for dimensions over 10m.
C Ht	Crown height above ground level.	
Ht	Height.	
Life Stage	Estimated age of the tree. Chosen from the following categories:	
	Young: Tree only recently planted or established.	
	Semi Mature: Established tree, in the first third of its safe useful life.	
	Early Mature: Tree in the middle third of its safe useful life, still with significant capacity for future growth.	
	Mature: Tree in the last third of its safe useful life and with no significant capacity for future growth.	
	Over Mature: Tree nearing the end of its safe useful life expectancy.	
Observations	Tree issues and general comments along with any appropriate management requirements.	
BS Cat	Category to which tree has been assigned, according to Table 1 – 'Cascade chart for tree quality assessment' – of BS5837, as follows:	
	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
	A	Trees of high quality with an estimated remaining life expectancy of at least 40 years
	B	Trees of moderate quality with an estimated remaining life expectancy of at least 20 years
	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
	Subcategories 1, 2 & 3 indicate that a tree has been categorised based on mainly arboricultural qualities, landscape qualities or cultural values, including conservation, respectively.	
RPA	Minimum root protection radius in metres and area in square metres. The RPA is depicted as a circle in most cases but may be a polygon with equivalent area if site conditions indicate that rooting is likely to have occurred asymmetrically.	



Tree Survey Schedule

Tree no	Species	Stem dia	Canopy Spread				C Ht	Ht	Life stage	Observations	BS Cat	RPA	
			N	E	S	W						m	m ²
1	Ash	480	See plan				3	8	Semi mature	Ivy on stem into crown.	B1	5.8	104
2	Sycamore	230					3	8	Semi mature	-	B1	2.8	24
3	Field maple	470					-	8	Semi mature	Lower stem sweeps southeast. Recent pruned to remove all branches on building side.	C1	5.6	100
4	Whitebeam	210					3	8	Semi mature	-	B1	2.5	20
5	Hawthorn	320^					0.5	4	Semi mature	Multiple stems from ground level.	C1	3.8	46
6	Whitebeam	240					2.5	8	Semi mature	Two codominant stems above compression fork at 2m above ground level.	B1	2.9	26
7	Whitebeam	240					2.5	8	Semi mature	-	B1	2.9	26
8	Apple	300					2.5	8	Semi mature	Multiple upper stems above compression forks at 2m above ground level.	C1	3.6	41

Tree Survey Schedule

Common Name	Scientific Name
Apple	<i>Malus domestica</i>
Ash	<i>Fraxinus excelsior</i>
Field maple	<i>Acer campestre</i>
Hawthorn	<i>Crataegus monogyna</i>
Sycamore	<i>Acer pseudoplatanus</i>
Whitebeam	<i>Sorbus aria</i>

Revision	Comments	Date
-	First issue	14.04.2025



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