Rebecca Peace
Arboriculture

Mortgage Reports
Planning & Development Tree Surveys
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Very Distribution Wrexham

Bryn Lane, Wrexham LL13 9UT

BS 5837:2012 Tree Survey and Arboricultural Impact Assessment
With Tree Constraints/Protection Plan, Ref: AA TCP 01

Reference: 130526/RP/VD

Tree Constraints Plan References: **AATCP01/VD**

Survey Date: **13th May 2026**

Surveyor & Author:
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Client:	**Solomon Pam -Assistant Project Manager -** Agent for Elite Onyx Properties (UK) SARL Project & Building Consultancy Colliers Project Management, Chancery Place, Brown Street, Manchester, M2 2JT
Report Ref no:	Reference: 130526/RP/VD Tree Constraints/Protection Plan References: AATCP01/VD
Site details:	Very Distribution Wrexham, Bryn Lane, Wrexham LL13 9UT
Date of Site Inspection:	13th May 2026
Proposal:	Construction of a new warehouse adjacent to existing warehouse
Report Author and Surveyor:	*Rebecca Peace MArborA. HND. Am Landscape & Horticulture,* **LANTRA Professional Tree Inspector,** Professional Member of The Consulting Arborist Society, QTRA registered User, **Professional Member of The Arboricultural Association**

1.0 Instruction and the Purpose of the Survey and Report

1.1 This report provides an Arboricultural Impact Assessment (AIA), Tree Constraints Plan (TCP) and Tree Protection Plan (TPP) in support of the proposed construction of a large warehouse unit at Wrexham Industrial Estate, Bryn Lane, Wrexham, LL13 9UT.

1.2 The application is submitted in outline with all matters reserved excluding access for the construction of a new warehouse identified as Unit A (standalone or contiguous to the existing warehouse occupied by the very group

1.3 This report assesses the existing trees, tree groups and woodland edge features that may be affected by the proposed development, including associated access, hardstanding, groundworks, level changes and landscaping.

1.4 The report supports any associated planning application by demonstrating that arboricultural constraints, relevant legislation and tree protection requirements have been considered and can be implemented during the works.

1.5 The tree survey and Arboricultural Impact Assessment have been undertaken in accordance with BS5837:2012 Trees in relation to design, demolition and construction, Recommendations, as requested by the client.

1.6 The survey extent covers the land shown on drawing AATCP01/VD within the appendices. Root Protection Areas have been calculated, plotted and listed in Appendix 1, Tree Data.

2.0 The Scope of the Survey Report - Methodology & Limitations

2.0 The tree survey process consisted of a ground-based visual inspection and is applied only to the areas proposed for development and nearby trees on neighbouring property if needed. Soil type was not assessed.

2.1 This report is valid for three years from the date of site inspection. The condition of trees can change following severe meteorological conditions, the effects of diseases and pests and other abiotic factors.

2.2 The surveyed trees are not marked as all are easily identifiable from plans and on site. All trees are listed in the survey data in **Appendix 1** and are plotted onto the associated plans in **Appendix 2.**

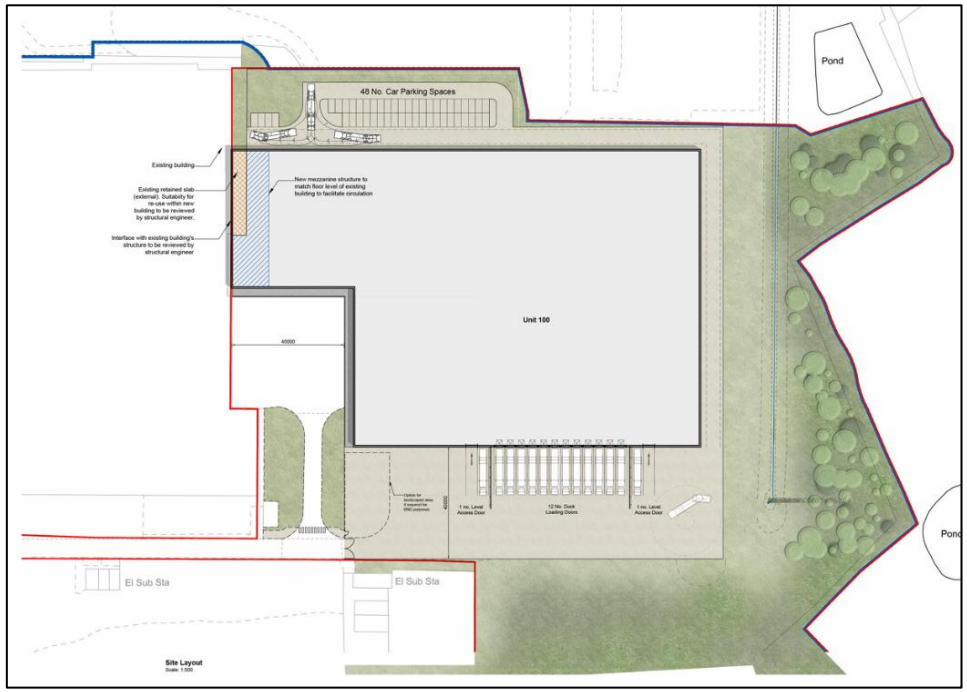
2.3 No definite details relating to the location or the installation of services either existing or as part of the new development have been supplied. Therefore, this report can only deal with this issue in a preliminary manner. The positioning of services should be approved by a suitably qualified surveyor.

2.4 Limitations of use and copyright: All rights in this report are reserved. No part of it may be reproduced or transmitted, in any form or by any means, electronic, mechanical, photocopying, recording or otherwise or stored in any retrieval system of any nature, without our written permission. Its content and format are for the exclusive use of the addressee in dealing with this site. It may not be sold, lent, hired out or divulged to any third party not directly involved in this site without the written consent of ©***Rebecca Peace Arboriculture***

3.0 Site Location and Development Description

3.1 The site is located within Wrexham Industrial Estate, Bryn Lane, Wrexham, LL13 9UT and currently includes an existing warehouse occupied by The Very Group, with associated hardstanding, loading bays, access roads and boundary vegetation.

3.2 The proposal is to construct a new large warehouse unit, identified as Unit A, adjacent to the existing warehouse. The works will include associated access, servicing, hardstanding, drainage and landscaping with this report assessing any potential impact on existing trees, tree groups and woodland edge features. See image opposite.



4.0 Nature of Tree Stock on Site

4.1 The table of results in Appendix 1 provides details of the condition of the trees and their suitability for retention in accordance with BS5837:2012. Where trees are of particular interest or require specific comment due to their condition, these are discussed below.

In line with BS5837:2012, the tree survey categorises trees as follows:
(A) trees of high quality and high value, with an estimated remaining life expectancy of at least 40 years.
(B) trees of moderate quality, with an estimated remaining life expectancy of at least 20 years.
(C) trees of low quality, which may or may not be suitable for retention, with an estimated remaining life expectancy of at least 10 years or which are below 150mm in stem diameter, are unremarkable specimens of limited merit or are in such an impaired condition that they do not qualify for Categories A or B.
Trees categorised as (U) are considered unsuitable for retention due to their condition and or limited life expectancy. This classification system assesses not only tree health and condition but also factors such as long-term management considerations and potential impacts on adjacent land uses.



Google Maps overview of Area for Development

4.2 The surveyed tree stock is mainly located around the eastern and southern parts of the existing Very Distribution warehouse and around the land identified for the proposed Unit A development. The wider site includes existing hardstanding, loading areas, scrub, grassland, ponds, ditches and woodland edge habitat.

4.3 Much of the tree cover within the proposed development area is self-set and has established on previously disturbed industrial land. Goat willow, silver birch, hawthorn, alder, young oak and mixed native scrub are present, often growing through areas of old concrete, made ground or previously cleared industrial surfaces. This has produced useful local habitat value but the individual trees are generally not exceptional arboricultural specimens.

4.4 One of the more sensitive retained features appears to be G6, a boundary hedge and associated small trees along the eastern/rear edge of the site. Access was restricted at the time of survey, but from available views this feature is likely to have greater landscape and ecological value than the younger self-set scrub. G5 and G7 also provide useful edge habitat, particularly where they are associated with nesting bird habitat, wet ground, ponds or ditch lines.

4.5 The main arboricultural constraint is therefore not the loss of individual high value trees but the need to control vegetation clearance carefully, retain the more valuable boundary features where possible and protect the retained rooting areas from compaction, excavation, storage and level changes during construction.

5.0 Root Protection Areas (RPAs)

5.1 BS5837:2012 provides guidance on the provision of Root Protection Areas around retained trees, expressed in metres, within which tree roots should be protected. RPAs are normally calculated using a formula based on stem diameter measurements and are expressed as a radial distance from the stem.

5.2 Stem diameters have been measured on site where access allowed and RPAs have been calculated to an approximate accuracy in accordance with the principles of Section 4.6 of BS5837:2012. Due to the nature of the site, including young self-set growth, grouped vegetation, dense scrub and areas where clearance has not yet been undertaken, the RPAs have not been individually plotted on Tree Constraints Plan AATCP01/VD.

5.3 At this stage, the main purpose of the RPA information is to provide an indicative understanding of potential rooting constraints, rather than to define final fencing positions. T1 is proposed for removal, and the remaining vegetation largely comprises grouped young self-set trees, scrub and developing vegetation. Once site clearance has been completed and the retained sections are confirmed, the position of tree protection fencing can be reviewed and agreed on site.

5.4 Tree protection fencing should be positioned to prevent access, storage, soil compaction, level changes or other disturbance within retained tree and vegetation areas. Where required, this may be supplemented by ground protection or other agreed methods, depending on the final construction layout and the retained vegetation following clearance.

6.0 Arboricultural Impact Assessment (AIA)

6.1 Introduction

This Arboricultural Impact Assessment considers the likely effects of the proposed development on the existing trees, groups and vegetation within and adjacent to the site.

The assessment should be read in conjunction with the revised Tree Constraints and Protection Plan, reference **Rev 2 AATCP01/VD**, Very Distribution Tree Constraints and Protection Plan. The plan identifies the main tree and vegetation constraints, the proposed tree protection fencing and the areas where retained vegetation should be excluded from construction activity.

The site is slightly constrained from an arboricultural survey perspective, as many of the trees are self-set, closely grouped and in areas of dense scrub where access was restricted. Root Protection Areas are therefore treated as indicative within the tree data with the plan used primarily to show the main tree constraints and practical protection requirements.

6.2 General Impact of the Development

The main arboricultural impact relates to the construction of the proposed Unit A building and associated working areas within the central part of the site. This will

require the removal of several low-value groups and areas of scrub vegetation, including groups that fall within or immediately adjacent to the proposed building footprint and hardstanding areas.
The majority of the vegetation affected is of limited arboricultural quality and is generally scrubby in character, comprising self-set trees, understorey growth and low-level vegetation. These losses are therefore not considered to represent a significant arboricultural constraint to the proposed development.
The more sensitive vegetation lies towards the eastern and rear parts of the site, particularly where it relates to the drainage ditch, watercourse corridor and third-party boundary. The parameter information indicates that the main development will sit approximately 15m from the drainage ditch. On this basis, all trees and vegetation to the east of the ditch should be retained and protected where practicable.

6.3 **Group 1 cannot be retained within the proposed layout and will require removal to facilitate the development.**
The group is not in poor condition, but the species present are not considered to be particularly suitable or desirable for long-term retention within the proposed site layout. Its removal is not considered to represent a major arboricultural constraint, provided that suitable replacement planting is incorporated elsewhere within the site as part of the landscape proposals.

6.4 **Group 2 will require removal, as it falls within the main area required for the proposed development**. This group is mainly scrub and low tree growth, with limited arboricultural value.
The area also contains old debris and evidence of below-ground disturbance, which would make it unsuitable for good long-term tree establishment. Its removal is therefore not considered problematic in arboricultural terms.

6.5 **Group 3 will require removal**. This is again an area of scrub and low-value vegetation and no significant arboricultural issues are identified with its loss.

6.6 **Group 4 will require removal**, as it is located within the central area of the proposed building footprint. Retention is not practicable in this location.
The loss of this group is considered acceptable in arboricultural terms, due to its limited quality and position within the proposed development area.

6.7 **Group 5 forms part of the wider rear vegetation**. Where possible, as much of this group should be retained as practicable, particularly towards the rear where it contributes to the boundary vegetation and wider landscape structure. The retained edge may appear rather scrappy following clearance, but this could be improved by setting the removal line back slightly and introducing selective woodland edge planting to the front.

This approach would help soften the retained vegetation, improve its long-term value and provide a useful asset for wildlife corridors and boundary habitat. Protection fencing should prevent construction access, storage and ground disturbance within the retained section.

6.8 **Group 6 lies towards the eastern/rear part of the site.** Access to this group was not possible at the time of survey due to dense vegetation and a ditch containing water, which prevented safe entry and detailed inspection.
Based on the revised information, G6 should be capable of full retention. The proposed building is shown approximately 15m from the drainage ditch and the

protective fencing should be positioned on the building side of the ditch. This should allow G6 to sit outside the active construction area with no direct arboricultural impact anticipated.
Due to the earlier access restrictions, G6 should still be treated as an area requiring ongoing consideration as the site is cleared and works progress. Once safe access is available, the retained vegetation can be reviewed to confirm its condition and any minor management requirements.

6.9 **Group 7 is located close to the rear section of the site**, adjoining the area nearer to G6 and the drainage ditch/watercourse corridor. The rear section of this group is associated with watercourse vegetation and should be retained and protected where possible.
The development may affect the front or inner edge of G7, but the group as a whole does not need to be removed. The main mitigation is to position the tree protection fencing on the building side of the ditch, set back from the drainage ditch where required, so that the retained rear section of G7 and adjoining vegetation are protected as a single exclusion zone.
This fencing arrangement should also assist in protecting G6 and the wider rear boundary vegetation. No construction access, storage, level changes or ground disturbance should take place within the protected rear area unless agreed in advance.

6.10 **Group 8** was not accessible at the time of survey due to a small ditch, difficult ground conditions and restricted access. No photographs were taken from within this area. From the limited views available, the group appeared to comprise mainly self-set trees and scrub vegetation, broadly similar in character to Group 3.
The revised plan information indicates that G8 should be capable of full retention, as it lies beyond the drainage ditch and away from the main construction area.
The proposed tree protection fencing should be positioned on the building side of the ditch so that G8 is retained outside the active working area.
The existing fence line also suggests a relationship with the third-party boundary. Any future landscape or habitat enhancement in this location should therefore be coordinated with the final boundary treatment and any ecological recommendations.

6.11 **Group 9 is a Category C group** located close to the proposed car parking and surfacing area. The group is understood to comprise mainly goat willow and is not considered to be a notable arboricultural feature.
Removal of G9 would be acceptable if required to facilitate the proposed car parking, access or surfacing layout. Replacement planting should be provided within the landscape scheme with an opportunity to use more suitable native species and a less pioneering mix than the existing goat willow group.

6.12 **Replacement Planting, BNG and Landscape Mitigation**
New tree stock and replacement planting should be included within the final landscape proposals to compensate for the loss of low-value scrub and self-set vegetation. This provides an opportunity to create a stronger and more suitable long-term tree structure for the site.
Planting should support the wider Biodiversity Net Gain strategy, where applicable and should be coordinated with ecological recommendations for the site. Native and locally appropriate species should be used where possible, particularly around retained boundary vegetation, the drainage ditch and any habitat enhancement areas.
Replacement planting can also be used to improve species diversity, future resilience and long-term landscape value. This is particularly relevant where goat willow or short-lived pioneering scrub is removed and replaced with a more considered native planting mix.

6.13 Conclusion

Overall, the tree and vegetation losses are considered acceptable in arboricultural terms. The majority of affected groups are of limited quality, scrubby in nature or located within areas required for the proposed building footprint, car parking or working space.

The revised plan information strengthens the retention strategy for the eastern and rear vegetation. The drainage ditch provides a clear practical reference point, with G6 and G8 capable of being retained and protected in full, and G7 retained where practicable behind the tree protection fencing.

Subject to the implementation of the revised tree protection measures, suitable positioning of fencing on the building side of the ditch and appropriate replacement planting/BNG measures, the proposed development can be accommodated without resulting in a significant adverse arboricultural impact.

7.0 Method Statements for Tree Protection during Vegetation Removal and Fencing Erection

7.1 Tree Protection Plan

Tree protection fencing should be installed in accordance with the revised Tree Constraints and Protection Plan, reference Rev 2 AATCP01/VD Very Distribution Tree Constraints and Protection Plan, prior to the commencement of demolition, clearance, construction access or ground works.

The fencing should form a clear construction exclusion zone around retained trees and vegetation. No storage of materials, plant movement, fires, mixing of cement, changes in levels or excavation should take place within the fenced areas unless agreed in writing by the project arboriculturist and local planning authority where required.

7.2 Position of Protective Fencing

The exact position of the protective fencing may need to be agreed on site to allow for practical construction access while still protecting the retained rear boundary, drainage ditch and watercourse-associated vegetation.

The drainage ditch should be used as a practical reference point for protection. Fencing should be positioned on the building side of the ditch and set back where required to reflect the approximate 15m offset shown on the parameter plan. This should protect G6, G8 and the retained parts of G7 from construction access and disturbance.

7.3 Protection of Groups 6, 7 and 8

Groups 6 and 8 should be retained and protected in full where they sit beyond the drainage ditch and outside the construction area. These areas were not safely accessible at the time of survey, so they should be reviewed again if clearance or access allows.

Group 7 may be affected along its front or inner edge only. The rear section, particularly the vegetation closest to the drainage ditch/watercourse and adjoining G6, should be retained and protected as part of the same exclusion zone.

No storage, level changes, excavation or construction access should take place within the protected ditch-side vegetation area unless agreed in advance with the project arboriculturist.

7.4 Construction Exclusion Zone

The fenced areas should be treated as Construction Exclusion Zones for the duration of the works.

No construction activity should take place within these zones, including storage of materials, parking of plant, fuel storage, fires, mixing of cement, disposal of washings, excavation, level changes or service installation, unless agreed in advance with the project arboriculturist.

7.5 Site Supervision and Adjustments

Where minor adjustments to the fencing line are needed on site, these should be agreed before works take place. Any adjustment should maintain suitable protection for retained trees and vegetation, especially along the rear boundary and watercourse corridor.

The protective fencing should remain in place until the main construction works are complete, or until any phased removal has been agreed.

Figure 1: Fencing struts on the outside may not be necessary as they could pose a trip hazard and the area inside the fencing is too small. The fencing should be securely fastened in a near square formation.

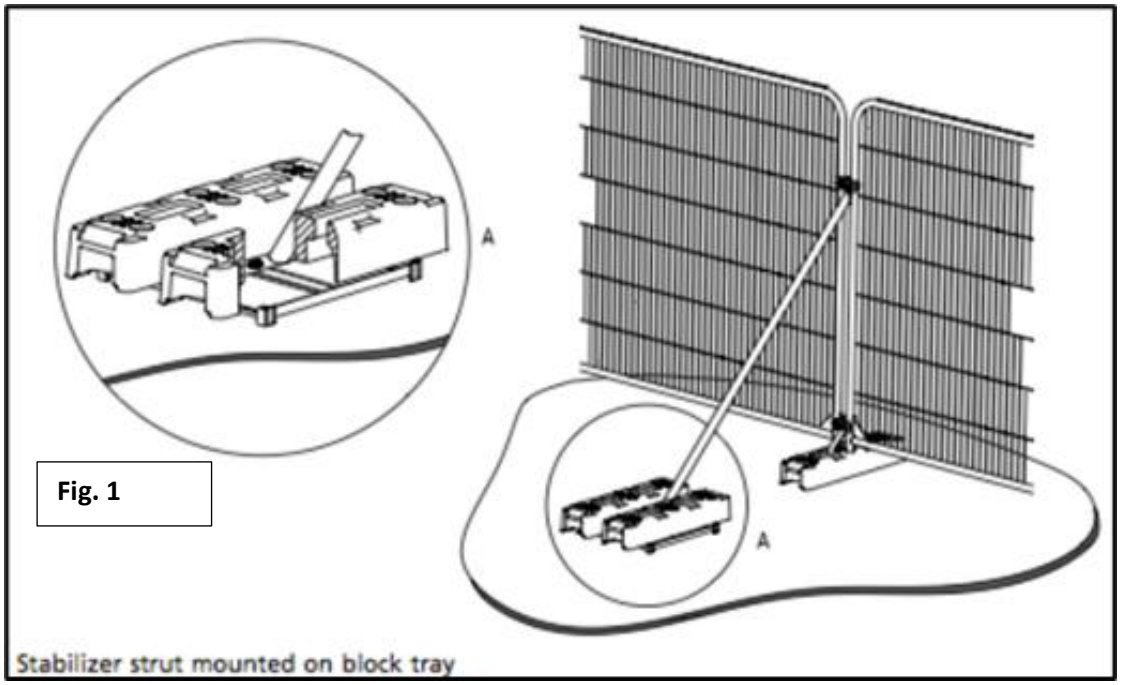


Fig. 1



8.0 Legal Constraints

8.1 Trees subject to statutory controls

The Local Planning Authority is Wrexham County Borough Council. The site is understood **not** to fall within a designated Conservation Area and no Tree Preservation Orders are currently known to affect the surveyed trees.

8.2 Trees and development

Wrexham County Borough Council's local planning guidance requires development proposed near existing trees, woodlands or hedgerows to follow the design and protection principles set out in BS5837:2012. Trees may also be protected through planning conditions attached to any consent, and these must be complied with throughout the construction process. Any required tree protection fencing, ground protection or arboricultural supervision must therefore be installed and maintained in accordance with the approved Tree Protection Plan and Arboricultural Method Statement.

8.3 Statutory wildlife obligations

Trees, scrub, hedgerows, ponds and woodland edge habitats can support protected species, including nesting birds and bats. All tree and vegetation works must therefore take account of the Wildlife and Countryside Act 1981, the Conservation of Habitats and Species Regulations 2017 and other relevant wildlife legislation. Works with the potential to disturb nesting birds, bat roosts or other protected species should not proceed until appropriate ecological advice has been obtained.

8.4 Felling licences and hedgerows

Where tree felling is proposed, the need for a felling licence from Natural Resources Wales should be considered, unless an exemption applies or the works are directly required to implement a full planning permission. If any hedgerow removal is required, the Hedgerows Regulations 1997 may apply, particularly where the hedgerow is rural or forms part of a wider boundary feature. Where applicable, a Hedgerow Removal Notice should be submitted to the Local Planning Authority before removal.

8.5 Biodiversity and open space considerations

The site contains areas of grassland, scrub, wet woodland, open water and other semi-natural habitats, so tree works and vegetation clearance should be coordinated with the ecological recommendations for the wider development. In Wales, public authorities have a duty under Section 6 of the Environment (Wales) Act 2016 to seek to maintain and enhance biodiversity and promote ecosystem resilience. The retention and protection of trees, woodland edge habitats and new landscape planting should therefore be considered as part of the wider green infrastructure and biodiversity strategy for the site.

9.0 Summary

9.1 The proposed development will require the removal of several low value tree groups and areas of scrub vegetation within the central part of the site. These losses are considered acceptable in arboricultural terms, as the affected vegetation is generally of limited quality and is located within the proposed building footprint or working areas.

9.2 Groups 1, 2, 3 and 4 will require removal to allow the development to proceed., although this will depend on the final layout, construction access and future landscaping proposals.

9.3 The rear boundary vegetation is more sensitive, particularly Groups 5, 6, 7 and 8 where they relate to the wider wooded area, drainage ditch, watercourse corridor and third-party boundary areas. These areas should be retained and protected where practicable.

9.4 Group 7 will only be partly affected by the development. The rear section of the group, particularly the vegetation closest to the drainage ditch/watercourse and adjoining Group 6, should be protected by suitable tree protection fencing positioned on the building side of the ditch, as shown on the revised Tree Constraints and Protection Plan, reference Rev 2 AATCP01/VD.

9.5 Group 8 was not accessible at the time of survey and appears to comprise mainly self-set scrub and low-level vegetation. Based on the revised plan information, it should be capable of retention and protection behind the ditch-side exclusion zone.

9.6 Group 9 is a low-value Category C group of mainly goat willow near the proposed parking/surfacing area. Removal would be acceptable if required, with replacement planting to be addressed within the landscape and BNG proposals.

9.7 Subject to the implementation of the revised tree protection measures and suitable replacement planting/BNG proposals, the development can be accommodated without resulting in a significant adverse arboricultural impact.

Appendices

Appendix 1 Tree Inspection/Survey Results

Table 1. SURVEY KEY: Abbreviations and categories used in the survey are as follows:

Column heading	Brief description
Google Tree Position	Tree location shown or referenced using Google mapping.
Tree No.	Unique reference number allocated to the tree.
Tree species or feature	Botanical name and commonly used tree name.
Height (m) DBH (cm)	Estimated overall height of the tree in metres. Stem diameter measured at 1.5 m above ground level.
RPA Calculation (m)	Root Protection Area radius calculated from stem diameter.
Category Grading	BS5837 quality and retention category. See below
Age Class	Estimated life stage of the tree.
Protection or mitigation	Relevant observations, constraints or management comments.
Photo	Photograph reference or link for the tree.

Table 2. SURVEY KEY: British Standards Categories and Criteria

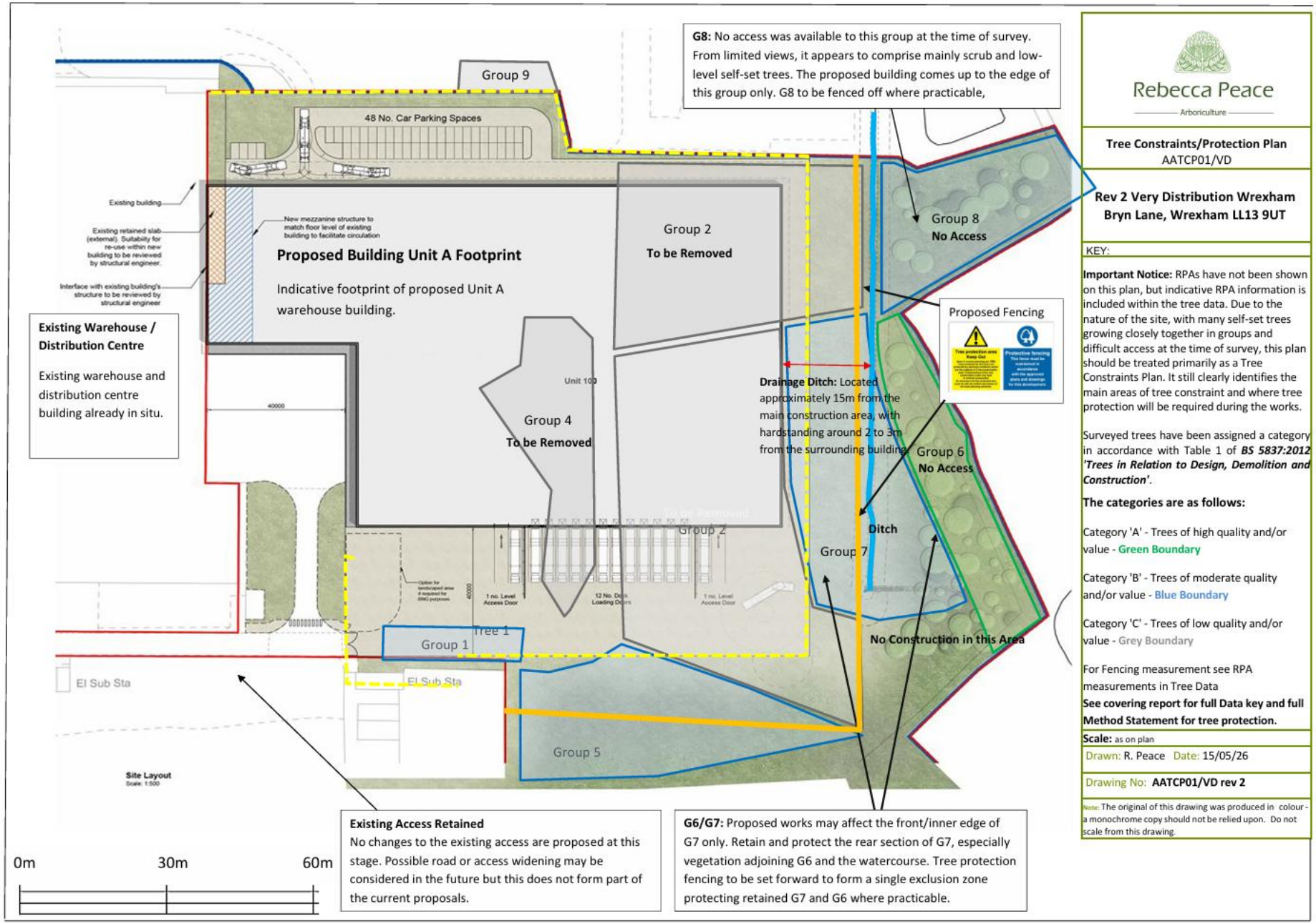
Category & definition	Criteria (including subcategories where appropriate)		
Category U **Trees in such a condition that they cannot realistically be retained as living trees in the context of current land use for <10 yrs.**	• Trees that have a serious, irremediable, structural defect, such that their early loss is expected due to collapse, including those that will become unviable after removal of other category U trees • Trees that are dead or showing signs of significant, immediate and irreversible decline • Trees infected with significant pathogens affecting health or safety or very low-quality trees suppressing trees of better quality *NOTE: these trees can have existing or potential conservation value making retention desirable*		
	1 Mainly arboricultural qualities	**2 Mainly landscape qualities**	**3 Mainly cultural values incl conservation**
Category A **Trees of high quality with an estimated remaining life expectancy of >40 yrs**	Particularly good examples of their species, especially if rare or unusual. Those that are essential components of groups or formal or semi-formal arboricultural features	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
Category B **Trees of moderate quality with an estimated remaining life expectancy of >20 yrs**	Trees that might be included in category A but are downgraded because of impaired condition such that they are unlikely to be suitable for retention for beyond 40 years; or trees lacking the special quality necessary to merit category A designation.	Trees present in numbers, usually growing as groups or woodlands such that they attract a higher collective rating that they might as individuals. Trees occurring as collectives but situated so as to make little visual contribution to the area.	Trees with material conservation or other cultural value
Category C **Trees of low quality with an estimated remaining life expectancy of >10 yearsor** **young trees with a stem diameter <150mm**	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 landscape benefits.	Trees with no material conservation or other cultural value.

Appendix 1 (cont.) Tree Data including Root Protection Areas

Google Tree /GroupPosition	Tree or Group No.	Tree Species or feature	Ht (m) and DBH (cm)	RPA radius	BS 5837 cat.	AIA note and Tree Age Class	Protection or mitigation	Photos
Group Position	**G1**	Silver birch and goat willow group	**14 m** 29 cm	3.48 m	B2	**Young**- Self set group close to pallet and operational areas. Retain where practical, but replaceable if the final layout requires removal.	To be removed	Photo 1 Photo 2 Photo 3
Tree Position	**T1**	Silver birch	**14 m** 32 cm	3.84 m	B2	**Early Mature** - Moderate quality individual tree with scrub below. Retention is not possible	Check nesting bird constraints first.	Photo 1 Photo 2 Photo 3
Group Position	**G2**	Self-set goat willow and silver birch	**6 m** 10 cm	1.20 m	C2	**Young** -Low quality pioneer growth on previously disturbed industrial ground. To be removed	Clear under ecological guidance and replace through new native landscape planting.	Photo 1 Photo 2 Photo 3 Photo 4
Group Position	**G3**	Hawthorn, goat willow, birch, oak and mixed scrub	**6 m** 12 cm	1.44 m	C2	**Young**- self set scrub and pioneer trees on rewilded former industrial land. Likely to be affected by the development footprint or working area.	Clear carefully, with ecological timing checks. Provide replacement planting around retained corridors.	Photo 1 Photo 2 Photo 3
Group Position	**G4**	Hawthorn, goat willow, birch, oak and mixed native scrub	**6 m** 9 cm	1.08 m	C2	**Young** - Pioneer vegetation with habitat value but limited arboricultural quality. May be removed where it conflicts with the proposed works.	Coordinate clearance with ecological requirements. Retain edge habitat where feasible.	Photo 1 Photo 2 Photo 3 Photo 4
Group Position	**G5**	Alder and mixed lower scrub	**9 m** 21 cm	2.52 m	B2	**Early Mature** - Useful edge vegetation with nesting bird value near the former substation area. Retention is preferred if the layout allows.	Fence outside the RPA. Avoid storage, excavation, level changes and plant movement within the protected area.	Photo 2 Photo 3
Group Position	**G6**	Hawthorn boundary hedge and associated larger trees	**9 m** 13 cm	1.56 m	A2	**Mature** – Early Mature Group 6 was not accessible at the time of survey due to a small ditch and difficult ground conditions, and no photographs were taken of this area. It will be a valuable retained feature. Forms an older boundary and wildlife corridor to adjacent land.	Retain and protect with robust fencing before works begin but No access, excavation or storage within the hedge protection zone.	No photo as no access
Group Position	**G7**	Hawthorn, goat willow, birch, oak and mixed scrub	**10 m** 13 cm	1.56 m	B2	**Semi mature, Young** - Rear edge vegetation is associated with pond, ditch or wet ground habitat. Retain where practical.	Protect retained sections with fencing and coordinate with ecological buffer requirements.	Photo 1 Photo 2 Photo 3 Photo 4
Group Position	**G8**	Hawthorn, goat willow, birch, oak and mixed scrub	**6 m** 12 cm	1.44 m		**Young** - Group 8 was not accessible at the time of survey due to a small ditch and difficult ground conditions, From the limited views available, the group appeared to comprise mainly self-set trees and scrub vegetation, broadly similar in character to Group 3.	This area is not part of the main construction area and so will be fenced off.	No photo as no access
Group Position	T9	Goat willow	**7m**	20	C2	**Young to semi-mature -** Group 9 is a self-set scrub group, mainly goat willow with bramble and understorey growth. It is of limited landscape value and is unlikely to be suitable for long-term retention. Replacement with more appropriate native planting would provide a better long-term outcome.	Replant with more suitable species	No photo as no access

Appendix 2 Tree Position and Indicative Constraints Plan: Ref: AATCP01/VD *(**See full PDF attached to Email**)*

Plans reviewed as part of this report include the supplied site constraints plan, ownership boundary plan, ecological PEA plan and the proposal area plan showing the approximate Unit A development area. The Tree Protection Plan principles in this report should be read with the final construction layout and any updated CAD drawing issued for planning or construction.



Appendix 3 Glossary of Terms & Abbreviations

Arboricultural Impact Assessment (AIA)
A report that assesses the potential impact of proposed works on existing trees and sets out measures to protect and retain them.
BS5837:2012
British Standard titled Trees in relation to design, demolition and construction, Recommendations. It provides guidance on tree surveys, categorisation, Root Protection Areas and tree protection during development.
Crown Spread
The horizontal extent of a tree's canopy, measured in metres from the trunk to the edge of the crown in each cardinal direction.
Diameter at Breast Height (DBH)
The diameter of a tree stem measured at 1.5 m above ground level. This measurement is used to calculate the Root Protection Area.
Native and self set tree cover
Tree and shrub cover that has established naturally on the site, including birch, willow, hawthorn, alder, oak and mixed scrub. Such cover can provide useful habitat value, even where individual trees are not high quality specimens.
Porous Surface
A surface that allows water and air to pass through to the soil below, supporting root function and soil health. Examples include grass, permeable surfacing and free draining materials.
Root Protection Area (RPA)
An area around a tree, calculated in accordance with BS5837, intended to protect the rooting environment. It is expressed as a radius measured from the centre of the tree stem.
Tree Constraints Plan (TCP)
A plan showing the location of trees, their RPAs and any constraints they place on proposed works.
Tree Protection Plan (TPP)
A plan detailing how retained trees will be protected during site works, including fencing, ground protection and working methods.
Structural Roots
Larger woody roots that provide anchorage and stability to a tree.
Fine Roots
Smaller roots responsible for water and nutrient uptake, often found close to the soil surface and sensitive to disturbance.
Arboricultural Supervision
On site monitoring by a qualified arboricultural consultant to ensure works near trees are carried out in accordance with approved methods and standards.

Appendix 4 Internet and Reading References

General

http://www.treecall.co.uk/trees-a-the-law

http://www.forestry.gov.uk/safetreemanagement

https://www.gov.uk/guidance/developers-get-environmental-advice-on-your-planning-proposals (SSSI)

Mattheck & Breloer H. (1994). Research for Amenity Trees No.4: The Body Language of Trees, HMSO, London.

Strouts R.G. & Winter T.G. (1994).Research for Amenity Trees No.2: Diagnosis of ill health in Trees. Department of the Environment, HMSO.

Weber K., Mattheck C. (2003). Manual of Wood Decays. The Arboricultural Association

British Standards 5837: 2012; Trees in relation to design, demolition and construction, Recommendations

Tree Protection

https://ecogrid.co.uk/popular-uses/tree-root-protection/

http://www.ground-guards.co.uk/sectors/

http://www.geosyn.co.uk/product/cellweb-tree-root-protection

Ground & Grass Protection | Grass Reinforcement | Grassform

Vehicle Access & Pedestrian Ground Protection Mats (hermeq.com)