



Phase 1 Tree Survey & Preliminary Tree Constraints/Impact Assessment Plan

Land between Railway Rd & New Rd, Brymbo, Wrexham

Prepared for:

Mr S Tilston
C/o Fitzsimon Planning & Development Ltd

Our Ref: 15/AIA/WXM/169

20 March 2015

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TREE SURVEY SCHEDULE (BS5837: 2012)

TREE SOLUTIONS LTD

SITE:	LAND BETWEEN RAILWAY RD & NEW RD, BRYMBO, WREXHAM
CLIENT:	MR SAMUEL TILSTON
BRIEF:	PHASE 1 TREE SURVEY & PRELIMINARY CONSTRAINTS PLAN

SURVEYOR:	A. HENDERSON
ASSESSMENT DATE:	17 MARCH 2015
VIEWING CONDITIONS:	GOOD
JOB REFERENCE:	15/AIA/WXM/169

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TREE NO. T - Tree G - Group H - Hedge	SPECIES (COMMON NAME)	AGE	HEIGHT (m) + CROWN CLEARANCE/ DIRECTION OF GROWTH (N.S.E.W)	RADIAL CROWN SPREAD (m)				STEM/ MULTI-STEM* DIA(mm)	VITALITY	COMMENTS	MANAGEMENT	CATEGORY & SUB-CATEGORY GRADING BS 5837	BS 5837 RADIUS (m) RPA (m²)
				N	S	E	W						
T1	Ash	EM	15 6N	4	4	4.5	3	250 330 (414)	M	- Co-dominant stems from 500mm with included union - Poor quality self set tree of no value - E.R.C. 10	Fell & replace with better quality specimen trees as part of development proposal	C1 & 2	5 78m²
T2	Ash	EM	15 5S	4	4.5	4.5	3	300x 2 (424)	M	- Co dominant stems from base - Ivy clad - Lower crown dead due to past heavy suppression - E.R.C. 10	As T1	C1 & 2	5.1 81m²
T3	Birch	EM	16 6S	1.5	2	2	1	190	G	- Self set tree of no value or merit & not worth retaining within the context of any development proposal - E.R.C. 10	As T1	C1 & 2	2.3 16m²
T4	Birch	EM	16 5N	3	1.5	1	2	220	G	- As T3 - E.R.C. 10	As T1	C1 & 2	2.6 22m²

HEADINGS & ABBREVIATIONS

TREE NO.
SPECIES:
AGE RANGE/LIFE STAGE:
HEIGHT:
CROWN SPREAD:
CROWN CLEARANCE & DIRECTION OF GROWTH:
STEM DIA/MULTI-STEM DIA:
VITALITY:
E.R.C. = ESTIMATED REMAINING CONTRIBUTION:
BS 5837 CATEGORY & SUB-CATEGORY GRADING:
BS 5837 RADIUS & BS 5837 RPA:

REFERENCE NUMBER. REFER TO PLAN OR NUMBERED TAGS WHERE APPLICABLE (T = TREE, G = GROUP, H = HEDGE)
 COMMON NAME (LATIN NAMES AVAILABLE ON REQUEST)
 Y = YOUNG, SM = SEMI MATURE, EM = EARLY MATURE, M = MATURE, PM = POST MATURE
 ESTIMATED AND RECORDED IN METRES. APPROXIMATELY 1 IN 10 TREES ARE MEASURED USING A CLINOMETER AND THE REMAINDER ESTIMATED AGAINST THE MEASURED TREES
 MAXIMUM CROWN RADIUS MEASURED TO THE FOUR CARDINAL COMPASS POINTS FOR SINGLE SPECIMENS ONLY (MEASUREMENT FOR TREE GROUPS - MAXIMUM RADIUS OF THE GROUP)
 HEIGHT IN METERS OF CROWN CLEARANCE ABOVE ADJACENT GROUND LEVEL (TO INFORM ON GROUND CLEARANCE, CROWN/STEM RATIO AND SHADING)
 STEM DIAMETER - MEASURED AT APPROXIMATELY 1.5 METRES ABOVE GROUND LEVEL OR A COMBINATION OF STEMS FOR MULTI-STEMMED TREES
 A MEASURE OF PHYSIOLOGICAL CONDITION. D = DEAD, MD = MORIBUND, P = POOR, M = MODERATE, G = GOOD
 RELATIVE USEFUL LIFE EXPECTANCY (YEARS)
 A = HIGH QUALITY AND VALUE, B = MODERATE QUALITY AND VALUE, C = LOW QUALITY AND VALUE, U = UNSUITABLE FOR RETENTION (SUB-CATEGORY REFERS TO ARBORICULTURAL., LANDSCAPE AND CULTURAL/CONSERVATION VALUES)
 PROTECTIVE DISTANCE - RADIUS FROM THE CENTRE OF THE STEM TO THE LINE OF TREE PROTECTION (CONSTRUCTION EXCLUSION ZONE - CEZ) AND PROTECTIVE BARRIER ROOT PROTECTION AREA - BS 5837 (2012) ANNEX D (THE RECOMMENDATIONS STATE THAT THE RPA SHOULD BE CAPPED AT 707 M²) NOTE - ALL CALCULATIONS ROUNDED TO NEAREST DECIMAL

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				N	S	E	W						
T5	Birch	EM	14 4S	1.5	1.5	1.5	1.5	230	G	- As T3 - E.R.C. 10	As T1	C1 & 2	2.8 24m²
T6	Birch	EM	15 4S	1.5	1.5	1.5	1.5	220	G	- As T3 - E.R.C. 10	As T1	C1 & 2	2.6 22m²
T7	Birch	EM	15 8S	1	1	1	1	200	G	- As T3 - E.R.C. 10	As T1	C1 & 2	2.4 18m²
G1	Willow 70% Alder Ash Hawthorn Sycamore	EM / M	≤16					≤350	G	- Linear woodland strip on downward sloping land full of self set trees that have naturally colonised the site due to lack of any management or site usage - Now form an attractive woodland that is prominent when viewed from New Road and offer high biodiversity value to locale - E.R.C. 20+	Requires thinning out to remove poor quality trees and provide space for best quality specimens to establish to maturity	B2 & 3	4.2 55m²
G2	Ash Hawthorn x 1	EM	≤16 1W					≤400	M	- Small group on steep upward sloping land retained from recent site clearance work - Trees are predominantly multi-stemmed Ivy clad poor quality specimens of no landscape/amenity value - E.R.C. 10	Fell & replace with better quality specimen trees as part of development proposal	C1 & 2	4.8 72m²

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				N	S	E	W						
G3	Hawthorn Birch Ash Elder	EM /M	≤13					≤250	M/P	- Scrub growth outside northern boundary - Many trees have failed or been cut down leaving high stumps - E.R.C. 10	3rd party land - N/A	C2	3 28m²
G4	Sycamore	M	15 1S	5	5	5	5	≤350	M	3 stems from past coppice - Located on edge of small embankment - past root disturbance - Trees of no amenity/landscape value & not suitable to be retained within the context of a housing development site - E.R.C. 0	Fell & replace with better quality specimen trees as part of development proposal	C1 & 2	4.2 55m²
G5	Ash Sycamore Hawthorn	EM /M	≤16 1S					≤350	M	- Small group on steep upward sloping land retained from recent site clearance work - Soil/scalping pushed over all primary roots to south - E.R.C. 10	Could be retained - remove poor quality specimens on southern edge	C1 & 2	4.2 55m²
G6	Birch Ash Hawthorn	EM	≤14					≤200	M/G	- Self set trees on steep sided embankment - No past management resulting in many trees with poor structural form - E.R.C. 10	As G5	C1 & 2	2.4 28m²
G7	Birch Ash Hawthorn Willow	EM /M	≤15					≤200	G	- Mass of unmanaged scrub providing good screening to south and attractive wooded embankment when viewed from New Rd - E.R.C. 20+	Needs thinning out	B2 & 3	2.4 18m²

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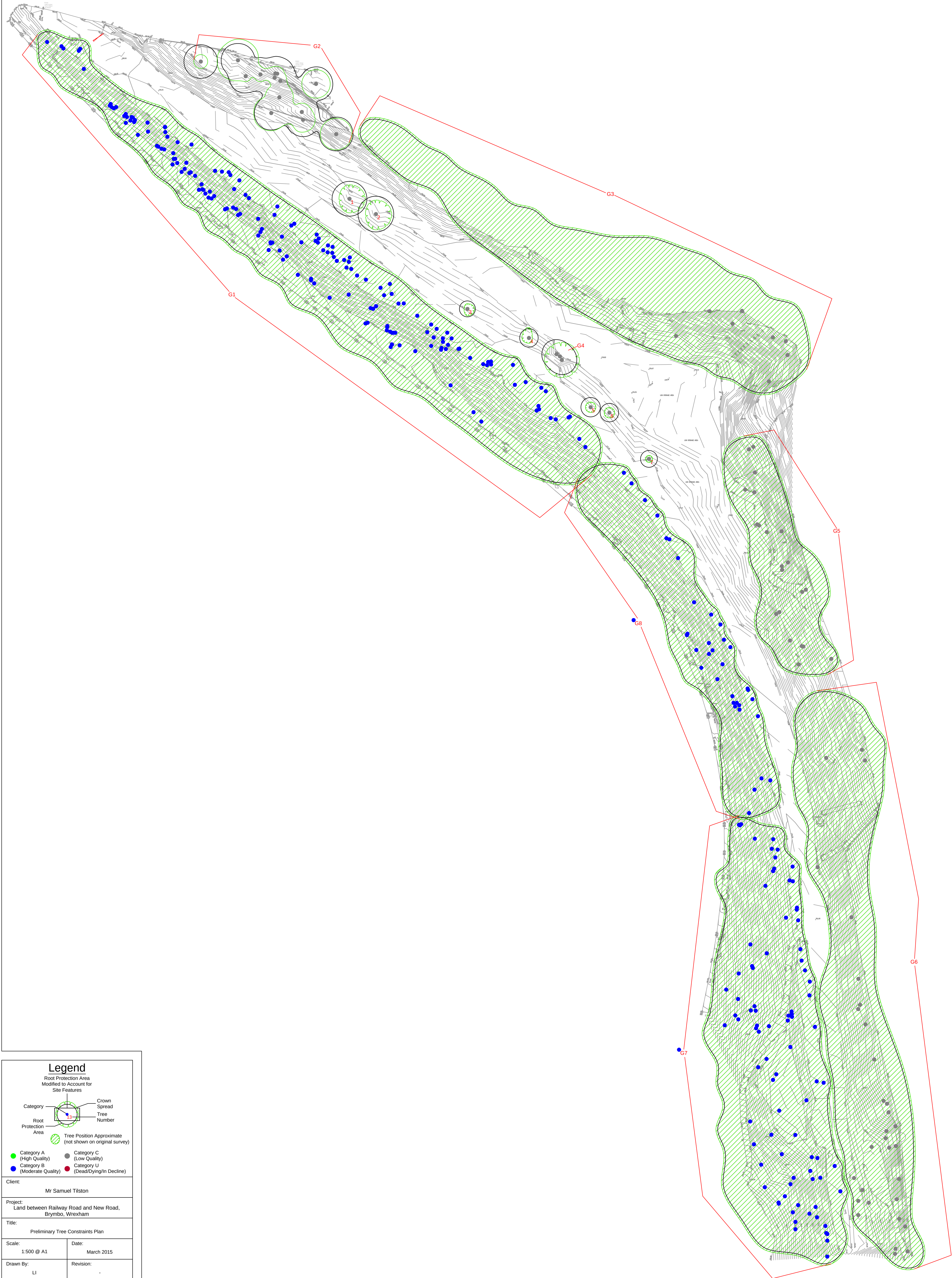
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				N	S	E	W						
G8	Willow Birch Hawthorn	EM	≤14					≤150	G	- Predominantly small Hawthorn scrub on steep embankment between site and New Rd - Birch poles to north ≤100mm diameter 3 No Willows ≤400mm diameter - E.R.C. 10	N/A	C2	1.8 10m²

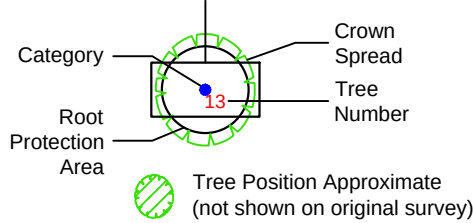
Table 1 Cascade chart for tree quality assessment

Category and definition	Criteria (including subcategories where appropriate)			Identification on plan
Trees unsuitable for retention (see Note)				
Category U 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	- 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 <i>NOTE Category U trees can have existing or potential conservation value which it might be desirable to preserve; see 4.5.7.</i>			See Table 2
	1 Mainly arboricultural qualities	2 Mainly landscape qualities	3 Mainly cultural values, including conservation	
Trees to be considered for retention				
Category A Trees of high quality with an estimated remaining life expectancy of at least 40 years	Trees that are particularly good examples of their species, especially if rare or unusual; or 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)	Trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features	Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood-pasture)	See Table 2
Category B Trees of moderate quality with an estimated remaining life expectancy of at least 20 years	Trees that might be included in category A, but are downgraded because of impaired condition (e.g. presence of significant though remediable defects, including unsympathetic past management and storm damage), such that they are unlikely to be suitable for retention for beyond 40 years; or trees lacking the special quality necessary to merit the category A designation	Trees present in numbers, usually 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	Trees with material conservation or other cultural value	See Table 2
Category C Trees of low quality with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150 mm	Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories	Trees present in groups or woodlands, but without this conferring on them significantly greater collective landscape value; and/or trees offering low or only temporary/transient landscape benefits	Trees with no material conservation or other cultural value	See Table 2



Legend

Root Protection Area
Modified to Account for
Site Features



- Category A (High Quality)
- Category B (Moderate Quality)
- Category C (Low Quality)
- Category U (Dead/Dying/In Decline)

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Title: Preliminary Tree Constraints Plan

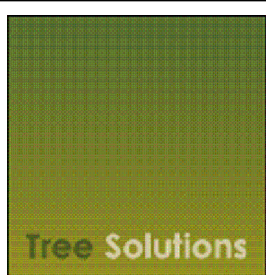
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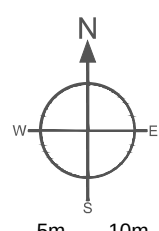
Job Ref: 15/AIA/WXM/169 Drawing No: 01

Do not scale from this drawing all dimensions to be checked on site.

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5m 10m 20m 30m 40m 50m



Photo 1 - Site viewed from entrance off Railway Rd - T1-7 in the centre



Photo 2 - Group 1, predominantly Willow on embankment along southern boundary



Photo 3 - Group 2, low grade Ash on steep embankment



Photo 4 - Group 3 - low value scrub outside northern boundary



Photo 5 - Group 4, poor quality self set Sycamore on small embankment



Photo 6 - Group 5, Self set Ash & Sycamore of no significant value



Photo 7, stems of group 5



Photo 8 - Group 6 & group 7 - small diameter Birch & Willow forming wooded embankment down to New Road to south



Photo 9 - Site viewed from east with group 8 - small Hawthorn scrub