Arboricultural Impact Assessment with Arboricultural Method Statement

Land off Maes Meurig
Meliden
Prestatyn

Project No. AIA.13636.01

22nd May 2023

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SUMMARY

Twenty individual trees and twelve groups of trees were recorded. In accordance with *BS5837:2012 Trees in relation to design, demolition and construction* ten individual trees and three groups of trees were recorded as retention category 'B'; and a mixture of ten individual trees and nine groups of trees were recorded as retention category 'C'.

The trees were generally found to be in a good to fair condition and no trees were classified as retention category 'U' (unsuitable for retention).

The proposed development directly impacts upon several trees. These trees shall require removal due to their close proximity to construction activity. All but one of the trees proposed for removal are considered to be low quality ('C' category) specimens, many of which are self-seeded.

It is recommended that the proposed tree removal be mitigated as part of a post development planting scheme of well-structured new trees that will add to the quality of the area and help integrate the proposed development into the surrounding landscape.

The retained trees will be protected to British Standard *BS5837:2012 Trees in relation to design, demolition and construction* to ensure that they remain in a healthy condition during and post development. The *Tree Protection Plan* to the rear of this report highlights the recommended tree protection measures.

Any arboricultural work undertaken should be done so by a competent arborist in line with British Standard *BS3998:2010 Tree Work*, and after permission has been granted to do so by the local planning authority.

It is recommended that a detailed tree risk assessment is undertaken post development to identify any potential hazards obscured during the initial tree survey and is used to inform an arboricultural management strategy.

CONTENTS

1. Introduction

1.1. Project outline

1.1.1. This report has been produced in accordance with *British Standard BS5837: 2012 Trees in relation to design, demolition and construction* to achieve a harmonious and sustainable relationship where tree retention or planting is proposed in conjunction with nearby construction (site-based operations with the potential to affect existing trees).

1.2. Scope of this report

1.2.1. This report has been produced to comply with planning requirements where trees are to be considered as part of a proposed development. To achieve this, arboricultural constraints have been identified and a detailed plan (*Tree Constraints Plan*) has been produced showing the location, root protection areas and retention category of trees within the site.

1.2.2. In addition, this report provides an *Arboricultural Impact Assessment* that evaluates the direct and indirect effects of the proposed development, and where necessary makes recommendations for mitigation measures. This report also includes *Tree Protection Measures* and a *Tree Protection Plan* as part of an outline *Arboricultural Method Statement*, which demonstrate how the retained trees will be protected during construction, and where tree protection measures are to be implemented.

1.2.3. Recommendations for tree works within this report are specific to the construction of the proposed development. This report does not form part of a tree safety inspection or tree management strategy, and general arboricultural management works may be required post development. To manage the safety and risk from trees it is advised that trees are inspected in detail for this purpose by an arboriculturist using a suitable risk management strategy.

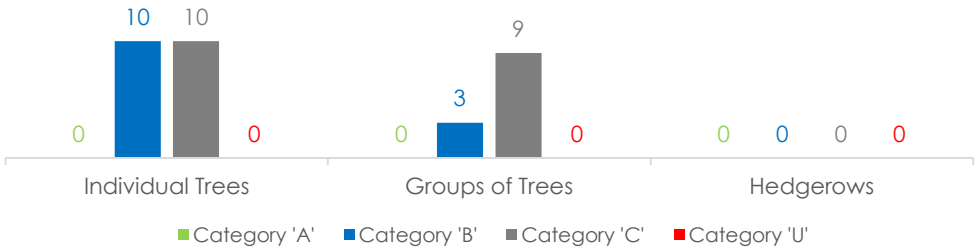
1.3. Data collection

1.3.1. A ground level inspection was undertaken by Godwins on 31st January 2023. As recommended by *BS5837*, the position of all trees within the site with a stem diameter of 75mm or more, measured at 1.5m above highest adjacent ground level are recorded. The position of trees with an estimated stem diameter of 75mm or more that overhang the site or are located beyond the site boundaries within a distance of up to 12 times their estimated stem diameter were also recorded. For individual trees the crown spread taken at four cardinal points; for tree groups the overall extent of the canopy was recorded.

1.3.2. Tree positions were plotted using a topographical plan for the south-east of the site, and a site location plan with aerial photography for the north-west of the site, which is the basis for which the *Tree Constraints Plan* has been prepared.

2. Arboricultural Constraints

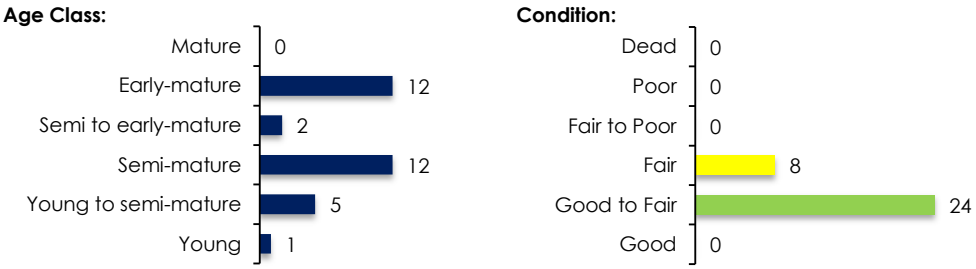
2.1. Tree retention categories



2.1.1. Twenty individual trees and twelve groups of trees were recorded. In accordance with *BS5837:2012 Trees in relation to design, demolition and construction* ten individual trees and three groups of trees were recorded as retention category 'B'; and a mixture of ten individual trees and nine groups of trees were recorded as retention category 'C'.

2.1.2. The trees were generally found to be in a good to fair condition and no trees were classified as retention category 'U' (unsuitable for retention).

2.2. Tree age class and condition



(Includes groups as a single entity.)

2.2.1. Please see *Appendix 1* for the detailed list on existing species, age class, dimensions and condition of trees within the site, and *Appendix 2* for an explanation of retention category criteria. Tree locations can be seen on the *Tree Constraints Plan* at the rear of this report (*Drawing 1*).

2.2.2. The inspection of several trees and groups was restricted as detailed at *Appendix 1*. In addition, there was no access to trees **T20** to **G32** due to very dense ground cover. The inspection of these trees was limited to a cursory observation of the parts of the trees that could be clearly observed, without obstruction, from the available vantage point. However, sufficient tree related data was collected to fulfil the requirements detailed within the scope of this report.

2.2.3. Where inspections are limited by restrictions such as stem ivy, understory vegetation, limited access, epicormic growth or being located on adjacent land, any form of tree condition hazard assessment was restricted. A full assessment of the levels of risk posed by trees can only be informed by considering site use together with assessing any hazards present within a tree. Trees are dynamic structures that continue to develop and decline; in addition, changes in site use are likely to occur during and as a result from the proposed development. On this basis, it is recommended that a suitably timed, detailed tree risk assessment is undertaken post development to identify any potential hazards obscured during the initial tree survey and is used to inform an arboricultural management strategy.

2.3. Root Protection Areas

2.3.1. The tree Root Protection Area (RPA) is a layout design tool indicating the area around a tree that, along with the tree stem and branches, must be considered during development. The protection of the roots and soil structure within the RPA should be treated as a priority. The RPA of each tree or group is marked on the *Tree Constraints Plan* at the rear of this report.

2.4. Tree protection status

2.4.1. A statutory tree protection enquiry was made with Denbighshire County Council on 22nd May 2023. It is understood that trees within the site are protected by a Tree Preservation Order, but that the site is not located within a Conservation Area. Please see *Appendix 5* for details.

2.4.2. **It is essential that no tree works, and no construction works that may affect retained trees, are undertaken within the site prior to consideration and consent of the proposed works under FULL planning approval only by the local planning authority, regardless of whether the trees are currently protected or not.**

3. Arboricultural Impact Assessment

3.1. The proposed development

3.1.1. A new residential development with associated car parking and access road is proposed. The proposed layout drawing can be seen within the *Tree Protection Plan* to the rear of this report. This drawing has been used to assess the potential direct and indirect arboricultural impacts.

3.2. Proposed tree works

3.2.1. The proposed development directly impacts upon several trees. These trees shall require removal due to their close proximity to construction activity. All but one of the trees proposed for removal are considered to be low quality ('C' category) specimens, many of which are self-seeded. Please see the table below for the proposed tree removal details.

	Category 'A'	Category 'B'	Category 'C'
Trees to be removed to enable the construction of the proposed development	None	T15	G1 (section), G3 (section), T7, G8 (section), T11, T13, T14, T16, G24 (section), G27 & G28 (section)

3.2.2. The formative pruning of trees **T6** and **T12** is recommended to ensure sufficient clearance between the proposed dwellings and adjacent branches. The proposed pruning works relate to the crown lifting/pruning of small tertiary branches. The overall shape of the trees from the proposed pruning works would not be affected, and therefore the proposed pruning works would not have a negative impact on the visual amenity of the trees and would maintain all the positive aspects the trees bring to the area. In addition, the proposed pruning works will have no adverse impacts on tree health and longevity.

3.2.3. Several trees may benefit from general arboricultural works as part of a practical post-development arboricultural management strategy; however, these works are not covered within the scope of this report. Within *Appendix 1* the term 'No action required' relates specifically to those tree works required to enable the proposed development and does not mean that general post development arboricultural management works are not required.

3.2.4. However, general remedial pruning works have been recommended in this instance, please see *Appendix 1* for full details. The proposed works involve the removal of deadwood.

3.3. Proposed mitigation measures

3.3.1. It is recommended that the proposed tree removal be mitigated as part of a post development planting scheme of well-structured new trees that will add to the quality of the area and help integrate the proposed development into the surrounding landscape.

3.4. Site construction traffic

3.4.1. To protect the trees from construction site traffic the remaining trees should be protected by a temporary protective barrier (see *Section 4.2*), put in place prior to any construction activity. The barrier will ensure that the trees remain in a healthy condition during and after development.

3.4.2. Several of the retained trees are located beyond topographical site features, existing boundary fencing or away from the proposed development area. As such, these trees shall not require protection via temporary protective barriers as they are already provided protection due to their inaccessible location that is remote from the proposed construction activity.

3.5. Hard surfaces within the RPA

3.5.1. A minor section of RPA from tree **T6** extends into an area proposed for a hard surface. Given the small percentage of potential RPA disturbance, the proposed hard surface is not expected to cause any long-term harm to the adjacent tree. However, as a precautionary measure, it is recommended that any proposed hard surface is constructed using a '*Minimum-Dig'* technique.

3.6. Post development impacts

3.6.1. No soil samples were taken during the site visit. It is recommended that soil assessment is undertaken by a competent person to determine whether the soil is shrinkable, and that foundation design is undertaken in line with detailed guidance given in the National House Building Council (NHBC) publication *Building near trees, Chapter 4.2*.

3.6.2. It is essential that consideration is also given by a suitably qualified professional to how the proposed tree removal may affect soil conditions and the stability of any future foundations.

4. Arboricultural Method Statement

4.1. Tree works prior to development

4.1.1. Care should be taken to ensure during tree removal or remedial work that damage to the retained trees and disturbance to the RPA is avoided. All tree works, as described in *Appendix 1*, should be carried out in accordance with *BS 3998: 2010 Recommendations for tree work*, and after permission has been granted to do so by the local planning authority. It is essential that those appointed to undertake any tree works carry out adequate checks to ensure that no statutory laws are contravened during tree work operations.

4.2. Tree protection barriers

4.2.1. Once the tree works have been completed, all trees that may be affected by construction activity and are being retained on site should be protected by barriers before any materials or machinery are brought onto the site, and before any demolition, development or stripping of soil commences. No hardcore, rubble or soil from groundworks should be located within the protective barriers. It should be confirmed by an arboriculturist or the local authority that the barriers have been correctly set out on site, prior to the commencement of any other operations.

4.2.2. The protected area should be regarded as off limits, and once installed barriers should not be removed or altered without prior recommendation by an arboriculturist and, where necessary, approval from the local planning authority.

4.2.3. Please see *Appendix 4* for suggested barrier construction detail. It is recommended that in this instance the protective barrier shown in *Figure 1* would be appropriate. The suggested location for protective fencing is shown on the *Tree Protection Plan* (*Drawing 2*).

4.2.4. It is recommended that in this instance the protective fencing should remain in place around trees **T4**, **T6**, **T9**, **T12** and **T17** during the construction phase. No construction activity, including the installation of boundary fencing, should take place within the restricted area. Once units 1 to 10 have been completed the proposed boundary fencing should be constructed using techniques sympathetic to trees.

4.2.5. Only when the development phase is complete and the site machinery has been removed, the local planning authority should be invited to inspect the site to give approval for the removal of the tree protection measures.

4.3. Hard surfaces within the RPA – Minimum-Dig

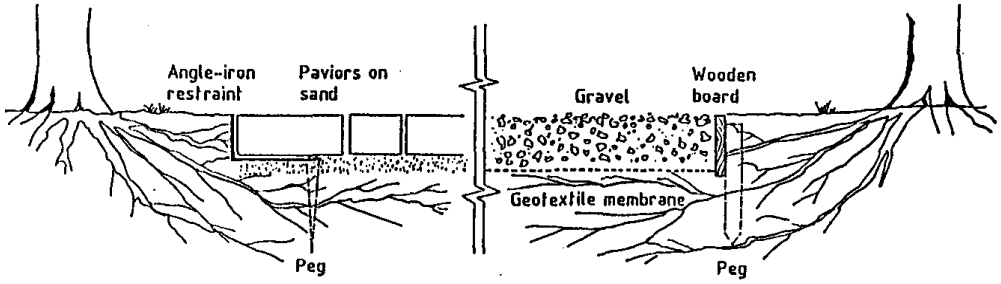
4.3.1. It is recommended that any proposed hard surfaces within the RPA of **T6** is constructed in a manner that would not cause the adjacent tree any long-term harm. In this instance, it is recommended that a 'M*inimum-Dig'* method is used.

4.3.2. Excavations within the RPA must only be undertaken by hand to establish the presence of roots. Any tree roots exposed within the RPA must be left as intact as careful digging with hand tools will allow, avoiding the use of heavy machinery within the RPA.

4.3.3. No more than 100mm of soil should be removed before the ground is inspected for roots. Depending on the presence of roots it may then be acceptable to remove a further 50mm of soil down to the required depth.

4.3.4. During excavations roots smaller than 25mm diameter may be pruned back, making a clean cut with a suitable sharp tool (e.g. bypass secateurs or handsaw), except where they occur in clumps. Roots occurring in clumps or of 25mm diameter and over should be severed only following consultation with an arboriculturist; as such roots might be essential to the tree's health and stability.

4.3.5. Any roots exposed during excavations should immediately be wrapped or covered in damp hessian to prevent desiccation and to protect them from rapid temperature changes. Any wrapping should be removed prior to backfilling, which should take place as soon as possible. Prior to backfilling, retained roots should be surrounded with topsoil or un-compacted sharp sand (builders' sand should not be used because of its high salt content, which is toxic to tree roots), or other loose inert granular fill, before soil or other suitable material is replaced.



Example of a light duty drive constructed using the ***Minimum Dig Method.***

4.4. Services within the RPA

4.4.1. Wherever possible, under-ground services should be routed outside of the RPA of retained trees, and plans showing the proposed routeing should be drawn up. Where excavations may be required hand-held tools might be acceptable for shallow service runs, using the hand-dig technique detailed in *Section 4.3 above*.

4.5. Fencing within the RPA

4.5.1. Where the proposed boundary fence lies within the RPAs of retained trees it is essential that the post holes are excavated by hand. It is recommended that initial trial holes are dug using a hand-held auger to establish the presence and size of any adjacent tree roots.

4.5.2. On this basis, for fixed length fencing it is recommended that all footing locations are identified before committing to their final locations. All post locations must be as narrow as possible, with a suggested maximum diameter of 300mm. Excavations must only be undertaken as detailed in *Section 4.3* above.

Client: Kingscrown Land & Commercial Ltd.
Project No: AIA.13636
Issue: 01

Date Issued: 22nd May 2023
Status: FINAL

Signed for on behalf of Godwins Arboricultural Limited:

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Drawing 1. Tree Constraints Plan

T	G	H	W	S
INDIVIDUAL TREE	GROUP OF TREES	HEDGEROW	WOODLAND GROUP	SHRUB

EXISTING LAYOUT

TREE QUALITY ASSESSMENT CATEGORY

	CATEGORY 'A' **HIGH QUALITY**
	CATEGORY 'B' **MODERATE QUALITY**
	CATEGORY 'C' **LOW QUALITY**
	CATEGORY 'U' **UNSUITABLE FOR RETENTION**

Based on British Standard 5837:2012 Table 1.
Please refer to Appendix 2 of the arboricultural report for more detailed category definitions.

ROOT PROTECTION AREA (RPA)

The Root Protection Area (RPA) is a layout design tool highlighting the underground tree constraints. Along with the tree stem and branches the RPA must be considered prior to and during development.

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PROJECT TITLE: Land Off Maes Meurig, Meliden, Prestatyn		
DRAWING TITLE: TREE CONSTRAINTS PLAN	**SCALE:** 1:500 @ A1	**ISSUE DATE:** 03.05.23
DRAWING NUMBER: TCP.13636	**REVISION:** .01	**DRAWN BY:** RG

Drawing 2. Tree Protection Plan

T	G	H	W	S
INDIVIDUAL TREE	GROUP OF TREES	HEDGEROW	WOODLAND GROUP	SHRUB

EXISTING LAYOUT

PROPOSED LAYOUT

PROPOSED TREE WORKS

TREE PROPOSED FOR RETENTION

TREE PROPOSED FOR PRUNING

T6 & T12

TREE PROPOSED FOR REMOVAL (ARBORICULTURAL REASONS)

None

TREE PROPOSED FOR REMOVAL (TO ENABLE DEVELOPMENT)

G1 (section), G3 (section), T7, G8 (section), T11, T13, T14 T15, T16, G24 (section), G27 & G28 (section)

Please refer to Appendix 1 of the Arboricultural Impact Assessment for details on tree condition and proposed works.

ROOT PROTECTION AREA (RPA)

The Root Protection Area (RPA) is a layout design tool highlighting the underground tree constraints. Along with the tree stem and branches the RPA must be considered prior to and during development.

TREE PROTECTION MEASURES

TEMPORARY PROTECTIVE BARRIER
Refer to Appendix 4 of the Arboricultural Impact Assessment for specification details.

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PROJECT TITLE:		
Land Off Maes Meurig, Meliden, Prestatyn		
DRAWING TITLE:	**SCALE:**	**ISSUE DATE:**
TREE PROTECTION PLAN	1:500 @ A1	03.05.23
DRAWING NUMBER:	**REVISION:**	**DRAWN BY:**
TPP.13636	.01	RG

Appendix 1. Tree Schedule

Tree No.	Species	Age	Stems at 1.5m	Stem Dia (mm)	Height (Crown Hgt) (m)	FSB (D) (m)	Branch Spread (m)				Observations	Cond	Life Exp	Tree Works Required to Enable Development	Root Protection Area (RPA)		Retention Category
							N	E	S	W					Radius (m)	Area (m^2)	
G 1	Crataegus monogyna (Hawthorn)	Semi-mature to early-mature	5	75	4(0)	0(E)	2	2	2	2	Limited inspection - restricted access & dense undergrowth. Occasional self-seeded saplings, sparse in places.	Good to Fair	40+	Remove section to enable the construction of the proposed development.	2.0	12.8	C
G 2	Crataegus monogyna (Hawthorn), Sambucus nigra (Elder), Quercus robur (Common Oak), Ilex aquifolium (Holly)	Young to semi-mature	5	75	4(0)	0(N)	2	2	2	2	Limited inspection - restricted access. Limited inspection - dense undergrowth. Occasional self-seeded saplings. Sparse in places.	Fair	20+	No action required.	2.0	12.8	C
G 3	Alnus glutinosa (Common Alder), Quercus robur (Common Oak), Prunus spinosa (Blackthorn)	Young	1	35	3(0)	0(N)	0.5	0.5	0.5	0.5	Limited inspection - restricted access. Limited inspection - dense undergrowth.	Fair	40+	Remove section to enable the construction of the proposed development.	0.4	0.6	C
T 4	Quercus robur (Common Oak)	Early-mature	2	400 450	12(4)	6(N)	5	7.5	7.5	5.5	Asymmetrical crown. Twin-stemmed below 1.5m. Limited inspection - restricted access. Limited inspection - dense undergrowth.	Good to Fair	40+	No action required.	7.2	163.8	B
T 5	Quercus robur (Common Oak)	Early-mature	2	400 450	11(4)	6(N)	5	8	6.5	5	Asymmetrical crown. Twin-stemmed below 1.5m. Limited inspection - restricted access. Limited inspection - dense undergrowth.	Good to Fair	40+	No action required.	7.2	163.8	B
T 6	Quercus robur (Common Oak)	Early-mature	4	400 400 350 200	12(4.5)	2(N)	8	5.5	2.5	5	Asymmetrical crown. Crown - deadwood (Equal or less than100mm). Multi-stemmed from ground level. Limited inspection - restricted access. Limited inspection - dense undergrowth. Collapsed	Good to Fair	40+	Remove individual dead, defective or diseased branch(es).	8.3	218.5	B
T 7	Crataegus monogyna (Hawthorn)	Semi-mature	4	100	4.5(0)	0(N)	2.5	2.5	2.5	2.5	Limited inspection - restricted access. Limited inspection - dense undergrowth.	Good to Fair	40+	Remove to enable the construction of the proposed development.	2.4	18.1	C
G 8	Crataegus monogyna (Hawthorn)	Semi-mature to early-mature	3	120	6(1)	1(N)	2.5	2.5	2.5	2.5	Multi-stemmed from ground level. Limited inspection - restricted access. Limited inspection - dense undergrowth. Limited inspection - dense ivy on stem/base. Linear boundary group. Occasional self-	Fair	40+	Remove section to enable the construction of the proposed development.	2.5	19.6	C
T 9	Quercus robur (Common Oak)	Early-mature	1	600	11(4)	2(N)	5	6	7	6	Asymmetrical crown. Occasional pruning wounds. Limited inspection - restricted access. Limited inspection - dense undergrowth. Limited inspection - dense ivy on stem/base.	Good to Fair	40+	No action required.	7.2	162.9	B
T 10	Acer pseudoplatanus (Sycamore)	Semi-mature	7	150	9(2)	2(N)	4.5	4.5	4.5	4.5	Self-seeded specimen. Multi-stemmed from ground level. Limited inspection - restricted access. Limited inspection - dense undergrowth. Limited inspection - dense ivy on stem/base	Fair	40+	No action required.	4.8	71.2	C

Tree No.	Species	Age	Stems at 1.5m	Stem Dia (mm)	Height (Crown Hgt) (m)	FSB (D) (m)	Branch Spread (m)				Observations	Cond	Life Exp	Tree Works Required to Enable Development	Root Protection Area (RPA)		Retention Category
							N	E	S	W					Radius (m)	Area (m^2)	
T 11	Quercus robur (Common Oak)	Semi-mature	1	220	8.5(1.5)	1.5(N)	3	2.5	1.5	2.5	Asymmetrical crown. Limited inspection - restricted access. Limited inspection - dense undergrowth.	Good to Fair	40+	Remove to enable the construction of the proposed development.	2.6	21.9	C
T 12	Quercus robur (Common Oak)	Early-mature	1	600	11(3)	3(N)	7	5.5	7	6	Asymmetrical crown. Limited inspection - restricted access. Limited inspection - dense undergrowth. Limited inspection - dense ivy on stem/base.	Good to Fair	40+	No action required.	7.2	162.9	B
T 13	Acer pseudoplatanus (Sycamore)	Semi-mature	6	120	11(3.5)	3.5(N)	4	3	4	3	Self-seeded specimen. Multi-stemmed from ground level. Limited inspection - restricted access. Limited inspection - dense undergrowth.	Fair	40+	Remove to enable the construction of the proposed development.	3.5	39.2	C
T 14	Acer pseudoplatanus (Sycamore)	Early-mature	1	550	10(3.5)	3.5(N)	6.5	4.5	6.5	5.5	Asymmetrical crown. Limited inspection - restricted access. Limited inspection - dense undergrowth. Limited inspection - dense ivy on stem/base. Canker on stem.	Fair	10+	Remove to enable the construction of the proposed development.	6.6	136.9	C
T 15	Acer pseudoplatanus (Sycamore)	Semi-mature	1	450	12(3.5)	7(N)	6.5	4.5	6.5	5	Asymmetrical crown. Limited inspection - restricted access. Limited inspection - dense undergrowth.	Good to Fair	40+	Remove to enable the construction of the proposed development.	5.4	91.6	B
T 16	Acer pseudoplatanus (Sycamore)	Semi-mature	7	150	9(1)	1(N)	6.5	6.5	4	3	Asymmetrical crown. Self-seeded specimen. Multi-stemmed from ground level. Limited inspection - restricted access. Limited inspection - dense undergrowth.	Fair	40+	Remove to enable the construction of the proposed development.	4.8	71.2	C
T 17	Acer pseudoplatanus (Sycamore)	Early-mature	1	650	12.5(2)	2(W)	7.5	7.5	6	7.5	Asymmetrical crown. Limited inspection - restricted access. Limited inspection - dense ivy on stem/base.	Good to Fair	40+	No action required.	7.8	191.2	B
T 18	Sambucus nigra (Elder)	Early-mature	5	35	5(0.5)	0.5(N)	1.5	1.5	1.5	1.5	Self-seeded specimen. Multi-stemmed from ground level.	Fair	10+	No action required.	0.9	2.8	C
G 19	Prunus spinosa (Blackthorn)	Young to semi-mature	1	50	5(0.5)	0.5(W)	1	1	1	1	Limited inspection - restricted access. Limited inspection - dense undergrowth. Individuals crowns restricted by group.	Good to Fair	20+	No action required.	0.6	1.1	C
T 20	Acer pseudoplatanus (Sycamore)	Semi-mature	1	350	10(4)	4(W)	2	4.5	4.5	4.5	Limited inspection - restricted access.	Good to Fair	40+	No action required.	4.2	55.4	C

Tree No.	Species	Age	Stems at 1.5m	Stem Dia (mm)	Height (Crown Hgt) (m)	FSB (D) (m)	Branch Spread (m)				Observations	Cond	Life Exp	Tree Works Required to Enable Development	Root Protection Area (RPA)		Retention Category
							N	E	S	W					Radius (m)	Area (m^2)	
T 21	Quercus robur (Common Oak)	Early-mature	1	600	14(4)	4(W)	7	7	7	7	Limited inspection - restricted access.	Good to Fair	40+	No action required.	7.2	162.9	B
T 22	Acer pseudoplatanus (Sycamore)	Semi-mature	1	400	12.5(2)	2(W)	5	4	5	5	Limited inspection - restricted access.	Good to Fair	40+	No action required.	4.8	72.4	B
G 23	Acer pseudoplatanus (Sycamore)	Semi-mature	1	400	14(2)	2(W)	5	5	5	5	Limited inspection - restricted access.	Good to Fair	40+	No action required.	4.8	72.4	B
G 24	Prunus spinosa (Blackthorn)	Young to semi-mature	1	50	4(0)	0(W)	0.5	0.5	0.5	0.5	Limited inspection - restricted access.	Good to Fair	40+	Remove section to enable the construction of the proposed development.	0.6	1.1	C
T 25	Acer pseudoplatanus (Sycamore)	Semi-mature	1	450	12.5(2.5)	2.5(S)	5.5	5.5	5.5	4.5	Multiple pruning wounds. Limited inspection - restricted access.	Good to Fair	40+	No action required.	5.4	91.6	B
G 26	Populus sp. (Hybrid Poplar)	Early-mature	1	550	16(3)	3(S)	7	7	7	7	Limited inspection - restricted access.	Good to Fair	40+	No action required.	6.6	136.9	B
G 27	Prunus spinosa (Blackthorn), Populus sp. (Hybrid Poplar)	Young to semi-mature	1	140	10(0)	0(W)	2	2	2	2	Limited inspection - restricted access.	Good to Fair	40+	Remove to enable the construction of the proposed development.	1.7	8.9	C
G 28	Prunus spinosa (Blackthorn), Salix fragilis (Crack Willow), Crataegus monogyna (Hawthorn)	Young to semi-mature	3	75	6(0)	0(W)	1.5	1.5	1.5	1.5	Limited inspection - restricted access.	Good to Fair	40+	Remove section to enable the construction of the proposed development.	1.6	7.7	C
T 29	Salix fragilis (Crack Willow)	Semi-mature	1	450	8.5(1.5)	1.5(S)	5.5	5.5	5.5	5.5	Limited inspection - restricted access.	Good to Fair	40+	No action required.	5.4	91.6	C
T 30	Populus nigra 'Italica' (Lombardy Poplar)	Early-mature	1	550	12(1.5)	1.5(S)	3	3	3	3	Limited inspection - restricted access. Previously pollarded.	Good to Fair	40+	No action required.	6.6	136.9	C

Tree No.	Species	Age	Stems at 1.5m	Stem Dia (mm)	Height (Crown Hgt) (m)	FSB (D) (m)	Branch Spread (m) N	E	S	W	Observations	Cond	Life Exp	Tree Works Required to Enable Development	Root Protection Area (RPA) Radius (m)	Area (m^2)	Retention Category
G 31	Salix fragilis (Crack Willow)	Semi-mature	1	450	12(2.5)	2.5(S)	5.5	5.5	5.5	5.5	Limited inspection - restricted access.	Good to Fair	40+	No action required.	5.4	91.6	C
G 32	Salix fragilis (Crack Willow)	Early-mature	1	550	14(2.5)	2.5(S)	6.5	6.5	6.5	6.5	Limited inspection - restricted access.	Good to Fair	40+	No action required.	6.6	136.9	B

Appendix 2. Explanatory Notes

A2.1. Tree statistics and measurements

Survey record	Description
Tree No.	Unique tree reference number. (T) = Individual tree, (G) = Group of trees or woodland that form cohesive arboricultural features, (H) = Hedgerows and substantial internal or boundary hedges.
Species	Species listed by scientific name, with (common name).
Age	Life stage – Young, Semi-mature, Early-mature, Mature, Over-mature and Veteran.
Stem Count	Number of stems recorded at 1.5m above ground level.
Stem Diameter	Stem diameter recorded in millimetres at 1.5 meters above ground. Where the tree is multiple stemmed, each stem has been recorded.
Height (Crown Height)	Height of the tree in metres – to the closest 0.5m. Average canopy height in brackets, e.g. 10(3).
First Significant Branch	Existing height above ground level of first significant branch and direction of growth, e.g. 3(N)
Branch Spread	Branch spread, taken as a minimum at the four cardinal points – North, East, South and West.
Observations	General observations, particularly of structural and/or physiological condition (e.g. the presence of any decay, physical defect or historic pruning).
Cond	Condition of the tree recorded as Good, Good to Fair, Fair, Fair to Poor, Poor or Dead.
Life Exp	Life Expectancy - classed as less than 10 years, 10 plus years, 20 plus years, or more than 40 years.
Tree Works Required to Enable Development	Tree works specifically required to enable the proposed development, or to reduce significant risk of harm. The term 'No action required' does not mean that general post development arboricultural management works are not required.
RPA Radius	Radius of the root protection area, when plotted as a circle centred on the base of the stem.
RPA Area	Total area of RPA in metres squared, e.g. 100m^2.
Retention Category	See below – A2.2.

A2.2. Tree retention categories

Retention category and definition	Criteria
U (marked in red on the Tree Constraints Plan) = trees for removal.	Trees 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 (marked green on the Tree Constraints Plan) = Trees of high quality	Trees of high quality with an estimated remaining life expectancy of at least 40 years.
B (marked in blue on the Tree Constraints Plan) = Trees of moderate quality	Trees of moderate quality with an estimated remaining life expectancy of at least 20 years.
C (marked in grey on the Tree Constraints Plan) = Trees of low quality	Trees of low quality with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150mm.

Appendix 3. Report Limitations & General Guidelines

A3.1 Where the inspection of trees was limited (*see Appendix 1*), the 'Tree statistics and measurements' (*Appendix 2.1*) are estimated, and observations, condition and life expectancy are based on an inspection from the available vantage point.

A3.2 It is recommended that qualified and experienced companies are sought when appointing tree work contractors and they should be approved under the Arboricultural Association Approved Contractors scheme. It is essential that all appointed tree work contractors have adequate Public Liability, Products Liability and Employers Liability Insurance. All tree works must conform to the current BS 3998 *"Recommendations for Tree Work"*.

A3.3 Godwin's Arboricultural Ltd will not accept liability for works undertaken by third party companies. All necessary checks must be made by the appointed tree work contractor prior to undertaking any works to ensure that no statutory tree protection measures or relevant laws are contravened.

A3.4 The validity, accuracy and findings of this report are directly related to the accuracy of the information made available prior to and during the inspection process. No checking of independent third party data will be undertaken. Godwin's Arboricultural Ltd will not be responsible for the recommendations within this report where essential data are not made available, or are inaccurate.

A3.5 The assessment and works recommendations relate to conditions found at the time of our inspection. Any significant alteration to the site post our site inspection but pre submission for planning that may affect the trees present, or have a bearing on the planning implications (including level changes, hydrological changes, storms, extreme climatic events or site works) will necessitate a re-assessment of the trees and the site.

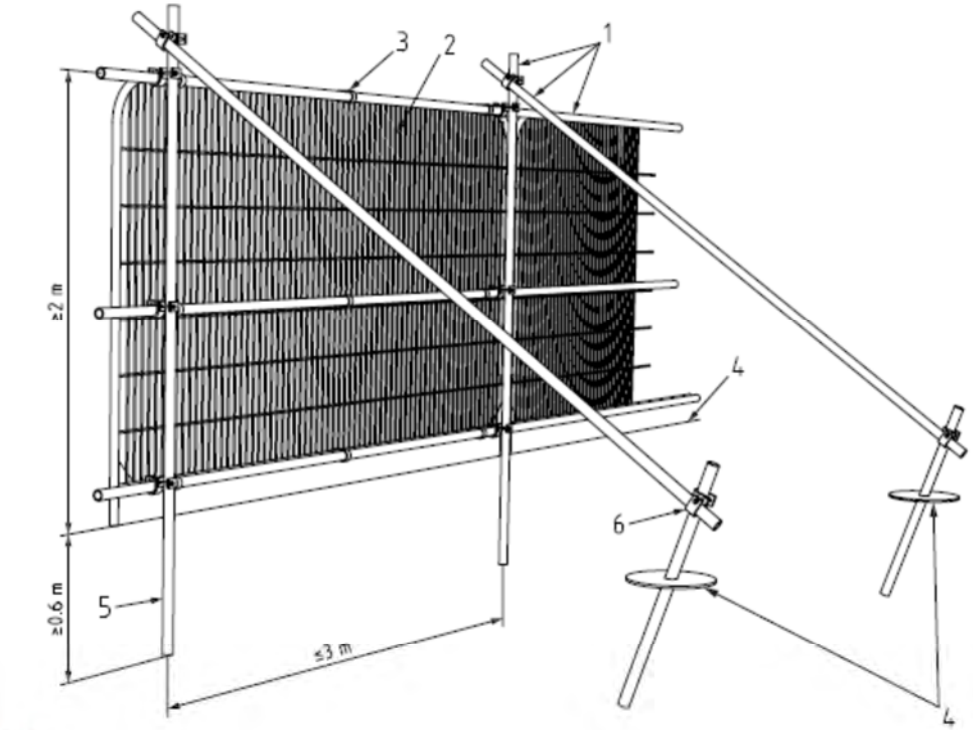
A3.6 This report has been carried out in order to inform the planning process, and not to assess the potential hazards and risks posed by trees. Where clear and obvious hazards have been observed to accessible trees, these have been addressed in the works recommendations. Where inspections were limited by restrictions such as stem ivy, understory vegetation, limited access, epicormic growth or being located on adjacent land, any form of tree condition assessment was restricted. A full assessment of the levels of risk posed by trees can only be informed by considering site use together with assessing any hazards present within a tree.

A3.7 Trees are dynamic structures that continue to develop and decline; in addition, changes in site use are likely to occur during and as a result from the proposed development. On this basis, regular tree risk assessments are advised.

A3.8 Godwin's Arboricultural Ltd plans are to scale whenever possible but care should be taken when measuring from a plan without first checking the original data.

Appendix 4. Protective Barrier Construction

A4.1 The default specification for protective barriers should consist of a vertical and horizontal scaffold framework, well braced to resist impacts, as illustrated below. The vertical tubes should be spaced at a *maximum* interval of 3 m and driven securely into the ground. Onto this framework, welded mesh panels should be securely fixed. Care should be exercised when locating the vertical poles to avoid underground services and, in the case of the bracing poles, also to avoid contact with structural roots.



Key

1 Standard scaffold poles
2 Heavy gauge 2 m tall galvanized tube and welded mesh infill panels
3 Panels secured to uprights 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

Figure 1. Default protective fencing barrier as detailed in *BS 5837: 2012*.

A4.2 Where the site circumstances and associated risk of damaging incursion into the RPA do not necessitate the default level of protection, an alternative specification may be adopted. This system includes 2 m tall welded mesh panels on rubber or concrete feet, secure enough to provide an adequate level of protection from cars, vans, pedestrians and manually operated plant. In such cases, 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 1 m and should be uniform throughout the fence. The panels should be supported on the inner side by stabilizer struts, which should normally be attached to a base plate secured with ground pins (Figure 2a). Where the fencing is to be erected on retained hard surfacing or it is otherwise unfeasible to use ground pins, e.g. due to the presence of underground services, the stabilizer struts should be mounted on a block tray (Figure 2b).

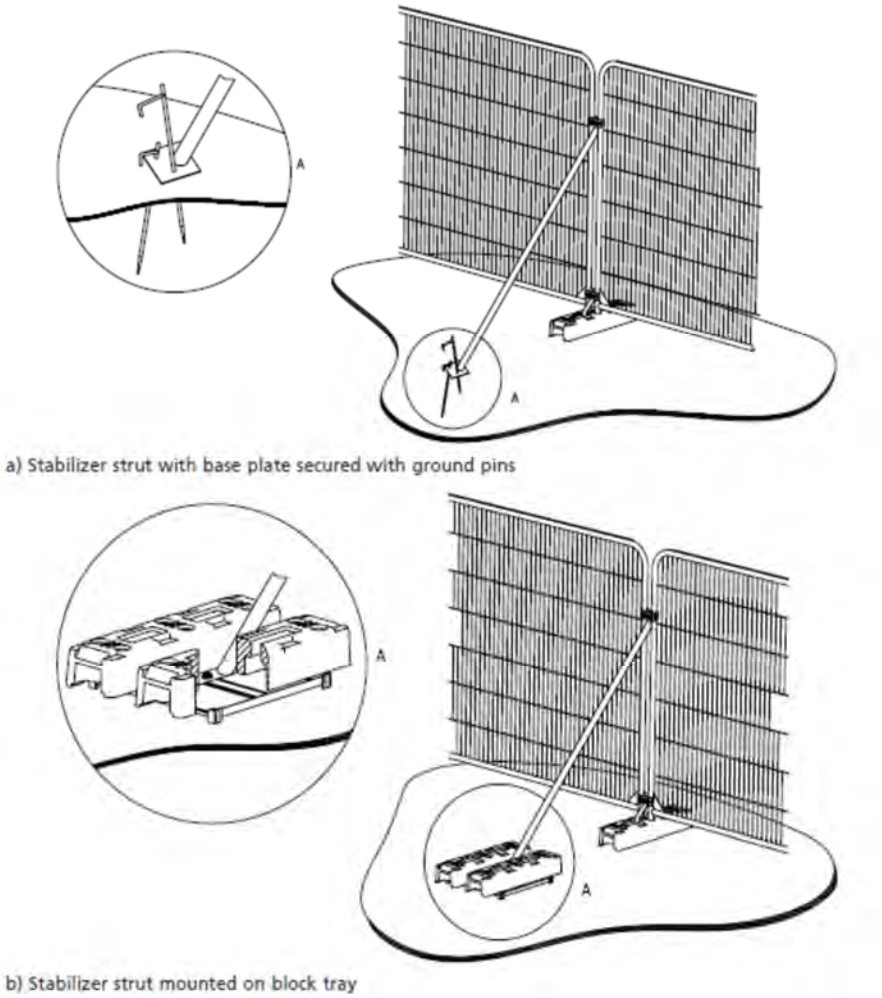
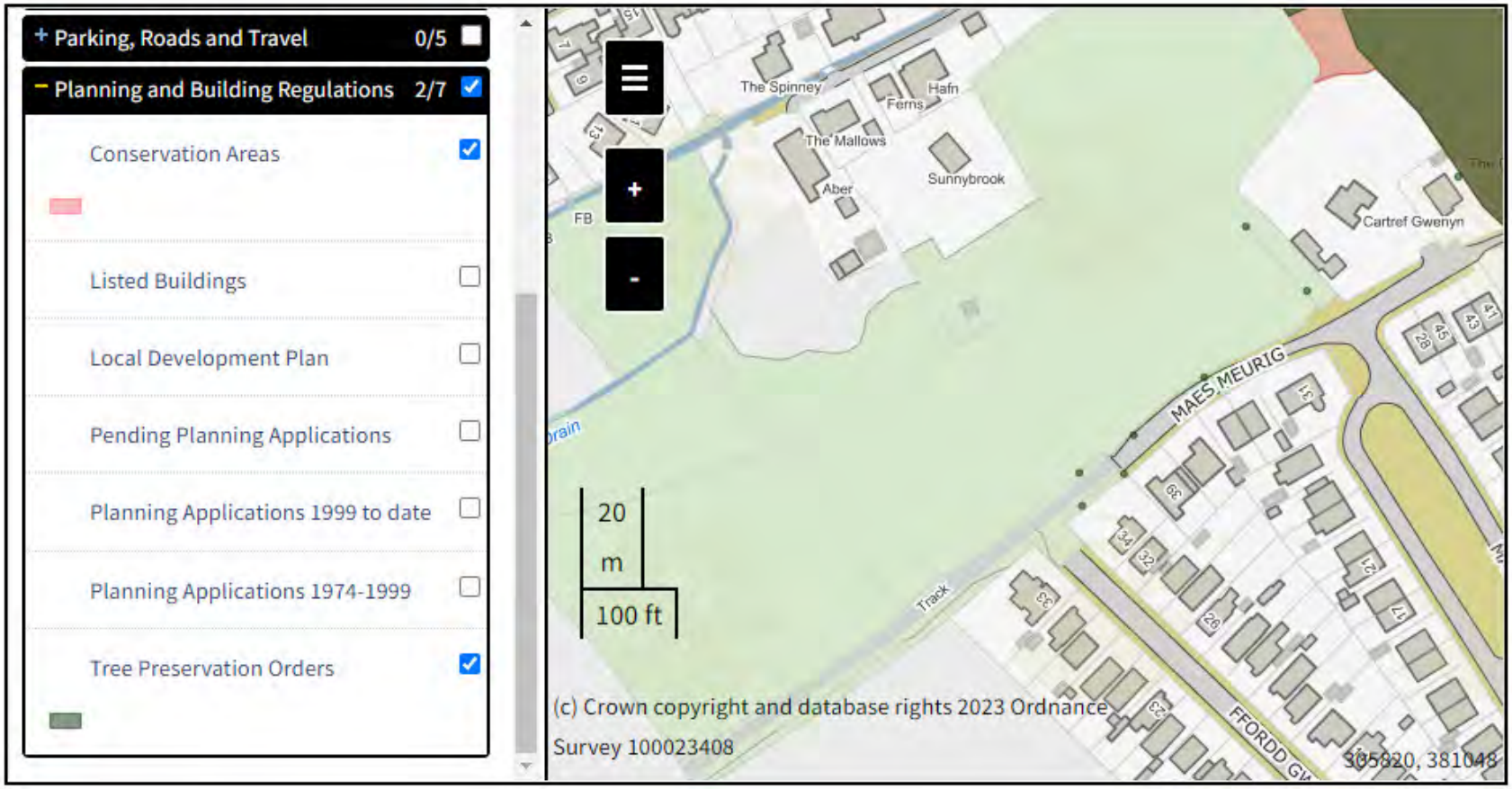


Figure 2. Examples of above-ground stabilizing systems

Appendix 5. Statutory Tree Protection Enquiry Results


+ Parking, Roads and Travel 0/5
− Planning and Building Regulations 2/7
Conservation Areas
Listed Buildings
Local Development Plan
Pending Planning Applications
Planning Applications 1999 to date
Planning Applications 1974-1999
Tree Preservation Orders
The Spinney
Hafn
Ferns
The Mallows
Aber
Sunnybrook
FB
Cartref Gwenyn
MAES MEURIG
Track
FFORDD GW
20
m
100 ft
(c) Crown copyright and database rights 2023 Ordnance Survey 100023408
305820, 381048

SCHEDULE 1

SPECIFICATION OF TREES

Trees specified individually
(encircled black on the map)

Reference on Map	Description	Situation
T6 - Pendunculate Oak - 305853 , 381025 T7 - Pendunculate Oak - 305859 , 381039 T8 - Pendunculate Oak - 305866 , 381035 T9 - Common Ash - 305904 , 381112 T10 - Pendunculate Oak - 305869 , 381047 T11 - Pendunculate Oak - 305891 , 381065 T12 - Sycamore - 305923 , 381092		

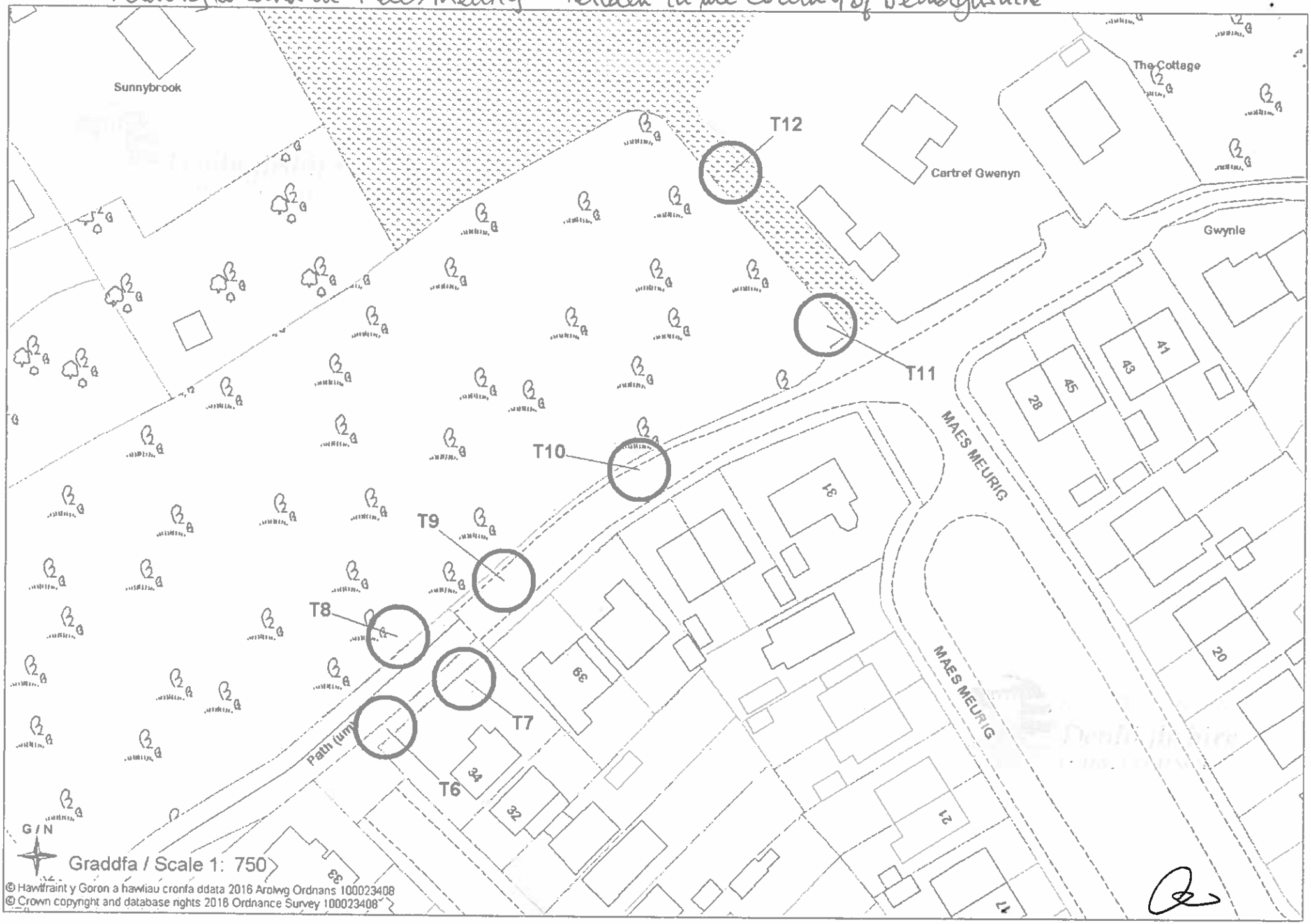
TREES specified by reference to an area
(within a dotted black line on the map)

Reference on Map	Description	Situation
NONE	NONE	NONE

Group of Trees
(within a broken line on the map)

Reference on Map	Description (including number of trees in the group)	Situation
NONE	NONE	NONE

Denbighshire County Council Tree Preservation Order 4/2016
relating to Land at Maes Meurig Meliden in the County of Denbighshire



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