

Clifton Villa  
37 Hall Cliffe Road  
Horbury  
Wakefield  
WF4 6BY  
Phone: **0113 2175175** or **01924 270619**  
Email: [info@treecareconsultancy.co.uk](mailto:info@treecareconsultancy.co.uk)



Arboricultural Survey  
High Street Farm  
149 High Street  
Thurnscoe  
Rotherham  
S63 0QZ

Report reference: TCC-1057-1  
27 December 2017



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## Introduction

1. Tree Care Consultancy was commissioned by Mr G.J. Howell to prepare an Arboricultural Survey to accompany an outline planning application for a proposed residential development at High Street Farm (149 High Street), Thurnscoe. The report produced includes the following information:
  - A tree survey, undertaken in accordance with British Standard 5837:2012 'Trees in relation to design, demolition and construction' - Recommendations
  - A Tree Constraints Plan which highlights the potential development limitations the trees pose on site
2. This report is based on site observations and information provided. This report is only concerned with trees in relation to construction. This report makes no attempt to provide a full safety inspection of the trees surveyed. It should not be seen as an alternative for a Tree Hazard Assessment which is specific to minimising the risk and liability associated with trees.
3. Climatic conditions including storms, drought and temperature-related factors can cause damage and failure in apparently healthy trees. It should be remembered that all trees do pose a risk and whilst every effort has been made to detect any major defects in inspected trees, no guarantee can be given as to their safety. Although the risk should be managed to an acceptable level, no tree can be guaranteed as safe at all times.
4. This report is based on Visual Tree Assessment (VTA) methodology, as devised by Mattheck (1991). V.T.A is a ground level visual assessment of a tree, which is carried out to identify obvious mechanical defects, signs of ill health, potential mechanical failure and the suitability of a tree to a site. The survey is compiled in accordance with British Standard 5837:2012 'Trees in relation to design, demolition and construction' - Recommendations with all Root Protection Areas (RPA's) are based upon section 4.6 of the document.

### Site visit

5. The survey was undertaken by Steve Waterson on 7 December 2017. The weather conditions were dry, still with no visibility constraints. No climbing inspections or decay detection analysis were undertaken.
6. The relevant information was recorded and the trees were graded using table 1 of BS5837. This information has been included within the tree schedule at Appendix 3. The survey data should be read in conjunction with the Tree Constraint Plan (TCP) (located in appendix 4) which has been prepared by overlaying the tree information survey data onto the existing site plan. The

author has relied on the accuracy of the site plan in the production of this report.

### Site Description

The site comprises of High Street Farm (149 High Street) fronting High Street and includes a range of outbuildings to the west and south west. To the east of the farm house is paddock which fronts both High Street and Southfield Lane. The site contains little vegetation of significance and that which exists is chiefly situated around the boundaries in the form of hedging material. The surrounding area is predominantly residential in character. Tree cover within the village is moderate, having been defined by the prevailing land use and building densities. The material present is however weighted towards trees of a mature age.

### Tree Statutory Protection

7. It is understood none of the site's tree cover referred to in this report is subject of Tree Preservation Order (TPO) or Conservation Area control. In the case of trees that are subject of TPO, Conservation Area controls or planning application procedures it is essential the Local Authority's advice is sought and where necessary consent obtained before undertaking any tree removal or pruning operations.

### Soil Assessment

8. No soil testing was undertaken and no soil information was provided for the author.

### Tree Quality Assessment

9. As highlighted in table 1 below, the tree survey included 3No. individual trees and 3No. hedgerows all of which were identified as retention category 'C' material.

**Table 1:**

Category	Category Description	Tree Numbers
'A'	Trees of high quality, with life expectancy in excess of 40 years	Nil
'B'	Trees of moderate quality, with life expectancy in excess of 20 years	Nil
'C'	Trees of low quality with life expectancy in excess of 10 years or young trees	3No. individual trees and 3No. hedgerows
'U'	Seriously defective trees that cannot be retained in present context for longer than 10 years	Nil
Total number of trees:		3No. individual trees, 3No. tree hedgerows

10. Generally the Local Planning Authority is likely to accept the removal of trees in a poor condition or those with a minimal, safe, useful life expectancy. This usually includes category 'U' and 'C' trees.
11. Hedgerows H1, H2, H3 and the Holly tree T4 are located around the site boundaries and will provide effective boundary treatment to a future development.
12. Consideration should be given to the retention of the Apple trees T5 and T6 within a development; however should retention not prove possible these trees are readily replaceable within the development context with alternative tree species more compatible to the future use.

### **Conclusion**

13. From an Arboricultural perspective the site has good potential for development. The majority of the vegetation present is located around site boundaries leaving the inner core of the site available for development. None of the on-site trees and hedgerows should be seen as a major constraint to development due to their low quality and limited contribution to the surrounding landscape.

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## Appendix 1- Explanation of Survey Details

**Tree Id-** Each tree/group has been given a unique number, which coincides with the drawings located in appendix 3.

**Species & botanical name-** where identifiable the full botanical name has been given. Where a cultivar, variety or species cannot be accurately given the genus name only will be given.

**Height (m)-** measured approximately to the nearest 1m. If height issues are critical, measurements can be collected accurately using optical instruments.

**No of stems-** the number of separate stems each individual tree has.

**Stem Dia @1.5m (mm)-** the diameter of the given tree at 1.5m above soil level, (on sloping ground taken on the up-slope side of the tree base). Where the tree is multi-stemmed measurements will be record for each stem.

**Spread-** indicates the crown radius from the base of tree in four compass directions, recorded to the nearest metre.

**Crown height + direction (m)-** recorded as the first significant branch and direction of growth.

**Life stage-** described as young, semi-mature, early-mature, mature or over-mature.

**Physiological condition (P)-** an assessment of the trees health. Considers vitality, die back and the presence of disease. Described as **Good** = no significant health problems **Fair** = symptoms of ill health that can be remediated **Poor** = significant ill health.

**Structural condition (S)-** an assessment of the trees structural condition. Described as **Good** = no significant defects **Fair** = significant defects that can be remediated **Poor** = significant defects no remedy.

**Observations – negative and positive-** narrative comments on general condition, significant defects and overall appearance (e.g. the presence of any decay).

**Preliminary management recommendations-** e.g. requires pruning or further investigation of suspected defects is needed.

**Life expectancy-** preliminary management recommendations, e.g. requires pruning or further investigation of suspected defects is needed.

**Retention Category-** Each tree/group is identified with a retention category in accordance with BS5837 (an in depth explanation is provided on the following page)

**RPA radius (m)-** minimum area in metres which should be left undisturbed around each retained tree.

## Appendix 2- Cascade Chart for Tree Quality Assessment (extract from BS5837 table 1)

Category and definition	Criteria (including subcategories where appropriate)			Identification on Plan
<b>Category U</b> 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	<ul style="list-style-type: none"> <li>• 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)</li> <li>• Trees that are dead or are showing signs of significant, immediate, and irreversible overall decline</li> <li>• Trees infected with pathogens of significance to health and/or safety of other trees nearby, or very low quality trees suppressing adjacent trees of better quality</li> </ul> <p>NOTE Category U trees can have existing or potential conservation value which it might be desirable to preserve</p>			<b>DARK RED</b>
<b>TREES TO BE CONSIDERED FOR RETENTION</b>				
Category and definition	Criteria – Subcategories			Identification on Plan
	1 Mainly arboricultural values	2 Mainly landscape values	3 Mainly cultural values, including conservation	
<b>Category A</b> <b>Trees of a high quality</b> 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 essential components of groups, or of 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)	<b>LIGHT GREEN</b>
<b>Category B</b> <b>Those of moderate quality</b> 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 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	<b>MID BLUE</b>
<b>Category C</b> <b>Those of low quality</b> with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150mm	Unremarkable trees of a 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 landscape value; and/or trees offering low or only temporary/transient screening benefits	Trees with no material conservation or other cultural values	<b>GREY</b>

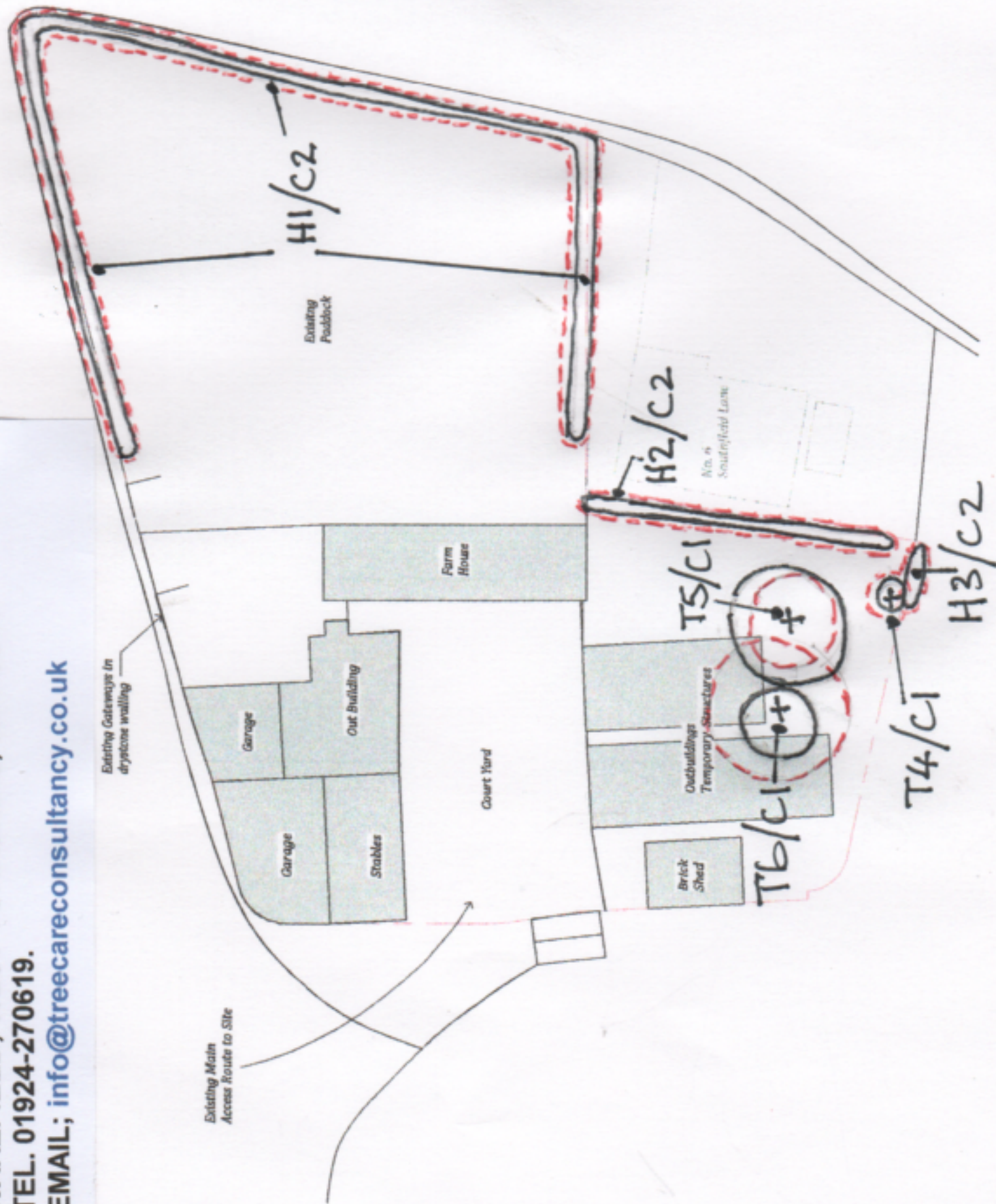
### Appendix 3- Tree survey schedule

Tree ID	Species, Botanical Name	Height (m)	No of stems	Stem(s) Dia @ 1.5M (mm)	Spread - N,E,S,W				Life stage	Physiological (P) and Structural (S) condition. Observations- negative and positive	Preliminary management recommendations	Life expectancy (years)	Retention category	RPA Radius (m)
H1	Hawthorn - <i>Crataegus monogyna</i>	1.7	n/a	<50	See plan				Mature	S=Good , P= Good Well maintained boundary feature, though somewhat gappy at base where bordering stone boundary wall on eastern boundary	Retain and maintain at current height.	10-20	C2	0.6
H2	Lawson Cypress - <i>Chamaecyparis lawsoniana</i>	2	n/a	<100	See plan				Mature	S=Good , P= Good Well maintained boundary feature.	Retain and maintain at current height.	10-20	C2	1.2
H3	Privet - <i>Ligustrum ovalifolium</i>	1.7	n/a	<50	See plan				Mature	S=Good , P= Good Well maintained off site boundary feature.	Retain and maintain at current height.	10-20	C2	0.6
T4	Holly - <i>Ilex aquifolium</i>	4.5	3	70 70 70	2	2	1.5	0.5	Semi Mature	S=Fair, P= Good Triple stemmed from ground level. Elliptical crown due to suppression from previously removed conifer. Inconsequential feature, however scope to retain if desired.	Consider merits for retention as part of a future detailed layout.	10-20	C2	1.5
T5	Apple - <i>Malus spp</i>	5	2	160 180	5.5	4.5	5	4.5	Mature	S=Fair, P= Good Dual stemmed from 1m. Fruit tree no longer managed for fruiting purposes. Lower crown brushes against adjacent outbuilding. Crown contains minor snags, dead wood and crossing limbs.	Probable development loss.	10-20	C2	2.9
T6	Crab Apple - <i>Malus sylvestris</i>	5.5	2	300 290	3	2	3	4	Mature	S=Fair, P= Good A tree of good form. Dual stemmed from 1.5m. Fruit tree no longer managed for fruiting purposes. Crown contains minor snags and dead wood.	Probable development loss.	10-20	C2	5.0



ARBORICULTURAL CONSULTANTS

TREE CARE CONSULTANCY  
 CLIFTON VILLA, HALL CLIFFE ROAD, HORBURY,  
 WAKEFIELD, WEST YORKSHIRE, WF4 6BY.  
 TEL. 01924-270619.  
 EMAIL; [info@treecareconsultancy.co.uk](mailto:info@treecareconsultancy.co.uk)



1 Site Plan 1 : 200

APPENDIX 4 – TREE CONSTRAINTS PLAN

BS 5837:2012 - category grading:

U = Seriously defective tree

A = Trees of high quality

B = Trees of moderate quality

C = Trees of low quality



BS5837 RPA radii



2 Site Plan 1 : 500

Existing Site Plan

149 High Street,  
 Thurnsoe Rotherham,  
 S63 0QZ

Scale: As indicated

Tom Faulkner  
 HD.com

28 Shay House Lane,  
 Stocksbridge,  
 Sheffield,  
 S36 1FD

tomfaulknerHD@gmail.com  
 07900890022  
 01142881379

TITLE

Existing Site Plan

CLIENT

G. Howell

07/04/2017  
 20:31:33

REV	No
A-1	