

**BARNBURGH VIEW, GOLDTHORPE, PHASE 3
for Gleeson Homes**

TREE SURVEY



Chartered Landscape Architects

Swallow's Nest, Main Street
Askham Richard, YORK, YO23 3PT

Telephone +44 (0)1904 500410

Email: design@rosettalandscape.co.uk
Web: www.rosettalandscape.co.uk

CONTENTS

1.0	GENERAL
2.0	SPECIES AND THEIR ARRANGEMENT IN THE LANDSCAPE
3.0	HEIGHT AND SIGNIFICANCE IN THE LANDSCAPE
4.0	AGE AND CONDITION
5.0	ENVIRONMENTAL CONDITIONS
6.0	CODES USED WITHIN SCHEDULE
7.0	TREE QUALITY ASSESSMENT
8.0	DETAILED SCHEDULE OF VEGETATION ON SITE
9.0	GENERAL RECOMMENDATIONS

APPENDIX: PHOTOGRAPHS

DRAWING: 3627/1 (EXISTING TREES ON SITE)

1.0 GENERAL

- 1.1 This tree survey was undertaken by Martin Popplewell (Landscape Architect) and Scott Reid (Arboricultural Consultant) on 02 April 2020 on behalf of Gleeson Homes in conjunction with proposals for residential development on site.
- 1.2 The survey should be read in conjunction with drawing 3527/1 (Existing Trees on Site).
- 1.3 The study site is located towards the southern edge of the settlement of Goldthorpe which itself lies midway between Barnsley and Doncaster. It is bounded to the north by the rear gardens of existing dwellings and the east by an area of land shortly due to be developed for residential use. An area of abandoned allotments abuts the site to the west whilst open land in agricultural use lies to the south.
- 1.4 The site was formerly in agricultural use is presently unused - covered in long grass and brambles. Ground falls gradually across the site from north to south. The lowest point on site is in the south east corner. Beyond the site boundary to the north ground levels rise gradually within the Goldthorpe urban area whereas in all other directions they remain level or fall away gradually.
- 1.5 It is not known if any trees are included within a Tree Preservation Order but thought very unlikely due to their modest quality and stature.
- 1.6 Trees grow and can develop weaknesses, the climate is thought to be changing and the many other factors which affect trees are rarely static. It is advisable to have trees inspected by a qualified arboriculturist regularly, and in this instance, it is recommended that these inspections should be made every year.
- 1.7 The report is based upon a visual inspection. The consultant shall not be responsible for events which happen after this time due to factors which were not apparent at the time, and the acceptance of this report constitutes an agreement with the guidelines and the terms listed in this report.
- 1.8 Any defects seen by a contractor or the employer that were not apparent to the consultant must be brought to the consultant's attention immediately.
- 1.9 No liability can be accepted by the consultant in respect of the trees unless the recommendations (see Section 9) are carried out under their supervision and within the timescale indicated.
- 1.10 The report aims to consider both the aesthetic qualities of the trees as well as their health. The health of the trees is considered in relation to the proposed change of use.
- 1.11 It must be noted that this tree report and accompanying drawing(s) do not constitute a Schedule of Works, and approval should be sought from the local authority prior to any works commencing.

2.0 SPECIES AND THEIR ARRANGEMENT IN THE LANDSCAPE

- 2.1 All trees surveyed lie along the site perimeter.
- 2.2 The principal tree species on or adjacent to the site is hawthorn. These can be found as isolated specimens along the eastern site boundary, as well as set within hedging.
- 2.3 The only other tree species present is Field Maple - two examples are found mid-way along the eastern boundary.
- 2.4 Shrub species (mostly Hawthorn with occasional Elder, Holly and Blackthorn) are found within unmaintained hedges along all boundaries.

3.0 HEIGHT AND SIGNIFICANCE IN THE LANDSCAPE

- 3.1 There are no visually prominent trees on site. Arising out of the boundary hedges several trees have been allowed to grow out but all are of modest height (maximum 8m).
- 3.2 The hedgerows themselves are generally unmaintained features; as a result these provide useful screening in the local landscape and all could be brought back into a managed state which would improve this in the medium term.

4.0 AGE AND CONDITION

- 4.1 The majority of trees surveyed fall within the 'Early mature' and 'Semi Mature' categories and most are in Fair or Good condition.
- 4.2 There are several dead trees on site – Hawthorns T3, T4 and T6 - whose removal is recommended.

5.0 ENVIRONMENTAL CONDITIONS

- 5.1 Due to their location on slightly elevated ground (in comparison to land to the south) trees on site might be expected to be subject to potential impact from prevailing winds. However, none of these are tall enough to be subject to this form of impact. Development as proposed is likely to provide increasingly sheltered conditions for any retained trees over time.
- 5.2 Ground water conditions overall are also not assessed to be a significant factor in present or future growth or health of trees due to the sloping nature of the ground. Ground in the south east corner was very boggy at the time of survey but this is likely to improve following the introduction of formal drainage as part of development.

6.0 CODES USED WITHIN SCHEDULE

Column	Information
1	Tree reference number (recorded on tree survey drawing).
2	Species (common and scientific names, where possible).
3	Height of tree in metres.
4	Stem diameter in centimetres at 1.5m above adjacent ground level (on sloping ground taken on the upslope side of the tree base) or immediately above the root flare for multi-stemmed trees. # - estimated value
5	Branch spread in metres taken at the four cardinal points to derive an accurate representation of the crown (recorded on the tree survey drawing).
6	Age class (young, semi mature, early mature, mature, over mature, veteran).
7	Height in metres of crown clearance above adjacent ground level (to inform on ground clearance, crown stem ratio, and shading).
8	Physiological condition (e.g. good, fair, poor, dead).
9	Estimated remaining contribution in years (e.g. less than 10, 10-20, 20-40, more than 40).
10	Category grading. Trees are assessed in terms of quality in accordance with BS 5837:2012 into U or A to C categories (see Section 7.0) which are recorded on the tree survey drawing.
11	Notes on appearance and structural condition (e.g. collapsing, the presence of any decay, and physical defect).
12	Preliminary management recommendations, including further investigation of suspected defects that require more detailed assessment, and potential for wildlife habitats.

7.0 TREE QUALITY ASSESSMENT

7.1 TREES UNSUITABLE FOR RETENTION

Definition – Category U

(Shown in broken outline on drawing with cross at trunk location)

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.

Criteria – Category U

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;

7.2 TREES TO BE CONSIDERED FOR RETENTION

Definition - Category A1, A2, A3

(Shown in heavy outline on drawing with star at trunk location)

Trees of high quality with an estimated life expectancy of at least 40 years.

Criteria - Category A

A1 *(Mainly arboricultural qualities)*

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).

A2 *(Mainly landscape qualities)*

Trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features.

A3 *(Mainly cultural values, including conservation)*

Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood-pasture).

Definition - Category B1, B2, B3

(Shown in medium outline on drawing with solid dot at trunk location)

Trees of moderate quality with an estimated remaining life expectancy of at least 20 years.

Criteria - Category B

B1 (*Mainly arboricultural qualities*)

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.

B2 (*Mainly landscape qualities*)

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.

B3 (*Mainly cultural values, including conservation*)

Trees with material conservation or other cultural value.

Definition - Category C1, C2, C3

(Shown in light outline on drawing with open circle at trunk location)

Trees of low quality with an estimated remaining life expectancy of at least 10 years or young trees with a stem diameter below 150mm.

Criteria - Category C

C1 (*Mainly arboricultural qualities*)

Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories.

C2 (*Mainly landscape qualities*)

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 landscape benefit.

C3 (*Mainly cultural values, including conservation*)

Trees with no material conservation or other cultural value.

NOTE: Whilst C category trees will usually not be retained where they would impose a significant constraint on development, young trees with a stem diameter of less than 150mm should be considered for relocation.

8.0 DETAILED SCHEDULE OF VEGETATION ON SITE

Tree number on dwg	Species	Height (m)	Stem diameter (cm)	Branch spread (m)	Age class	Crown clearance + Ht/direction of lowest branch	Physiological condition	Estimated remaining contribution (years)	Category grading	Notes / Structural condition	Preliminary management recommendations
G1	2nr. Field Maple	10	30	N 6 S 6 E 7 W 7	EM	0	Good	20-40	B1	Pair of multi-stemmed trees within hedge. dense, shrubby crowns read as one. Originally part of hedge; have been allowed to grow out as trees.	No action
H2	Hawthorn, Blackthorn	4.5	10	6m wide	EM	0	Fair	10-20	C2	Mature field hedge has been left un-maintained for several years. Contains one large gap. Could be brought back into a formal management regime if required.	No action
T3	Hawthorn	4.5	13	4m rad.	-	1.5	Dead	<10	U	Dead tree within hedgerow.	Fell and remove
T4	Hawthorn	4	10	2m rad.	-	1.5	Dead	<10	U	Dead tree within hedgerow.	Fell and remove
H5	Hawthorn, Blackthorn	5	9	6m wide	EM	0	Fair	10-20	C2	Short section of mature field hedge has been left un-maintained for many years.	No action
T6	Hawthorn	5	10	3m rad.	-	1.5	Dead	<10	U	Dead tree within hedgerow.	Fell and remove
H7	Hawthorn, Blackthorn	5	11	6m wide	EM	0	Fair	10-20	C2	Mature field hedge has been left un-maintained for several years. Contains several gaps. Could be brought back into a formal management regime (including gapping-up) if required.	No action
T8	Hawthorn	8	29, 2x24, 23, 10	N 7 S 6 E 6 W 6	M	2	Good	20-40	C1	Multi-stemmed hedgerow tree with dense, wide spreading crown.	No action
H9	Elder, Hawthorn, Blackthorn	7	11	6m wide	EM	0	Good	20-40	C2	Mature field hedge has been left un-maintained for several years. Contains gaps towards northern end. Could be brought back into a formal management regime (including gapping-up) if required.	No action

Tree number on dwg	Species	Height (m)	Stem diameter (cm)	Branch spread (m)	Age class	Crown clearance + Ht/direction of lowest branch	Physiological condition	Estimated remaining contribution (years)	Category grading	Notes / Structural condition	Preliminary management recommendations
H10	Lawson Cypress	5	<7	2.5m wide	SM	0	Good	10-20	C2	Well-established conifer hedge along rear garden boundary of adjacent property. dense foliage to ground level. Provides good screening.	No action
H11	Hawthorn	5.5	<7	6m wide	SM	0	Good	10-20	C2	Face of hedge towards northern end has been trimmed on south side; otherwise un-maintained.	No action
H12	Blackthorn	4	3	4m wide	SM	0	Fair	10-20	C2	Short length of un-maintained hedge on site boundary; dense foliage to ground level.	No action

9.0 GENERAL RECOMMENDATIONS

9.1 **Generally**

Any recommended tree works should only be carried out with the consent of the local authority.

9.2 **Trees in relation to Development**

Consider the depth of foundations with reference to NHBC recommendations.

9.3 **Tree Work before Development**

Remove all 'U' category trees including those approved for removal in relation to approved development. Erect a robust fence to protect not only the retained trees themselves, but also the rooting zones at limit of canopy spread or in accordance with BS 5837:2012.

9.4 **Care of Trees during Development**

It is recommended that the precautions below be issued to the site manager for display on site.

GENERAL PRECAUTIONS DURING DEVELOPMENT:

- Section 4.6 of British Standard 5837:2012 "Trees in Relation to Construction" gives details of the method for calculating the root protection area (RPA - based on stem diameter) which should be left undisturbed around each retained tree. This is to prevent soil compaction, stacking etc. during demolition/construction. The RPA is included on the Tree Constraints Plan together with an indication of Above Ground Constraints.
- Based on the above calculation, and taking into account site specific issues, fencing in accordance with BS 5837:2012 should be erected around trees to be retained. This shall comprise a framework of scaffold poles driven vertically into the ground with diagonal bracing for support and welded mesh panels wired to uprights. This must be erected before any site access for demolition or construction. The above details and distances of tree protection will normally be set as a condition of any planning approval.
- British Standard 5837:2012 provides guidance for methods of working on development sites in proximity to retained trees and the principles set down in Section 7 of the document should be strictly adhered to. The following principles are particularly important:
 - Traffic must not enter tree root protection areas.
 - Stacking of construction materials should not occur beneath any tree canopies or within tree root protection areas.
 - Cement mixing or flushing should not occur inside minimum tree protective zones or within 10m of any tree (including trees on adjacent properties).
 - Fires should not be lit within 10m of any tree/canopy (this distance should be increased if conditions are windy).
 - Toxic materials (cements, oils, etc) should not be stored beneath canopies or within tree root protection areas.

9.5 **Towards Conclusion of Development**

Surgery is best carried out at this stage so that any known root damage can be corrected by the appropriate crown thinning to restore root/shoot balance. Similarly, trees now seen in relation to garden situations can be shaped as required. Planting to augment existing trees as part of the landscape works can now be appropriately undertaken at this stage.

mp/ROSETTA LANDSCAPE DESIGN

03 April 2020

projects/docs/3627-ts-03apr20

APPENDIX



PHOTOGRAPHS



Photo 1: View south along eastern site boundary showing tree group G1 on left and hedge H2 centre and right.

Photo 2: View west along southern site boundary showing hedge H7 left and centre, with Hawthorn T8 centre right, in middle distance.

