

Arboricultural Impact Assessment

Land at
Wood Lane
Higham on the Hill
Nuneaton

Ref:
AIA/HOH/05/21

Revision A

Date:
14th February 2024

Commissioned by:
Ms C. Mellor
on behalf of
Owl Homes LTD

Prepared by
S. Shields

Arboricultural Impact Assessment

Land at
Wood Lane
Higham on the Hill
Nuneaton

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

Planning permission has been granted to develop site to provide residential housing along with associated infrastructure.

All trees on and immediately adjacent to the site have been surveyed and assessed in accordance with the recommendations of BS5837: 2012. The survey assessed thirteen individual trees, seven groups of trees and three hedgerows ranging in quality from High (1), moderate (13) to low (7) and (2) unsuitable for retention in the current context.

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Date	Revision	
13 th May 2021		Issued for site design
14 th May 2024	A	Issued for Planning

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Instruction

- 1.1 Shields Arboricultural Consultancy received instructions from Ms. C. Mellor to undertake an arboricultural impact assessment at the above location. The client or their agents may copy and distribute this report as required for the purpose of applying for planning permission for or preparing any documents or plans for this or future applications at this site.
- 1.2 Planning permission has been granted to develop site to provide residential dwellings along with site access and internal roads and associated infrastructure.

Scope & Limitations

- 2.1 The purpose of the report is to assess the environmental and amenity values of all trees on or adjacent to the area affected by the proposed development and is based on a site assessment undertaken 1st March 2021 by S. Shields, principal consultant Shields Arboricultural Consultancy. The report will assess the long-term contribution that the trees can make to the area and the arboricultural implications of retaining them and seek to find a satisfactory juxtaposition between the trees and the new development. The report will assess the potential impact that may arise as a result of the proposed construction works and make recommendations for protecting trees, hedges and shrubs where appropriate.
- 2.2 The report is prepared in accordance with the recommendations of the British Standard Document BS 5837: 2012 'Trees in Relation to Construction'.
- 2.3 This report is not an ecological assessment and does not identify habitats or constitute a protected species survey.

Statutory Controls & Obligations

- 3.1 Forestry Act; the felling of trees is controlled by the Forestry Act, which requires that a felling licence is obtained prior to cutting down any trees. The Forestry Act does not apply to the felling of trees growing within an orchard, private garden, churchyard or public open space. The Forestry Commission has the responsibility for enforcing the Forestry Act.
- 3.2 Tree Preservation Orders & Conservation Areas; Local Authorities have specific powers under the Town & Country Planning Act 1990 as amended, to protect trees through the use of Tree Preservation Orders. Where trees are protected under such orders it is a criminal offence (subject to any exemptions for which provision may be made by the act or order) to undertake, cause or permit the cutting down, topping, lopping, uprooting, wilful damage or wilful destruction of trees except with the consent of the local planning authority. Similar controls apply to all trees growing within a designated Conservation Area.
- 3.3 Bats, wild birds and other protected species; The Wildlife & Countryside Act & the Conservation (Natural Habitats & C.)

Regulations make it an offence to disturb or destroy bats and bat roosts and wild birds and their nests. Other species of plant and animal are also protected. These creatures often inhabit trees and sufficient care must be taken to ensure they are not affected during forestry and arboricultural works.

Site description

- 4.1 The proposed development site is located on the western edge of the village of Higham on the Hill and is currently agricultural land set to pasture. The site has boundaries with the highway, Wood Lane, to the north, existing residential dwellings to the east and agricultural land to the south and west. Access to the site is via a field gate onto Wood Lane.
- 4.2 The site extends to approximately 3.0ha, is level and at an elevation of 110m AOD and is reasonably sheltered. Tree cover on the site is limited to the site boundaries and adjacent land.



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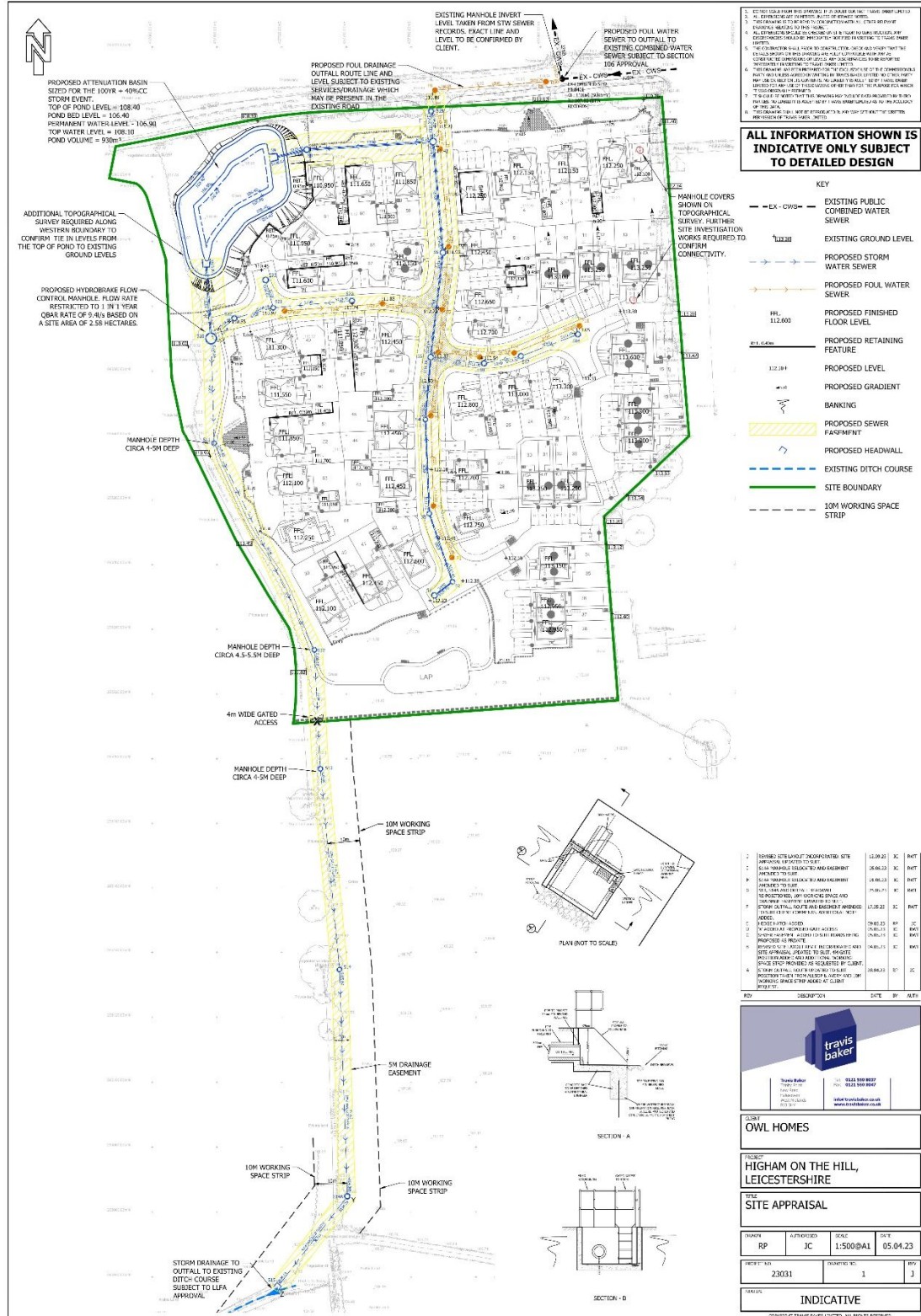
Soils

- 4.3 The site is free draining with upland brown earths. Geological maps indicate a limestone lithology. There are no significant impediments to root development, although soils could be expected to be of limited depth.

*NB. This soil assessment is undertaken in situ using visual and manual techniques and is **only** for the purpose of establishing the influence of site soils on tree growth. The assessment **must not** be relied upon to inform any engineering decisions.*

Development Proposal

- 5.1 Planning permission is being sought to develop the site to provide residential dwellings along with access, internal site roads and associated infrastructure.



Tree Survey Methodology

- 6.1 All trees within and adjacent to the site have been assessed where they are within 15 m of any area that may be disturbed as a result of the proposed development and have a stem diameter over 75mm at 1.5 metres. Measurements have been taken in accordance with the procedures and protocols set out in BS 5837: 2012 and the Forest Mensuration Handbook. Height measurements are approximate unless otherwise stated. Trees have been assessed as individuals, groups or woodlands as appropriate. Where access to trees has been restricted, either as a result of their situation on private land or where vegetation or ground conditions are unfavourable, an estimation of trunk diameter has been made. This entails using a set of callipers to approximate the measurement. Estimates are rounded up to provide a margin. This technique has only been used where there is a sufficient buffer between the RPAs and any area disturbed by development. Where trees are in woodlands or groups only the outside edge trees are assessed unless there are larger trees with RPAs or crowns that would overlap the edge trees.
- 6.2 BS 5837: 2012 provides the framework through which tree can be categorised in terms of their health, amenity value and long-term viability for retention on a development site. There are four categories, A,B,C & U.

Category A: Trees of high quality and value in such a condition as to be able to make a substantial contribution (a minimum of 40 years)

- 1 Trees that are particularly good examples of their species, or essential components of groups or formal arboricultural features.
- 2 Trees, groups or woodlands that provide a definite screening or softening effect to the locality in relation to views into or out of the site, or those of particular visual importance.
- 3 Trees, groups or woodlands of significant conservation, historical, commemorative or other value.

Category B: Trees of moderate quality and value in such a condition to make a significant contribution (a minimum of 20 years)

- 1 Trees that might be included in a higher category but are downgraded because of impaired condition.
- 2 Trees present in numbers, usually as groups of woodlands that form distinctive landscape features.
- 3 Trees with clearly identifiable conservation or other cultural benefits.

Category C: Trees of low quality and value currently in adequate condition to remain until new planting could be established. Trees in this category would not usually be retained if they would pose a significant constraint to development.

Category U: Trees in such a condition that their existing value would be lost within 10 years and which should, in the current context be removed for arboricultural reasons.

The most significant or valuable trees are placed in the categories, A & B. Site design should make provision to retain trees in these categories and most Local Planning Authorities will insist upon this (or in exceptional circumstances will require that significant compensation planting is incorporated into the design), whilst trees that should not be a constraint to development are recorded with a C category. Trees categorised as U are in a poor condition and should be removed prior to the commencement of work.

- 6.3 Where trees are to be retained, it is necessary to ensure that they are suitably protected to avoid damage during the construction phase of the development. It is also important to consider any long term implications, such as issues with shading or leaf litter that may arise as a result of tree retention.
- 6.4 To ensure that trees are not adversely affected by the construction works it is necessary to:
- The avoidance of physical damage to the aerial parts of the trees (i.e. Impact and other damage to trunk and branches)
 - The avoidance of damage to retained trees as a result of the severance or other physical damage to their roots
 - Preserve of the character of the soil, through the avoidance of any activity that would cause it to become compacted or otherwise disturbed or disrupted, and to avoid contamination by potentially harmful substances
 - To ensure free gaseous exchange is permitted between the upper layers of soil and the atmosphere
 - To ensure adequate (but not excessive) water supply to the soil and hence to tree roots

This would normally be achieved by establishing an area, known as a construction exclusion zone (CEZ) around each tree. The CEZ is derived from the root protection area (RPA) and the crown spread of the tree. The RPA represents the area occupied by the tree's root system and is calculated for each tree based on its stem diameter and the ground conditions present taking account of and any impediment to rooting. The RPA should represent the most probable position of the tree's root system.

The CEZ must be considered sacrosanct and be maintained completely undisturbed. No construction should take place within this area and it should not be used for storage of materials or fuels. Access for vehicles machinery or personnel is prohibited and to ensure that it is not damaged by construction activity it must be suitably protected during the construction phase, using robust fencing or alternative

ground protection methods, to prevent disturbance and damage occurring.

- 6.5 In addition to the implications that a new development may have for existing trees it is also important to assess any long-term issues or concerns that may arise as a result of retaining trees close to a new dwelling or structure. This can include problems associated with leaf litter and other debris that may fall from trees, the potential that a tree has to cause damage to a structure in the future, any on-going maintenance requirements that may arise and the level of shade that the tree may cast, it is particularly important to consider the effects of shading where trees are to the south of houses and gardens. Trees can also cause feelings of apprehension to the occupiers of nearby buildings and can have an over-bearing impact on a property if adequate space is not provided.
- 6.6 The report assesses all trees with regard to their size, position and natural characteristics, and taking into account of their future growth makes provides recommendations as to their long-term suitability for retention.

Arboricultural Assessment

- 7.1 Full details of the tree surveyed are provided in appendix A. and their relative positions, crown spreads, root protection areas are indicated on the attached plans.
- 7.2 No checks have been undertaken to establish the status of the trees with regards to Tree Preservation Orders or Conservation Areas, however all the trees may be subject to the Forestry Act (see section 3.1) and some hedges subject to the Hedgerow regulations (see section 3.3). No trees or hedges should be felled, lopped, topped or in otherwise removed or damaged without prior permission from the relevant authority.
- 7.3 The survey recorded thirteen individual trees, seven groups of trees and three hedgerows which are categorised as follows:

Category	Quantity
Category A: Trees of high quality and value in such a condition as to be able to make a substantial contribution (a minimum of 40 years)	1
Category B: Trees of moderate quality and value in such a condition to make a significant contribution (a minimum of 20 years)	13
Category C: Trees of low quality and value currently in adequate condition to remain until new planting could be established. Trees in this category would not usually be retained if they would pose a significant constraint to development.	7
Category U: Trees in such a condition that their existing value would be lost within 10 years and which should, in the current context be removed for arboricultural reasons.	2

Arboricultural merits and the significance of the trees in the landscape

- 7.4 The site is currently set to agricultural pasture, with hedgerows and occasional hedgerow trees around the boundary of the site. There is a linear group of trees along the north boundary with the road, which appear to be an out-grown hedgerow, that provide a reasonably attractive feature. Within the village of Higham on the Hill there are individual and groups of trees both in private gardens and in public open space and along road verges.
- 7.5 A search of the Hinckley & Bosworth Borough Council Tree Preservation Order map www.hinckley-bosworth.gov.uk/tpomap shows no record of protected trees on the site. Please note that this information is for guidance only and a formal check of a tree's current status must be undertaken before commencing any work to it.
- 7.6 A search of the ancient tree inventory <https://ati.woodlandtrust.org.uk/> and the Magic database <https://magic.defra.gov.uk/> indicate that there are no veteran trees or areas of ancient woodland on or adjacent to the site, and no trees have veteran features or could be considered notable trees or potential future veteran trees.

Policy Considerations

- 7.7 Sections c and d of the paragraph 175 of the National Planning Policy Framework states that:
- c) development resulting in the loss or deterioration of irreplaceable habitats (such as ancient woodland and ancient or veteran trees) should be refused, unless there are wholly exceptional reasons⁵⁸ and a suitable compensation strategy exists; and*
- d) development whose primary objective is to conserve or enhance biodiversity should be supported; while opportunities to incorporate biodiversity improvements in and around developments should be encouraged, especially where this can secure measurable net gains for biodiversity*
- 7.8 The Hinckley & Bosworth Borough Council Local Plan 2006 – 2026 – Site Allocations and Development management Policies DPD Policy DM9 Safeguarding Natural and Semi-Natural Open Spaces states that:
- All developments within or affecting Natural and Semi-Natural Open Spaces should seek to retain and enhance the accessibility of the space and its recreational value whilst ensuring the biodiversity and conservation value is also enhanced. Development within areas of Natural and Semi-Natural Open Space, as defined on the policies map, www.hinckley-bosworth.gov.uk/downloads/file/5297/borough_wide_policies_map will only be considered appropriate where:*
- a) The proposal relates to the enhancement of the area for recreational purposes and only where this does not lead to the loss or damage of the area's biodiversity value; or*

b) It relates to the enhancement of the area's biodiversity or conservation value; or

c) It would promote the establishment and enhancement of pedestrian footpaths and cycle ways; or

d) If within the National Forest, it contributes to the delivery of the National Forest Strategy in line with Core Strategy Policy 21; and

e) If within a Green Wedge, it protects its role and function in line with Core Strategy policies 6 and 9. Relevant Core Strategy Spatial Objective

www.hinckley-bosworth.gov.uk/downloads/download/211/core_strategy

Design Considerations

- 7.9 As there are no significant trees within the site, the primary aim of the design should be to consider how to protect the trees, groups and hedgerows, particularly the category A & B elements, on the boundaries, and address the mitigation of the required removal of trees along the front of the site and consider how the site can be landscaped. The main viewpoints will be from Wood Lane to the north and Nuneaton Lane to the south and east and from existing residential properties and in long range views from various footpaths. In addition to considering how trees and landscaping can be used to mitigate the impact of the development from external views, it is also important to ensure that any new planting is sustainable in the new land use context and will not detrimentally impact on the residential amenity of the property in the future.

Arboricultural Impact

Impact	Category A	Category B	Category C	Category U
Tree Removal		2 T1 G1 (part)	G20	
Facilitative Pruning Required		G15		
RPA Encroachment		G1 (part)		
Potential Shading				
Proximity Issues				

- 7.10 The proposed development requires the removal of one category C group of trees and the pruning back of other trees, in addition the site access will require the removal of a number of trees on the north boundary of the site and along with the road widening this will impact on around five of the fifteen trees, with around three requiring removal and encroachment into the RPA of two. There may also be a need to undertake some minor pruning and crown raising in the visibility splay. The loss of the three trees would not significantly impact the group in the short term and could be mitigated by additional planting to strengthen the existing group in the longer term.

Arboricultural Operations

Permission to remove any tree must be obtained from the Local Planning Authority and must not be undertaken until a Full Planning Permission has been granted and all pre-commencement conditions have been discharged. In cases where trees are protected by Tree Preservation Orders or Conservation Areas additional consent may be required.

- 8.1 The proposal will require the removal of trees and subject to obtaining any required permissions it is recommended that the work should be undertaken by a suitably qualified person, holding public liability insurance for the sum of £5,000 000. All operators must hold relevant NPTC certificates. A site-specific risk assessment must be prepared and operators must work to a health and safety method statement. The use of Arboricultural Association Approved Contractors www.trees.org.uk/find-a-professional/Directory-of-Tree-Surgeons is recommended.
- 8.2 The contractor undertaking the work is responsible for any loss or damage arising as a result of the operations and agrees to indemnify the owner against such occurrences.
- 8.3 All tree protection measure specified in the following section and shown on the accompanying TPP are to be fully installed prior to the commencement of the arboricultural works. Where access is required to the trees, then suitable ground protection must be used in lieu of the tree protection fences.
- 8.4 The contractor undertaking the work is required to ensure that an emergency spill kit, suitable for use with all fuels, oils and chemicals brought on to site is available during all operations.

Arboricultural Method Statement

- 9.1 This arboricultural method statement (AMS) sets out the details of tree protection measures afforded to the retained trees on and adjacent to the site.
- 9.2 This document should be read in conjunction with the Tree Protection Plan ref: HOH/TCP/OL/02/24. The TPP indicates the construction exclusion zone (CEZ) that must be maintained around each retained tree. These areas must remain undisturbed during the construction process and must be protected using suitable fencing or ground protection as specified.
- 9.3 Copies of the TPP & the AMS must be available on site and all tree protection requirements explained to all persons undertaking activities on the site during the site induction process.
- 9.4 All tree protection measures must be installed and inspected prior to bringing onto the site any plant, materials or equipment or undertaking any construction works or demolition or any arboricultural works. The LPA must be informed in writing once the tree protection measures are installed.

9.5 The site is to be inspected by the consulting arboriculturalist in accordance with the schedule of inspections (see 9.17).

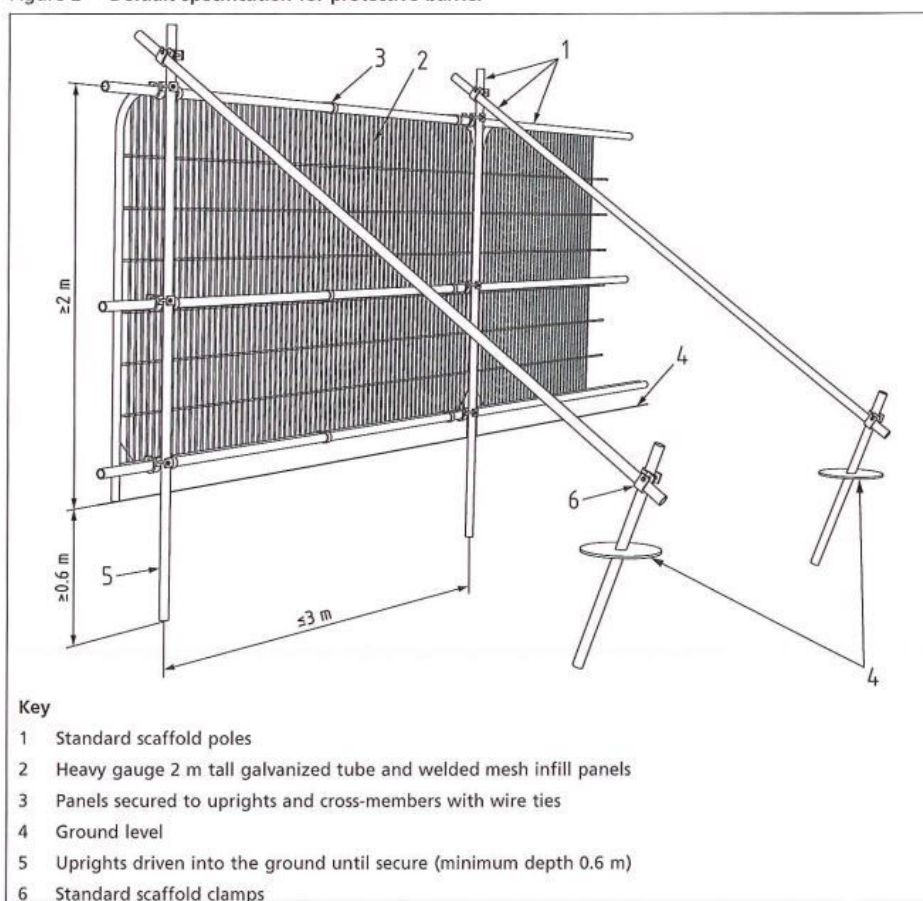
9.6 All measurements are given in metric using standard abbreviations.

Fencing and Ground Protection

9.7 The TPP indicates the position of all protective fences.

9.8 Protective fencing will comprise herras fencing or as agreed with the Local Planning Authority.

Figure 2 Default specification for protective barrier



9.9 Ground protection is not required on this site.

9.10 The protective fencing and ground protection must be inspected on installation and will remain in place until completion of the construction phase and then only removed with the consent of the LPA.

9.11 Other than works approved in writing by the LPA, no works including storage or dumping of materials shall take place within the exclusion zones defined by the protective fencing.

General Precautions

9.12 No materials that are likely to have an adverse effect on tree health such as oil, bitumen or cement will be stored or discharged within 10m of the trunk of a tree that is to be retained or within any part of the CEZ. Spills kits, suitable for the type fluids, fuels and chemicals stored on

-
- site must be available on site and site operatives must have training in their use.
- 9.13 No fires will be lit within 20m of the trunk of any tree that is to be retained.
- 9.14 Storage and mixing areas, contactor parking and all site huts must be outside the CEZ.
- 9.15 Access to the work area is via the main site entrance and must not traverse the CEZ.
- 9.16 All service and drainage routes, below or above ground must avoid the CEZ. All services are to be installed in accordance with NJUG volume 4 Guidelines.
- 9.17 To ensure that all tree protection measures are properly installed and maintained the site shall be monitored by Shields Arboricultural Consultancy to the following schedule. Details of the findings and photographic evidence of the site inspection visits will be reported to the LPA by email within 24 hrs of the visit. All tree protection measures must remain in place until development work is completed and only removed after receiving written confirmation from the LPA.
- 9.18 Prior to the commencement on site of any work, a competent person is to be appointed to monitor the day to day activities on site. In the case of a tree being damaged or where an unexpected event arises it will be for this person to contact Shields Arboricultural Consultancy to seek advice on contingency measures.

Conclusion

- 10.1 The proposed development will not have a significant impact on the arboricultural resource or amenity of the area and is not contrary to national or local planning policy in respect of trees. It provides an opportunity to provide new planting that will be of benefit to the area in the longer term.

S.J.A. Shields

Uni Cert For. & F.P. (Bangor)

P. Dip. Arb. (RFS), MSc. Arb. & Urban For. (UCLan)

M.Arbor.A, MICFor.

Chartered Forester

Revision A

14th February 2024

Arboricultural Assessment

Ref. No.	Species	Top Height	Stem Dia mm	N	E	S	W	CC	Age	Rem Cont.	Cat.	RPA m ²	Notes	AIA
G1	Acer campestre (Field Maple) Crataegus monogyna (Hawthorn)	14	280	4	NA	4.7	NA	2	EM	20+	B2	35	Condition: Good Notes: Group of multi-stem trees comprising approximately 15 individuals. Probably planted as a hedge and allowed to grow out to form a line of trees along Wood Lane. Low bat potential.	Reasonably prominent and attractive feature in the street scene. The proposed access and road widening will impact on a number of the trees in the group and on T1. Remaining trees will be protected to the required standard and any loss of amenity can be mitigated through new planting.
T1	Acer campestre (Field Maple)	14	140 120 110 190	4.1	4	4.7	4	2	M	20+	B2	37	Condition: Good Notes: Multi-stem tree, part of G1.	Component of G1, would be removed as part of the development, any loss of amenity can be mitigated through new planting.

T2	Quercus robur (Common Oak)	14	280	4	4.5	4.1	4	2	EM	20+	B2	35	Condition: Good Notes: Part of G1, but potentially significant as an individual specimen.	Significant component of G1, can be retained and protected to the required standard.
H3	Acer campestre (Field Maple) Crataegus monogyna (Hawthorn) Prunus spinosa (Blackthorn)	1.5	50	NA	NA	NA	NA	0	M	40+	B2	1	Condition: Good Notes: Native species hedge along part of the north boundary of the site with Wood Lane. The hedgerow does not meet the criteria to be considered important under sections 6, 7 & 8 of part two of the Hedgerow Regulations.	An attractive feature in the street scene. Would not be impacted by the proposed development and can be retained and protected to the required standard.
G4	Acer pseudoplatanus (Sycamore) Crataegus monogyna (Hawthorn) Corylus avellana (Hazel) Prunus spinosa (Blackthorn)	6	180	NA	5.8	NA	5 est	0	M	10+	C2	15	Condition: Good Notes: Group of small trees and shrubs along the west boundary of the site. Probably an old hedgerow that	A reasonably attractive feature in the landscape. Would not be impacted by the proposed development and can be retained and protected to

	Ulmus glabra (Wych Elm)												has now grown out.	the required standard.
T5	Acer campestre (Field Maple)	16	280 380 390	4.3	5.3	6	5	3	EM	20+	C1	169	Condition: Good Notes: Component of G4	As G4
T6	Acer campestre (Field Maple)	12	100 240 260	4.3	4.9	4.1	4	3	EM	20+	C1	61	Condition: Good Notes: As T5	As T5
T7	Quercus robur (Common Oak)	16	500	5.5	5.3	7	8	4	M	20+	C2	113	Condition: Fair Notes: Component of G4. Off-site	Off-site and will not be impacted by the development.
T8	Quercus robur (Common Oak)	16	820	9.8	8.5	8.2	8	4	M	20+	B2	304	Condition: Good Notes: As T7	As T7
T9	Quercus robur (Common Oak)	14	510	4.4	6.6	7.3	6	4	M	20+	B2	118	Condition: Good Notes: As T7	As T7
T10	Fraxinus excelsior (Ash)	16	550	2	2	6	2	6	M	<10	U	137	Condition: Poor Notes: Moribund tree with significant die-back.	As T7
H11	Acer campestre (Field Maple) Crataegus monogyna (Hawthorn) Ilex aquifolium (Holly)	1.5	100	2	2	2	2		M	40+	B2	5	Condition: Good Notes: Native species hedge along part of the east boundary of the site. The hedgerow does not meet the	An attractive feature in the landscape. Would not be impacted by the proposed development and can be retained

	Prunus spinosa (Blackthorn) Sambucus nigra (Elder)												criteria to be considered important under sections 6, 7 & 8 of part two of the Hedgerow Regulations.	and protected to the required standard.
T12	Quercus robur (Common Oak)	16	630	6	8	8.1	6.7	3	M	40+	A2	180	Condition: Good Notes: Adjacent to the site boundary.	Significant tree with potential to make long-term contribution to the site. Would not be impacted by the proposed development and can be retained and protected to the required standard.
G13	Taxus baccata (Yew) X Cupressocyparis leylandii (Leyland Cypress)	3.5	150	2 est	NA	2.3	NA	0	M	20+	C1	10	Condition: Good Notes: Off-site, adjacent to boundary.	Minor feature in the wider landscape but would provide some level of screening between the site and the existing dwelling. Would not be impacted by the proposed development and can be retained and protected to

														the required standard.
T14	Aesculus carnea (Red Horse Chestnut)	8	250	3	3	4.2	3.8	3	M	<10	U	28	Condition: Poor Notes: Off-site tree.	Off-site and not affected by the proposed development.
G15	Fraxinus excelsior (Ash) Salix fragilis (Crack Willow)	14	350	6	6	6	6.8	2	M	20+	B2	55	Condition: Good Notes: Off-site, adjacent to east boundary. Some risk of contracting ash die-back, which may limit long-term potential in the landscape.	Provides screening along east boundary of the site. Will be protected to the required standard but some pruning back of the canopy is required to implement the development.
G16	Acer campestre (Field Maple) Crataegus monogyna (Hawthorn)	6	150	2	2	2	2	0	EM	10+	C1	10	Condition: Fair Notes: minor trees, probably planted to supplement hedge.	Minor feature in the wider landscape. Would not be impacted by the proposed development and can be retained and protected to the required standard.
T17	Populus trichocarpa (Western Balsam Poplar)	17	500	6.8	6	6	4.9	5	EM	10+	C2	113	Condition: Good Notes: Off-site, adjacent to boundary. Close	Tree has a reasonable level of amenity, although this is

													to overhead powerlines.	mainly limited to the site. May not be sustainable in this location owing to proximity with powerlines. Would not be impacted by the proposed development and can be retained and protected to the required standard.
T18	Populus trichocarpa (Western Balsam Poplar)	17	350	3	2	4	3	5	EM	20+	C2	55	Condition: Fair Notes: Suppressed by T19.	Less prominent than adjacent trees, T17 & T19. Would not be impacted by the proposed development and can be retained and protected to the required standard.
T19	Populus trichocarpa (Western Balsam Poplar)	18	450	5	2.8	5	2.1	5	EM	20+	B2	92	Condition: Good Notes:	As T17
G20	Crataegus monogyna (Hawthorn) Prunus spinosa (Blackthorn)	5	100	3	3	3	3	0	M	10+	C2	5	Condition: Fair Notes: Small group of trees off-	Minor feature in the wider landscape but would provide some level of

	Ulmus glabra (Wych Elm)												site adjacent to east boundary.	screening between the site and the existing dwelling. Would be removed to facilitate the proposed development. Any loss of amenity will be mitigated through new planting.
G21	Crataegus monogyna (Hawthorn) Prunus spinosa (Blackthorn) Ulmus glabra (Wych Elm)	5	100	3	3	3	3	0	M	20+	C1	5	Condition: Fair Notes:	Minor feature in the wider landscape but would provide some level of screening between the site and the existing dwelling. Would not be impacted by the proposed development and can be retained and protected to the required standard.
H22	Prunus laurocerasus (Cherry Laurel)	2	50	1	1	1	1	0	Y	20+	C1	1	Condition: Notes: Recently planted hedge.	Would not be impacted by the proposed development and can be retained

Notes

BS 5837: 2012 provides the framework through which tree can be categorised in terms of their health, amenity value and long-term viability for retention on a development site. There are four categories, A,B,C & U.

Category A: Trees of high quality with an estimated life expectancy of at least 40 years.

- 1 Trees that are particularly good examples of their species, or essential components of groups or formal arboricultural features.
- 2 Trees, groups or woodlands that provide a definite screening or softening effect to the locality in relation to views into or out of the site, or those of particular visual importance.
- 3 Trees, groups or woodlands of significant conservation, historical, commemorative or other value.

Category B: Trees of moderate quality with an estimated lifespan of at least 20 years

- 1 Trees that might be included in a higher category but are downgraded because of impaired condition.
- 2 Trees present in numbers, usually as groups of woodlands that form distinctive landscape features.
- 3 Trees with clearly identifiable conservation or other cultural benefits.

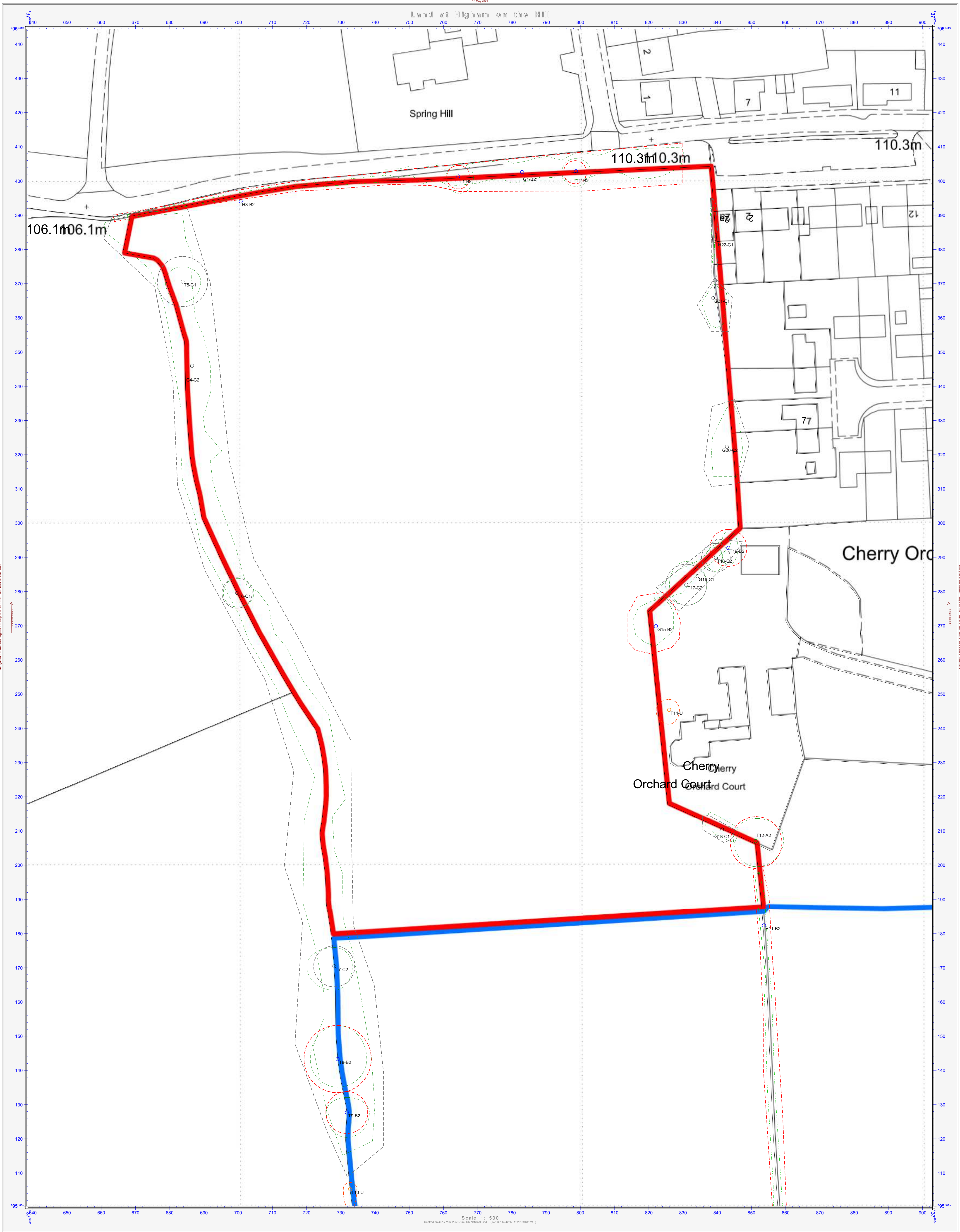
Category C: Trees of low quality with an estimated lifespan of at least 10 years or young trees with a stem diameter below 150mm.

Category U: Trees in such a condition that they cannot realistically be retained as living in the context of the current land use for longer than 10 years. *NB. Category U trees can have an existing of potential conservation value which it might be desirable to preserve.*

Bat potential has been assessed in accordance with the guidance provided in BS 8596:2015 and is at the level of a non-specialist scoping survey. This assessment is for preliminary advice and does not negate the requirement for a specialist ecological survey

Key

Tag No	Identification number for tree	Species	Species of tree
Top Height	Estimated height of tree	Stem Dia.	Diameter of stem at 1.5 metres
Stems	Number of stems	N, E, S, W	Crown spread at compass points
CC	Crown Clearance	FSB	Direction of first significant branch
Rem. Cont	Remaining safe life expectancy in years	RPA	Root protection area in m ²
Cat.	BS Category (see above)	AIA	Arboricultural Implication Assessment
Age	Y - Young Trees SM Semi Mature EM Early Mature M Mature LM Late Mature exceeds normal life expectancy for species VET Veteran Tree		
Condition	Good Relatively free from defects and / or major pests and diseases Fair Some defects, which could be addressed through tree surgery or minor pests or early symptoms of diseases Poor Substantial defects or terminal decline Dead Dead		



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Tree & Woodland Management Solutions

Tree Constraints Plan
Overlay
Land at
Higham on the Hill
Nuneaton

KEY

- Cat A Tree
- Cat B Tree
- Cat C Tree
- Cat U Tree
- Canopy
- Canopy Cat U Trees
- Hedgerow
- RPA
- RPA Cat C

Drawing No: HOH/TCP/OL/05/21/01

Drawn By: S. Shields

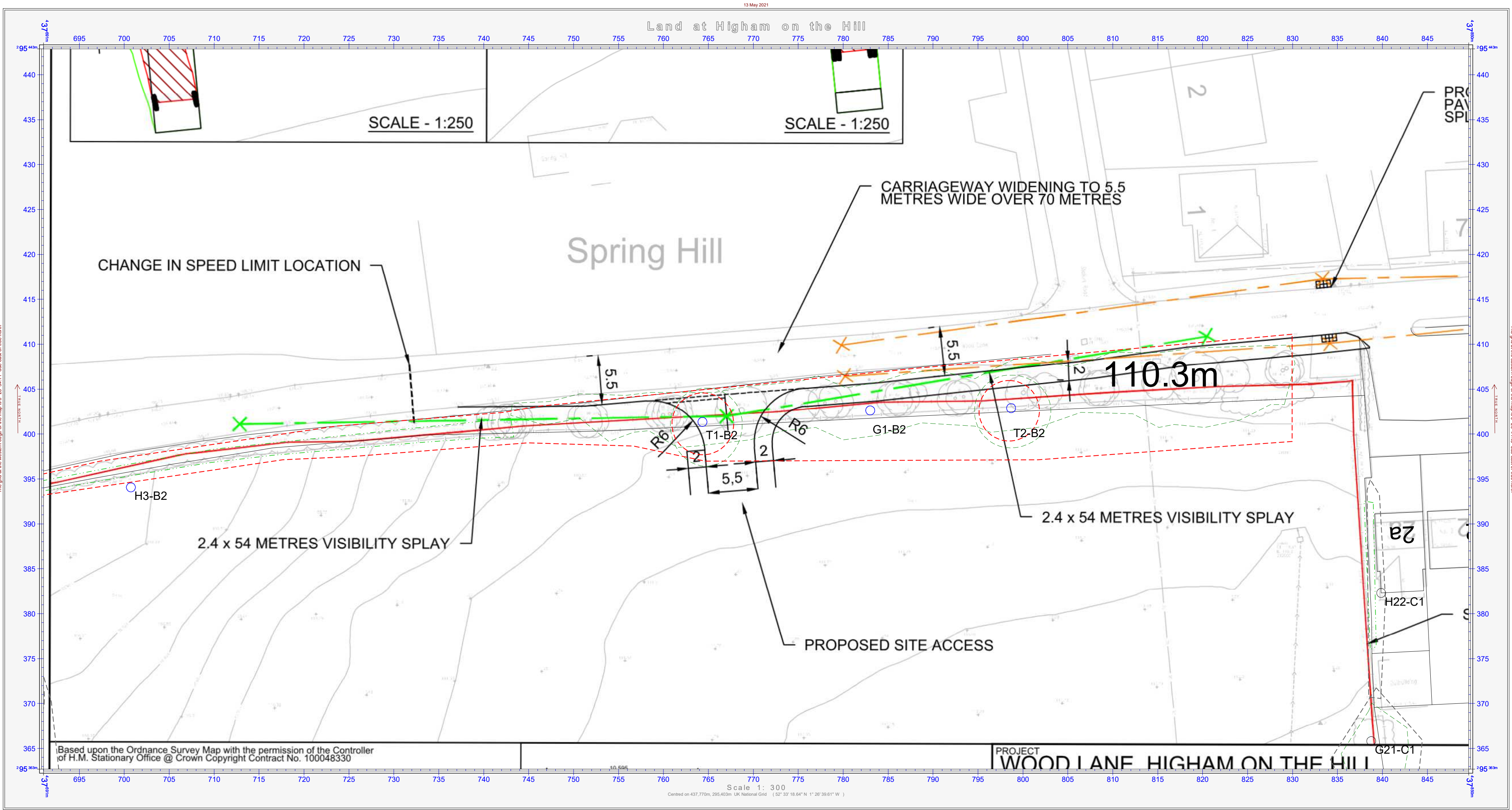
Scale: 1:500 @ A1

Date: 13th May 2021

Revision:

Do not scale from this drawing all dimensions to be checked on site
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Tree Constraints Plan
Overlay
Access Detail
Land at
Higham on the Hill
Nuneaton

KEY

- Cat A Tree
- Cat B Tree
- Cat C Tree
- Cat U Tree
- Canopy
- Canopy Cat U Trees
- Hedgerow
- RPA
- RPA Cat C

Drawing No: HOH/TCP/OLD/05/21/01

Drawn By: S. Shields

Scale: 1:300 @ A2

Date: 13th May 2021

Revision:

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106.1m

110.3m

Cherry Orchard Court

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Tree & Woodland Management Solutions

Tree Constraints Plan
Overlay
Land at
Higham on the Hill
Nuneaton

Key

- Cat A Tree
- Cat B Tree
- Cat C Tree
- Cat U Tree
- Canopy

- Hedgerow
- Trees for Removal
- RPA
- RPA Cat C

Dwg No: HOH/TCP/OL/02/24
Drawn By: S. Shields
Scale: 1:500@A1
Date: 14th February 2024
Revision:

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106.1m

110.3m

Cherry Orchard Court

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Tree & Woodland Management Solutions

Tree Protection Plan
Overlay
Land at
Higham on the Hill
Nuneaton

Key

- Cat A Tree
- Cat B Tree
- Cat C Tree
- Cat U Tree

Canopy

- Hedgerow
- Trees for Removal
- CEZ
- Temporary Tree Protection Fencing

Dwg No: HOH/TPP/OL/02/24
Drawn By: S. Shields
Scale: 1:500@A1
Date: 14th February 2024
Revision:

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