



OAKFIELD
ARBORICULTURAL SERVICES

Arboricultural Impact Assessment

Land off Brick Lane, Mepal

OAS 19-015-AR01

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Table of Contents

1.0	Introduction	4
1.2	Scope of Works	4
1.3	Documentation	5
2.0	Site & Tree Discussion.....	5
2.1	Site Description	5
2.2	Tree Discussion	5
3.0	Development Implication Assessment	5
3.1	The proposal	5
3.2	Construction	6
3.3	Cultural implications for retained trees	6
4.0	Conclusions	6
	Appendix 1 Tree Survey Schedule.....	7
	Tree Schedule Explanatory Notes.....	8

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DISCLAIMER

While all reasonable efforts have been made to identify defects in the subject trees, the statements made in this report do not take into account the effects of extreme weather events, vandalism, accidents or changes to the site that may affect trees that have taken place since the date of the survey. Oakfield Arboricultural Ltd does not accept any responsibility in connection with these factors. The comments and observations made within this report will cease to be valid either within two years of the date of the survey (unless specifically stated elsewhere within the report), or when site conditions change or any works to trees take place that have not been specified within this report, whichever is the sooner.

1.0 Introduction

- 1.1.1 Oakfield Arboricultural Services were instructed to undertake a tree survey and provide arboricultural advice on the site known as Land off Brick Lane, Mepal to accompany a planning application.
- 1.1.2 A detailed survey was undertaken in January 2019 and was carried out in accordance with BS 5837: 2012 'Trees in Relation to Design, Demolition and Construction – Recommendations'

1.2 Scope of Works

- 1.2.1 The scope of 'Trees in relation to construction' is to provide recommendations and guidance on how trees and other vegetation may be satisfactorily integrated into construction and development projects. The overall aim of this is to ensure the continued longevity and quality of amenity contribution that trees appropriate for retention and protection provide. This report and its appendices follow precisely the strategy for arboricultural appraisal and input intended to provide councils with evidence that trees have been properly considered throughout the development process.
- 1.2.2 This is a preliminary assessment from ground level and observations have been made solely from a visual perspective for the purposes of assessment in terms relevant to planning and development. No invasive or other detailed internal decay detection devices have been used in assessing internal conditions.
- 1.2.3 Any conclusions relate to conditions found at the time of inspection. Any significant alteration to the site that may affect the trees that are present or have a bearing on planning implications (including level changes, hydrological changes, extreme climatic events or other site works) will necessitate a re-assessment of the trees and the site and render any previous advice/ findings invalid.
- 1.2.4 This is an arboricultural report and no such reliance must be given to comments relating to buildings, engineering, soil or ecological issues.

1.3 Documentation

1.3.1 The following documentation has been made available

- Topographical survey
- Proposed layout

2.0 Site & Tree Discussion

2.1 Site Description

2.1.1 The site is an area of agricultural land located off Brick Lane to the south of Mepal. Dwellings are found to the north and east of the site with roads to the west and south. Access is via Brick Lane on the northern boundary.

2.2 Tree Discussion

2.2.1 A total of one individual tree, four groups of trees and one hedgerow have been assessed in detail from ground level by visual means only. The Tree Survey Schedule, at Appendix 1, details the trees in respect of dimension and quality in accordance with the methodology set out in the British Standard 5837:2012.

2.2.2 The vegetation is typical of an agricultural field with all vegetation found to the site boundaries. Overall there are no significant trees of arboricultural note but the site is well screened from the main road by a semi mature planting scheme

3.0 Development Implication Assessment

3.1 The proposal

3.1.1 The proposal is to develop the site for residential purposes to include all infrastructure, access, services and open space provision.

3.1.2 The proposal only requires the removal of G1 to accommodate the layout and new access points. Of poor quality and in decline this should not pose a constraint to development of the site. All other vegetation will be retained although some remedial works and part removals of groups may occur to allow construction.

3.2 Construction

- 3.2.1 All construction is located away from retained trees therefore no specialist construction or service installation is required.

3.3 Cultural implications for retained trees

- 3.3.1 There is very low concern with regards to proximity and shade issues with the layout and retained trees with no significant concerns warranted.

4.0 Conclusions

- 4.1.1 Overall there is little significant vegetation on or adjacent to the site with only poor quality vegetation in decline required to be removed.
- 4.1.2 Due to location away from construction all retained vegetation can be so without concern and without material effect to the health and or overall value.

Appendix 1 Tree Survey Schedule

			Canopy Spread														
Tree Ref. No.	Species (Common Name)	Height (m)	N	E	S	W	Grnd Clrnc	DBH (mm)	RPR (cm)	RPA (m)	Age class	Gen Cond	Structural Defects/Comments	Estimated remaining contribution (BS 5837)	BS Cat	BS Sub Cat	Prelim Tree Work Recommendations
G1	Elm	13	As on plan				1	200	240	18.09	MA	F	Boundary group of Elm. Dutch Elm Disease present	<10	U	1	
G2	Willow, Hawthorn, Cherry, Oak	10	As on plan				0	150	180	10.17	MA	F	Planted trees likely highway type scheme. No past management most trees still have plastic guards etc.	20+	C	2	Requires management
G3	Hawthorn, Ash	8	As on plan				0	150	180	10.17	MA	F	Field boundary hedge/ group to highway. Gaps within little management	20+	C	2	
G4	Filed Maple, Lime, Ash	10	3	3	3	3	1	250	300	28.26	MA	F	Group of large trees to highway. Unmanaged poorly located with regards to tree size and location to highway	20+	C	2	
T1	Cypress	14	4	4	4	4	1	600	720	162.78	MA	F	Offsite	20+	C	1	
H1	Hawthorn	4	As on plan				0	150	180	10.17	MA	F	Hedgerow to fenced area	20+	C	2	

Tree Schedule Explanatory Notes

Ref.no	Identifies trees, groups and hedges on the accompanying plan.
Species	Common names are provided to aid wider comprehension.
Height	Describes the approximate height of the tree measured in metres from ground level
Canopy Spread	Indicates the crown radius from the base of the tree in four compass directions, recorded to the nearest metre.
Ground Clearance	Height of crown clearance above adjacent ground in metres.
DBH (mm)	DBH is the diameter of the stem measured in cm at 1.5m from ground level for single stemmed trees or just above root flare for multi-stemmed trees. Stem Diameter may be estimated where access is restricted.
RPR (cm)	Root Protection Radius (RPR) is area required to be protected measured radially from the trunk centre.
RPA (m²)	Root Protection Area (RPA) is the minimum rooting area in m ² which should remain undisturbed around each tree.
Age Class	Age of the tree expressed as Y- Young, MA- Middle-Aged, EM- Early Mature, M- Mature or OM- Over-Mature
General Condition	Overall condition of tree expressed as :Good, Fair, Poor, Dead
Structural defects/Comments	May include general comments about growth characteristics, how it is affected by other trees and any previous surgery works. Also specific problems such as dead wood, pests, diseases, broken limbs. Etc
Estimated Remaining Years	Categorised in year bands of less than 10, 10+, 20+, 40+
BS Category	B.S. Cat refers to (BS 5837:2005 Table 1) and refers to tree/overall group quality and value; 'A' - High; 'B' - Moderate; 'C' - Low; 'U' - Remove.
Sub Category	Sub Cat refers to the retention criteria values where 1 is arboricultural, 2 is landscape and 3 is cultural including conservational, historic and commemorative