

From: bexi [REDACTED]  
Sent: 03 July 2023 12:36  
To: James Armstrong; Gregory Favier  
Cc: James Allanson  
Subject: Re: Tree advice 19 Inveralmond Drive

James- can we talk briefly?

[REDACTED]

Many thanks,

Rebecca

---

**From:** James Armstrong <James.Armstrong@edinburgh.gov.uk>  
**Sent:** Monday, July 3, 2023 1:11:36 PM  
**To:** Gregory Favier [REDACTED]  
**Cc:** b [REDACTED]  
<James.Allanson@edinburgh.gov.uk>  
**Subject:** RE: Tree advice 19 Inveralmond Drive

-  
Good afternoon Greg,

-  
I am writing to inform you that in the absence of the drawings requested and a tree survey that meets BS 5837:2012 I will be moving to refuse your application for planning permission.

-  
The Report of Handling and Decision Notice will be made available on Edinburgh council's planning portal shortly.

-  
I appreciate this will not be the outcome you were hoping for, however I can assure you that the application has been given due consideration. If you disagree with my decision you will be able to seek a review by the Local Review Body. This can be done via e-planning. Further information on how to seek a review is available here:  
<https://www.edinburgh.gov.uk/planning-applications-1/apply-planning-permission/4>

-  
Best regards,

-  
**James Armstrong (he/him)**  
**Planning Assistant**  
**The City of Edinburgh Council**  
Email: [James.Armstrong@edinburgh.gov.uk](mailto:James.Armstrong@edinburgh.gov.uk)  
[www.edinburgh.gov.uk](http://www.edinburgh.gov.uk)



---

**From:** Gregory Favier <[REDACTED]>  
**Sent:** Friday, June 2, 2023 2:00 PM  
**To:** James Armstrong <James.Armstrong@edinburgh.gov.uk>  
**Cc:** [REDACTED]  
**Subject:** RE: Tree advice 19 Inveralmond Drive

-  
Hi James,

-  
Just to keep you updated I have submitted a report from our Tree Survey via e-planning as requested. This was done yesterday.

-  
I'm still awaiting the drawings of the site with the extra info required. This will hopefully be with me soon, once I have this I will upload it and notify you.

-  
I hope you have a great weekend.

-  
**Kind Regards,**

-  
**Greg**

-  
**Gregory Favier**

---

From: James Armstrong [mailto:James.Armstrong@edinburgh.gov.uk]  
Sent: 17 May 2023 17:33  
To: [REDACTED]  
Cc: b [REDACTED]  
Subject: RE: Tree advice  
19 Inveralmond Drive

-  
Good afternoon Greg,

-  
Happy to grant an Extension of Time until 16 June, on the condition that the Tree Survey is submitted via e-planning no later than 9am, 5 June. Please confirm your acceptance of this.

-  
The Tree Survey needs to be for the whole site. Please clearly mark what has been already completed and what hasn't.

-  
Best regards,

-  
James Armstrong  
Planning Assistant – Householders Team

-  
Planning and Building Standards | Sustainable Development | PLACE Directorate | The City of Edinburgh Council |  
Waverley Court

.G.2.  
4 East Market Street, Edinburgh, EH8 8BG  
| James.Armstrong@edinburgh.gov.uk www.edinburgh.gov.uk

---

**From:** Gregory Favier <[REDACTED]>

>

**Sent:** Wednesday, May 17, 2023 12:27 PM

**To:** James Armstrong <James.Armstrong@edinburgh.gov.uk>

**Cc:** b [REDACTED]

**Subject:** RE: Tree advice

19 Inveralmond Drive

-  
Hi James,

-  
We hope to have everything you need within the next 3 weeks. We will of course work hard to get this done sooner but we are of course working on other peoples schedules.

-  
Just clarifying this is for the incomplete section?

-  
**Kind Regards,**

-  
**Greg**

-  
**Gregory Favier**

---

From: James Armstrong [mailto:James.Armstrong@edinburgh.gov.uk]

Sent: 16 May 2023 15:19

To: [REDACTED]

Subject: RE: Tree advice

19 Inveralmond Drive

-  
Good afternoon Greg,

-  
Can you please give me a timescale within which the works will be completed?

-  
Best regards,

-  
James Armstrong

Planning Assistant – Householders Team

-  
Planning and Building Standards | Sustainable Development | PLACE Directorate | The City

of

Edinburgh

Council |

Waverley Court

.G.2.

4 East Market Street, Edinburgh, EH8 8BG

| James.Armstrong@edinburgh.gov.uk www.edinburgh.gov.uk

---

**From:** Gregory Favier [REDACTED]

**Sent:** Tuesday, May 16, 2023 11:44 AM

**To:** James Armstrong <James.Armstrong@edinburgh.gov.uk>

**Cc:** b [REDACTED]

**Subject:** RE: Tree advice

19 Inveralmond Drive

-  
Morning James,

-

Beckie has asked me to send you a message since she is too busy at work at the moment.

We have managed to find someone to help us with the request from the tree officer. I know the deadline is tomorrow but this has not been easy to sort out and therefore will need to request for an extension.

We hopefully will be able to come back to you soon with the info.

**Kind Regards,**

**Greg**

**Gregory Favier**

---

From: [REDACTED]  
Sent: 16 May 2023 11:08  
To: [REDACTED]  
Subject: Fwd: Tree advice  
19 Inveralmond Drive

---

**From:** James Armstrong <James.Armstrong@edinburgh.gov.uk>

**Sent:** Friday, May 5, 2023 2:41:35 PM

**To:** [REDACTED]

**Subject:** RE: Tree advice

19 Inveralmond Drive

Afternoon Rebecca,

The tree officer has provided me with the below. I trust this is of help.

We need a clearer map. To assess the impact of the proposed fence we need mapping with a high degree of accuracy and detail. We would be looking for:

- A good quality base map showing site features clearly – given the extensive tree cover, an aerial photo is unlikely to provide enough clarity.
- A closer zoom which allows each individual tree shape and label to be clearly seen and distinguished. This will also allow greater accuracy in plotting trees in relation to other site features.
- The root protection areas customised for the environment – they will often not be circular or symmetrical, depending on the surrounding ground constraints.
- The proposed development marked on the map – this should include the location of both the fence and the fence posts. The part of the fence that has already been installed should be distinguished on the map from the part that has not been installed.
- A key which makes all map content clear.

The tree categorisation can be found by cross-referencing the “Methodology” section on page 3 with the map, but this should be included as a column on the survey schedule and a key on the map in order to make assessment of the proposal clearer.

Because all of the proposed fence installation is likely to be within root protection areas, we will need an arboricultural method statement detailing how this will be carried out in a way that is sensitive to the trees. This should include:

- The depth of the fence posts, the method by which they will be secured in the ground and some flexibility in the design allowing fence posts to be moved to accommodate major roots.
- If any cement/postcrete is to be used there should be a statement on how mixing and installation will be carried out in a way which prevents those materials from coming into contact with any uncovered ground.
- Any pruning that will need to be carried out.
- A designated area for storage of materials/equipment that is outwith the root protection areas. This should be accompanied by a statement that no materials or equipment will be stored within the root protection areas.

-  
Best regards,

-  
James Armstrong  
Planning Assistant – Householders Team

-  
Planning and Building Standards | Sustainable Development | PLACE Directorate | The City of Edinburgh Council | Waverley Court

.G.2,  
4 East Market Street, Edinburgh, EH8 8BG  
| James.Armstrong@edinburgh.gov.uk [www.edinburgh.gov.uk](http://www.edinburgh.gov.uk)

---

**From:** [REDACTED]  
**Sent:** Thursday, May 4, 2023 5:05 PM  
**To:** James Armstrong <James.Armstrong@edinburgh.gov.uk>  
**Subject:** Re: Tree advice  
19 Inveralmond Drive

-  
Thanks James,

-  
Rebecca

---

**From:** James Armstrong <James.Armstrong@edinburgh.gov.uk>  
**Sent:** Thursday, May 4, 2023 4:18:33 PM  
**To:** [REDACTED]  
**Subject:** RE: Tree advice  
19 Inveralmond Drive

-  
Good afternoon Rebecca,

-  
I've asked the tree officer to draft something for you explaining, essentially the Tree survey needs to comply with British Standard 5837:2012.

-  
Best,

-  
James

---

**From:** [REDACTED] >  
**Sent:** Wednesday, May 3, 2023 4:30 PM  
**To:** James Armstrong <James.Armstrong@edinburgh.gov.uk>  
**Subject:** Re: Tree advice  
19 Inveralmond Drive

-  
James hi,

-  
Just checking you got my email above. Keen to get moving on this.

-  
Kind regards,

-  
Rebecca

---

**From:** [REDACTED] >  
**Sent:** Monday, May 1, 2023 2:48:55 PM  
**To:** James Armstrong <James.Armstrong@edinburgh.gov.uk>  
**Subject:** Re: Tree advice  
19 Inveralmond Drive

-  
James I have had numerous professionals out to see the proposed fab area and all are confused with what is being asked for.

-  
Could you please give me a call on 07737 720372 so we can get clarity.

-  
Kind regards,

-  
Rebecca and Greg

---

**From:** James Armstrong <James.Armstrong@edinburgh.gov.uk>  
**Sent:** Wednesday, April 19, 2023 1:35:45 PM  
**To:** [REDACTED]  
**Subject:** FW: Tree advice  
19 Inveralmond Drive

-  
Good afternoon Mr Favier, Rebecca,

-  
Thanks for the photos you provided. Please see the response I've received from the responsible tree officer. You will need to amend the drawings accordingly. Additionally the tree report should specify the category of each tree, and the plans would need to show where each fence post is to be positioned.

-  
I appreciate this many require additional work to be undertaken. As such please provide the updated plans/tree report by 5pm on 17 May.

-  
Best regards,

-  
James Armstrong  
Planning Assistant – Householders Team

-  
Planning and Building Standards | Sustainable Development | PLACE Directorate | The City of Edinburgh Council | Waverley Court  
.G.2.  
4 East Market Street, Edinburgh, EH8 8BG  
| [James.Armstrong@edinburgh.gov.uk](mailto:James.Armstrong@edinburgh.gov.uk) [www.edinburgh.gov.uk](http://www.edinburgh.gov.uk)

---

**From:** Ruthe Davies <[Ruthe.Davies@edinburgh.gov.uk](mailto:Ruthe.Davies@edinburgh.gov.uk)>  
**Sent:** Wednesday, April 19, 2023 1:09 PM  
**To:** James Armstrong <[James.Armstrong@edinburgh.gov.uk](mailto:James.Armstrong@edinburgh.gov.uk)>  
**Cc:** Ellen McCalman <[Ellen.McCalman@edinburgh.gov.uk](mailto:Ellen.McCalman@edinburgh.gov.uk)>  
**Subject:** Tree advice  
19 Inveralmond Drive

-  
Good afternoon James,

-  
With regards to the application for erection of a fence at  
19 Inveralmond Drive

, I can confirm that we will initially need the tree survey data to be more clearly mapped. We are looking for the position of all trees to be accurately mapped onto the sitemap showing the proposed fence. This will allow us to assess the impact of the fence. We will also need the map to show which parts of the fence have already been erected and which have not.

-  
With regard to the design and implementation of the fence, we would be looking for this to be arboriculturally sensitive to minimise the impact on trees. We would be looking for the following:

- No postcrete/concrete should touch the soil at any point, as it alters the pH of the soil which is highly damaging to trees. If these materials are to be used then an impermeable barrier will be needed in the fence post pits to prevent contact with the soil. A temporary impermeable ground cover will also be needed in the area where cement mixing takes place to prevent any spillage contaminating the soil.
- The fence design will need to be flexible in terms of post placement so that they can be moved to accommodate tree roots.
- If any tree pruning needs to be carried out to accommodate the fence then this should be specified in the application.

-  
Regards,  
Ruthe Davies

-  
Ruthe Davies MICFor MArborA BSc (Hons) LL.Dip  
Arboricultural Officer  
Householders & Trees | Planning and Building Standards | Sustainable Development | PLACE Directorate | The City of Edinburgh Council | Waverley Court

G.2.

4 East Market Street, Edinburgh, EH8 8BG

[Access our services at www.edinburgh.gov.uk/planning-building](http://www.edinburgh.gov.uk/planning-building) and follow the [Planning Edinburgh blog](#) for updates.

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TD Tree & Land Services Ltd Platform 1  
Station Road Industrial Estate Duns  
Berwickshire TD11 3HS  
[WWW.TDTrees.co.uk](http://WWW.TDTrees.co.uk)

# **Arboricultural Impact Assessment**

for 19 Inveralmond Drive

August 2023

By Patrick Rechberger

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## Scope

TD Tree & Land Services Ltd have been instructed by Mr. Gregory Favier to carry out a survey at 19 Inveralmond Drive, Edinburgh, EH4 6JX and produce a report on the Arboricultural impacts in accordance with British Standard BS:5837 Trees in relation to Design, Demolition and Construction – Recommendations.

This is to provide information to accompany a planning application. Findings from field and desk-top surveys are described and the effects that granting planning permission would entail for arboriculture within influencing distance of the development.

The survey, finished by 31<sup>st</sup> of July 2023 and the following report were completed by Patrick Rechberger, Consultancy Manager of TD Tree & Land Services Ltd and suitably qualified Arboriculturist.

A topographical survey was not available therefore all tree locations mapped are approximate to 2.5m, using a GPS handheld device (Garmin GPS Map 67). On-site observations and aerial imagery was used to further estimate each tree's location.

Specimens on third party land or outside of the application boundary were surveyed insofar as was practicable, some trees were present in inaccessible locations. Whilst reasonable effort has been made to ensure accuracy of the data of these areas, it cannot be guaranteed.

## Limitations

- The findings of this report are valid for a period of 12 months from the date of issue.
- Trees are living organisms that are constantly growing and changing – it is important that they are inspected regularly. Extreme climatic conditions can cause damage to even apparently healthy trees.
- Whilst reasonable effort has been made to detect defects within the individual trees inspected, no guarantee can be given as to the absolute safety or otherwise of any individual tree.
- No soil, foliage or root samples were taken for analysis as well as
- no decay measurement techniques were used during this survey – should this be required; recommendations will be stated below.
- Any duration or timescales mentioned in this report should be viewed as a maximum and not optimum timeframe.
- It is assumed there has been no significant change to the immediate environment that may affect the tree stock. Any change being made following the survey may invalidate the report and require reinspection.

- Any alteration of this report will therefore invalidate it. No responsibility is assumed by TD Trees and their consultants for legal matters that may arise from this report. The consultant shall not be required to give testimony or to attend court unless subsequent contractual arrangements are made.
- The information provided within this report relates to the specific tree risk survey provided and should not be used or interoperated for any other circumstances. This includes but not limited to planning applications and developments, tree related subsidence, utilities, or the design of foundations.

## Methodology

All trees with a diameter at breast height (DBH) of 75mm affected by the existing and proposed fencing within the survey area were inspected using the method of ‘Visual Tree Assessment- type 1’ or in short ‘VTA1’ (Mattheck and Breloer, 1994). VTA is an internationally recognised form of tree assessment for the tree inspector. It confirms defects, construes potential hazards, and assesses criteria of failure. The VTA – type 1 gives information relating to the body language and mechanics of a tree and helps to distinguish between potentially hazardous trees and extremely hazardous trees, protecting safe trees.

The process consists of inspecting the trees visually from the ground for growth defects, any variations of appearance of the bark and any alterations in the crown and leaves. Fungal fruiting bodies and their body language as well as the local environment of the tree are considered for the assessment. The individual tree data including its location was recorded using the PlanIT Geo, Treeplotter software. The height of the trees was measured using Haglöf EC II D Electronic Clinometer, crown spread was estimated. Diameter at breast height (DBH) was measured using Arboricultural diameter and circumference measuring tape.

Whilst reasonable effort has been made to ensure accuracy of the data, especially in inaccessible areas, it cannot be guaranteed.

## The Site

### Address

19 Inveralmond Drive,

Cramond,

Edinburgh, EH4 6JX

Grid Reference at Centre: NT 18280 76032.

### Description

The site is adjacent to Peggy Mill Road. The land is currently in use as private property. The area of focus is approximately 2050m<sup>2</sup> in size.



Figure A: Location and approximate boundary

## Tree Survey

All arboriculture information recorded during the site survey is present in [Appendix 2 – Data Tables](#). Feature locations, comments on tree condition and recommended works.

In total 33 individual trees (T1-T33) and two groups of trees (G1-G2) were surveyed and mapped.

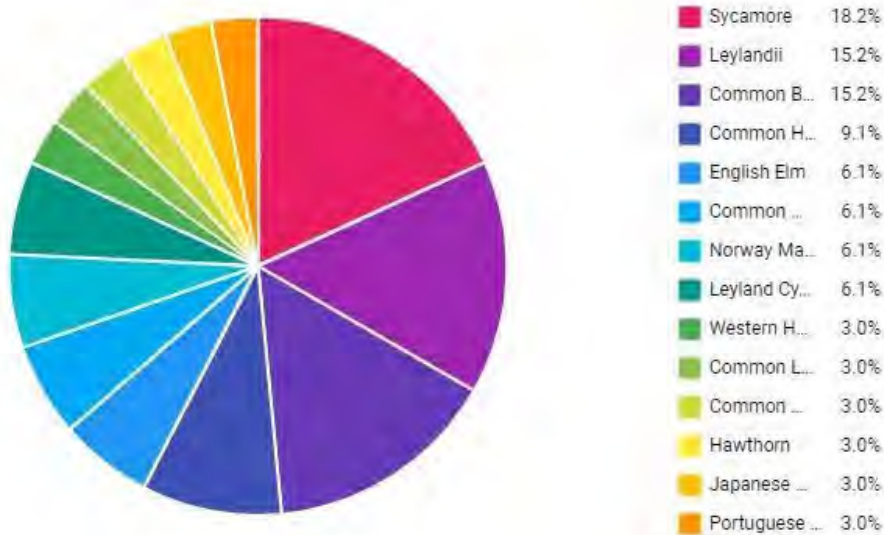


Figure B – Species variety on site

## Root Protection Areas (RPA)

A root protection area is the minimum area around each tree, group or woodland that must be retained and undisturbed to ensure survival.

The RPA's have been calculated in accordance with BS5837 using the diameter of each feature at a height of 1.5m, referred to as diameter at breast height (DBH).

## Protection, designation, and constraints

### National Planning Framework (NPF 4)

The fourth National Planning Framework has been adopted in February 2023 and supersedes the NPF 3 and Scottish Planning Policy. It is intended as a long term plan, guiding spatial development, designating national development and setting out national planning policies.

Its Policy 6 covers trees and woodlands and states:

Local Development Plans: LDPs should identify and protect existing woodland and the potential for its enhancement or expansion to avoid habitat fragmentation and improve ecological connectivity, helping to support and expand nature networks. The spatial strategy should identify and set out proposals for forestry, woodlands and trees in the area, including their development, protection and enhancement, resilience to climate change, and the expansion of a range of types to provide multiple benefits. This will be supported and informed by an up to date Forestry and Woodland Strategy.

#### Policy 6

a) Development proposals that enhance, expand and improve woodland and tree cover will be supported.



- b) Development proposals will not be supported where they will result in:
- i. Any loss of ancient woodlands, ancient and veteran trees, or adverse impact on their ecological condition;
  - ii. Adverse impacts on native woodlands, hedgerows and individual trees of high biodiversity value, or identified for protection in the Forestry and Woodland Strategy;
  - iii. Fragmenting or severing woodland habitats, unless appropriate mitigation measures are identified and implemented in line with the mitigation hierarchy;
  - iv. Conflict with Restocking Direction, Remedial Notice or Registered Notice to Comply issued by Scottish Forestry.
- c) Development proposals involving woodland removal will only be supported where they will achieve significant and clearly defined additional public benefits in accordance with relevant Scottish Government policy on woodland removal. Where woodland is removed, compensatory planting will most likely be expected to be delivered.
- d) Development proposals on sites which include an area of existing woodland or land identified in the Forestry and Woodland Strategy as being suitable for woodland creation will only be supported where the enhancement and improvement of woodlands and the planting of new trees on the site (in accordance with the Forestry and Woodland Strategy) are integrated into the design.
- ([National Planning Framework 4 \(www.gov.scot\)](http://www.gov.scot))

## Local Planning Policy

Edinburgh City council states in their '*Edinburgh Design Guidance*' following key aims surrounding trees and their protection for new development:

- *Create a robust landscape structure as an integral component at all scales of development, which follows green infrastructure and green/ blue network principles.*
- *Maintain the conservation status of protected sites and species, and enhance, connect and create new habitat.*
- *Protect trees and woodland and provide new tree planting.*
- *Ensure a mechanism is put in place for the establishment and long-term maintenance of new landscape areas* ([edinburgh-design-guidance-january-2020](#))

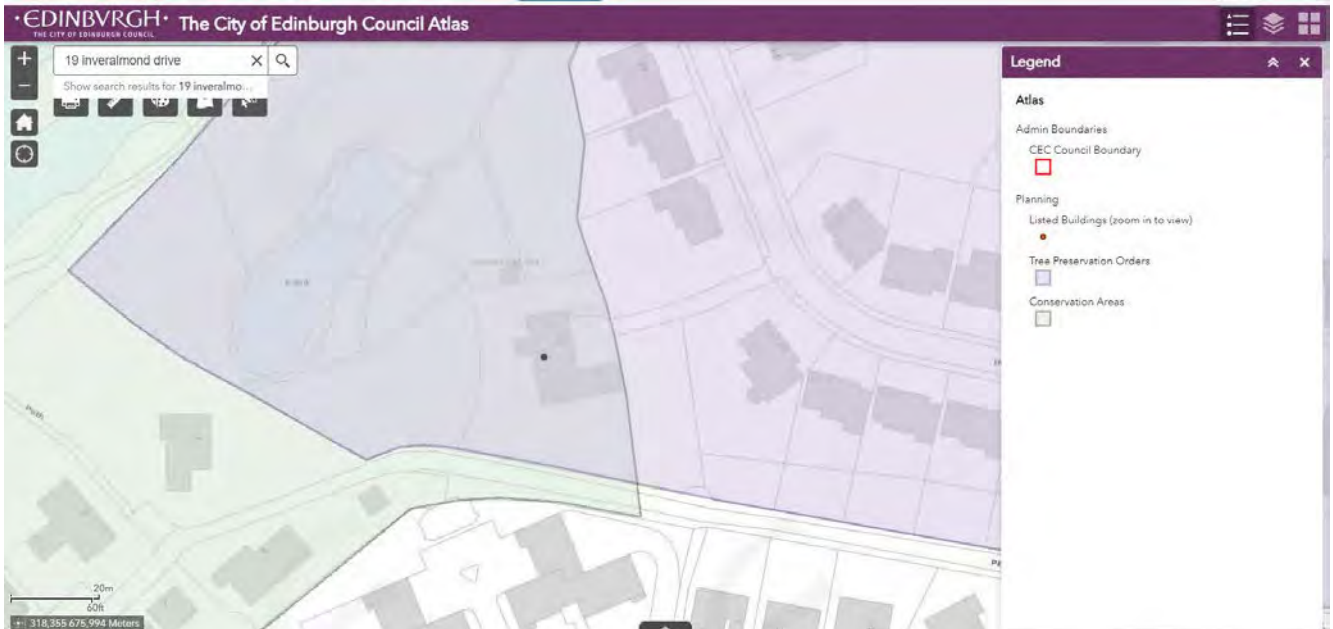
Furthermore, their '*Policy 20*' states the council will ensure that '*all construction and development, including temporary installations and placement of movable equipment, near to trees follows BS:5837 (2012) "Trees in relation to design, demolition and construction - Recommendations" and that the most recent National Joint Utilities Group "Guidelines for the planning, installation and maintenance of utility apparatus in proximity to trees" are followed where carrying out works in root protection areas cannot be avoided.*' ([tree-policy-summary \(edinburgh.gov.uk\)](#))

The '*Edinburgh Biodiversity Action Plan 2019-2021*' states that new development shall contribute to the enhancement and protection of biodiversity, even if no protected species or significant habitats are present on site. By creating new habitats new developments would contribute to the enhancement of biodiversity. ([edinburgh-biodiversity-action-plan-2019-2021](#))

## Tree Preservation Orders (TPO) and Conservation Areas (CA)

A check with Edinburgh City Council on 1<sup>st</sup> of September 2023 confirmed a blanket tree preservation order on and surrounding the site. The site is partially within a conservation area. ([The City of Edinburgh Council Atlas \(arcgis.com\)](https://www.edinburgh.gov.uk/atlas))

Figure 1 – Conservation Area and Tree Preservation Orders



A conservation area is a protected area of special historical or environmental interest or importance. Planning approval in such areas will only be permitted if it can be granted that the proposed design will not harm the appearance or character of the area.

Trees and woodlands in these areas are protected by the Town and Country Planning (Scotland) Act 1997 against undesirable changes. It is therefore an offence to cut, lop, top, uproot, wilfully damage, or destroy any tree in a conservation area. It is seen as a summary conviction in front of court to do any of the above and there is a fine of up to £20,000.

A notice with details of the intended works must be given to the Local Planning Authority (LPA) 6 weeks prior to any works commencing. It is important that the notification states clearly what work is proposed. The 6 weeks period gives the LPA time for consideration of creating a Tree Protection Order (TPO) for the noted trees. Any notified works must be carried out within 2 years from the date of the notice.

If a tree in a conservation area is removed, uprooted, or destroyed it is the landowner's duty to plant another tree of an appropriate size and species at the same place as soon as he or she reasonably can. This duty remains if a tree is removed because it is dead, dying, dangerous or causing a nuisance.

## Third Party Trees

trees identified within this survey area are present on third party land. This includes trees

- T11, T12, T14, T21, T26, T27 and T28.

Permission for any works carried out on these features will need to be obtained by the owners.

## Sites of Special Scientific Interest (SSSI)

A check with NatureScot confirmed no SSSI sites or other designated nature conservation sites on or immediately adjacent to the site. [SiteLink \(nature.scot\)](#)

## Ancient Woodland

Ancient woodlands are irreplaceable habitats with exceptional value. A desktop search ([Map Results | Woodlandr](#)) confirmed no ancient woodland present on or immediately adjacent to the site.

## Ancient and Veteran Trees

There is no national register of ancient or veteran trees. The woodland trust has a database that maintains an inventory of significant trees, to which no trees were registered to the site.

[Tree Search - Ancient Tree Inventory \(woodlandtrust.org.uk\)](#)

An assessment of each tree was made by a qualified arboriculturist during the survey, to which no trees within the surveyed areas were regarded as veteran or ancient.

## Felling Permission

*The Forestry and Land Management (Scotland) Act 2018* forms the legal basis for the regulation of forestry in Scotland and includes the requirement to be in possession of a Felling Permission to fell trees. The *Forestry (Exemptions) (Scotland) Regulations 2019* and *The Felling (Scotland) Regulations 2019* include further detailed provisions about the operations of Felling Permission procedures. You must apply for Felling Permission if you wish to fell a tree unless the felling is exempt. A check with your local FC Officer will confirm this. ([Scottish Forestry - Felling permissions](#))

## Protected Species

The *Nature Conservation (Scotland) Act 2004*, the *Wildlife and Natural Environment (Scotland) Act 2011* and the *Habitats Regulations 1994* provides statutory protection for many species, including bats and birds, which can reside in trees.

## Bats

To obstruct access to, damage or destroy any structure or place which is used for shelter or protection, breeding, or resting by a bat is a criminal offence. If any works are to be carried out that may affect such, professional advice should be sought by a licenced ecologist.

## Birds

It is a criminal offence to intentionally harm wild birds, their eggs or a nest that is in use or being built. Carrying out works that may interfere with such, should be assessed to comply with the law and advice should be sought by a qualified ecologist.

Bird Nesting Season is officially from February until August inclusive (NatureScot) and it is recommended that all vegetation works, including tree works and site clearance should be done outside of the nesting season. However, the nesting period may start before this and extend beyond it. Consideration must be taken outside of the official nesting season to not impact the habitat in which young birds are developing.

Contractors must aim to avoid impacts to nesting birds and infringement of the *Wildlife and Countryside Act 1981* and breaching the *European Habitats 1992 Nesting Birds Directive*.

## Notifiable Diseases and Disease Management

The Forestry Commission (FC) supplies guidance on notifiable diseases which may be notifiable by law. No notifiable diseases were found on the day of inspection.

## Assessment

### Proposals

The proposed development consists of the further erection of a 2m tall timber fence on the northern aspect of the site. The proposals were provided in a .DWG format by Mr. Gregory Favier on 25<sup>th</sup> of July 2023. This is shown in [Appendix 3 - Drawings](#).

### Impacts

#### Tree removals

In total one individual tree, T13 and one tree group, G2, require removal due to their condition. One tree group, G1, is recommended for removal to facilitate the proposed development and as part of long term sound arboriculture.



	Trees	Groups
<b>Remove</b>	T13	G1 G2

Table 1 – Tree removals

Tree T13 is a standing dead habitat pole, however, due to site safety, its removal is recommended. The stem may be cut up to form a dead wood pile on site, to still serve as habitat for a variety of species.

Tree group G1 is a group of leylandii forming an overgrown hedge. Due to lack of management apart from crown-lifting to create clearance of approx. 3m in height on site, no works have been conducted. The most eastern stems are in direct conflict with the existing wall, and damage to both trees and the wall was observed. Due to their proximity to the house and the lack of management in the past, it is recommended to remove these specimen and replant elsewhere on site with more appropriate species.

Group G2 are throughout topped leylandii monoliths, standing at approx. 1.5m to 2m height. Their removal and replacement with appropriate species is recommended.

#### Effects on protected and designated features

- Tree preservation orders (TPO) - The proposed development would result in a loss of TPO trees
- Conservation area (CA) - The proposed development would result in a loss of trees within a CA
- Ancient woodland - The proposed development would not result in negative effect on ancient woodland
- Veteran trees - The proposed development would not result in a loss/pruning of veteran trees
- Community forest - The proposed development would not result in a loss/pruning of trees within a designated community forest
- Deciduous woodland - The proposed development would not result in a loss/pruning of trees within a designated deciduous woodland
- Woodland pasture and parkland - The proposed development would not result in a loss/pruning within designated woodland pasture and parkland
- Traditional orchards - The proposed development would not result in a loss/pruning within designated traditional orchards

## Recommendations

### Ground protection, special mitigation and tree protective fencing

The area surrounding the trees to be retained will require access within their root protection areas to erect the fence. Tree protective fencing may therefore be limited to the areas excluded from the works and may consist of a form as shown in the drawings in [Appendix 3](#).

The tree stems should still be protected from any harm, but given the nature of the construction, no heavy machinery etc is to be expected on site. Therefore, it is deemed appropriate and sufficient, to instruct construction personnel to take care. Arboricultural Supervision is recommended for the erection of the fence, as this will invade several root protection areas.

The foundation of the fencing posts will be formed by ground screws, as shown in the method statement in [Appendix 3](#).

As construction works will take place within the RPAs of surrounding trees, appropriate ground protection will be in place. For footfall only, a 100-150mm layer of woodchip with plywood boards of suitable thickness on top are deemed sufficient temporary ground protection.

### Replanting of appropriate species

Appropriate, native species for this site are, eg.

- Bird cherry (*Prunus padus*)
- Elder (*Sambucus nigra*)
- wild cherry (*Prunus avium*)
- Hazel (*Corylus avellana*)

A mix of Elder, Hazel and Bird cherry could be planted as a flowering hedgerow, accommodating the fence, while the wild cherry could be planted as single trees towards the eastern aspect of the site. This could offset the proposed removals on site.

- Retained trees and protection – The measures set out in [Drawing 3 – Tree Protection in Appendix 3 – Drawings](#) will be in place prior to any commencement of the development
- Removal of Tree T
- Removal of Groups G1 and G2
- Installation of appropriate temporary ground protection
- Ground screws to be used for foundation of fencing posts

- To ensure site safety and monitor the trees' vitality, annual hazard and condition surveys for a minimum period of 8 years post construction are recommended
- All tree works are carried out to the standards defined in the BS 3998: 2010.
- Recommendations for tree work to be undertaken by arborists with the appropriate insurance and qualifications and approved contractors of the Arboricultural Association. TD Tree & Land Services Ltd are AA approved contractors. \*see [www.TDTREES.co.uk](http://www.TDTREES.co.uk)

## Appendices

Appendix 1 – Data tables

Appendix 2 – Summary Reports

Appendix 3 - Drawings



## Appendix 1 – Data Tables

### Key of Terms

- Tree ID - Identification number of tree/trees as shown on plan
- Species - Botanical and Common name of species. Where the sub-group was unknown (Spp) has been used alongside the genus.
- Age class - Young (Y), Early Mature (EM), Mature (M), Late mature. (LM) and Veteran (V)
- Hgt - Height of tree in meters.
- DBH - Diameter at Breast Height: trunk diameter in cm measured at 1.5m.
- Crown spread - Average of 4 measurements taken of North, South, East, and West crown spread.
- MS - Multi-stemmed.

### Tree Quality

The British standard, BS5837:2012 Trees in relation to Design, Demolition and Construction – recommendations, assigns categories to features depending on their qualities, hedgerows are not categorised. The following table provides a brief for each category.

Category & Definition	Criteria – Subcategories 1,2 and 3
Trees unsuitable for retention	
<b>Category U</b> 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  NOTE Category U trees can have existing or potential conservation value which it might be desirable to preserve.
Trees to be considered for retention	
<b>Category A</b> High quality and value with an estimated life expectancy of at least 40 years.	Particularly good example of their species, especially if rare or unusual; or those that are essential components of formal or semi-formal arboricultural feature.

	<p>Trees, groups, or woodlands of visual importance as arboricultural and/or landscape features.</p> <p>Trees, groups, or woodlands of significant conservation, historical, commemorative, or other value.</p>
<p><b>Category B</b> Moderate quality and value with an estimated life expectancy of at least 20 years.</p>	<p>Trees that might be in category A, but are downgraded because of impaired condition (e.g., presence of significant though remediable defects, including unsympathetic past management or 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.</p> <p>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 to make little visual contribution to the wider locality.</p> <p>Trees with material conservation or other cultural value.</p>
<p><b>Category C</b> Low quality and value with an estimated life expectancy of at least 10 years, or young trees with a diameter &lt;150mm.</p>	<p>Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories.</p> <p>Trees present in groups or woodlands, but without this conferring on them significantly greater landscape value, and/or trees offering low landscape benefit.</p> <p>Trees with no material conservation or other cultural value.</p>

*Table 1 – BS5837 Categorisations*



## Data Tables

### Trees surveyed

Full Tree ID	Common Name	Latin Name	Tree Height [m]	Stem Diameter [mm]	Root Protection Area [m]	(N) Branch Spread [m]	(E) Branch Spread [m]	(S) Branch Spread [m]	(W) Branch Spread [m]	Height of First Significant Branch [m]	Direction of First Significant Branch	Height of Canopy Above Ground Level [m]	Life Stage	Physiological Condition	Structural Condition	Estimated Remaining Contribution	Comments	Quality Category	Quality Sub-Category
T1	Common Beech	<i>Fagus sylvatica</i>	5	75	0.9	2	3	1	2	2	E	3	Young	Good	Good	Long (>40 years)	Overall good condition	C	1
T2	Sycamore	<i>Acer pseudo-platanus</i>	12	210	2.52	3	2	1	2	8	N	4	Early-mature	Fair	Fair	Medium (20 to 40 years)	Fence close to stem	C	1
T3	Common Holly	<i>Ilex aquifolium</i>	12	434.72	5.22	3	5	4	3	2	N	10	Early-mature	Fair	Fair	Medium (20 to 40 years)	Fence close to stem	C	1
T4	Sycamore	<i>Acer pseudo-platanus</i>	15	480	5.76	2	3	5	3	6	S	9	Semi-mature	Fair	Fair	Medium (20 to 40 years)	Ivy covering stem	C	1
T5	Sycamore	<i>Acer pseudo-platanus</i>	15	624.82	7.5	5	8	2	3	3	W	12	Semi-mature	Fair	Fair	Medium (20 to 40 years)	Ivy covering stem, eastern stem showing large section of decay at base up to approx. 2m height	C	1
T6	Japanese Cedar	<i>Cryptomeria japonica</i>	9	190	2.28	3	2	1	2	0	NE	9	Young	Good	Good	Long (>40 years)	Overall fair condition	C	1

T7	Western Hemlock	Tsuga heterophylla	19	1050	12.6	8	8	7	8	2	E	17	Mature	Good	Good	Medium (20 to 40 years)	mature specimen, high amenity value and of good arboricultural value	A	1, 2
T8	Leylandii	Cupressus x leylandii	7	180	2.16	3	2	1	2	0	E	7	Young	Good	Fair	Long (>40 years)	Overall fair condition	C	1
T9	Norway Maple	Acer platanoides	7	120	1.44	3	2	0	1	1.5	N	5.5	Young	Good	Fair	Long (>40 years)	Overall fair condition	C	1
T10	Hawthorn	Crataegus monogyna	9	210	2.52	3	3	2	3	2.5	N	16.5	Early-mature	Fair	Fair	Medium (20 to 40 years)	Overall fair condition	C	1
T11	Common Holly	Ilex aquifolium	12	220	2.64	4	3	3	3	3	E	9	Early-mature	Fair	Fair	Medium (20 to 40 years)	Overall fair condition	B	2
T12	Norway Maple	Acer platanoides	16	380	4.56	3	5	6	4	2.5	SE	13.5	Early-mature	Fair	Fair	Medium (20 to 40 years)	Overall fair condition	B	2
T13	Leylandii	Cupressus x leylandii	250	210	2.52	0.5	0.5	0.5	0.5				Early-mature	Dead	Poor	Very Short (<10 years)	monolith	U	
T14	Leylandii	Cupressus x leylandii	12	480	5.76	2	3	3	2	4	S	8	Semi-mature	Fair	Fair	Medium (20 to 40 years)	Overall fair condition	C	1, 3
T15	Leylandii	Cupressus x leylandii	13	622.41	7.46	3	3	1	4	3	N	10	Semi-mature	Fair	Fair	Medium (20 to 40 years)	Overall fair condition	C	1
T16	Common Ash	Fraxinus excelsior	9	150	1.8	2	2	2	2	4	N	5	Young	Good	Good	Long (>40 years)	Overall fair condition	C	1
T17	Common Beech	Fagus sylvatica	5	190	2.28	8	3	0	2	2	N	3	Young	Good	Good	Long (>40 years)	young specimen, overall good condition	C	1
T18	Common Beech	Fagus sylvatica	15	330	3.96	3	8	2	0	4	E	11	Young	Good	Good	Long (>40 years)	young specimen, overall good condition	C	1
T19	Leyland Cypress	Cupressus x leylandii	12	430.12	5.16	3	3	3	3	2	E	10	Early-mature	Fair	Fair	Medium (20 to 40 years)	overall fair condition	C	1



T20	Leyland Cypress	Cupressus x leylandii	15	370	4.44	2	2	4	4	2	E	13	Early-mature	Fair	Fair	Medium (20 to 40 years)	overall fair condition	C	1
T21	Common Ash	Fraxinus excelsior	17	540	6.48	2	4	7	3	10	S	7	Semi-mature	Good	Good	Medium (20 to 40 years)	overall good condition	B	1, 2
T22	Sycamore	Acer pseudo-platanus	16	570	6.84	4	7	7	5	2	E	14	Semi-mature	Fair	Fair	Medium (20 to 40 years)	snapped branch hanging in canopy, decay at base	B	2
T23	Sycamore	Acer pseudo-platanus	16	550	6.6	5	5	5	5	2	E	14	Semi-mature	Fair	Fair	Medium (20 to 40 years)	ivy restricting inspection	B	2
T24	Common Beech	Fagus sylvatica	9	210	2.52	4	6	6	6	0.5	W	8.5	Young	Good	Good	Long (>40 years)	young specimen, overall good condition	C	1
T25	Leylandii	Cupressus x leylandii	12	190	2.28	3	5	4	2	0.5	E	11.5	Young	Good	Good	Medium (20 to 40 years)	young specimen, overall good condition	C	1
T26	Common Beech	Fagus sylvatica	17	590	7.08	6	6	5	6	1.5	S	15.5	Semi-mature	Good	Good	Medium (20 to 40 years)	overall good condition, ivy restricting view on architecture of canopy and stem	B	2
T27	Sycamore	Acer pseudo-platanus	16	420	5.04	3	5	4	4	4	E	12	Semi-mature	Good	Good	Medium (20 to 40 years)	overall good condition	B	2
T28	Common Lime	Tilia x europea	18	431.86	5.18	6	2	0	3	2	W	16	Early-mature	Fair	Poor	Very Short (<10 years)	pronounced lean, no signs of compensation for this	C	1
T29	English Elm	Ulmus procera	8	310	3.72	0	2	8	2	3	S	5	Early-mature	Fair	Poor	Very Short (<10 years)	pronounced lean towards building	C	1
T30	English Elm	Ulmus procera	15	304.14	3.65	3	2	3	4	4	N	11	Early-mature	Fair	Good	Medium (20 to 40 years)	sub stems forming inclusive union, overall fair condition.	B	2
T31	Common Yew	Taxus baccata	12	390	4.68	3	3	3	4	2	N	10	Semi-mature	Good	Good	Medium (20 to 40 years)	overall good condition	B	1, 2
T32	Common Holly	Ilex aquifolium	12	330	3.96	3	3	3	3	1	N	11	Semi-mature	Fair	Fair	Medium (20 to 40 years)	overall fair condition	C	2

T33	Portuguese Laurel	Prunus lusitanica	12	420	5.04	2	5	4	5	1	N	11	Semi-mature	Fair	Fair	Medium (20 to 40 years)	Overall fair condition	B	2
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### Groups surveyed

Group ID	Common Name	Number of Stems	Lower Height Range [m]	Upper Height Range [m]	Lower Stem Diameter [mm]	Upper Stem Diameter [mm]	Height of Canopy Above Ground [m]	Life Stage	Condition	Estimated Remaining Contribution	Comments	Quality Category	Quality Sub-Category
1	Leyland cypress	9	15	17	120	780	12	Semi-mature	Fair	Short (10 to 20 years)	group of leylandii, partially in conflict with adjacent wall,	C	1
2	Leyland cypress	9	1.5	1.5	90	480	0	Early-mature	Poor	Short (10 to 20 years)	group of leylandii stems felled at approx. 1.5m height, stems left without foliage	C	1

# Appendix 2 – Summary Reports



TD TREE & LAND SERVICES LTD

# Tree Summary Report

September 1, 2023 |  
Total Tree Count: 33



Common Beech Tree ID #1

20 Avon Road

## Tree Details

Latin Name: *Fagus sylvatica*

Tag Number:

Stem Diameter [mm]: 75

Priority:

Comments: Overall good condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310419

Latitude: 55.969993

[Photos](#) [Street View](#) [Map View](#)

Sycamore Tree ID #2  
20 Avon Road

Tree Details	
Latin Name:	Acer pseudoplatanus
Tag Number:	
Stem Diameter [mm]:	210
Priority:	
Comments:	Fence close to stem
Recommendations:	

Work to be Completed by	
Surveyor:	Patrick
Inspection Cycle:	

Tree Location	
Longitude:	-3.310496
Latitude:	55.969999

Photos Street View Map View



Common Holly Tree ID #3  
20 Avon Road

Tree Details	
Latin Name:	Ilex aquifolium
Tag Number:	
Stem Diameter [mm]:	434.72
Priority:	
Comments:	Fence close to stem
Recommendations:	

Work to be Completed by	
Surveyor:	Patrick
Inspection Cycle:	

Tree Location	
Longitude:	-3.310470
Latitude:	55.969987

Photos Street View Map View





Sycamore Tree ID #4  
22 Avon Road

Tree Details	
Latin Name:	Acer pseudoplatanus
Tag Number:	
Stem Diameter [mm]:	480
Priority:	
Comments:	Ivy covering stem
Recommendations:	

Work to be Completed by	
Surveyor:	Patrick
Inspection Cycle:	

Tree Location	
Longitude:	-3.310523
Latitude:	55.969998

Photos Street View Map View



Sycamore Tree ID #5

20 Avon Road

## Tree Details

Latin Name: Acer pseudoplatanus

Tag Number:

Stem Diameter [mm]: 624.82

Priority:

Comments: Ivy covering stem, eastern stem showing large section of decay at base up to approx 2m height

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310516

Latitude: 55.970015

[Photos](#)
[Street View](#)
[Map View](#)




Japanese Cedar Tree ID #6

22 Avon Road

## Tree Details

Latin Name: Cryptomeria japonica

Tag Number:

Stem Diameter [mm]: 190

Priority:

Comments: Overall fair condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310589

Latitude: 55.970067

Photos Street View Map View

Western Hemlock Tree ID #7

17 Inveralmond Drive

## Tree Details

Latin Name: Tsuga heterophylla

Tag Number:

Stem Diameter [mm]: 1050

Priority:

Comments: mature specimen, high amenity value and of good arboricultural value

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310558

Latitude: 55.970119

[Photos](#)
[Street View](#)
[Map View](#)




Leylandii Tree ID #8

22 Avon Road

## Tree Details

Latin Name: Cupressus x leylandii

Tag Number:

Stem Diameter [mm]: 180

Priority:

Comments: Overall fair condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310788

Latitude: 55.970063

Photos Street View Map View



Norway Maple Tree ID #9

22 Avon Road

## Tree Details

Latin Name: Acer platanoides

Tag Number:

Stem Diameter [mm]: 120

Priority:

Comments: Overall fair condition

Recommendations:

## Work to be Completed by

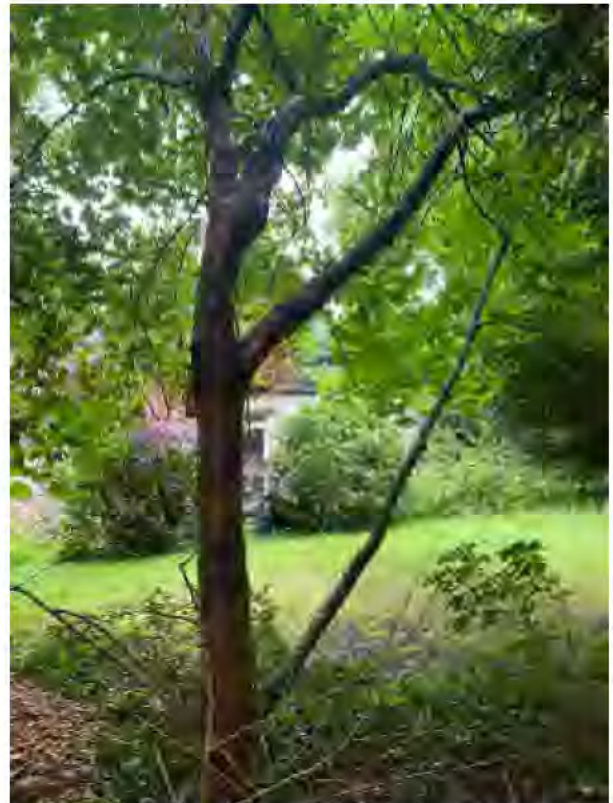
Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310806

Latitude: 55.970094

[Photos](#)
[Street View](#)
[Map View](#)


Hawthorn Tree ID #10

22 Avon Road

## Tree Details

Latin Name: Crataegus monogyna

Tag Number:

Stem Diameter [mm]: 210

Priority:

Comments: Overall fair condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310810

Latitude: 55.970041

Photos Street View Map View

Common Holly Tree ID #11

22 Avon Road

## Tree Details

Latin Name: Ilex aquifolium

Tag Number:

Stem Diameter [mm]: 220

Priority:

Comments: Overall fair condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310835

Latitude: 55.970036

Photos Street View Map View



Norway Maple Tree ID #12

22 Avon Road

## Tree Details

Latin Name: Acer platanoides

Tag Number:

Stem Diameter [mm]: 380

Priority:

Comments: Overall fair condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310839

Latitude: 55.970030

Photos Street View Map View

Leylandii Tree ID #13

22 Avon Road

## Tree Details

Latin Name: Cupressus x leylandii

Tag Number:

Stem Diameter [mm]: 210

Priority:

Comments: monolith

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310855

Latitude: 55.970078

Photos Street View Map View

Leylandii Tree ID #14

22 Avon Road

## Tree Details

Latin Name: Cupressus x leylandii

Tag Number:

Stem Diameter [mm]: 480

Priority:

Comments: Overall fair condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310922

Latitude: 55.970054

Photos Street View Map View



Leylandii Tree ID #15

22 Avon Road

## Tree Details

Latin Name: Cupressus x leylandii

Tag Number:

Stem Diameter [mm]: 622.41

Priority:

Comments: Overall fair condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310927

Latitude: 55.970065

Photos Street View Map View

Common Ash Tree ID #16  
22 Avon Road

Tree Details	
Latin Name:	Fraxinus excelsior
Tag Number:	
Stem Diameter [mm]:	150
Priority:	
Comments:	Overall fair condition
Recommendations:	

Work to be Completed by	
Surveyor:	Patrick
Inspection Cycle:	

Tree Location	
Longitude:	-3.310938
Latitude:	55.970093

Photos   Street View   Map View





Common Beech Tree ID #17

22 Avon Road

## Tree Details

Latin Name: Fagus sylvatica

Tag Number:

Stem Diameter [mm]: 190

Priority:

Comments: young specimen,  
overall good condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311112

Latitude: 55.970096

Photos Street View Map View

Common Beech Tree ID #18

22 Avon Road

## Tree Details

Latin Name: Fagus sylvatica

Tag Number:

Stem Diameter [mm]: 330

Priority:

Comments: young specimen,  
overall good condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311148

Latitude: 55.970110

[Photos](#) [Street View](#) [Map View](#)



Leyland Cypress Tree ID #19

22 Avon Road

## Tree Details

Latin Name: Cupressus x leylandii

Tag Number:

Stem Diameter [mm]: 430.12

Priority:

Comments: overall fair condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311193

Latitude: 55.970106

Photos Street View Map View

Leyland Cypress Tree ID #20

22 Avon Road

## Tree Details

Latin Name: Cupressus x leylandii

Tag Number:

Stem Diameter [mm]: 370

Priority:

Comments: overall fair condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311228

Latitude: 55.970105

Photos Street View Map View



Common Ash Tree ID #21

22 Avon Road

## Tree Details

Latin Name: Fraxinus excelsior

Tag Number:

Stem Diameter [mm]: 540

Priority:

Comments: overall good condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311219

Latitude: 55.970158

Photos Street View Map View

Sycamore Tree ID #22

22 Avon Road

## Tree Details

Latin Name: Acer pseudoplatanus

Tag Number:

Stem Diameter [mm]: 570

Priority:

Comments: snapped branch  
hanging in canopy,  
decay at base

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311149

Latitude: 55.970162

[Photos](#) [Street View](#) [Map View](#)




Sycamore Tree ID #23

22 Avon Road

## Tree Details

Latin Name: Acer pseudoplatanus

Tag Number:

Stem Diameter [mm]: 550

Priority:

Comments: ivy restricting inspection

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311204

Latitude: 55.970199

Photos Street View Map View

Common Beech Tree ID #24

22 Avon Road

## Tree Details

Latin Name: *Fagus sylvatica*

Tag Number:

Stem Diameter [mm]: 210

Priority:

Comments: young specimen,  
overall good condition

Recommendations:

## Work to be Completed by

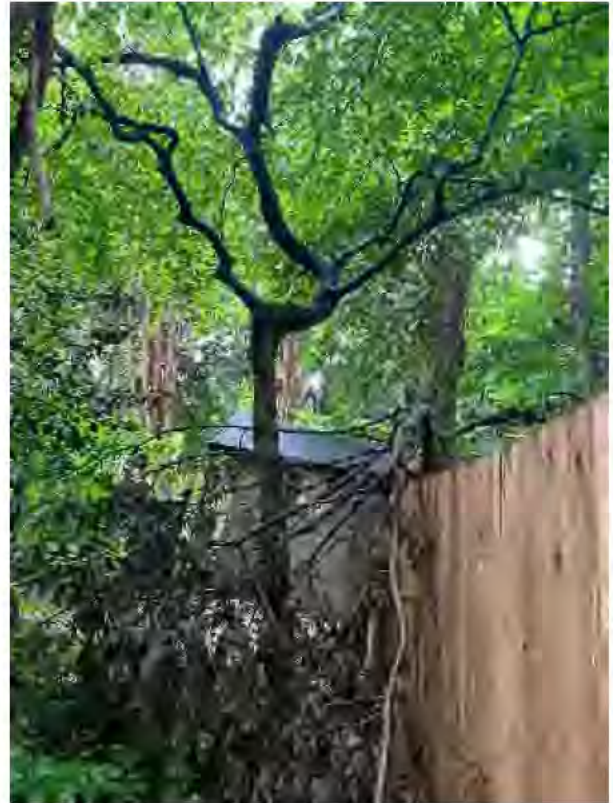
Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311184

Latitude: 55.970223

Photos Street View Map View

Leylandii Tree ID #25

22 Avon Road

## Tree Details

Latin Name: Cupressus x leylandii

Tag Number:

Stem Diameter [mm]: 190

Priority:

Comments: young specimen,  
overall good condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311135

Latitude: 55.970276

Photos Street View Map View



Common Beech Tree ID #26  
21 Inveralmond Drive

<b>Tree Details</b>	
Latin Name:	Fagus sylvatica
Tag Number:	
Stem Diameter [mm]:	590
Priority:	
Comments:	overall good condition, ivy restricting view on architecture of canopy and stem
Recommendations:	

<b>Work to be Completed by</b>	
Surveyor:	Patrick
Inspection Cycle:	

<b>Tree Location</b>	
Longitude:	-3.311167
Latitude:	55.970295

Photos Street View Map View



Sycamore Tree ID #27

21 Inveralmond Drive

## Tree Details

Latin Name: Acer pseudoplatanus

Tag Number:

Stem Diameter [mm]: 420

Priority:

Comments: overall good condition

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.311149

Latitude: 55.970359

Photos Street View Map View



Common Lime Tree ID #28

21 Inveralmond Drive

## Tree Details

Latin Name: Tilia x europea

Tag Number:

Stem Diameter [mm]: 431.86

Priority:

Comments: pronounced lean, no signs of compensation for this

Recommendations:

## Work to be Completed by

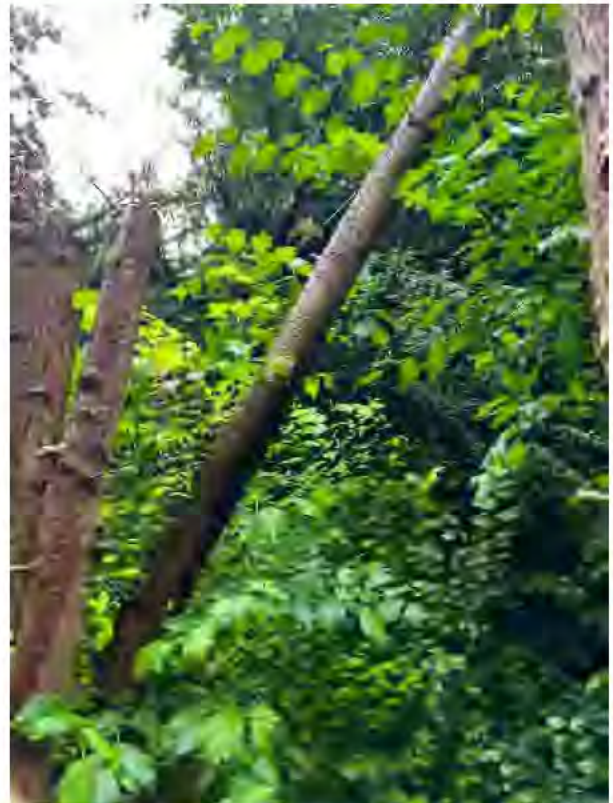
Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310821

Latitude: 55.970451

[Photos](#) [Street View](#) [Map View](#)


English Elm Tree ID #29

21 Inveralmond Drive

## Tree Details

Latin Name: Ulmus procera

Tag Number:

Stem Diameter [mm]: 310

Priority:

Comments: pronounced lean  
towards building

Recommendations:

## Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310814

Latitude: 55.970444

[Photos](#) [Street View](#) [Map View](#)

English Elm Tree ID #30

21 Inveralmond Drive

## Tree Details

Latin Name: Ulmus procera

Tag Number:

Stem Diameter [mm]: 304.14

Priority:

Comments: sub stems forming  
inclusive union, overall  
fair condition.

Recommendations:

## Work to be Completed by

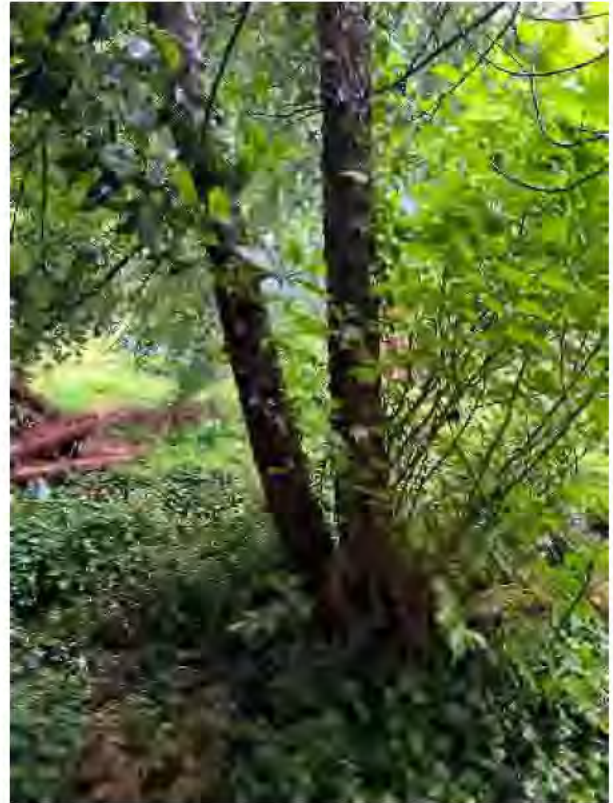
Surveyor: Patrick

Inspection Cycle:

## Tree Location

Longitude: -3.310781

Latitude: 55.970392

[Photos](#) [Street View](#) [Map View](#)




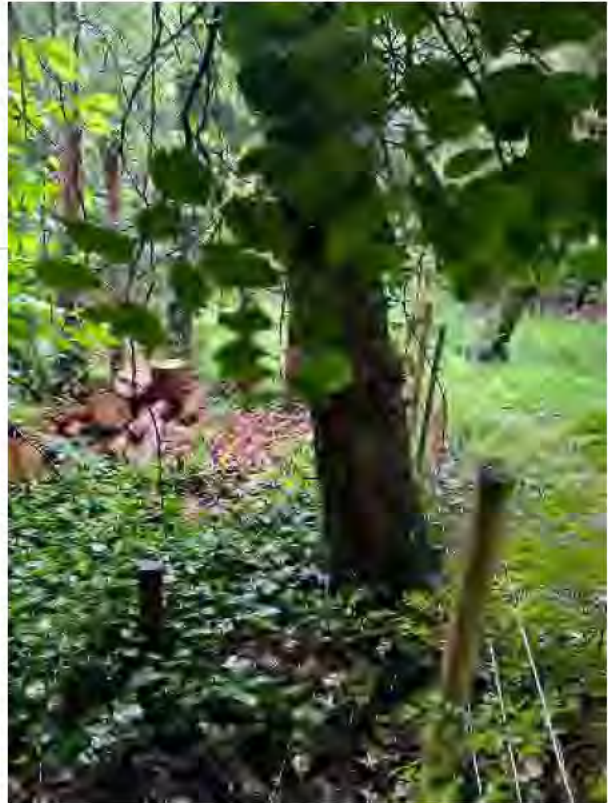
Common Yew Tree ID #31  
21 Inveralmond Drive

Tree Details	
Latin Name:	Taxus baccata
Tag Number:	
Stem Diameter [mm]:	390
Priority:	
Comments:	overall good condition
Recommendations:	

Work to be Completed by	
Surveyor:	Patrick
Inspection Cycle:	

Tree Location	
Longitude:	-3.310747
Latitude:	55.970397

Photos   Street View   Map View





## Common Holly Tree ID #32

21 Inveralmond Drive

### Tree Details

Latin Name:	Ilex aquifolium
Tag Number:	
Stem Diameter [mm]:	330
Priority:	
Comments:	overall fair condition
Recommendations:	
Work to be Completed by	
Surveyor:	Patrick
Inspection Cycle:	

### Tree Location

Longitude:	-3.310726
Latitude:	55.970395

[Photos](#) [Street View](#) [Map View](#)



## Portuguese Laurel Tree ID #33

21 Inveralmond Drive

### Tree Details

Latin Name: Prunus lusitanica

Tag Number:

Stem Diameter [mm]: 420

Priority:

Comments: Overall fair condition

Recommendations:

### Work to be Completed by

Surveyor: Patrick

Inspection Cycle:

### Tree Location

Longitude: -3.310724

Latitude: 55.970381

[Photos](#) [Street View](#) [Map View](#)





TD TREE & LAND SERVICES LTD

# Group Summary Report

September 1, 2023 |  
Total Group Count: 2



Group ID #1

Group Details	
Common Name:	Leyland cypress
Life Stage:	Semi-mature
Condition:	Fair
Estimated Remaining Contribution:	Short (10 to 20 years)
Quality Category:	C
Recommendations:	
Comments:	group of leylandii, partially in conflict with adjacent wall,

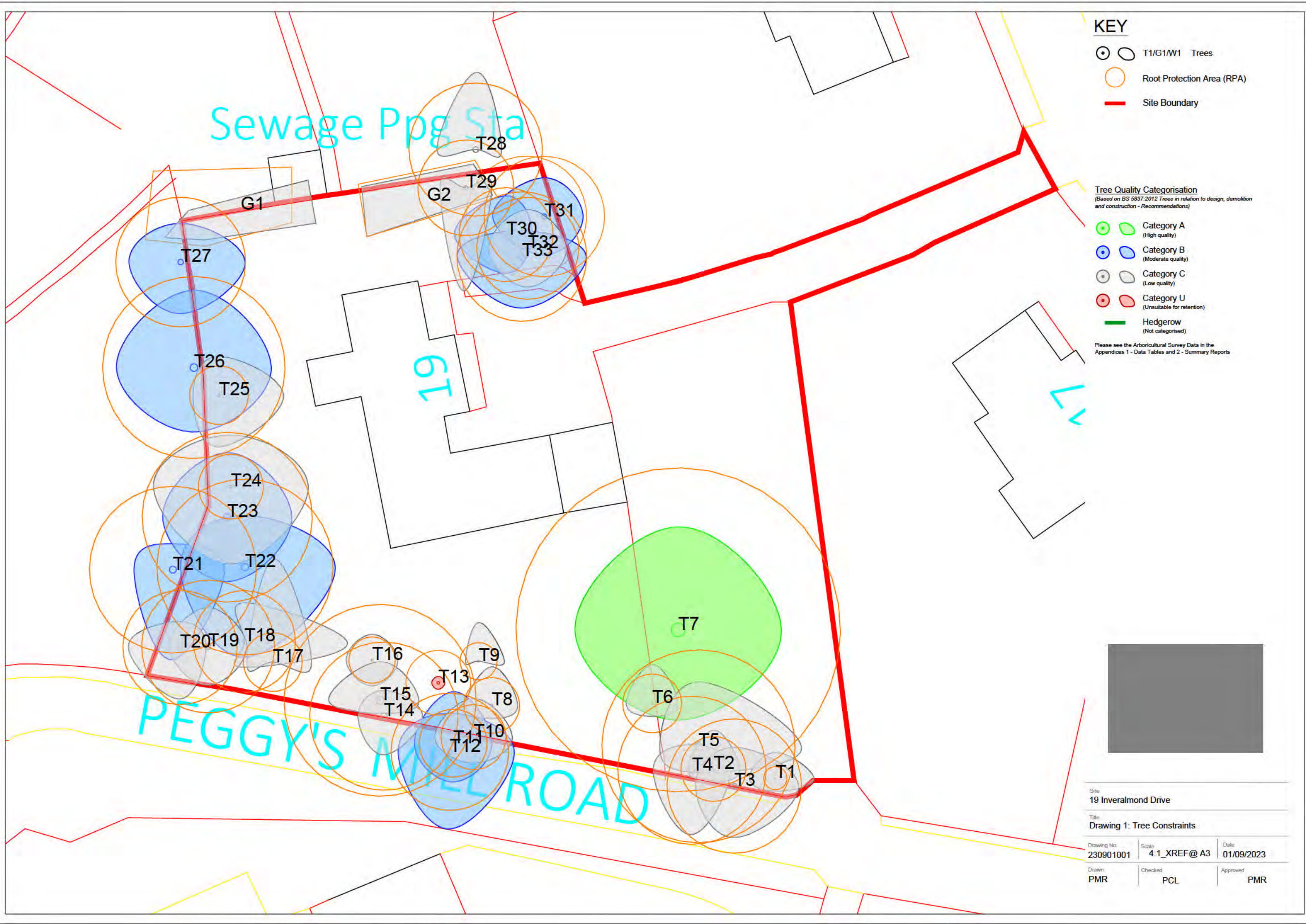
[Photos](#)
[Street View](#)
[Map View](#)
Group ID #2

Group Details	
Common Name:	Leyland cypress
Life Stage:	Early-mature
Condition:	Poor
Estimated Remaining Contribution:	Short (10 to 20 years)
Quality Category:	C
Recommendations:	
Comments:	group of leylandii stems felled at approx. 1.5m height, stems left without foliage

[Photos](#)
[Street View](#)
[Map View](#)




# Appendix 3 - Drawings



**KEY**

- T1/G1/W1 Trees
- Root Protection Area (RPA)
- Site Boundary

**Tree Quality Categorisation**  
*(Based on BS 5837:2012 Trees in relation to design, demolition and construction - Recommendations)*

- Category A (High quality)
- Category B (Moderate quality)
- Category C (Low quality)
- Category U (Unsuitable for retention)
- Hedgerow (Not categorised)

Please see the Arboricultural Survey Data in the Appendices 1 - Data Tables and 2 - Summary Reports

Site: 19 Inveralmond Drive		
Title: Drawing 1: Tree Constraints		
Drawing No: 230901001	Scale: 4:1_XREF@ A3	Date: 01/09/2023
Drawn: PMR	Checked: PCL	Approved: PMR



**KEY**

- T1/G1/W1 Trees
- Root Protection Area (RPA)
- Site Boundary

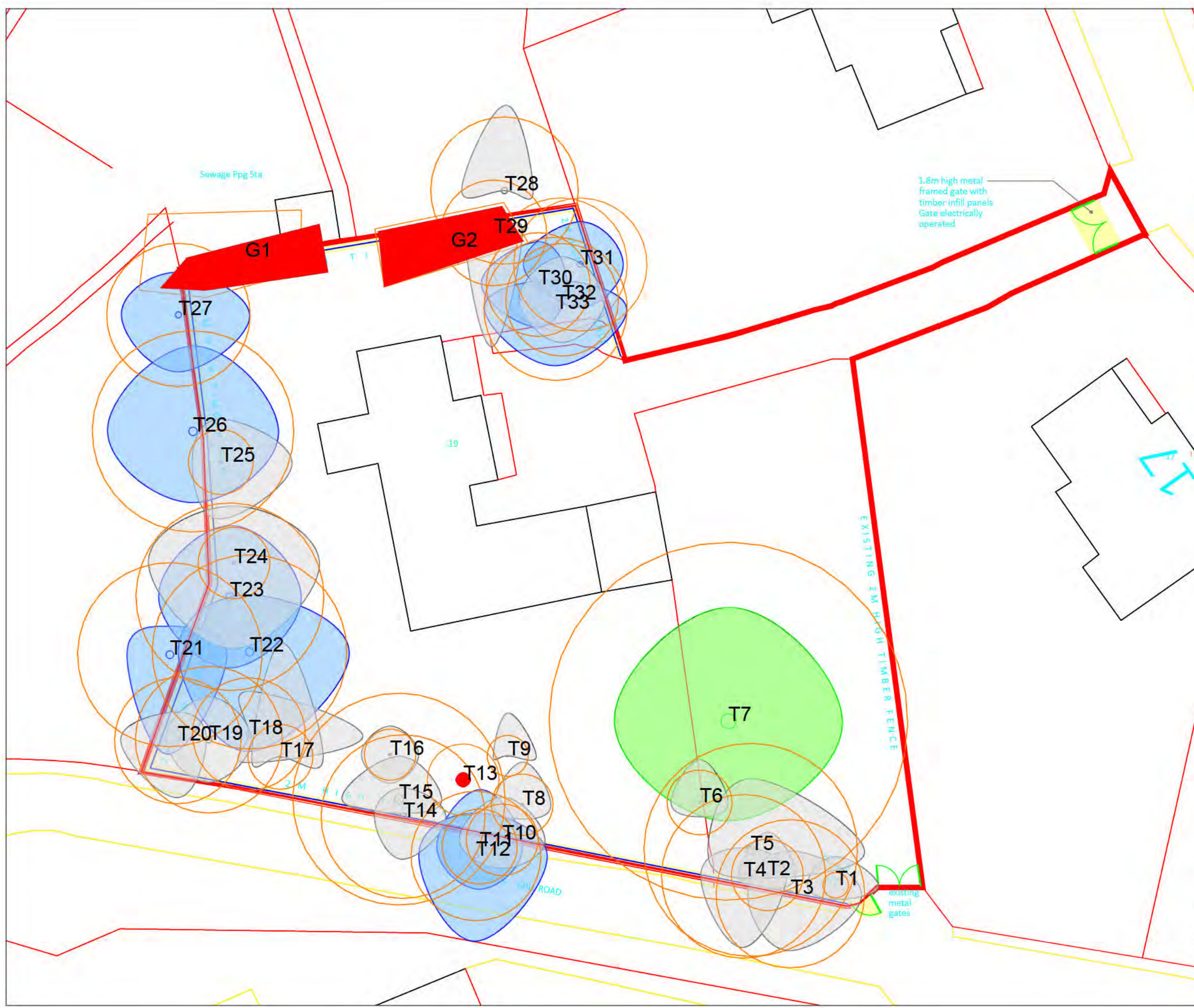
**Trees and hedgerow to be retained**

- Category A (High quality)
- Category B (Moderate quality)
- Category C (Low quality)
- Category U (May be retained for habitat value)
- Hedgerow (Not categorised)

**Trees and hedgerow proposed works**

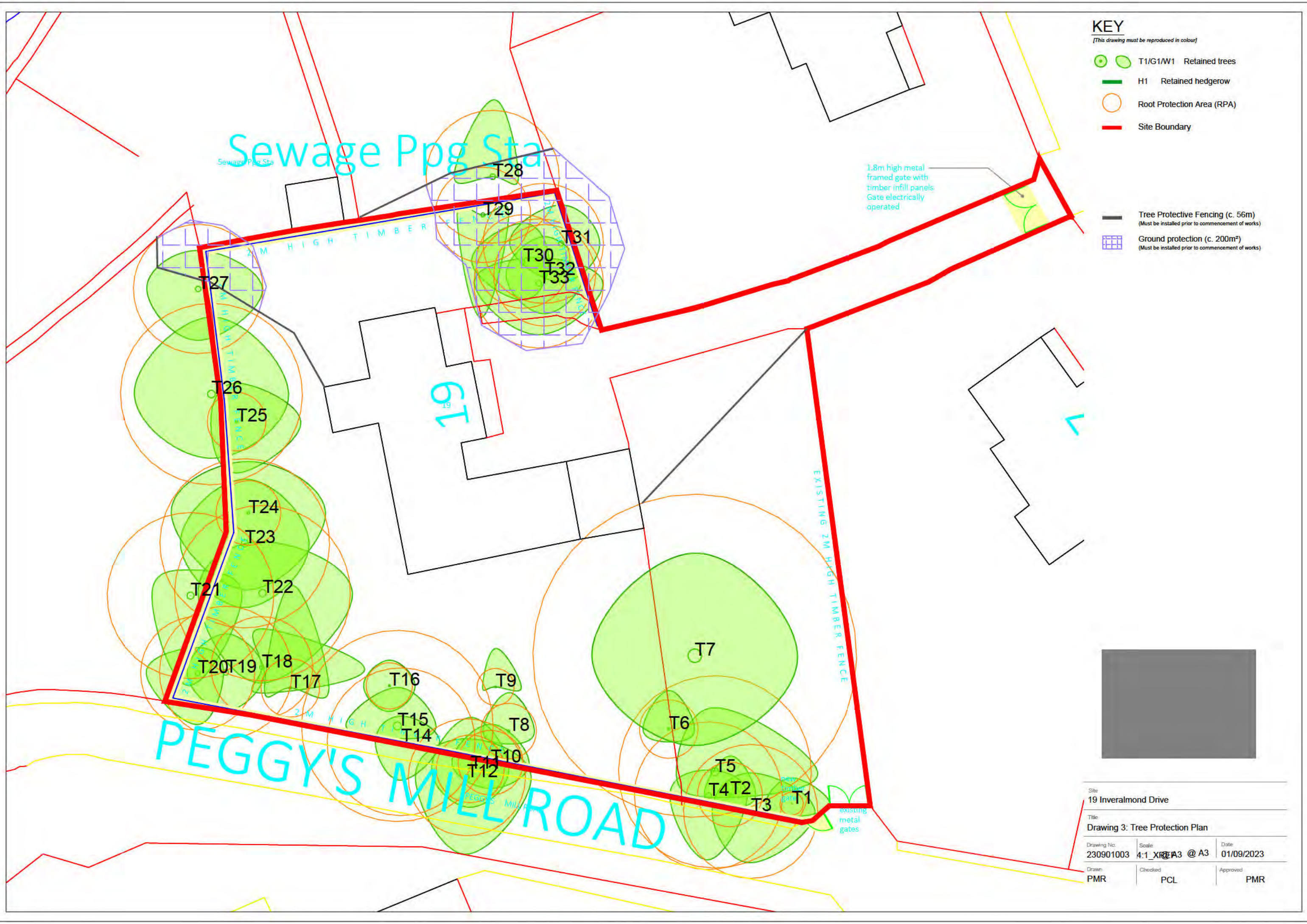
- Trees to be removed

Please see the Arboricultural Survey Data in the Appendices 1 - Data Tables and 2 - Summary Reports



Site 19 Inveralmond Drive		
Title Drawing 2: Recommended Tree Works		
Drawing No. 230901002	Scale 4:1 @ A3	Date 01/09/2023
Drawn PMR	Checked PCL	Approved PMR





- KEY**  
*[This drawing must be reproduced in colour]*
- ○ T1/G1/W1 Retained trees
  - H1 Retained hedgerow
  - Root Protection Area (RPA)
  - Site Boundary
  - Tree Protective Fencing (c. 56m)  
(Must be installed prior to commencement of works)
  - Ground protection (c. 200m<sup>2</sup>)  
(Must be installed prior to commencement of works)



Site 19 Inveralmond Drive		
Title Drawing 3: Tree Protection Plan		
Drawing No. 230901003	Scale 4:1_XR @ A3	Date 01/09/2023
Drawn PMR	Checked PCL	Approved PMR



**General conditions**

The Tree Protection Plan (Appendix 3) will be followed, any alterations will need the approval of the appointed Arboriculturalist and the LPA.

Under no circumstances shall construction personnel undertake any tree pruning operations.

Great care must be exercised when working close to retained trees. Plant and machinery with booms should be controlled by a banksman to maintain adequate clearance.

All removals and site clearance should be undertaken outside of the nesting season to reduce the ecological impact.

All tree work operations must be in accordance with BS 3998: 2010 Tree Work Recommendations.

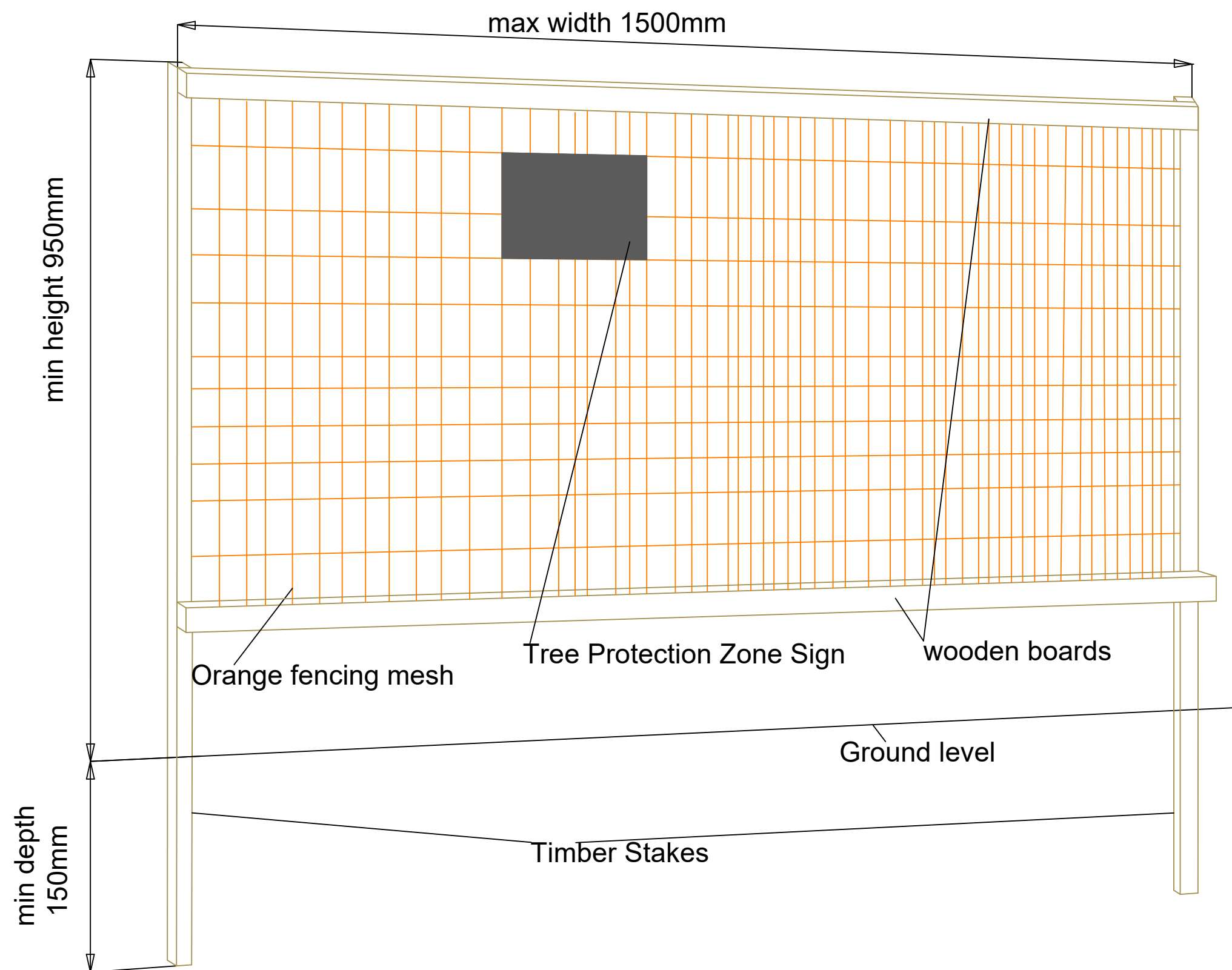
This work is to be conducted by a suitably qualified Tree Surgeon (ideally chosen from the Arboricultural Association's Approved Contractors list).

The protective fencing will be erected before any materials or machinery are brought onto site and before any development commences.

Once erected these barriers will be regarded as permanent and will not be removed or altered without prior agreement of the appointed arboriculturalist and written approval of the LPA.

Tree protective fencing will be fit for the purpose of excluding construction activity. Regular checks must be made of the fencing to ensure its stability and structure. Scheduled site visits of the appointed arboriculturalist or the LPA will record these checks.

Once the construction exclusion zone has been protected by the barriers, construction can commence. Signs should be fixed to the fencing panels with the words: "Construction Exclusion Zone – No Access" or similar.



The tree protective fencing consists of a vertical and horizontal wooden framework orange plastic mesh.

**Installation**

- Screw horizontal wooden boards (150X50mm) to wooden stakes (50x50mm, min. 1200mm length)
- Drive the vertical stakes securely into the ground to a minimum depth of 150mm. Proceed with care when locating the vertical stakes to avoid underground services and contact with structural roots. The interval between the vertical stakes will be no wider than 1.5 m.
- Fix the orange mesh (fencing mesh or barrier mesh for construction) securely onto the framework, using eg. cable ties
- attach 'Construction Exclusive Zone' sign



No access  
for unauthorised  
persons

# ATTENTION

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## TREE PROTECTION AREA

### KEEP OUT



No access for  
forklifts or other  
industrial vehicles



THIS IS A CONSTRUCTION EXCLUSIVE  
ZONE

NO ACCESS PERMITTED

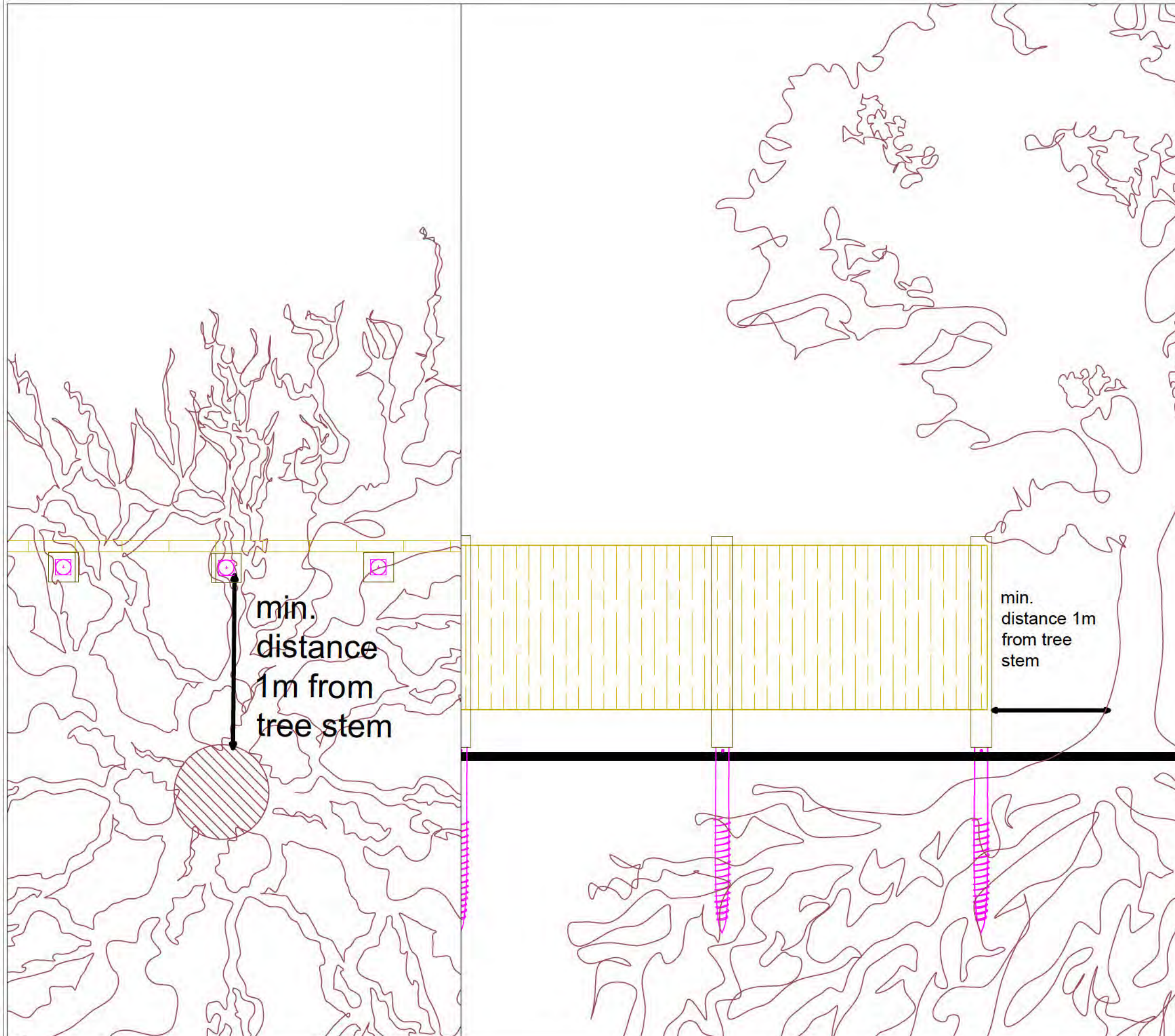
NO STORAGE WITHIN THIS AREA

DO NOT MOVE OR DAMAGE THIS  
PROTECTIVE FENCING

FOR ACCESS TO THE TREE PROTECTION  
AREA, ASK SITE MANAGER TO CONTACT A  
QUALIFIED ARBORICULTURAL  
CONSULTANT








# Installation of ground screw foundation

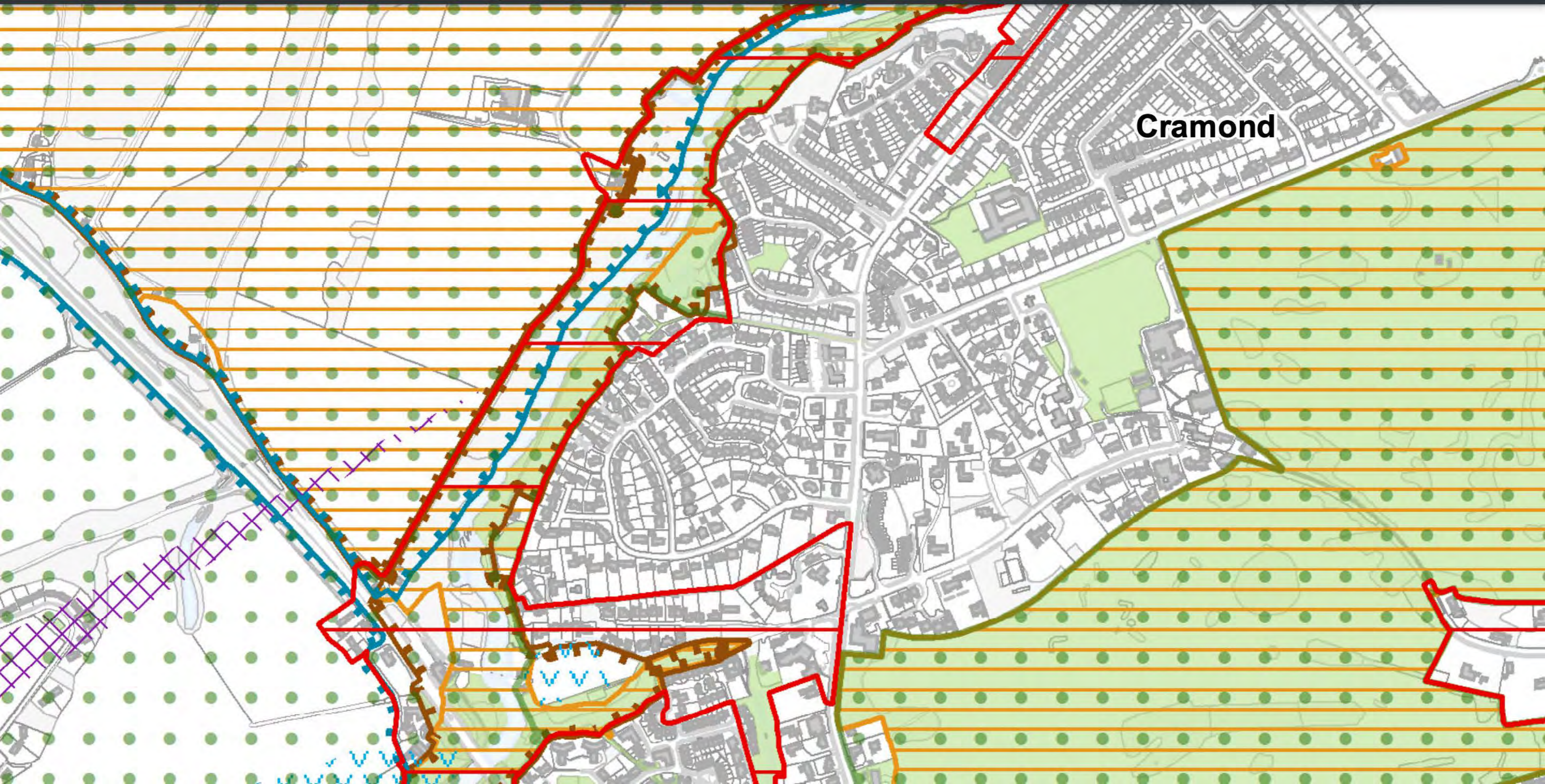


- Mark the positions of the ground screws with biodegradable spray paint or marker pins, ensuring a maximum distance in-between each ground screw of 1.5m.
- Determine the highest position of the build. This will determine the height of all the other ground screws. **NO CHANGE OF SOIL LEVELS** unless approved by LPA and under arboricultural supervision. Start with installing the first ground screw here.
- Carefully pre-drill positions prior to installing the ground screws using a 25mm diameter drill bit. Ensure no roots are harmed. If roots with a diameter greater than 2cm are harmed, stop works immediately and seek arboricultural guidance.
- Screw the ground screw into the ground, starting by hand and finishing with the manufacturer's installation tool. After approx. 100mm the screw will start to dig itself into the ground, therefore less downward force will be needed.
- If the soil is very dry, water may be poured in and around the ground screw to soften the ground for ease of installation. If water is poured, wait for a few minutes to let the soil soak up the water. Fill the water no more than once with water.
- In dry soil conditions, the installation of each ground screw might be done by two people.
- Always ensure that the ground screw is perfectly vertical.
- Ensure sufficient installation range:
  - for the 550mm Ground Screw - Minimum: 25mm to Maximum: 100mm above ground level
  - for the 750mm Ground Screw - Minimum: 25mm to Maximum: 300mm above ground level.
- Continue with the rest of the ground screws, always making sure that they are installed perfectly vertical and level to each other.
- If necessary, use appropriate extensions for ground screws.
- Install fenceposts as per manufacturer's guidance, using hand tools only, no plant within the RPA.

## Key

-  Fenceposts
-  Groundscrews
-  Fence
-  Tree, Tree Roots, Tree Stem
-  Ground Level





**Cramond**