

Report on trees in relation to a proposed development at the former Care Home, Bodlondeb, Penparcau, Aberystwyth SY23 1SJ



TREE
CONSULTANTS
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1 Introduction

- Instruction** 1.1 West Wales Housing Association instructed me to survey the significant trees at the former Care Home, Bondlondeb and provide a report in relation to a proposed development.
- Qualifications** 1.2 I have based this report on my site observations and the provided information, and I have come to conclusions in the light of my experience. I have experience and qualifications in arboriculture, a summary of which is included in Appendix 4.
- Documents provided** 1.3 RLH Architectural Ltd provided me with copies of the following documents:
- 23.09.21-R444 Proposed Site Layout, in .dwg file format.
- Proposed development** 1.4 The demolition of a former Care Home and the construction of multiple social housing units is proposed.
- Scope** 1.5 This report concerns the protection of trees considered suitable for retention in the context of site development; it is completed in line with British Standard 5837:2012 *Trees in relation to design, demolition and construction – Recommendations*. This report includes only a preliminary assessment of the structural and physiological condition of the surveyed trees and presumes the trees will be subject to specific safety inspections following the completion of any site development.
- Context** 1.6 Trees are a material consideration in the UK planning system; an overview of relevant planning legislation, policy and guidance relating to trees is provided below.
- 1.6.1 **The Town & Country Planning Act 1990.**
Section 197 of the Act provides that a local planning authority is under a duty:
- “(a) to ensure, whenever it is appropriate, that in granting planning permission for any development, adequate provision is made, by the imposition of conditions, for the preservation or planting of trees; and
- (b) to make such orders under section 198 [tree preservation orders] as appear to the authority to be necessary in connection with the grant of such permission, whether for giving effect to such conditions or otherwise.”
- 1.6.2 **Planning Policy Wales, 2021** sets out the land use planning policies of the Welsh Government and includes the following guidance for local planning authorities.
- Trees, Woodlands and Hedgerows
- 6.4.24 Trees, woodlands, copses and hedgerows are of great importance for biodiversity. They are important connecting habitats for resilient ecological networks and make a valuable wider contribution to landscape character, sense of place, air quality, recreation and local climate moderation. They also play a vital role in tackling the climate emergency by locking up carbon, and can provide shade and shelter, a sustainable energy source and building materials. The particular role, siting and design requirements of urban trees in

providing health and well-being benefits to communities, now and in the future should be promoted as part of plan making and decision taking.

6.4.25 Planning authorities should protect trees, hedgerows, groups of trees and areas of woodland where they have ecological value, contribute to the character or amenity of a particular locality, or perform a beneficial and identified green infrastructure function. Planning authorities should consider the importance of native woodland and valued trees, and should have regard, where appropriate, to local authority tree strategies or SPG. Permanent removal of woodland should only be permitted where it would achieve significant and clearly defined public benefits. Where woodland or trees are removed as part of a proposed scheme, developers will be expected to provide compensatory planting.

6.4.26 Ancient woodland and semi-natural woodlands and individual ancient, veteran and heritage trees are irreplaceable natural resources, and have significant landscape, biodiversity and cultural value. Such trees and woodlands should be afforded protection from development which would result in their loss or deterioration unless there are significant and clearly defined public benefits; this protection should prevent potentially damaging operations and their unnecessary loss. In the case of a site recorded on the Ancient Woodland Inventory, authorities should consider the advice of NRW. Planning authorities should also have regard to the Ancient Tree Inventory.

6.4.27 The protection and planting of trees and hedgerows should be delivered, where appropriate, through locally specific strategies and policies, through imposing conditions when granting planning permission, and/or by making Tree Preservation Orders (TPOs)¹²⁵. They should also be incorporated into Green Infrastructure Assessments and plans.

6.7.3 Certain sounds, such as those created by trees, birds or water features, can contribute to a sense of tranquillity whilst others can be reassuring as a consequence of their association with the normality of everyday activities. Problematic forms of sound are generally experienced as noise pollution and can affect amenity and be prejudicial to health or a nuisance. Noise action plans¹⁴⁶ drawn up by public bodies aim to prevent and reduce noise levels where necessary and preserve soundscape quality where it is good. Noise levels used to identify priority areas contained in noise action plans are usually set quite high in order to focus resources on the most polluted areas and noise must meet a number of tests before it qualifies as a statutory nuisance. Lower levels of noise, however, can still be annoying or disruptive and impact on amenity and as such should be protected through the planning process wherever necessary. The planning system must protect amenity and it is not acceptable to rely on statutory nuisance under the Environmental Protection Act 1990¹⁴⁷ to do so.

1.6.3 Supplementary guidance is provided by Technical Advice Notes (TANs).

TAN 12: Design (2016) advises:

5.11.3 The design of housing layouts and built form should reflect local context and distinctiveness, including topography and building fabric. Response to context should not be confined to architectural finishes. The important contribution that can be made to local character by contemporary design, appropriate to context, should be acknowledged. To help integrate old and new development and reinforce hierarchy between spaces, consideration should be given to retaining existing landmarks, established routes, mature trees and hedgerows within housing areas as well as introducing new planting appropriate to the area. All residential proposals should seek to minimise energy demand, larger schemes should investigate the feasibility of a district heating scheme especially when mixed uses are proposed for the site.

Printing 1.7 This report is issued as a single PDF file. Any plans or drawings included may need to be printed separately, considering any differences in page size and orientation to the report's standard A4 format.

2 Site visit

Site visit 2.1 I carried out an unaccompanied site visit on 16 May 2023. All my observations were from ground level without detailed investigations, and I estimated all dimensions unless otherwise indicated. I did not have access to trees outside the boundaries and have confined observations of them to what was visible from within the property. The weather during my visit was clear, still and dry, with good visibility.

Site description 2.2 The former Care Home, Bodlondeb, is in the residential suburbs of Penparcau, approximately 1.5 miles southeast of Aberystwyth. The site is accessed off the west side of the A4120 (Heol-Y-Bont) and comprises a large empty building set centrally within large grounds. The grounds include parking and landscaped areas with mature ornamental and native, deciduous and evergreen trees.

Data collection 2.3 I identified obvious trees, hedges and groups and collected information on their species, height, diameter and maturity. I have recorded this information in the tree schedule included in Appendix 1. I categorised the quality of the trees using the TreeABC field sheet included in Appendix 2.

3 Appraisal

























Surveyed trees 3.1 A total of twenty arboricultural features were surveyed; fifteen individual trees, three tree groups and two hedges.

Tree quality 3.2 I categorised the quality of one as 'A', ten as 'B', six as 'C' and three as 'U'.

3.2.1 The category 'A' tree (T10) and category 'B' trees (G1, T4, T7, T8, T11, T17 T18 and T19) are high and moderate quality. High and moderate-quality trees are worthy of being a material constraint on site development.

- 3.2.2 The category 'C' trees (G1, T3, T4, T7, T8, T11, T17 T18 and T19) are low quality. Low-quality trees are not worthy of being a constraint on site development but should be retained where possible.
- 3.2.3 The category 'U' trees (T12, T13 and T14) are dead and will require removal regardless of the site development proposals to manage risks to public safety.
- Root spread** 3.3 The root spread of T11 is likely to have been curtailed by a wall close to the east side of its base; the tree's root protection area has been modified to reflect this, as paragraph 4.6.3 of BS 5837:2012 permits.
- Statutory protection** 3.4 The presence of tree preservation orders and Conservation Area designations was not checked for as part of this report.
- Arboricultural impact assessment** 3.5 An assessment of the probable direct and indirect impacts of the proposed development is provided in Table 1. *Note: the impact of the required loss of category 'U' trees is not assessed because their loss appears inevitable, regardless of site development, due to their poor structural and physiological condition.*

Table 1: Arboricultural impact assessment

		Consideration		Comment	Impact	
Development stage	Design	Tree losses needed by the proposed plan	Category 'A'	None proposed		
			Category 'B'	Four losses are proposed		
			Category 'C'	Four losses are proposed		
			Category 'U'	Three trees require removal to manage public safety		
		Damage to retained trees	Structures in RPA	None proposed		
			Services in RPA	None proposed		
			Ground-level changes	None proposed within the RPA of retained trees		
			Excessive pruning	None proposed		
	Construction	Damaging activities	Demolition	The proposed plan requires the demolition of the existing buildings. The work can be completed from outside the RPAs of retained trees, and standard Health & Safety precautions will ensure dust is controlled, preventing any detrimental impact on the retained trees.		
			Site access	The existing access is sufficient for construction traffic		
			Cabins & welfare units	Cabins can be positioned outside the RPA of retained trees		
			Contractor parking	Parking can be provided outside the RPA of retained trees		
			Storage	Storage can be provided outside the RPA of retained trees		
			Workspace	There is sufficient workspace outside the RPA of retained trees		
	End-use	Future pressure for tree removals or excessive pruning	Risk	Actual	The retained trees are sufficiently distanced from the proposed dwellings to prevent pressures arising from tree risk	
				Perceived	The retained trees are sufficiently distanced from the proposed dwellings to prevent pressures arising from perceived risk	
			Damage	Roots	N/A- proposed and existing structures are outside the zone of influence of retained trees.	
				Branches	Branches of T18, a tree on neighbouring land, require pruning back on the south side by 1 - 2 m to prevent their damage during construction activities. The pruning will need to be repeated periodically to prevent the branches from damaging the dwelling	
			Shade	Buildings	The retained trees are sufficiently distanced from the proposed dwellings to prevent pressures arising from the shading of buildings	
				Gardens	The rear garden of unit 18 will be shaded for short periods	
Seasonal nuisance			N/A- the proposed structure is sufficiently distanced from retained trees to prevent seasonal nuisance.			
Colour = Impact before mitigation						
	None- acceptable, no mitigation required		Low- broadly acceptable, mitigation optional			
	Moderate- tolerable; mitigation required		High- intolerable; redesign or substantial mitigation and compensation essential			

4 Conclusions

- Impact** 4.1 The required tree removals will have a **moderate impact** on local amenity, canopy cover and landscape character. The impact seems tolerable, given:
- The social benefits provided by the proposed development; and
 - The longer-term amenity, canopy cover, landscape character and biodiversity enhancements provided by the proposed landscape scheme.

5 Recommendations

- Tree protection** 5.1 The measures recommended to protect existing trees retained within the proposed development are detailed in the Arboricultural Method Statements (Appendix 3) and Tree Protection Plan (Appendix 5).

6 Bibliography

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Appendices

Tree survey schedule, explanatory notes and photographs

Tree No.	Species	Height (m)	Stem dia. (mm)	Maturity	Crown spread			Low branches	Notes and <u>work recommendations</u>	Cat	RPA (m ²)	RPAR (m)
					N	E	S					
G1	Ash	14	250	Mature	6	6	6	No	A linear group of mature and maturing trees. One dead tree within the group. <u>Remove trees to facilitate the proposed layout.</u>	B	28	3
H2	Lawson Cypress	6	150	Mature	1	1	1	No	-	C2	10	1.8
T3	Ash	12	250	Maturing	3	1.5	4	No	-	B	28	3
T4	Cherry	7	450	Mature	5	4	5	No	<u>Remove tree to facilitate the proposed layout.</u>	B	92	5.4
T5	Laburnum	2.5	150	Maturing	2	2	2	Yes	<u>Remove tree to facilitate the proposed layout.</u>	C1	10	1.8
T6	Willow	6.5	150	Maturing	3	3	3	No	<u>Remove tree to facilitate the proposed layout.</u>	C1	10	1.8
T7	Birch	3	150	Mature	3	3	3	Yes, from 2m on all sides	<u>Remove tree to facilitate the proposed layout.</u>	B	10	1.8
T8	Monterey Cypress	7.5	700	Mature	6	6	6	No	<u>Remove tree to facilitate the proposed layout.</u>	B	222	8.4
H9	Monterey Cypress	19	250	Mature	3	3	3	No	-	C2	28	3
T10	Hornbeam	11	650	Mature	6	7	7	No	-	A1	191	7.8

Tree No.	Species	Height (m)	Stem dia. (mm)	Maturity	Crown spread N W E S	Low branches	Notes and work recommendations	Cat	RPA (m ²)	RPAR (m)
T11	Yew	5.5	350	Mature	4 5 3 4	Yes, from ground level	-	A1	54	4.15
T12	Unknown	-	-	-	-	-	Dead tree. Remove tree and stump.	U	-	-
T13	Unknown	-	-	-	-	-	Dead tree. Remove tree and stump.	U	-	-
T14	Unknown	-	-	-	-	-	Dead tree. Remove tree and stump.	U	-	-
G15	Fruit trees	6	140	Maturing	4 4 4 4	No	Trees growing either side of the chain-link fence. Remove trees to facilitate the proposed layout.	C1	9	1.7
G16	Fruit trees	6	140	Maturing	4 4 4 4	No	-	C1	9	1.7
T17	Beech	10	400	Mature	5 5 5 5	No	-	B	72	4.8
T18	Sycamore	15	500	Mature	8 8 8 8	No	Prune back branches on the south side by 1 - 2 m.	B	113	6
T19	Cherry	12	500	Mature	7 5 7 5	No	Tree growing on neighbouring land. Protection is provided by existing boundary fencing.	B	-	-
T20	Ash	15	600	Mature	7 7 7 7	No	Very sparse crown with copious bunches of seed keys, suggesting advanced Ash dieback disease. Remove trees to facilitate the proposed layout.	C3	163	7.2

Tree survey schedule explanatory notes

Tree No.	The tree number is a unique identifier assigned to a relevant tree feature. Tree number prefixes are abbreviations describing the nature of the arboricultural feature: T = Individual tree G = Tree group H = Hedgerow W = Woodland
Species	Species identification is based on visual observations. Where there are more than one species in a group, only the most frequent are noted.
Height	The approximate height recorded to the nearest half metre.
Stem dia.	The stem diameter and recorded in 2.5cm increments as advised in BS 5837 Table D1. Stem diameters are measured at 1.5 m above ground level with a diameter tape unless access is restricted, direct measurement is not possible because of ivy on the trunk, or the tree is assessed as poor quality. The point of measurement and the adjustments for stem variations are advised in Figure C1 of BS 5837. For multi-stemmed trees, the number of significant tree stems is provided in square brackets.
Maturity	Maturity is a simplistic indication of a tree's age and ability to adapt to disturbances in its growing environment and its potential for further growth: 'young' indicates a potential to significantly increase in size and a high ability to adapt to change, 'maturing' indicates some potential to increase in size and some ability to adapt to change, and 'mature' indicates little potential to increase in size and limited ability to adapt to change.
Crown spread	The crown spread is measured from the centre of the trunk to the tips of the live lateral branches and rounded up to the nearest half metre for dimensions up to 10m and the nearest whole metre for measurements over 10m, N= north, E= east, S= south, and W=west.
Low branches	Low branches that would not be feasible for removal during normal management and, therefore, need to be considered as a design constraint.
Cat	The tree retention category awarded according to the criteria detailed on the TreeABC field sheet. Our assessment automatically considers tree physiological and structural condition (BS 5837, 4.4.2.5h), and the category accounts for the remaining contribution (BS 5837, 4.4.2.5i) as greater than 40 years for A trees, greater than 20 years for B trees, at least 10 years for C trees and less than 10 years for U trees.
Notes and work recommendations	Notes on relevant features relating to physiological or structural condition and low branches that may help clarify the categorisation. If there are no notes, then it should be presumed that no relevant features were observed. Work recommendations are made where necessary and where management is considered prudent.
RPA	Root protection area: the "minimum area around a tree deemed to contain sufficient roots and rooting volume to maintain the tree's viability, and where protection of the roots and soil structure is treated as a priority." BS 5837:2012.
RPAR	Root protection area radius: the distance from the tree's base where protection is required to obtain the recommended RPA.

Photographs

Figure 1: G1



Figure 2: H2



Figure 3: T3



Figure 4: T4



Figure 5: T5



Figure 6: T6



Figure 7: T7, T8 and T10



Figure 8: T12, T13 and T14



Figure 9: G15



Figure 9: G16 and T17



Figure 10: T18



Figure 11: T19



Figure 12: T20



Tree quality assessment

TreeABC field sheet (Version 16.03-UK)

Ancient/veteran: Each tree is assessed by a visual check. If it is a veteran/ancient tree, then it is automatically categorised as A2, and not subjected to any of the category U, C or B considerations.

Category U (unsuitable for retention): Any remaining trees that are unsuitable for retention because they are dead; in irreversible decline; and/or have irremediable structural conditions; and/or are causing severe structural damage or inconvenience, are categorised as U.

Category C (low quality): Any remaining trees are systematically reviewed to decide if they fit into any of the four C subcategory groups listed below.

Category B (moderate quality): Any remaining trees are automatically category B, with the possibility of being promoted to category A.

Category A (high quality): If a category B tree is already large, or has the potential to become so, it can be promoted to category A, at the discretion of the assessor.

Category C: Low quality trees not worthy of being a material constraint

	Size and legal exemptions: Trees that are too small to be important or unlikely to be suitable for legal protection
1	Size: Young or insignificant small tree
2	Legal exemptions: Trees unlikely to be suitable for legal protection, e.g. a maintained urban hedge, shrubs, etc
	Deteriorating health/condition: Trees that are likely to be removed within 10 years because of deteriorating health and/or structural condition
3	Health: Deteriorating health with little realistic prospect of recovery
4	Crown instability: Deteriorating structural conditions where an increasing risk of failure can be temporarily addressed by reasonable intervention, e.g. storm damage, cavities, decay, included bark, wounds, excessive imbalance, etc
5	Root instability: Deteriorating whole tree stability through poor anchorage, increased exposure to weather, etc
	Excessive nuisance: Trees that are likely to be removed within 10 years because of unacceptable impact on people
6	Inconvenience: Ongoing and increasing inconvenience to residents to the extent that a TPO appeal is likely to result in tree removal, e.g. dominance, debris, interference, etc
7	Damage: Ongoing and increasing structural damage to property to the extent that a TPO appeal is likely to result in tree removal, e.g. severe damage to surfacing and structures, etc
	Good management: Trees that are likely to be removed within 10 years through responsible management of the tree population
8	No future potential: Poor condition or location with no realistic potential for recovery or improvement, e.g. dominated by adjacent trees or buildings, poor architectural framework, etc
9	Benefit nearby trees: Removal would benefit better adjacent trees, e.g. relieve physical interference, suppression, etc
10	Maintenance costs: Unacceptably high maintenance costs, e.g. structural conditions requiring high levels of regular pruning, etc

NOTE: Although C trees are not worthy of influencing new designs, urgent removal is not essential and they could be retained in the short term, if appropriate.

Categories B and A: Moderate and high quality trees suitable for retention for more than 10 years, and worthy of being a material constraint

B	All trees that are not categories U or C that can be retained with minimal or limited intervention
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NOTE: Category B trees that are already large, or have the potential to become so, with minimal or limited intervention, can be promoted to category A1, at the discretion of the assessor. Veteran/ancient trees are automatically category A2. Although all category A and B trees are sufficiently important to be material constraints, category A trees are at the top of the categorisation hierarchy and should be given the most weight in any selection process.

A	1	Single category B trees or small groups which, at the discretion of the assessor, have been promoted to category A because they are already large, or have the potential to become large
	2	Veteran/ancient tree

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Further explanation of this enhancement of the BS 5837 method can be found at www.TreeA7.com.

A3

Arboricultural method statement

General A3.1 A copy of this arboricultural method statement and the tree protection plan shall be available on-site for the duration of development activities.

Protective barriers A3.2 Two metre-tall, welded mesh panels on rubber or concrete feet, as shown in Figure 13, is considered fit for purpose, considering the relatively low intensity of adjacent work activities. The fence panels must be joined together using a minimum of two anti-tamper couplers installed so they can only be removed from inside the fence. The distance between the fence couplers must be at least 1m and uniform throughout the fence. The panels must be supported on the inner side by stabiliser struts mounted on a block tray.

A3.2.1 Attached to the protective barrier fencing at various locations will be laminated copies of the sign shown in Figure 14.

Figure 13: Barrier-Heras fencing panels



Figure 14: Sign



Responsibility A3.3 The Main Contractor shall be responsible for ensuring the details of this arboricultural method statement are made known to all site personnel as part of the site's induction procedures. A copy of this report shall be available on-site for the duration of the development.

A3.3.1 Subject to confirmation, TreeConsultants.Wales shall remain as the Arboricultural Consultant supervising the protection of trees for this project.

Construction phasing A3.4 A preliminary programme of construction phasing and arboricultural input is set out in Table 2.

Table 2: Construction phasing

Phase 1: Pre-commencement	
Activity	Arboricultural input
Setting out	On-site involvement to set out SUP route to minimise the impact on the trees. Once set out completed, mark trees requiring removal and coppicing to aid their identification and minimise the potential for accidental/unnecessary tree removals.
Tree work	Liaise with the tree work contractor, as required, to confirm the specification of permitted works.
Protective barrier install	Liaise with the contractor, as required, to confirm the specification and extent of the required barriers. Note: where possible, existing and proposed fencing will be used as protective barriers to form the construction exclusion zones.
Arboricultural supervision	Site visit and collection of photographic evidence for the discharge planning conditions relating to tree protection.
Phase 2: Construction	
Activity	Arboricultural input
Main build	Remain as the point of contact to advise on any arboricultural issues that may arise
Arboricultural supervision	Site visit and collection of photographic evidence for the discharge planning conditions relating to tree protection
Phase 3: Landscaping and final tidying up	
Activity	Arboricultural input
Protective barrier removal	Liaise with contractors, as required
Final tidy up & landscaping	Liaise with contractors, as required
Arboricultural supervision	Site visit and collection of photographic evidence for the discharge planning conditions relating to tree protection
<i>Note: The precise order and timing of some of the above operations may change due to site operating requirements. However, all operations that can affect trees will remain under arboricultural supervision.</i>	

Tree work A3.5 The proposed tree works are set out in the Notes & **Work recommendations** column of the tree schedule, Appendix 1. The trees to be removed are highlighted with red text in the schedule and with a red crown outline on the tree protection plan.

A3.5.1 The following points should also be noted before carrying out any work:

- All tree works shall be carried out by a suitably qualified and experienced arboricultural contractor.
- The Wildlife and Countryside Act 1981, as amended by the Countryside and Rights of Way Act 2000, provides statutory protection to birds, bats and other species that inhabit trees. These provisions cover all tree work operations, and advice from an ecologist shall be obtained before undertaking any work that might constitute an offence.
- Stumps to be removed within the RPAs of retained trees shall be ground out with a stump grinder to minimise any disturbance unless otherwise authorised by the appointed Arboricultural Consultant.

Work inside RPA	A3.6	No work within the RPA of retained trees is proposed.
Work outside RPA	A3.7	<p>The risk to trees from activities outside RPAs shall be assessed daily by the Main Contractor, and appropriate precautions to reduce the risk shall be implemented. The following points should also be noted:</p> <ul style="list-style-type: none">• All cement mixing and washing points for equipment will be outside RPAs. Where the site's contours create a risk of polluted water or toxic liquids running into RPAs, a precautionary measure of using heavy-duty plastic sheeting and sandbags with the ability to contain accidental spillages will be put in place to prevent contamination. Contaminated mixer and tool wash water shall be decanted into a sealed container and transported off-site for appropriate disposal.• No fires will be lit on-site within 3m of root protection areas due to the danger of scorching leaves and branches of overhanging trees.
Installing new services	A3.8	The installation of new services within the RPA of any retained trees is not proposed.

Consultant's profile



Paul Cleaver
 Level 6 Certificate of Arboriculture
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Paul has worked in the industry since 1995 and has extensive experience as an arboricultural contractor, instructor, and consultant.

As a consultant, Paul supports private and commercial tree owners, local authorities, and Welsh Government agencies on various arboricultural issues.

He specialises in tree risk management and is an Elite VTA¹ Practitioner authorised by Prof. Dr Claus Mattheck to deliver Visual Tree Assessment lectures throughout the UK.

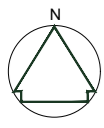
Paul contributed to the 2017 Arboricultural Association (AA) publication *Aerial Inspections: A Guide to Good Practice, Guidance Note 11*. He co-authored the AA's *Intermediate Tree Inspection* training course, which he teaches on behalf of the AA in Wales and England.

Paul is also the past Chair and current Vice-chair of the Arboricultural Association in Wales.



¹ VTA- Visual Tree Assessment, the standard approach to tree risk assessment consisting of the diagnosis of structural defects and the evaluation of their significance from visible signs and the application of biomechanical criteria developed by Prof. Dr. Claus Mattheck.

Tree protection plan



1. Protective barrier

2m tall welded mesh panels on rubber or concrete feet, as shown in Figure 1.

The fence panels should be joined together using a minimum of two anti-tamper couplers installed so that they can only be removed from inside the fence.

The distance between the fence couplers should be at least 1m and should be uniform throughout the fence.

The panels should be supported on the inner side by stabiliser struts mounted on a block tray.

Attached to the protective barrier fencing, at various locations, will be laminated copies of the sign shown in Figure 2.

Figure 1.



Figure 2.



2. General precautions required for work outside the RPA of retained trees

Prevention of soil contamination: All cement mixing and washing points for equipment will be outside RPAs.

Where the contours of the site create a risk of polluted water or toxic liquids running into RPAs, a precautionary measure of using heavy-duty plastic sheeting and sandbags with the ability to contain accidental spillages will be put in place to prevent contamination.

Contaminated mixer and tool wash water shall be decanted into a sealed container and transported off site for appropriate disposal.

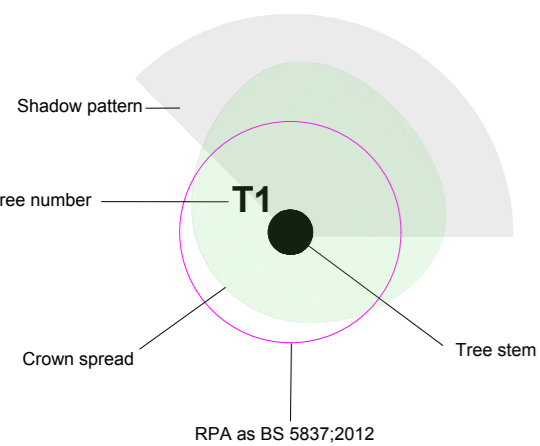
Burning of waste: No fires will be lit on site within 3m of root protection areas due to the danger of scorching leaves and branches of overhanging trees.

Installation of new services: The installation of new services within the RPA of any retained trees is not permitted.



Not printed to scale; produced for illustrative purposes only, all key measurements are annotated as required

All copies of this plan must be reproduced in colour



Tree number:
The unique identification number given in the tree survey schedule.

Number prefixes:
T- single tree
G- tree group
H- hedgeline
W- woodland

Crown colour denotes tree quality:

- Category A- high quality
- Category B- moderate quality
- Category C- low quality
- Category U- unsuitable for retention
- Vegetation outside the scope of BS 5837:2012

High and moderate quality trees are suitable for retention for more than 10 years, and worthy of being a material constraint to site development.

Low quality trees are not worthy of influencing development proposals but should be retained where possible.

Tree protection:

- R2.4m Protective barrier position to form the CEZ.
- Area where specific precautions are required for works permitted within an RPA

Tree management:

- Tree to be coppiced
- Tree to be removed

RPA- Root protection area
"The minimum area around a tree deemed to contain sufficient roots and rooting volume to maintain the tree's vitality, and where protection of the roots and soil structure is treated as a priority." BS 5837:2012

CEZ- Construction exclusion zone
An "area based on the root protection area from which access is prohibited for the duration of a project." BS 5837:2012

Precautionary area
An area inside the RPA of retained trees where limited construction activities are permitted subject to specified precautions

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SITE: FORMER CARE HOME, BODLONDEB

TITLE: TREE PROTECTION PLAN

SCALE AT A2: -	DATE: 09/10/23	DRAWN: PC	CHECKED: -
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