

Arboricultural Impact Assessment

Bryn Glas
Rhosllanechrugog
Wrexham

Ref:
AIA/BGR/08/15/ADD

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Commissioned by:
Blueprint Architectural

Prepared by
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Arboricultural Impact Assessment

Addendum

Land at
Bryn Glas
Rhosllanechrugog
Wrexham

This Arboricultural Impact Assessment has been prepared in accordance with the protocols, standards and procedures set out in BS 5837: 2012 'Trees in relation to design, demolition and construction'.

Summary

The proposed development site is situated to on land at Bryn Glas, Rhosllanechrugog.

There are a number of trees on the site and an arboricultural assessment has been undertaken in accordance with the procedures and protocols set out in BS 5837: 2012. This assessment has identified and recorded 20 individual trees, 4 groups of trees and one area of woodland which are categorised as 9 cat. A (high value) 7 cat. B (moderate value) 8 cat. C (low value) and 1 cat. U (unsuitable for long term retention).

The proposed development will require, in addition to the cat U tree, the removal of 4 individual trees and 4 groups of trees. These are not significant specimens and any loss of amenity can be mitigated through new tree planting forming part of the development of this site.

The trees to be removed are low amenity value specimens and the impact of the development on the current arboricultural resource is considered to be very low in the short term and, through new planting and woodland management will provide a positive contribution in the medium to long term.

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Introduction

- 1.1 This addendum has been prepared in response to comments from Wrexham County Borough Council ref: P/2017/0537 Trees in respect of details provided within the Arboricultural Impact Assessment ref: AIA/BGR/11/17 Rev A, prepared by Shields Arboricultural Consultancy that has been prepared and submitted in respect of an application to develop land at Nantcol, Bryn Glas, Rhos, Wrexham, to provide residential dwellings following the demolition of an existing dwelling.
- 1.2 The comments raise concern about loss of canopy cover and the impact on trees forming part of a protected woodland area that would arise from the development. Documents referenced and considered are the Arboricultural Impact Assessment AIA/BGR/11/17 Rev A, Site Layout Plan CO64/017, Outline Planning Application P/2011/0779 Wrexham County Borough Council Planning Policy EC4 and WCBC Local Planning Guidance Note 17 Trees & Development.

Discussion

- 2.1 The officer's comments highlight two areas of concern, the first is the loss of canopy cover and secondly the impact on two early mature trees on the edge of an area of woodland, either as a result of direct damage from the construction of the site access road or through pressure to remove the trees as they mature and begin to impact on the proposed dwellings.
- 2.2 Whilst it is recognised that there will be some loss of canopy cover, this is restricted to low grade trees mainly from around the existing dwelling. These trees are unlikely to provide sustainable canopy cover over the long-term. The scheme has been revised and differs from that originally put forward at the outline planning stage in that it does not seek to develop the area to the south of the site and, as a result, will have a lower impact on canopy cover.
- 2.3 It is recognised that the proposed access road has the potential to impact on two trees, T552 & T553. These are category A2 trees, however this designation is based on their inclusion as part of the adjoining potentially high value woodland. Whilst it may well be possible to design an access road that retains these trees, and their overall long-term impact on the road or the adjacent dwelling is no greater than it would be on the dwellings in the outline scheme or on the existing house, it may be more practical to remove these trees and mitigate this through the long-term silvicultural management of the remaining woodland.
- 2.4 The woodland as a whole would benefit from management, mainly in the form of silvicultural thinning to encourage the development of the established trees and reduce competition from self-seeding ash and sycamore, which is regenerating rapidly. The woodland would also benefit from the creation of a graded woodland edge, to increase biodiversity along with opening up of small areas alongside the river. The removal of T552 & T553 as part of an overall management operation

would not have any significant impact on canopy cover, as the gap created by the loss of these two small trees would quickly be filled by adjacent trees, and could be part of a management program, facilitated by the development, that provided for a significantly enhanced arboricultural asset in the long-term.

Conclusion

- 3.1 The development of the site provides the opportunity to bring the trees and woodland on the site under positive management. Any impact created through the minor loss of canopy cover or existing trees would be mitigated through the improvement and safeguarding of the woodland resource into the future.

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