



Arboricultural Report

for planning purposes

Fortis Green Tennis Club
Southern Road
East Finchley
N2 9LH

March 2024

220552-PD-11b

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1 EXECUTIVE SUMMARY

- 1.1 This *Arboricultural Report* ('the Report') has been instructed by *Capstone Group* ('the Client').
- 1.2 The proposed development at *Fortis Green Tennis Club* ('the Site') is for the demolition of the 2no. southern tennis courts and other light structures, and the subsequent construction of 5no. terraced dwellinghouses, 1no. detached building, 1no. new tennis court, and associated hard and soft landscaping ('the Proposed Development'), within the area administrated by the *London Borough of Haringey* ('the LPA').
- 1.3 The Site was visited, and the trees and other vegetation surveyed, referring to the recommendations of BS5837, on the 23rd of February 2023.
- 1.4 The Proposed Development requires the removal of 20no. trees, 4no. shrub groups, and 3no. shrubs. The loss of the specified trees and shrubs is not considered to be significant.
- 1.5 The Proposed Development specifies the planting of 18no. new trees, which are generally located within the same area where tree removals are specified. Subject to appropriate further technical specifications, trees in these positions will be able to thrive and contribute positively to local amenity.
- 1.6 The Proposed Development requires the pruning of 8no. trees and 1no. hedgerow. The specified pruning works are in all instances considered not to significantly affect the visual amenity or conditions of the affected trees.
- 1.7 The Proposed Development does carry some risks of harm to retained trees and therefore it will need to be implemented under the guidance of a detailed *Arboricultural Method Statement*.

2 INTRODUCTION

Instruction

- 2.1 This *Arboricultural Report* ('the Report') has been instructed by *Capstone Group* ('the Client').

Author

- 2.2 This Report was written by Christopher Wright ('the Author'). Christopher is an arboricultural consultant dealing with trees in relation to all forms of human activity including built development. He is a *Technician Member* of the *Arboricultural Association*, a member of the *Royal Forestry Society*, a member of the *Institute of Chartered Foresters*, holds the *Level 6 Diploma in Arboriculture (ABC)*, the *Professional Tree Inspection certificate (LANTRA)*, and has received a *BSc (Hons) Conservation and Environment (2:1)* from *Writtle University College*.

Proposed development

- 2.3 The proposed development at *Fortis Green Tennis Club* ('the Site' - see *Figure 1* below) is for the demolition of the 2no. southern tennis courts and other light structures, and the subsequent construction of 5no. terraced dwellinghouses, 1no. detached building, 1no. new tennis court, and associated hard and soft landscaping ('the Proposed Development'), within the area administrated by the *London Borough of Haringey* ('the LPA').

Scope

- 2.4 This Report has been provided to assist all parties involved in the planning process, in accordance with *British Standard 5837:2012 - Trees in relation to design demolition and construction - Recommendations* ('BS5837').

Site survey

Survey date

- 2.5 The Site was visited, and the trees and other vegetation surveyed, referring to the recommendations of BS5837, on the 23rd of February 2023 by Lee Davies (a colleague of the Author). The details of this survey are found within the Report appendices.

Health and safety

- 2.6 The survey was not an assessment of the health and safety of the trees (i.e., the survey was not a thorough investigation of the condition of all of the trees). In this instance, no particular works in this context have been specified to any of the surveyed trees.



Figure 1: Showing the area discussed in this Report within the indicative line and sourced from Google Maps (note: this is not the red line plan of the Proposed Development).

Report preparation

External documents

- 2.7 This Report has been prepared, with reference to the following supplied documents and information:

- *Topographical Survey (A1365-T)*; and
- *Proposed Site Plan (1143-DFA-PL_0200)*.

Appendices

- 2.8 The appendices of this Report include:

- Appendix A (plans); and
- Appendix B (schedules).

Definition of terms

- 2.9 The following terms and abbreviations may be used within this Report. These terms are defined by BS5837 as follows, unless provided without quotation marks:

- **Arboricultural Method Statement ('AMS')** - *"methodology for the implementation of any aspect of development that is within the root protection area, or has the potential to result in loss of or damage to a tree to be retained"*.
- **Local Planning Authority ('LPA')** - the planning department of the borough, district, or metropolitan council.
- **Root Protection Area ('RPA')** - *"layout design tool indicating the minimum area around a tree deemed to contain sufficient roots and rooting volume to maintain the tree's viability, and where the protection of the roots and soil structure is treated as a priority"*.
- **Service(s)** - *"any above- or below-ground structure or apparatus required for utility provision"* that may for example include *"drainage, gas supplies, ground source heat pumps, CCTV and satellite communications"*.
- **Tree Protection Plan ('TPP')** - *"scale drawing, informed by descriptive text where necessary, based upon the finalized proposals, showing trees for retention and illustrating the tree and landscape protection measures"*.

3 SITE INFORMATION

Current Site use

- 3.1 The Site currently comprises 4no. clay tennis courts (see *Figure 2* & *Figure 3* below), with a small green area separating the northern and southern courts that included a small clubhouse. The existing access to the Site is via a footpath at the northern end of the Site. Matters pertaining to trees are discussed from paragraph 4.1.



Figure 2: Looking north from the southern end of the south-western tennis court into the main Site area.

Geotechnical information

British Geological Survey

- 3.2 The *British Geological Survey* ('BGS') provides on-line information, regarding the general soil properties of an area, including the underlying bedrock and any superficial deposits that overlay the bedrock. This information indicates that the Site is situated upon a bedrock of *London Clay Formation* (comprised of clays, sands, and silts), over which no superficial deposits are recorded.
- 3.3 There are no publicly available borehole logs within or adjacent to the Site that are provided by the BGS.

Root morphology

- 3.4 Soils where the clay content is significant will tend to encourage tree root growth at shallower depths - often, within the upper 600mm of soil¹. Where other soil components are present to greater extents, root morphology may differ, though impermeable layers of heavy compacted clay may restrict penetrative root growth, which may influence how far roots radiate from the stem of the tree to acquire nutrients.



Figure 3: Looking north from the southern end of the north-eastern tennis court towards the northern boundary of the Site, showing T3 (left) as a point of reference.

1 - Forestry Commission. (2005) Information Note FCN078 - The influence of soils and species on tree root depth.

4 TECHNICAL ARBORICULTURAL DETAILS

Landscape details

Distribution

4.1 The surveyed trees are predominantly distributed around the edges of the Site, including within its bounds and also within adjacent third-party land. Predominantly, it is the eastern boundary that contains the most trees, which are both within the Site and at the rear of gardens of adjacent dwellinghouses along *Shakespeare Gardens* (see *Figure 5* below). The most notable individual trees are as follows:

- T3 (ash) that is located along the access path adjacent to *Summerlee Gardens* (see *Figure 3* above & *Figure 4* below); and
- T45 (oak) that is located to the south of the Site within the *Cherry Tree Wood* public open space.



Figure 4: Looking east along Summerlee Gardens towards T3 (centre).

Visibility

- 4.2 With regard to the visibility of the surveyed trees, it is generally the case that all trees are visible from the public realm - albeit, to varying degrees. For example, trees located directly adjacent to public highways (e.g., T1 & T3) and within the public open space (i.e., T44 & T45) are the most prominent; however, trees set back within the Site and to the rear of adjacent dwellinghouses are visible peripherally and as glimpsed views between structures (see *Figure 7* below).
- 4.3 Generally, the surveyed trees contribute to a verdant wider local area that is not considered to be lacking in tree presence (see *Figure 1* above). The Site therefore is not a significant contributor of trees to the local area, though it does serve to maintain the prevailing character of the local area.



Figure 5: Looking north-east towards the eastern boundary of the Site that abuts the rear gardens of dwellinghouses along Shakespeare Gardens, showing T28-T35 (centre) as points of reference.

BS5837 details

Survey criteria

- 4.4 The surveyed trees and other vegetation items have been generally categorised, in terms of the arboricultural and landscape criteria as defined in BS5837. These criteria consider the arboricultural merits of individual trees, in addition to the wider value afforded in contributing to the character of the landscape.

BS5837 categorisation

- 4.5 In BS5837 terms, the surveyed trees and other forms of vegetation comprise:
- *Category A* (i.e., high-quality): 1no. tree;
 - *Category B* (i.e., moderate-quality): 13no. trees;
 - *Category C* (i.e., low-quality): 21no. trees, 1no. hedgerow, 5no. shrubs, & 4no. shrub groups; and
 - *Category U* (i.e., poor-quality): 3no. trees.

Root Protection Areas

- 4.6 Based on the ground conditions of the Site that includes the known or foreseeable presence of buried structures, in addition to the context within which the surveyed trees and other vegetation items are growing, the standardised circular RPAs have not been amended.

Statutory protections

Conservation Areas

- 4.7 The LPA publishes details of its *Conservation Areas* ('CAs') online. According to this information, the Site is not within a CA. However, surveyed trees beyond the Site boundary (including T1-T5) are within the *Fortis Green* CA that includes the access footpath and the dwellinghouses to its east along *Southern Road* (see *Figure 6* below), which affords a baseline level of protection to these trees, under the relevant provisions of *The Town and Country Planning (Tree Preservation)(England) Regulations 2012*.

Tree Preservation Orders

- 4.8 The LPA publishes details of its *Tree Preservation Orders* ('TPOs') online. According to this information, it is likely that no TPOs apply to any of the surveyed trees; though, a TPO does affect the land within which T4 is located (albeit it is considered likely that T4 is not subject to this TPO). However, this information is indicative and should not therefore be relied upon as definitive.

5 PLANNING POLICY AND GUIDANCE

National

Background information

- 5.1 Planning policy at national level is set out in the government's *National Planning Policy Framework* ('the NPPF')², published in December 2023.
- 5.2 At this level, policy addresses the key principles of development. At its core, there is a presumption in favour of sustainable development incorporating good and durable design, by combining economic, social, and environmental strands in a balanced manner. Trees comprise an element of green infrastructure, which is one aspect of the environmental strand of sustainability.

National Planning Policy Framework 2023

- 5.3 In the context of the Proposed Development, the NPPF provides the following guidance that is relevant in terms of the surveyed trees:
- **Paragraph 136** - *"Trees make an important contribution to the character and quality of urban environments, and can also help mitigate and adapt to climate change. Planning policies and decisions should ensure that new streets are tree-lined, that opportunities are taken to incorporate trees elsewhere in developments (such as parks and community orchards), that appropriate measures are in place to secure the long-term maintenance of newly-planted trees, and that existing trees are retained wherever possible. Applicants and local planning authorities should work with highways officers and tree officers to ensure that the right trees are planted in the right places, and solutions are found that are compatible with highways standards and the needs of different users."*
 - **Paragraph 180** - *"Planning policies and decisions should contribute to and enhance the natural and local environment by: ... b) recognising the intrinsic character and beauty of the countryside, and the wider benefits from natural capital and ecosystem services including the economic and other benefits of ... trees and woodland"*.

Greater London

Background information

- 5.4 Planning policy at the *Greater London* level is currently set out in *The London Plan* (the 'LP'). The current iteration of the LP was published, in March 2021.

London Plan 2021

- 5.5 In the context of the Proposed Development the LP provides the following guidance that is relevant in terms of the surveyed trees:

- **Policy G7: Trees and Woodlands** - *"Development proposals should ensure that, wherever possible, existing trees of value are retained. If planning permission is granted that necessitates the removal of trees there should be adequate replacement based on the existing value of the benefits of the trees removed, determined by, for example, i-tree or CAVAT or another appropriate valuation system. The planting of additional trees should generally be included in new developments particularly large-canopied species which provide a wider range of benefits because of the larger surface area of their canopy".*

Local

Background information

- 5.6 Planning policy at the local level is currently set out in the LPA's *Local Plan: Strategic Policies 2013 (with alterations 2017)* and *Development Management DPD* documents (the 'LDP'), published respectively in 2013 and 2017 (with the former being altered in 2017 also).

Strategic Policies 2013 & Development Management DPD 2017

- 5.7 In the context of the Proposed Development, the current LDP provides the following guidance that is relevant in terms of the surveyed trees:

- **DM1: Delivering High Quality Design** - *"Development proposals shall demonstrate how the landscaping and planting are integrated into the development as a whole. The Council will expect development proposals to respond to: ... c. Trees on and close to the site".*
- **SP13: Open Space and Biodiversity** - *"All development shall protect and improve sites of biodiversity and nature conservation, including private gardens through its: ... Protection, management and maintenance of existing trees and the planting of new trees where appropriate".*

Fortis Green Conservation Area guidance

- 5.8 The LPA has not to date published a formal appraisal of the *Fortis Green CA* and consequently no CA-specific guidance is available.



Figure 6: The area including the access footpath and the area to the east are considered to be within this Fortis Green CA.

6 ARBORICULTURAL IMPACT ASSESSMENT

Removals

Numerical data

6.1 The Proposed Development requires the removal of 20no. trees, 4no. shrub groups, and 3no. shrubs, which in BS5837 terms comprises:

- *Category B* (i.e., moderate-quality): 3no. trees;
- *Category C* (i.e., low-quality): 14no. trees, 4no. shrub groups, & 3no. shrubs; and
- *Category U* (i.e., poor-quality): 3no. trees.

Reasons for removals

6.2 The basis for the specified removals is to directly facilitate the implementation of the Proposed Development, which includes due to the fact that trees and shrubs occupy positions in direct conflict with proposed structures, and because they occupy positions sufficiently close to proposed structures to require their removal.



Figure 7: Looking east towards the end of Cherry Tree Road, showing T21 (left) as a point of reference.

Impacts of removals

- 6.3 Generally, the loss of the specified trees and shrubs is not considered to be significant, given that removals are isolated to a small area of the Site that is only visible from the end of the cul-de-sac that is *Cherry Tree Road*. However, it is considered that the loss of T21 is the most notable loss, due to its position in relation to this highway (see *Figure 7* above). Nonetheless, the general character of the Site and the local area as regards its verdant nature is considered to be able to be suitably upheld.

Mitigation greening

- 6.4 The Proposed Development specifies the planting of 18no. new trees, which are generally located around the central and southern area of the Site (i.e., within the same area where tree removals are specified). Currently, details pertaining to the specifics of trees are not provided, though it is considered that the specified locations for new trees are realistic and that subject to appropriate further technical designs trees in these positions will be able to thrive and contribute positively to local amenity.
- 6.5 For clarity, it is recommended that trees that can attain moderate to large mature sizes are planted in all instances where it is possible to do so. The LPA retains capacity to require such information, as part of details submitted in response to a suitable planning condition.

Pruning

Numerical data

- 6.6 The Proposed Development requires the pruning of 8no. trees and 1no. hedgerow, which in BS5837 terms comprises:
- *Category B* (i.e., moderate-quality): 5no. trees; and
 - *Category C* (i.e., low-quality): 3no. trees & 1no. hedgerow.

Specifications of pruning

- 6.7 All specifications for tree pruning are provided on the *Tree Work Schedule* that is located at Appendix B of this Report. Where appropriate, the specified pruning works are also shown on the relevant plans that are located at Appendix A.

Reasons for pruning

- 6.8 In all instances, the basis for the tree pruning is to directly facilitate the implementation of the Proposed Development this includes the anticipated logistical requirements associated with the process of implementation.

- 6.9 For clarity, it is considered to be necessary to establish a suitable crown clearance of T28 from the proposed level of the tennis court, to ensure that the court can subsequently be used for its intended purpose (note: it is considered reasonable for a 5m vertical clearance to be required).

Impacts of pruning

- 6.10 The specified pruning works are in all instances considered not to significantly affect the visual amenity of the affected trees (i.e., the impact is considered to be low), and in terms of the impact of pruning on structural and physiological conditions the impact is also considered to be low.
- 6.11 For clarity, where the overhanging elements of T33-T35 encroach into the Site and are to be cut back, this affects only lower crown areas (noting that the trees are growing in a conical manner). Therefore, the majority of their crowns will be retained.
- 6.12 For further clarity, the specified pruning works are likely to require cyclical implementation in all instances, to ensure that the relationship that these trees have with proposed structures is acceptable. It is considered to be unlikely that additional more onerous pruning will be required, in the future.

Arboricultural oversight during works

- 6.13 The implementation of the Proposed Development is considered to require a continued presence of the arboriculturist, to provide arboricultural advice to the design team and to ensure that the principles of protection as are outlined in this Report are adhered to (that are discussed from the following sub-section within this Report).
- 6.14 For clarity, it is the recommendation of this Report that the matters discussed from the subsequent paragraph onwards until the end of this entire section are further developed within an AMS that is provided in response to a suitable planning condition. This Report is not considered sufficient to serve as a compliance document.
- 6.15 In order to ensure that the risk of significant harm that may occur to any of the retained trees is as low a probability as possible, it is considered that a Site visit by the arboriculturist will occur at least at the following points, with the findings of each visit being summarised in written format and issued to at least the Client, main contractor, and LPA tree officer:
- a pre-commencement meeting at Site with at least the main appointed contractor to discuss the details of tree protection and works;
 - to sign-off the tree protection measures prior to the commencement of any works to implement the Proposed Development (except in the case of specified tree works that can occur prior to this point);

- to oversee works within the RPAs of off-Site trees (including T28 & T32-T35);
- prior to the removal of barrier protection at the southern end of the Site to facilitate soft landscaping to proposed rear gardens; and
- upon the completion of works to implement the Proposed Development.

Construction & landscaping works

General protection details

- 6.16 The indicative TPP at Appendix A sets out the specifications for tree protection that are associated with the implementation of this phase of the Proposed Development, based on the details that are currently available. This TPP includes an outline AMS (i.e., indicative of the basic principles of works), which provides some baseline information relating to the installation, implementation, and management of the specified tree protection measures.

Access and logistics

- 6.17 At this stage, details pertaining to the means of access into and through the Site during works to implement the Proposed Development are not confirmed. Considering that there are various elements of work at the Site that are likely to be segmented into phases, it is important that a detailed AMS is developed in receipt of accurate logistical and phasing information.
- 6.18 Generally, it is considered that there is no particular risk of harm to retained (and off-Site) trees, in the logistical context of implementing the Proposed Development, given that the central area of the Site will be clear of trees and there are no significant 'pinch points'. Nonetheless, this matter does need to be appropriately developed and this Report has not been prepared on a sufficient level of detail to serve as a compliance document in this regard.

Installation of new utilities

- 6.19 At this stage of the planning process, details pertaining to the location of new service runs and any required access to existing runs are not established. In this context, it is not possible to determine the level of impact of this element of the designs to the retained trees.
- 6.20 In the eventuality that access to existing service runs or to install new service runs involves work operations within the RPA of the retained trees, any impact to affected trees can be managed by following the recommendations of BS5837 (i.e., by working in accordance with an AMS and through the use of appropriate methods of work), which includes as a normative reference the *National Joint Utilities Group Guidance*.

Construction of the proposed tennis court

- 6.21 The position of the proposed new south-eastern tennis court is such that it encroaches into the estimated nominal RPA of T28, which is an off-Site ash tree located within an adjacent rear garden. The extent of encroachment is such that it will affect approximately 43% of its area (assuming that level changes will occur up to the Site boundary, though this reduces slightly if level changes terminate prior to the boundary).
- 6.22 Currently, this area of the Site grades up to the north from a lower level of +84.57 to a higher level of approximately +85.90, within its RPA. Consequently, the proposed finished level of the tennis court (of +86.10) has been set so that all level changes to establish a flat playing surface involves level increases rather than any excavations (including for sub-bases).
- 6.23 Whilst this will require a level rise of in excess of 1m within a small area of the RPA of T28 that consistently decreases to a level rise of approximately 200mm, the overall change is necessary to facilitate the construction of the proposed tennis court and it is considered to be better to increase levels than decrease them (i.e., root loss is not considered to be appropriate).
- 6.24 With regard to the sub-base design for the tennis court, it is assumed that this will need to be of a specification typical for tennis courts rather than using any bespoke design (e.g., *CellwebTRP*). Fundamentally, this is because the tennis court needs to be founded and to be able to function in the manner that is required of it as a playing surface. Nonetheless, the use of perforated pipes or any other mechanism of delivering air and water to the soil beneath the tennis court is a requirement of the sub-base design for the proposed tennis court, within the RPA of T28.
- 6.25 Overall, it is considered that the risk of significant harm that may occur to T28 in constructing the proposed tennis court is not particularly notable and is likely to be low, on the basis that no excavation into the soil occurs during the process and that working methodologies are properly specified within a detailed AMS.

Construction of the proposed dwellinghouses

- 6.26 The eastern-most proposed dwellinghouse and the associated retaining structure along its eastern edge encroaches into the estimated nominal RPAs of the off-Site trees T32-T35 (comprising 1no. ash and 3no. cypress of which all are *Category B*), approximately to the following extents: T32 (11%); T33 (38%); T34 (33%); and T35 (38%). The distance of excavations from the stems of T32 is approximately 3m and for T33-T35 is approximately 0.8m.

- 6.27 Provisionally, it is intended that an approximately 0.5m-wide strip of soil will be retained at the existing level, behind a piled wall that will comprise the eastern elevation of the proposed eastern dwellinghouse. Should this indeed be the case, the extent of encroachment into the RPAs of the aforementioned trees will decrease slightly and the distance at which works will occur from the stems will increase.
- 6.28 The degree of encroachment into the RPA of T32 is considered not to present any significant risk of harm to it, even in the event that excavations occur up to the Site boundary. By comparison, it is possible that excavations up to the Site boundary for T33-T35 will result in the trees becoming unstable - should the retention of a further 0.5m of soil within the Site not be possible then this will need to be quantified through the undertaking of a load analysis on each of the trees. Should these trees subsequently demonstrate a poor safety factor then they will need to be removed and replaced, in agreement with the landowner who owns the land within which the trees are growing. For clarity, the hypothetical loss of these trees is considered only to affect private amenity, based upon the fact that the proposed dwellinghouses will obscure any view of them from the west.
- 6.29 It will therefore be necessary for the final route of action to be outlined within a detailed AMS, depending on whether a strip of soil within the Site is retained or not, and by extension the process agreed in principle with the landowner who is affected by this.

Hard and soft landscaping works

- 6.30 The proposed hard and soft landscaping works around the Site indicated as part of the Proposed Development generally do not carry any particular risk of harm to retained trees. The TPP at Appendix A does include some initial details pertaining to the installation of boundary fences for rear gardens of the proposed dwellinghouses, though such details are subject to refinement based on how the landscaping strategy for the Site development.
- 6.31 Consequently, the detailed AMS that ought to be developed will need to include a precise specifications for works within RPAs of trees that are based on the finalised landscaping details (that are not yet developed).

Planning policy considerations

National policies

- 6.32 With regard to the relevant planning policies at this spatial scale (as per paragraph 5.1), the Proposed Development is considered to respond to these policies in the following manners:
- **Paragraph 136** - The Proposed Development retains trees and specifies the planting of new trees in all instances where it is feasible to do so. Further details

pertaining to the details of the species of proposed new trees can be provided to the LPA, in response to a suitable planning condition, which will allow for appropriate trees to be planted in appropriate places.

- **Paragraph 180** - The Proposed Development is considered to sufficiently retain the visual character of the Site and otherwise it is considered that the wider character of the area as afforded by trees is not diminished in the long-term.

Regional policies

6.33 With regard to the relevant planning policies at this spatial scale (as per paragraph 5.4), the Proposed Development is considered to respond to these policies in the following manners:

- **Policy G7** - The Proposed Development is considered to retain many trees of value, though some tree losses are required. It is considered that the principles of tree replacement as included within the submitted details are sufficient to serve as suitable mitigation for the specified tree loss.

Local policies

6.34 With regard to the relevant planning policies at this spatial scale (as per paragraph 5.6), the Proposed Development is considered to respond to these policies in the following manners:

- **Policy DM1** - The Proposed Development is considered to relate relatively well to retained trees, though there are some clashes that have been discussed above within this Report that means it isn't feasible to conclude that the relationship is risk-free.
- **Policy SP13** - The Proposed Development will need to be implemented under the guidance of a detailed AMS and therefore the LPA ought to require one in response to a suitable planning condition, to ensure that the protection of the retained and off-Site trees is as robust as is feasibly possible.

7 CONCLUSIONS

- 7.1 The Proposed Development requires the removal of 20no. trees, 4no. shrub groups, and 3no. shrubs, which includes 3no. *Category B* trees. The basis for the specified removals is to directly facilitate the implementation of the Proposed Development. The loss of the specified trees and shrubs is not considered to be significant, given that removals are isolated to a small area of the Site that is only visible from the end of the cul-de-sac that is *Cherry Tree Road*.
- 7.2 The Proposed Development specifies the planting of 18no. new trees, which are generally located around the central and southern area of the Site (i.e., within the same area where tree removals are specified). Subject to appropriate further technical designs trees in these positions will be able to thrive and contribute positively to local amenity.
- 7.3 The Proposed Development requires the pruning of 8no. trees and 1no. hedgerow, which includes 5no. *Category B* trees. The specified pruning works are in all instances considered not to significantly affect the visual amenity or conditions of the affected trees.
- 7.4 The Proposed Development does carry some risks of harm to retained trees and therefore it will need to be implemented under the guidance of a detailed AMS, to ensure that the risks of harm are controlled to the lowest possible level of significance.

8 APPENDICES CONTENTS

APPENDIX A - Plans

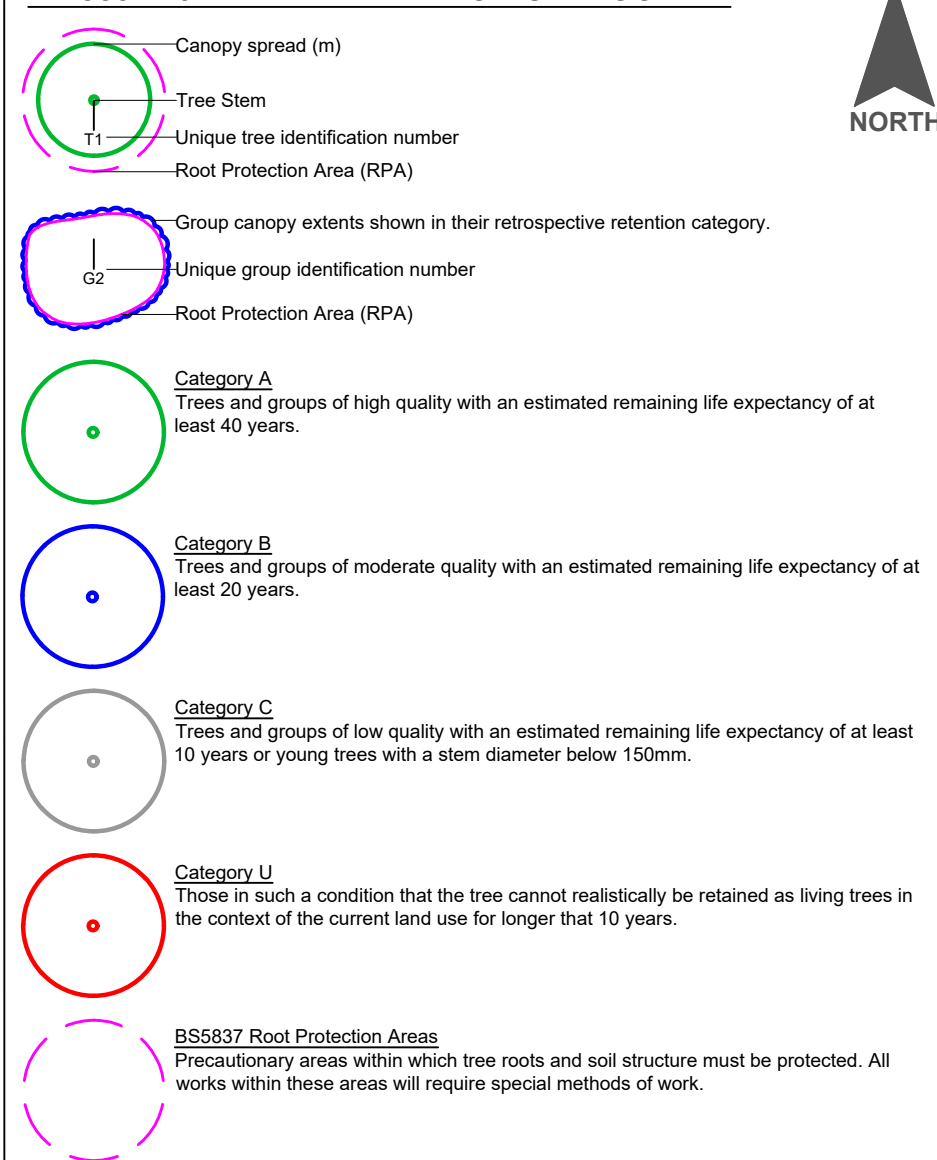
- 220552-P-10a Tree Survey
- 220552-P-11b Proposed Layout and Tree Works
- 220552-P-12b Tree Protection Plan

APPENDIX B - Schedules

- 220552-PD-10 Tree Schedule
- 220552-PD-12 Tree Work Schedule

APPENDIX A - Plans

- 220552-P-10a Tree Survey
- 220552-P-11b Proposed Layout and Tree Works
- 220552-P-12b Tree Protection Plan

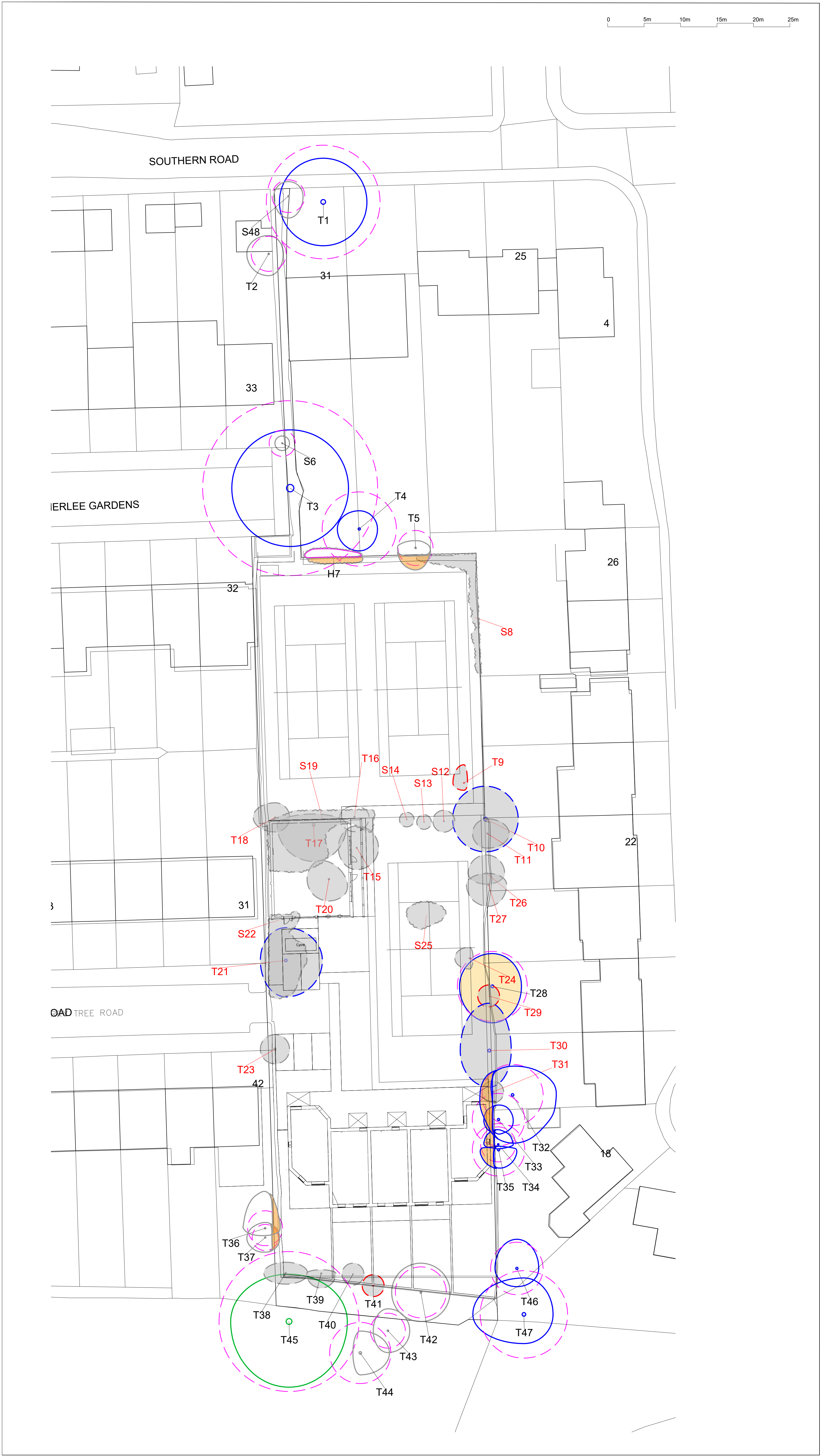


a	27.03.23	Client updated	HR
rev	date	description	drawn by
Base Drawing: FORTIS - FORTIS GREEN TENNIS CLUB - TOPOGRAPHICAL SURVEY			
Title			
BS 5837 Tree Survey Plan			
Client			
Capstone Group			
Project			
Fortis Green Tennis Club, Southern Road, East Finchley, N2 9LH			
Date	Drawn by	Authorised	
24/02/23	HR	LD	
Drawing No	Rev	Scale	
220552-P-10	a	1:250@A1	



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arboriculture ecology landscape innovation



BS 5837:2012 TREE RETENTION CATEGORIES

- Canopy spread (m)
- Tree Stem
- Unique tree identification number
- Root Protection Area (RPA)
- Group canopy extents shown in their retrospective retention category.
- Unique group identification number
- Root Protection Area (RPA)
- Category A**
Trees and groups of high quality with an estimated remaining life expectancy of at least 40 years.
- Category B**
Trees and groups of moderate quality with an estimated remaining life expectancy of at least 20 years.
- Category C**
Trees and groups of low quality with an estimated remaining life expectancy of at least 10 years or young trees with a stem diameter below 150mm.
- Category U**
Those in such a condition that the tree cannot realistically be retained as living trees in the context of the current land use for longer than 10 years.
- BS5837 Root Protection Areas**
Precautionary areas within which tree roots and soil structure must be protected. All works within these areas will require special methods of work.
- Trees and groups to be removed shown shaded grey and dashed.
- Overhanging crown element to be cut back laterally to the boundary line.
- Crown to be lifted to 5m above the proposed level of the tennis court.

b	05.10.23	1143-DFA-GR_00_M3_A_0001_JusyT8X44 - Floor Plan - 00 Ground Floor Plan	HR
a	27.03.23	Client updated	HR
rev	date	description	drawn by
Base Drawing: 0204 Proposed Roof Plan			

Title

Proposed Layout and Tree Works

Client

Fortis Green LLP

Project

Fortis Green Tennis Club, Southern Road, East Finchley, N2 9LH

Date	24/03/23	Drawn by	HR	Authorised	LD
Drawing No	220552-P-11	Rev	b	Scale	1:250@A1

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arboriculture ecology landscape innovation

General Arboricultural Method Statement

TREE WORKS

Only the tree works specified within this report may be undertaken, after the appropriate planning consents have been acquired and in order to implement the consent. In the event of any uncertainty regarding tree works, the arboriculturist will be consulted and where appropriate the Local Planning Authority.

All tree works will be undertaken, in accordance with the best-practice recommendations provided in BS 3998:2010. The statutory responsibilities as outlined in the Wildlife and Countryside Act 1981 (as amended) and the The Conservation of Habitats and Species Regulations 2017 and The Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019.

TREE PROTECTION FENCING

The tree protection fencing and (where appropriate) ground protection, will be installed as specified within this plan, prior to the commencement of any demolition and construction works. No plant or materials will be delivered to site prior to the construction of the tree protective fencing other than those required to install the tree protection fencing. On every third panel, a sign will be fixed that states "Tree Protection Zone (CEZ). Keep out. Any incursion into this area must be agreed in advance with the arboriculturist and Local Planning Authority." An example of this sign is provided within this plan.

The position of the tree protection fencing must not be amended and no individual panels will be uncoupled, without the agreement of the arboriculturist and/or Local Planning Authority.

SERVICES AND DRAINAGE

The installation of drainage runs, manholes, storage tanks, and utilities will be positioned outside the root protection areas of retained trees. If the installation of new services and drainage runs are required within the root protection areas (RPAs) of retained trees, all methods of working will follow the guidance within Table 3 of BS 5837 or the National Joint Utilities Group's (NJUG) Guidelines for the planning, installation and maintenance of utility apparatus in proximity to trees (volume 4, issue 2).

Excavation works within the RPAs of retained trees will be undertaken manually with the use of hand tools only (under the supervision of the arboriculturist), unless otherwise agreed in advance by the arboriculturist. It is recommended that an air lance - and if required a soil vacuum - is used, to excavate service trenches within RPAs. If soil conditions are not suitable for this method of excavation, alternative hand tools can be used once agreed in advance by the arboriculturist.

All roots greater than 25mm in diameter will be retained and will immediately be wrapped in hessian or another appropriate material, to prevent desiccation and temperature fluctuations. Roots will be pushed aside to allow for runs to be installed, where this is practical and without causing root damage.

No machinery will be permitted within the CEZ, at any time, unless agreed in advance with the arboriculturist.

NO-DIG CONSTRUCTION AREAS

Areas that will require no-dig methods of construction are shown within this plan. Working methods within these areas will comply with the details outlined in the main report and in advance of works being undertaken will be agreed with the arboriculturist.

ARBORICULTURAL CLERK OF WORKS

Attendance by the arboriculturist on Site is required, as per the specifications outlined within the Report to which this plan is appended.

It will be the responsibility of the main contractor (or other managing individual or organisation) to confirm the date and time of attendance, providing at least five working days of notice so that the project arboriculturist can confirm attendance.

GENERAL PROTECTION METHODS

No fires will be permitted, within 20m of the crown of any tree or other area of vegetation that includes hedgerows and groups of trees.

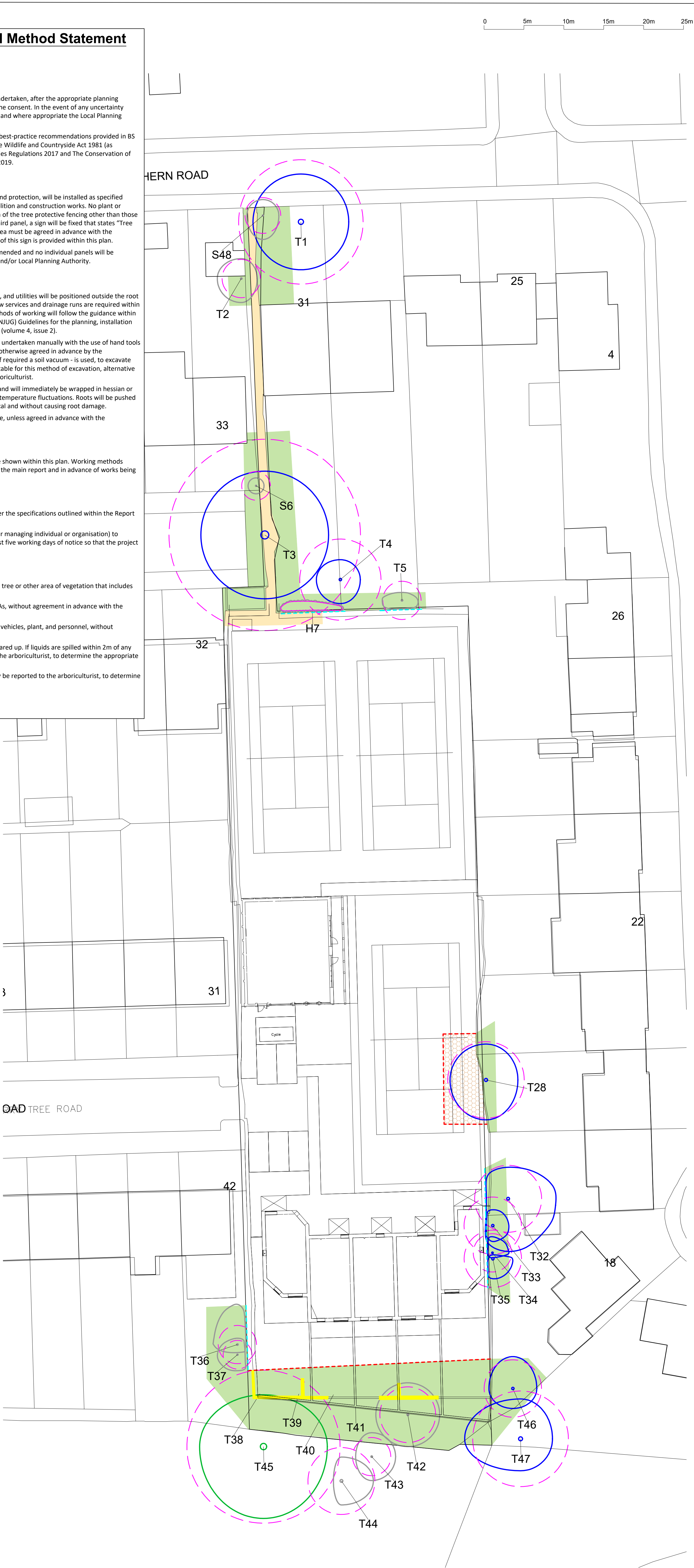
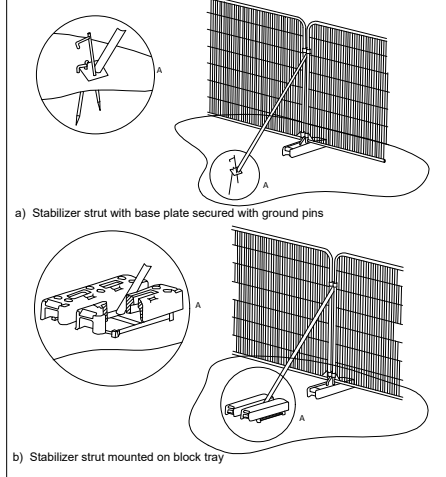
No changes in soil level will occur, within the CEZs and RPAs, without agreement in advance with the arboriculturist.

The CEZs will at all times remain free of liquids, materials, vehicles, plant, and personnel, without agreement in advance with the arboriculturist.

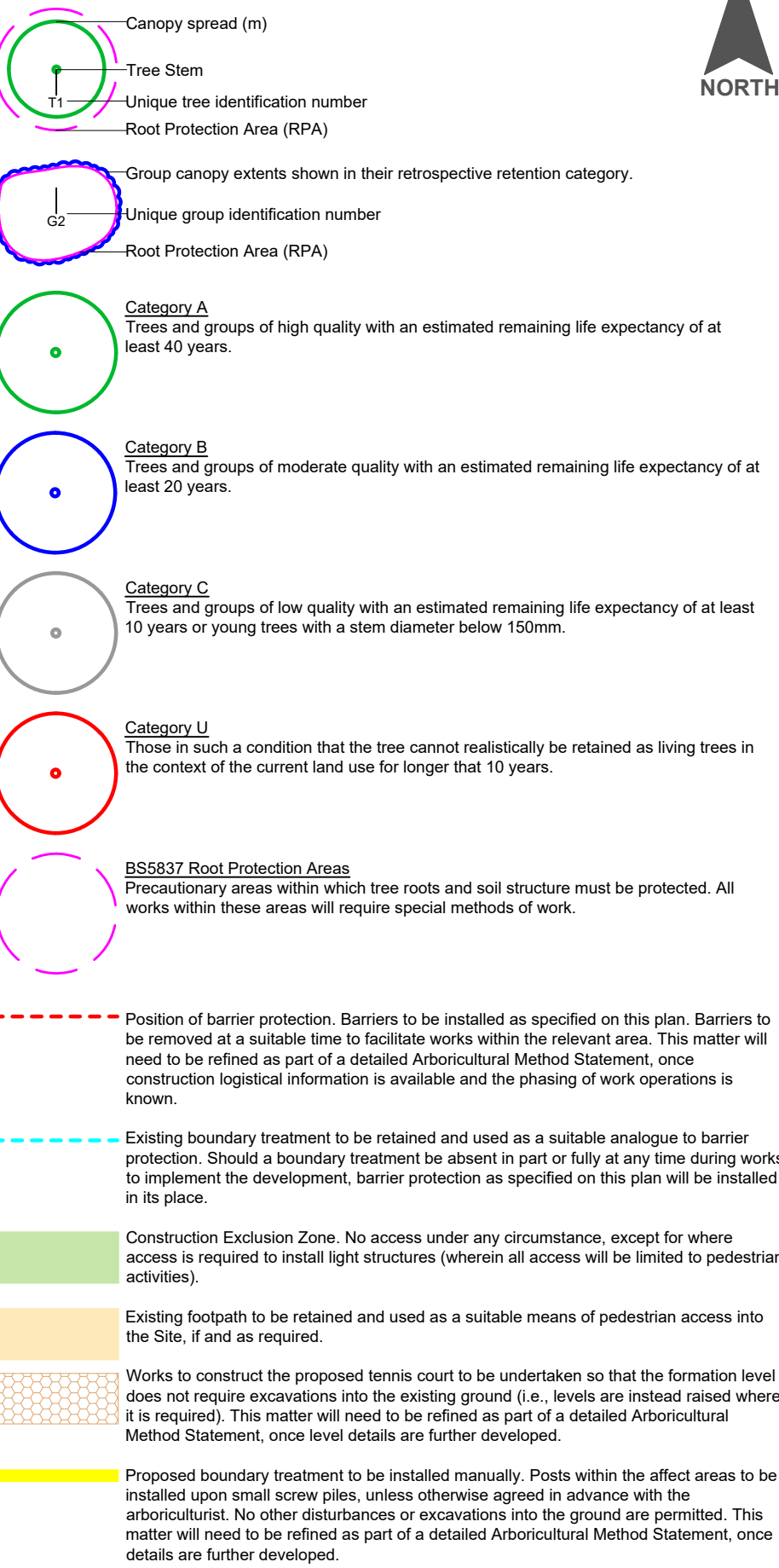
Any liquid materials spilled on site will immediately be cleared up. If liquids are spilled within 2m of any CEZ or RPA, the incident will immediately be reported to the arboriculturist, to determine the appropriate response.

All damage to trees and other vegetation will immediately be reported to the arboriculturist, to determine the appropriate response.

Figure 3. Examples of above-grounds stabilizing systems



BS 5837:2012 TREE RETENTION CATEGORIES



b	05.10.23	1143-DFA-GR_00_M3_A_0001_JusyT8X44 - Floor Plan - 00 Ground Floor Plan	HR
a	27.03.23	Client updated	HR
rev	date	description	drawn by
Base Drawing: 0204 Proposed Roof Plan			

Title
Tree Protection Plan

Client
Fortis Green LLP

Project
Fortis Green Tennis Club, Southern Road, East Finchley, N2 9LH

Date	24/03/23	Drawn by	HR	Authorised	LD
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Drawing No	220552-P-12	Rev	b	Scale	1:250@A1
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APPENDIX B - Schedules

- 220552-PD-10 Tree Schedule
- 220552-PD-12 Tree Work Schedule

220552-PD-10 Tree Schedule (BS5837)

220552 - Fortis Green Tennis Club

Tree ID	No. Species	Height (m)	Stem diameter (cm)	No. of Stems	CROWN SPREAD (m)								Crown clearance (m)	L.B. (m)	Life stage	Condition Notes	Survey date	RPA (m ²)	RPR (m)	Life expectancy (yrs)	BS Category
					N	NE	E	SE	S	SW	W	NW									
Tree T1	1 Acer pseudoplatanus (Sycamore)	17.0	65	1	6.0		6.0		6.0		6.0		4.0	3m east	Mature	Structural condition Fair. Physiological condition Good. Arboricultural work - Historic. Deadwood - Minor. Pruning wounds - Historic. Off-Site. Access not available to inspect.	23/02/2023	191.1	7.8	20-40	B1/B2
Tree T2	1 Robinia pseudoacacia (False Acacia sp./Black Locust)	13.0	20	1	2.5		2.0		3.0		3.0		2.5		Semi Mature	Structural condition Fair. Physiological condition Good. Bark wound - Major. Off-Site. Access not available to inspect.	23/02/2023	18.1	2.4	20-40	C1
Tree T3	1 Fraxinus excelsior (Ash)	21.0	100	1	8.0		8.0		8.0		8.0		6.0		Late Mature	Structural condition Fair. Physiological condition Fair. Arboricultural work - Historic. Arboricultural work - Recent. Bark wound - Major. Die-back - Throughout crown. Decay / structural defect in crown limb / limbs - Open cavity / cavities. Deadwood - Major. Deadwood - Minor. Decay / structural defect - Base. Fungal fruiting body - structural decay suspected.	23/02/2023	452.4	12.0	10-20	B1/B2
Tree T4	1 Crataegus monogyna (Common Hawthorn/Quick/May)	8.0	42 COM	2	2.5		2.5		3.0		3.0		3.0		Mature	Structural condition Good. Physiological condition Good. Ivy or climbing plant. Off-Site. Access not available to inspect.	23/02/2023	81.4	5.1	20-40	B1
Tree T5	1 Prunus domestica (Plum)	5.0	20	1	1.0		2.0		3.0		2.5		2.0		Mature	Structural condition Fair. Physiological condition Good. Pruning wounds - Historic. Shedding limb / limbs - Historic. Off-Site. Access not available to inspect.	23/02/2023	18.1	2.4	20-40	C1
Shrub S6	1 Pittosporum sp. (Missing Species)	4.0	15	1	1.0		1.0		1.0		1.0		0.0		Early Mature	Structural condition Good. Physiological condition Good. Off-Site. Access not available to inspect.	23/02/2023	10.2	1.8	10-20	C2

Stem **green** Estimated value

Stem **AVE** Average stem diameter for tree groups

Stem **COM** Combined stem diameter in accordance with BS5837

L.B. Height of lowest branch attachment (m) - where relevant

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Tree ID	No. Species	Height (m)	Stem diameter (cm)	No. of Stems	CROWN SPREAD (m)								Crown clearance (m)	L.B. (m)	Life stage	Condition Notes	Survey date	RPA (m ²)	RPR (m)	Life expectancy (yrs)	BS Category
Hedge H7	Fagus sylvatica (Common Beech)	2.0	10	1									0.0		Semi Mature	Structural condition Good. Physiological condition Good. Hedgerow - Maintained. Off-Site.	23/02/2023	4.5	1.2	20-40	C2
Shrub S8	3 Buddleja sp. (Buddleja)	4.0	5	5									0.0		Semi Mature	Structural condition Good. Physiological condition Good. Mixed group of shrubs and tree saplings.	23/02/2023	5.7	1.3	10-20	C2
	1 Cupressus sp. (Cypress sp.)		AVE																		
	3 Fraxinus excelsior (Ash)																				
	1 Rosa sp. (Rose sp.)																				
	1 Sambucus nigra (Elder)																				
Tree T9	1 Betula pendula (Silver Birch)	6.0	9	1	2.5	0.5	1.0	1.5					0.0		Young	Structural condition Fair. Physiological condition Good. Structural impact - Evident / observed.	23/02/2023	3.7	1.1	0-10	U
Tree T10	1 Acer platanoides (Norway Maple)	10.0	52	1	4.5	4.5	4.5	4.5					4.0	3.2m NE	Mature	Structural condition Fair. Physiological condition Fair. Access to inspect base - Restricted / obscured. Arboricultural work - Historic. Crown reduction - Recent. Decay / structural defect in crown limb / limbs - Localised. Deadwood - Major. Deadwood - Minor. Pruning wounds - Decayed.	23/02/2023	122.3	6.2	20-40	B1/B2
Tree T11	1 Crataegus monogyna (Common Hawthorn/Quick/May)	5.0	15	1	2.0	3.0	2.0	2.0					2.0		Early Mature	Structural condition Good. Physiological condition Fair. Suppressed crown - Minor.	23/02/2023	10.2	1.8	10-20	C1/C3

Stem **green** Estimated value

Stem **AVE** Average stem diameter for tree groups

Stem **COM** Combined stem diameter in accordance with BS5837

L.B. Height of lowest branch attachment (m) - where relevant

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Tree ID	No. Species	Height (m)	Stem diameter (cm)	No. of Stems	CROWN SPREAD (m)								Crown clearance (m)	L.B. (m)	Life stage	Condition Notes	Survey date	RPA (m ²)	RPR (m)	Life expectancy (yrs)	BS Category
Shrub S12	1 Viburnum sp. (Viburnum sp.)	2.5	14 COM	2	1.5		1.5		1.5		1.5		0.0		Mature	Structural condition Good. Physiological condition Good.	23/02/2023	9.0	1.7	10-20	C2
Shrub S13	1 Brachyglottis sp. (Missing Species)	1.0	6 COM	5	1.0		1.0		1.0		1.0		0.0		Mature	Structural condition Good. Physiological condition Good.	23/02/2023	2.0	0.8	10-20	C2
Shrub S14	1 Aucuba japonica (Missing Species)	2.0	6 COM	5	1.0		1.0		1.0		1.0		0.0		Early Mature	Structural condition Good. Physiological condition Good.	23/02/2023	2.0	0.8	0-10	C2
Tree T15	1 Prunus domestica (Plum)	8.0	26 COM	5	3.0		3.0		3.0		2.5		1.5		Mature	Structural condition Fair. Physiological condition Good. Form - Poor crown structure. Multi-stemmed.	23/02/2023	32.6	3.2	20-40	C1
Tree T16	1 Crataegus monogyna (Common Hawthorn/Quick/May)	6.0	14	1	1.5		2.0		2.0		2.0		2.0		Semi Mature	Structural condition Good. Physiological condition Good. Arboricultural work - Recent.	23/02/2023	8.9	1.7	20-40	C1
Tree T17	1 Salix caprea (Goat Willow/Great Sallow)	9.0	56 COM	3	1.5		4.5		5.0		5.0		1.5		Mature	Structural condition Fair. Physiological condition Good. Arboricultural work - Recent. Bark wound - Major. Form - Poor crown structure.	23/02/2023	146.4	6.8	10-20	C1
Tree T18	1 Fraxinus excelsior (Ash)	9.0	26 COM	7	2.0		2.0		2.0		3.0		0.0		Semi Mature	Structural condition Fair. Physiological condition Good. Crown conflict - Structure / boundary / wire / tree. Coppice stool - Regrown. Multi-stemmed. Structural impact - Potential.	23/02/2023	31.7	3.2	20-40	C1

Stem **green** Estimated value

Stem **AVE** Average stem diameter for tree groups

Stem **COM** Combined stem diameter in accordance with BS5837

L.B. Height of lowest branch attachment (m) - where relevant

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Tree ID	No. Species	Height (m)	Stem diameter (cm)	No. of Stems	CROWN SPREAD (m)								Crown clearance (m)	L.B. (m)	Life stage	Condition Notes	Survey date	RPA (m ²)	RPR (m)	Life expectancy (yrs)	BS Category
Shrub S19	Aucuba japonica	2.0	5 AVE	1									0.0		Semi Mature	Structural condition Good. Physiological condition Good.	23/02/2023	1.1	0.6	10-20	C2
	1 Viburnum sp. (Viburnum sp.)																				
	1 Lonicera sp. (Honeysuckle sp.)																				
	3 Buddleja sp. (Buddleja)																				
Tree T20	1 Malus sp. (Apple sp.)	4.0	18	1		2.0		3.0		3.0		3.0	0.0		Early Mature	Structural condition Good. Physiological condition Good.	23/02/2023	14.7	2.2	20-40	C1
Tree T21	1 Acer platanoides (Norway Maple)	14.0	36	1	4.5		5.0		5.0		3.5		2.0		Early Mature	Structural condition Fair. Physiological condition Good. Fork - Weak with included bark. Lesion or fracture on limb / limbs - Major. Stems - Co-dominant.	23/02/2023	58.6	4.3	20-40	B2
Shrub S22	5 Fraxinus excelsior (Ash)	7.0	10 AVE	1									0.0		Early Mature	Structural condition Good. Physiological condition Good. Group of shrubs and ash saplings.	23/02/2023	4.5	1.2	10-20	C2
	1 Laurocerasus sp. (Laurel)																				
	2 Lonicera sp. (Honeysuckle sp.)																				
Tree T23	1 Crataegus monogyna (Common Hawthorn/Quick/May)	7.0	30	1	2.0		2.0		2.0		2.0		0.0		Early Mature	Structural condition Good. Physiological condition Good. Structural impact - Evident / observed.	23/02/2023	40.7	3.6	10-20	C1

Stem **green** Estimated value

Stem **AVE** Average stem diameter for tree groups

Stem **COM** Combined stem diameter in accordance with BS5837

L.B. Height of lowest branch attachment (m) - where relevant

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220552 - Fortis Green Tennis Club

Tree ID	No. Species	Height (m)	Stem diameter (cm)	No. of Stems	CROWN SPREAD (m)								Crown clearance (m)	L.B. (m)	Life stage	Condition Notes	Survey date	RPA (m ²)	RPR (m)	Life expectancy (yrs)	BS Category
Tree T24	1 Crataegus monogyna (Common Hawthorn/Quick/May)	4.0	12 COM	2	1.5		0.5		1.5		2.0		2.0		Young	Structural condition Fair. Physiological condition Good.	23/02/2023	6.7	1.5	10-20	C1
Shrub S25	1 Berberis sp. (Barberry sp.)	2.0	5	1									0.0		Early Mature	Structural condition Good. Physiological condition Good.	23/02/2023	1.1	0.6	10-20	C2
Tree T26	1 Crataegus monogyna (Common Hawthorn/Quick/May)	7.0	23	1	2.5		2.5		1.5		2.5		2.0		Early Mature	Structural condition Good. Physiological condition Good. Crown conflict - Structure / boundary / wire / tree. Ivy or climbing plant.	23/02/2023	23.9	2.8	10-20	C1
Tree T27	1 Crataegus monogyna (Common Hawthorn/Quick/May)	7.0	23	1	1.5		2.5		3.0		3.0		2.0		Early Mature	Structural condition Good. Physiological condition Good. Crown conflict - Structure / boundary / wire / tree. Ivy or climbing plant.	23/02/2023	23.9	2.8	10-20	C1
Tree T28	1 Fraxinus excelsior (Ash)	12.0	40	1	4.5		4.0		5.0		4.5		3.0		Mature	Physiological condition Good. Access to inspect base - Not possible. Ivy or climbing plant. Off-Site. Access not available to inspect.	23/02/2023	72.4	4.8	20-40	B1
Tree T29	1 other (Other)	4.0		1	1.5		1.5		1.5		1.5		0.0		Mature	Physiological condition Dead. Dead ivy covered tree Position estimated - no topographical survey information.	23/02/2023				U
Tree T30	1 Fraxinus excelsior (Ash)	15.0	53 COM	3	6.5		3.0		5.0		4.0		0.0		Mature	Physiological condition Good. Access to inspect base - Not possible. Arboricultural work - Recent. Ivy or climbing plant.	23/02/2023	131.2	6.5	10-20	B2
Tree T31	1 Fraxinus excelsior (Ash)	15.0	30	1	1.5		1.5		1.5		1.5		0.0		Early Mature	Structural condition Fair. Physiological condition Fair. Access to inspect base - Restricted / obscured. Arboricultural work - Recent. Poor past pruning.	23/02/2023	40.7	3.6	10-20	C1

Stem **green** Estimated value

Stem **AVE** Average stem diameter for tree groups

Stem **COM** Combined stem diameter in accordance with BS5837

L.B. Height of lowest branch attachment (m) - where relevant

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220552 - Fortis Green Tennis Club

Tree ID	No. Species	Height (m)	Stem diameter (cm)	No. of Stems	CROWN SPREAD (m)								Crown clearance (m)	L.B. (m)	Life stage	Condition Notes	Survey date	RPA (m ²)	RPR (m)	Life expectancy (yrs)	BS Category
Tree T32	1 Fraxinus excelsior (Ash)	15.0	35	1	N	NE	E	SE	S	SW	W	NW	0.0		Mature	Physiological condition Good. Arboricultural work - Recent. Off-Site. Access not available to inspect. Dimensions indicative.	23/02/2023	55.4	4.2	20-40	B1/B2
Tree T33	1 Chamaecyparis lawsoniana (Lawson Cypress)	10.0	30	1	2.0	2.0	2.0	2.0	2.0	2.0	2.0	2.0	2.0		Early Mature	Physiological condition Good. Off-Site. Access not available to inspect.	23/02/2023	40.7	3.6	20-40	B1/B2
Tree T34	1 Chamaecyparis lawsoniana (Lawson Cypress)	10.0	20	1	2.0	2.0	0.5	2.0	2.0	2.0	2.0	2.0	2.0		Early Mature	Physiological condition Good. Off-Site. Access not available to inspect.	23/02/2023	18.1	2.4	20-40	B1/B2
Tree T35	1 Chamaecyparis lawsoniana (Lawson Cypress)	12.0	30	1	0.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.0		Early Mature	Physiological condition Good. Off-Site. Access not available to inspect.	23/02/2023	40.7	3.6	20-40	B1/B2
Tree T36	1 Salix x blanda (Willow sp.)	7.0	20	1	5.0	2.0	1.0	3.0	3.0	3.0	3.0	3.0	0.0		Semi Mature	Physiological condition Good. Off-Site. Access not available to inspect.	23/02/2023	18.1	2.4	20-40	C1
Tree T37	1 Salix x blanda (Willow sp.)	7.0	15	1	2.0	2.0	2.0	2.0	2.0	2.0	2.0	2.0	0.0		Semi Mature	Physiological condition Good. Dimensions indicative. Off-Site. Access not available to inspect. Position estimated - no topographical survey information	23/02/2023	10.2	1.8	20-40	C1
Tree T38	1 Sambucus nigra (Elder)	5.0	20	1	1.5	3.0	1.5	3.0	3.0	3.0	3.0	3.0	0.0		Mature	Physiological condition Good. Access to inspect base - Not possible.	23/02/2023	18.1	2.4	10-20	C1
Tree T39	1 Fraxinus excelsior (Ash)	8.0	15	1	0.5	2.0	2.0	2.0	2.0	2.0	2.0	2.0	0.0		Young	Structural condition Fair. Physiological condition Fair. Arboricultural work - Recent. Poor past pruning.	23/02/2023	10.2	1.8	0-10	C1
Tree T40	1 Sambucus nigra (Elder)	4.0	12 COM	3	1.5	1.5	1.5	1.5	1.5	1.5	1.5	1.5	0.0		Young	Structural condition Good. Physiological condition Good.	23/02/2023	6.7	1.5	10-20	C1

Stem **green** Estimated value

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220552 - Fortis Green Tennis Club

Tree ID	No. Species	Height (m)	Stem diameter (cm)	No. of Stems	CROWN SPREAD (m)								Crown clearance (m)	L.B. (m)	Life stage	Condition Notes	Survey date	RPA (m ²)	RPR (m)	Life expectancy (yrs)	BS Category
					N	NE	E	SE	S	SW	W	NW									
Tree T41	1 Fraxinus excelsior (Ash)	5.0	15	1	1.5		1.5		1.5		1.5		0.0		Young	Physiological condition Poor. Crown smothered by climbing plant.	23/02/2023	10.2	1.8	0-10	U
Tree T42	1 Fraxinus excelsior (Ash)	12.0	29 COM	2	4.0		4.0		4.0		4.0		0.0		Semi Mature	Physiological condition Fair. Access to inspect base - Not possible. Base / stems obscured - Vegetation. Ivy or climbing plant.	23/02/2023	38.5	3.5	10-20	C1
Tree T43	1 Fraxinus excelsior (Ash)	12.0	20	1	3.0		3.0		3.0		2.0		8.0		Semi Mature	Physiological condition Good. Off-Site. Access not available to inspect.	23/02/2023	18.1	2.4	10-20	C1
Tree T44	1 Fraxinus excelsior (Ash)	12.0	35	1	3.0		4.0		3.0		1.0		8.0		Semi Mature	Physiological condition Good. Off-Site. Access not available to inspect.	23/02/2023	55.4	4.2	10-20	C1
Tree T45	1 Quercus robur (English Oak)	17.0	80	1	6.5		8.0		9.0		8.0		8.0		Mature	Physiological condition Good. Deadwood - Major. Deadwood - Minor. Off-Site. Access not available to inspect. Dimensions indicative.	23/02/2023	289.5	9.6	40+	A2/A3
Tree T46	1 Betula pendula (Silver Birch)	17.0	30	1	4.0		3.0		2.5		3.0		8.0		Mature	Physiological condition Good. Off-Site. Access not available to inspect. Dimensions indicative.	23/02/2023	40.7	3.6	20-40	B1/B2
Tree T47	1 Carpinus betulus (Hornbeam)	15.0	50	1	5.0		4.0		4.0		7.0		6.0		Mature	Physiological condition Good. Dimensions indicative. Off-Site. Access not available to inspect.	23/02/2023	113.1	6.0	20-40	B1/B2
Shrub S48	1 Ligustrum ovalifolium (Privet/Garden Privet)	4.0	18 COM	3	2.0		2.0		3.0		2.0		2.0		Mature	Structural condition Good. Physiological condition Good. Off-Site. Dimensions indicative.	23/02/2023	15.8	2.2	10-20	C2

Stem **green** Estimated value

Stem **AVE** Average stem diameter for tree groups

Stem **COM** Combined stem diameter in accordance with BS5837

L.B. Height of lowest branch attachment (m) - where relevant

The survey information in this schedule has been gathered following a BS5837 survey for planning purposes. Where hazardous trees have been noted recommendations for works may have been made but this survey cannot be relied upon as a full health and safety assessment of the trees.

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Category and definition	Criteria (including subcategories where appropriate)			Identification on plan
Trees unsuitable for retention (see note)				
Category U Those in such a condition that they cannot realistically be retained as living trees in the context of the current land use for longer than 10 years	* Trees that have a serious, irremediable, structural defect, such that their early loss is expected due to collapse, including those that will become unviable after removal of other category U trees (e.g. where, for whatever reason, the loss of companion shelter cannot be mitigated by pruning) * Trees that are dead or are showing signs of significant, immediate, and irreversible overall decline * Trees infected with pathogens of significance to 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; see 4.5.7	RED		
	1 Mainly arboricultural qualities	2 Mainly landscape qualities	3 Mainly cultural values, including conservation	
Trees to be considered for retention				
Category A Trees of high quality with an estimated remaining life expectancy of at least 40 years	Tree that are particularly good examples of their species, especially if rare or unusual; or those that are essential components of groups or formal or semi-formal arboricultural features (e.g. the dominant and/or principal trees within an avenue).	Trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features.	Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood-pasture).	GREEN
Category B Trees of moderate quality with an estimated remaining life expectancy of at least 20 years	Trees that might be included in category A, but are downgraded because of impaired condition (e.g. presence of significant though remediable defects, including unsympathetic past management and storm damage), such that they are unlikely to be suitable for retention for beyond 40 years; or trees lacking the special quality necessary to merit the category A designation.	Trees present in numbers, usually growing as groups or woodlands, such that they attract a higher collective rating than they might as individuals; or trees occurring as collectives but situated so as to make little visual contribution to the wider locality.	Trees with material conservation or other cultural value.	BLUE
Category C Trees of low quality with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150 mm	Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories.	Trees present in groups or woodlands, but without this conferring on them significantly greater collective landscape value; and/or trees offering low or only temporary/transient landscape benefits.	Trees with no material conservation or other cultural value.	GREY

220552-PD-12 Tree Work Schedule

220552 - Fortis Green Tennis Club

ID	No. / Species	BS5837 Category	Purpose of works Recommended works	Status
T5	1 <i>Prunus domestica</i> Plum	C1	To facilitate development Reduce height - Specified extent. Cut back all overhanging crown elements back to the boundary line that separates the Site from the third-party land within which the tree is located.	Proposed
H7	1 <i>Fagus sylvatica</i> Common Beech	C2	To facilitate development Reduce height - Specified extent. Cut back all overhanging elements back to the boundary line that separates the Site from the third-party land within which the hedgerow is located.	Proposed
S8	3 <i>Buddleja sp.</i> Buddleja	C2	To facilitate development Fell - Ground level.	Proposed
	1 <i>Cupressus sp.</i> Cypress sp.			
	3 <i>Fraxinus excelsior</i> Ash			
	1 <i>Rosa sp.</i> Rose sp.			
	1 <i>Sambucus nigra</i> Elder			
T9	1 <i>Betula pendula</i> Silver Birch	U	To facilitate development Fell - Ground level.	Proposed
T10	1 <i>Acer platanoides</i> Norway Maple	B1/B2	To facilitate development Fell - Ground level.	Proposed
T11	1 <i>Crataegus monogyna</i> Common Hawthorn/Quick/May	C1/C3	To facilitate development Fell - Ground level.	Proposed
S12	1 <i>Viburnum sp.</i> Viburnum sp.	C2	To facilitate development Fell - Ground level.	Proposed
S13	1 <i>Brachyglottis sp.</i>	C2	To facilitate development Fell - Ground level.	Proposed
S14	1 <i>Aucuba japonica</i>	C2	To facilitate development Fell - Ground level.	Proposed
T15	1 <i>Prunus domestica</i> Plum	C1	To facilitate development Fell - Ground level.	Proposed
T16	1 <i>Crataegus monogyna</i> Common Hawthorn/Quick/May	C1	To facilitate development Fell - Ground level.	Proposed
T17	1 <i>Salix caprea</i> Goat Willow/Great Sallow	C1	To facilitate development Fell - Ground level.	Proposed
T18	1 <i>Fraxinus excelsior</i> Ash	C1	To facilitate development Fell - Ground level.	Proposed

ID	No. / Species	BS5837 Category	Purpose of works Recommended works	Status
S19	1 <i>Aucuba japonica</i>	C2	To facilitate development Fell - Ground level.	Proposed
	1 <i>Viburnum sp.</i> Viburnum sp.			
	1 <i>Lonicera sp.</i> Honeysuckle sp.			
	3 <i>Buddleja sp.</i> Buddleja			
T20	1 <i>Malus sp.</i> Apple sp.	C1	To facilitate development Fell - Ground level.	Proposed
T21	1 <i>Acer platanoides</i> Norway Maple	B2	To facilitate development Fell - Ground level.	Proposed
S22	5 <i>Fraxinus excelsior</i> Ash	C2	To facilitate development Fell - Ground level.	Proposed
	1 <i>Laurocerasus sp.</i> Laurel			
	2 <i>Lonicera sp.</i> Honeysuckle sp.			
T23	1 <i>Crataegus monogyna</i> Common Hawthorn/Quick/May	C1	To facilitate development Fell - Ground level.	Proposed
T24	1 <i>Crataegus monogyna</i> Common Hawthorn/Quick/May	C1	To facilitate development Fell - Ground level.	Proposed
S25	1 <i>Berberis sp.</i> Barberry sp.	C2	To facilitate development Fell - Ground level.	Proposed
T26	1 <i>Crataegus monogyna</i> Common Hawthorn/Quick/May	C1	To facilitate development Fell - Ground level.	Proposed
T27	1 <i>Crataegus monogyna</i> Common Hawthorn/Quick/May	C1	To facilitate development Fell - Ground level.	Proposed
T28	1 <i>Fraxinus excelsior</i> Ash	B1	To facilitate development Lift low canopy - Specified extent. Establish a vertical clearance from the proposed level of the tennis court of 5m.	Proposed
T29	1 <i>other</i> Other	U	To facilitate development Fell - Ground level.	Proposed
T30	1 <i>Fraxinus excelsior</i> Ash	B2	To facilitate development Fell - Ground level.	Proposed
T31	1 <i>Fraxinus excelsior</i> Ash	C1	To facilitate development Fell - Ground level.	Proposed
T32	1 <i>Fraxinus excelsior</i> Ash	B1/B2	To facilitate development Reduce height - Specified extent. Cut back all overhanging crown elements back to the boundary line that separates the Site from the third-party land within which the tree is located.	Proposed

ID	No. / Species	BS5837 Category	Purpose of works Recommended works	Status
T33	1 <i>Chamaecyparis lawsoniana</i> Lawson Cypress	B1/B2	To facilitate development Reduce height - Specified extent. Cut back all overhanging crown elements back to the boundary line that separates the Site from the third-party land within which the tree is located.	Proposed
T34	1 <i>Chamaecyparis lawsoniana</i> Lawson Cypress	B1/B2	To facilitate development Reduce height - Specified extent. Cut back all overhanging crown elements back to the boundary line that separates the Site from the third-party land within which the tree is located.	Proposed
T35	1 <i>Chamaecyparis lawsoniana</i> Lawson Cypress	B1/B2	To facilitate development Reduce height - Specified extent. Cut back all overhanging crown elements back to the boundary line that separates the Site from the third-party land within which the tree is located.	Proposed
T36	1 <i>Salix x blanda</i> Willow sp.	C1	To facilitate development Reduce height - Specified extent. Cut back all overhanging crown elements back to the boundary line that separates the Site from the third-party land within which the tree is located.	Proposed
T37	1 <i>Salix x blanda</i> Willow sp.	C1	To facilitate development Reduce height - Specified extent. Cut back all overhanging crown elements back to the boundary line that separates the Site from the third-party land within which the tree is located.	Proposed
T38	1 <i>Sambucus nigra</i> Elder	C1	To facilitate development Fell - Ground level.	Proposed
T39	1 <i>Fraxinus excelsior</i> Ash	C1	To facilitate development Fell - Ground level.	Proposed
T40	1 <i>Sambucus nigra</i> Elder	C1	To facilitate development Fell - Ground level.	Proposed
T41	1 <i>Fraxinus excelsior</i> Ash	U	To facilitate development Fell - Ground level.	Proposed

Tree work analysis (trees and trees in groups)

	To facilitate development	Total
Fell - Ground level	27	27
Lift low canopy - Specified extent	1	1
Reduce height - Specified extent	8	8
Total	36	36



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