



Tree Survey

**Hutton Bank
Ripon
North Yorkshire**

Report reference: R-3628-03 TS
September 2018

Report Title:	Tree Survey Hutton Bank Ripon North Yorkshire
Report Reference:	R-3628-03 TS
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Summary Statement

This survey included nineteen individual trees and three groups of trees.

The site is very overgrown and disused at present.

Two trees require annual monitoring due to cavities and bark wounds noted. Several trees require a good crown clean to remove deadwood, stubs and broken branches within their canopies. Several trees require the dense ivy that consumes their stems and canopies to be removed and they should be respected.

The trees on this site have a low to moderate impact on the local treescape.

This report should be read in conjunction with the attached Tree Constraints Plan Ref: D-3628-03 Tree Constraint Plan.

Introduction

Purpose of the report

1. This report has been commissioned to provide professional independent, detailed arboricultural advice on all relevant trees present at Hutton Road, Ripon.
2. This report has been undertaken in accordance with BS 5837:2012 Trees in relation to construction – Recommendations.
3. The client has provided a topographical plan.
4. All findings and recommendations are based on visual observations conducted from ground level during the Site visit only. No other diagnostic procedures were used to establish any extent of internal decay nor was a climbing inspection undertaken.
5. All measurements were obtained with the use of a clinometer and an electronic distometer. On occasion it is not viable to provide accurate measurements due to restricted access or other mitigating circumstances on site, and the data may be estimated.
6. Due to the potentially large penalties for illegally carrying out work to protected trees, it is recommended that a check with the local planning authority is carried out prior to any tree works being undertaken and any required consents such as for work to trees with Tree Preservation Orders and/or Conservation Areas are obtained before work to trees on site. Additionally, work to trees at certain times of the year may contravene sections of the Wildlife and Countryside Act regarding nesting and roosting of protected species.

Site description

7. The application site encompasses a small parcel of brownfield land, to the northeast of Ripon. There is a large industrial unit on site and a smaller metal shed like building. The site is derelict and is predominately hard standing to the centre.

8. The Site is located along the north-eastern edge of Ripon, adjacent to the River Ure. Immediate boundaries include commercial development to the northeast, housing to the northwest and roads to the south.
9. In the wider landscape, development becomes denser to the southwest, as the centre of Ripon is approached, whilst to the northeast and northwest, the landscape soon shifts to predominantly agricultural.

Survey conditions

10. The trees were surveyed in warm, alternately overcast and bright conditions on 28th August 2018 following a cold, late Spring.

Tree data abbreviations and survey methodology

T	Tree	GL	Ground level
G	Tree group	MS	Multi-stemmed
H	Hedge	AFP	Access facilitation pruning
OSB	Outside Site boundary	Ave	Average dimension
#/est	Estimated dimension	Typ	Typical dimension
N	North	E	South
S	South	W	West
Min	Minimum	Lwr	Lower
adj	Adjacent	Ht	Height

11. The trees were assessed visually from ground level. Where access to a tree is restricted this is noted in the schedule.
12. The tree reference numbers refer to the attached Tree Constraints Plan (TCP) references. The trees were not tagged for this survey.

13. The tree species is listed by common name in the schedules, with a key to scientific names below:

Common name	Botanical name	Common name	Botanical name
Ash	<i>Fraxinus excelsior</i>	Maple (Norway)	<i>Acer platanoides</i>
Beech	<i>Fagus sylvatica</i>	Oak (sessile)	<i>Quercus petraea</i>
Birch (silver)	<i>Betula pendula</i>	Sycamore	<i>Acer pseudoplatanus</i>
Birch (downy)	<i>Betula pubescens</i>		
Rowan/mountain ash	<i>Sorbus aucuparia</i>		

14. Measurement of the existing height above ground level of the first significant branch and the direction of growth and the height of the canopy. This informs ground clearance, crown/stem ratio and shading.
15. The stem/trunk diameter is measured with a diameter tape at 1.5m from ground level around the stem for single stem trees and for multi-stemmed trees and other variants in accordance with Annex C of the British Standard. Where access restricts measurement of the tree, an estimate has been made, denoted by '#'.
16. Canopy spread is measured with an electronic distometer. The close-spacing of some of the trees impeded measurements of canopy spread and height and estimates were made.
17. The age of the tree is based on the typical longevity of the particular tree species. The age classes are: young (Y), semi-mature (SM), early mature (EM), mature (M), over-mature (OM) and veteran (V).
18. The physiological condition of the tree is an assessment of its likely health, vigour and stress. The classes for physiological condition are: good, fair, poor and dead.
19. Structural condition includes tree form, visible defects, irregularities and influencing factors.

20. Preliminary management recommendations note work (with prior approval where necessary) to promote the health and longevity of the tree and/or improve safety and/or increase habitat potential.
21. The life expectancy (life exp.) is the estimated remaining contribution in years, (<10, 10+, 20+, 40+).
22. The retention category (ret cat) for each tree is assessed in accordance with BS 5837: 2012 Table 1, summarised as below:

Category A	Trees of high quality with an estimated remaining life expectancy (ERC) of at least 40 years. Green canopy outline on plan.
Category B	Trees of moderate quality with an estimated ERC of at least 20 years. Blue canopy outline on plan.
Category C	Trees of low quality with an ERC of at least 10 years, OR young trees with a stem diameter below 150mm. Grey canopy outline on plan.
Category U	Trees 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 unsuitable for retention. Dark red canopy outline on plan.

23. Sub- categories of 1, 2 or 3 are included in the tree data tables and are defined as follows:

Sub-category 1 trees are those with 'mainly arboricultural value'

Sub-category 2 trees are those with 'mainly landscape value'

Sub-category 3 trees are those with 'mainly cultural or conservation value'.

24. The root protection area (RPA) in m² is for layout purposed and indicates 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'. The RPA is calculated in accordance with BS 5837: 2012 Annex D. Where Site features are likely to have distorted the typical RPA, a polygon of the same area is estimated on plan to reflect a more realistic shape, in accordance with the British standard.

Tree data

25. The following schedule contains the tree data obtained on site:

Ref	Species	Life stage	Ht (m)	Can Ht (m)	Stem diam (mm)	Canopy spread (m)	Physio logical	Structural condition	Recommendations	Life exp. (yrs)	Ret cat
T1	Birch	EM	15	1.3	320	N 3.1 E 3 S 3 W 3	Fair	Single stemmed, vertical with an unbalanced canopy. Secondary limb at 0.5m. Growing on rubble banking. Overhanging building. Dense vegetation at base.	No action required at present	10 to 20	C1
T2	Birch	EM	15	1	350#	N 3 E2 S 2.7 W 2.6	Fair	Consumed in dense ivy. Limited inspection. Single stemmed, vertical with unbalanced canopy. Growing on rubble banking. Overhanging building.	No action required at present	10 to 20	C1
T3	Sycamore	M	17	2	780	N 5.3 E 8 S 5.5 W 5.6	Good	On raised banking. Overhanging boundary. Multi stemmed at ground level unbalanced canopy. Covered in dense ivy - limited inspection. Deadwood and stubs in canopy. Epicormic growth.	Crown clean and remove ivy and re-inspect.	20+	B1
T4	Sycamore	M	16	1.8	750	N 6.5 E 6.4 S 4.6 W 6.4	Good	On raised banking. Multi stemmed at 1m with balanced canopy. A tight union with included bark noted. Overhanging boundary.	No action required	20+	B1
T5	Oak	M	16	3	450#	N 2 E 6 S 7 W 4	Fair	Covered in dense ivy resulting in a limited inspection. On raised banking. Single stemmed, vertical with an unbalanced canopy.	Remove ivy and re-inspect	10 to 20	C1

Ref	Species	Life stage	Ht (m)	Can Ht (m)	Stem diam (mm)	Canopy spread (m)	Physio logical	Structural condition	Recommendations	Life exp. (yrs)	Ret cat
T6	Oak	M	16	2	420	N 3.7 E 5.2 S 4.5 W 3.7	Fair	Covered in dense ivy resulting in a limited inspection. On raised banking. Single stemmed and vertical with an unbalanced canopy.	Remove ivy and re-inspect	10 to 20	C1
T7	Hawthorn	EM	7	1.5	To 100	N 3 E 3 S 2.2 W 2	Fair	Multi stemmed at 1m with a balanced canopy. Pipe consumed by stems. Typical of species. Olds birds nest within canopy.	No action required	10 to 20	C1
T8	Ash	EM	16	7	310	N 3.6 E 5.1 S 2.5 W 3	Fair	Single stemmed and vertical with an unbalanced canopy. Bark wounds throughout. Deadwood and stubs within canopy. Covered in dense Ivy.	Remove ivy and re-inspect. Crown clean. Monitor bark wounds.	10 to 20	C1
T9	Hawthorn	EM	6	1.5	To 150	N3 E1 S0 W0	Fair	Multi stemmed at 1m with a balanced canopy. Typical of species.	No action required.	20+	C1
T10	Sycamore	EM	16	1.5	340	N4.3 E5.3 S4 W4	Fair	Single stemmed and vertical with an unbalanced canopy. Deadwood and stubs noted within canopy.	Crown clean	20+	C1
T11	Ash	M	16	5	440	N6.2 E3.2 S5 W6	Fair	Single stemmed, vertical with an unbalanced canopy. Covered in dense ivy resulting in a limited inspection.	Remove ivy and re-inspect.	20+	C1
T12	Oak	EM	16	2	350	N 6 E6.6 S3 W2.6	Fair	Single stemmed tree which is leaning to the east. Covered in dense ivy resulting in a limited inspection. No major visible defects.	Remove ivy and re-inspect.	20+	C1

Ref	Species	Life stage	Ht (m)	Can Ht (m)	Stem diam (mm)	Canopy spread (m)	Physio logical	Structural condition	Recommendations	Life exp. (yrs)	Ret cat
T13	Hawthorn	M	6	0.5	To 250	N6 E6 S6 W6	Fair	Multiple stemmed at ground level with a balanced canopy. Covered in dense ivy resulting in limited inspection.	Remove ivy and re-inspect	20+	C1
T14	Sycamore	M	17	2	400 & 350	N6 E7 S6 W5.5	Good	Twin stemmed at 0.7m – included bark noted. Cavities noted.	Monitor cavities.	20+	B1
T15	Maple	EM	14	2	350	N5.5 E4.5 S4.5 W4.5	Fair	On adjacent land. Multiple stemmed at 2.5m with a balanced canopy. Planted tree.	No action required.	20+	C1
T16	Maple	EM	10	2	350	N5 E4 S5 W6.5	Fair	On adjacent land. Multiple stemmed at 2.5m with a balanced canopy. Planted tree.	No action required.	20+	C1
T17	Goat willow	SM	7	0+	To 150	N3 E3 S3 W3	Fair	Multi stemmed at ground level with a balanced canopy. Typical of species.	No action required.	10 to 20+	C1
T18	Sycamore	SM	8	0	250	N1 E1 S3 W3	Fair	Reduced in past.	No action required.	10+	C1
G19	Mixed	Y to SM	To 7	0+	To 150	See plan	Fair	Self-sown group containing birch, goat willow, ash and hawthorn. Over grown.	No action required.	10 to 20	C2
T20	Goat Willow	SM	6	0+	To 150	N3 E2 S3 W3	Fair	Multi stemmed at ground level with a balanced canopy. Typical of species.	No action required.	10 to 20	C1

Ref	Species	Life stage	Ht (m)	Can Ht (m)	Stem diam (mm)	Canopy spread (m)	Physio logical	Structural condition	Recommendations	Life exp. (yrs)	Ret cat
T21	Birch	SM	14	3	200	N2.5 E2.5 S2.5 W2.5	Fair	On adjacent land. Overhanging. Single stemmed and vertical.	No action required.	20+	C1
G22	Mixed	Y & SM	To 12	0+	To 200	See plan	Fair	Along boundary. No major visible defects.	No action required.	10 to 20	C2

Findings

Tree descriptions and recommendations

28. The tree survey revealed a total of nineteen individual trees and three groups of trees. Of these, three trees were identified as retention category 'B' and nineteen trees/groups were identified as retention category 'C'. There was no retention category 'A' or 'U' trees identified. Please refer above for retention category and definition criteria.
29. It has been recommended that trees T8 and T14 are monitored annually to assess if their condition is still acceptable. T8 has cavities noted with a small level of decay present which requires monitoring to ensure the decay does not progress. T14 has numerous bark wounds within its canopy.
30. Pruning works have been recommended to numerous trees on this site, to ensure the long-term health of the trees, as detailed at above.
31. Those trees which overhang the public footpaths or public highways, shall require future maintenance to maintain clearance heights for vehicular or pedestrian traffic. These heights should be 5.6m above a road and 2.5m above a footpath.

Appendix 1: D-3628-03 Tree Constraints Plan