OAK-LEIGH CONSULTING
ARBORICULTURE. HORTICULTURE. LANDSCAPE DESIGN. ECOLOGY

An appraisal of trees at Taxal Edge Whaley Bridge

prepared for Peter Dalton

on behalf of

Ray Butler

by

Neil Edmondson HND Arbor (BTEC) M Arbor A

September 2009

Oak-Leigh Ref: 09/019-report-NE.doc

SUMMARY

The purpose of this report is to make an appraisal of certain trees within the grounds of Taxal Edge, Whaley Bridge, Derbyshire with regard to their condition, amenity value and any constraints they may impose on a proposal to refurbish the existing buildings and provide a new access drive with associated parking spaces. It evaluates the condition and amenity value of the trees and advises on those trees that should be removed and on the trees that can be retained. It also provides details on how those being retained should be protected during the development process.

Table of Contents

Appendices

1.0 Introduction

1.1 **Brief:** I am instructed by Peter Dalton on behalf of Ray Butler to undertake a predevelopment appraisal of the affected trees (an 'arboricultural implication study') at Taxal Edge, Whaley Bridge, Derbyshire with regard to their condition, amenity value and any constraints they may impose on a proposal to refurbish the existing buildings and provide a new access drive with associated parking spaces. The report considers the condition of these trees, their amenity value, any constraints they may impose and advocates measures that may be implemented to allow the better trees to be integrated successfully into the new development.

1.2 **Qualifications and experience:** I have based this report on my site observations and the provided information, and I have come to conclusions in the light of my experience. I have experience and qualifications in arboriculture and list the details in Appendix 1.

1.3 **Documents and information provided:** I was provided with copies of the following documents:

- a letter from High Peak Borough Council to Pete Dalton request stating that the planning application should be supported by a "full arboricultural survey",
- the first schedule of Tree Preservation Order No. 175 'Trees at Taxal Edge, Walker Brow, Whaley Bridge 1971 (paper copy),
- a tree preservation order plan - at 1:2500 of Preservation Order No. 175 'Trees at Taxal Edge, Walker Brow, Whaley Bridge 1971 (paper copy) and;
- an existing topographical site survey plan - at 1 : 250 (electronic and paper copies)

1.4 **Relevant background information:** Because there are protected trees in the vicinity of the development the local planning authority (High Peak Borough Council) will require a tree survey to ensure that proper consideration is given to the trees in the context of the development proposal.

2.0 SITE VISIT AND OBSERVATIONS

2.1 **Site visits:** I carried out an unaccompanied site visits on Wednesday September 3, 2009 and Monday September 7 2009. All my observations were from ground level without detailed investigations. I did not gain direct access to any trees outside site and

I estimated all dimensions unless otherwise indicated. The weather at the time of inspection on Wednesday 2 September was overcast with rain increasing late in the day Visibility was fair. The weather at the time of inspection on Monday 7 September was bright and sunny with a light breeze. Visibility was reasonable.

2.2 **Brief site description:** Taxal Edge is situated to the south west of Whaley Bridge town centre. It is located on the southern side of the B5470 Macclesfield Road at Walker Brow. It comprises a substantial detached house set in capacious grounds. Over the years various ancillary buildings and annexes have be added around the original structure which I understand was recently used as education establishment. The grounds are somewhat overgrown and neglected but remain well stocked with large mature trees and shrubs. The general nature of the locality is rural fringe (photograph 1)

Photograph 1

2.3 **Identification and location of the trees:** I have illustrated the locations of the trees on the Tree Constraints Plans included as Appendix 4 and Appendix 5 the Tree Protection Plans included as Appendix 6 and Appendix 7. These plans are for illustrative purposes only and they should not be used for directly scaling measurements. All the relevant information on them is contained within this report and the provided documents.

2.4 **Tree observations:** I visually inspected the trees and recorded the information on the tree data table included as Appendix 3. The details of the report should be self-explanatory, however, abbreviations and certain terms used in the tree information schedule are explained in section 3.

3.0 TREE SURVEY INFORMATION

3.1 Information relating to the subject tree is recorded in the tree data table in Appendix 3. The data collected complies that recommended in section 4 of British Standard BS 5837:2005 'Trees in Relation to Construction - Recommendations' (BS 5837).

3.2 Tree species has been recorded by both common and botanical name.

3.3 Height has been recorded in metres.

3.4 Stem diameter at 1.5 metres is recorded in millimetres.

3.5 Branch spread has been recorded in metres as a radius at four cardinal points as recommended in BS 5837.

3.6 Height of ground clearance has been recorded in metres.

3.7 'Age Class' has been recorded thus:

Yng - Young trees
Mid - Middle age trees
Mat - Mature trees
Om - Over-mature trees
Vet - Veteran trees

3.8 'Physiological condition' has been recorded (e.g. good, fair, poor, dead).

3.9 'Structural condition' has been recorded (e.g. collapsing, the presence of any decay and physical defect).

3.10 'Preliminary management recommendations' have been provided.

3.11 'Remaining contribution' has been estimated (e.g. less than 10, 10-20, 20-40).

3.12 Category grading (BS 5837 Class) has been recorded as R, A, B or C in accordance with Table 1 of BS 5837. This gives an indication as to the trees importance in relation to the characteristics of the site and its suitability for retention in the context of the proposed development on the site:

R - trees which should be removed irrespective of any development proposal
fell category - (dark red)
A - trees of high quality whose retention is most desirable
high category - (light green)
B - trees of moderate quality whose retention is desirable
moderate category - (mid blue)
C - trees low quality, which could be retained:
low category - (grey)

4.0 APPRAISAL

4.1 **General Observations:** British Standard BS 5837:2005 'Trees in Relation to Construction - Recommendations' (BS 5837) give recommendations and guidance of the principals that should be applied during the development process to achieve a

satisfactory juxtaposition of trees with structures. With regard to the design issues and the assessment of trees on development sites BS 5837 recognizes section 6.1 that:

"the competing needs of development mean that trees are only one factor requiring consideration".

BS 5837 adds in 6.2.1 that:
"Trees can impinge on many aspects of site development. Adequate consideration should be given to the requirements of trees by all members of the design team throughout the development process"

4.2 Furthermore, in 6.3 BS 5837 provides detailed advice on the juxtaposition of trees and structures:

"6.3.1 A realistic assessment of the probable impact of any proposed development on the trees and vice versa should take into account the characteristics and condition of the trees, with due allowance and space for their future growth and maintenance requirements.

6.3.2 The relationship of windows to trees, which may obstruct light, should be taken into account. Excessive shading by trees should be avoided particularly to rooms requiring light. This will vary with orientation and aspect of the building, proximity to the tree and the type of tree as foliage size and density varies with species.

6.3.3 Damage can occur to trees and structures by the continuous whipping of branches. Branch ends may have to be cut back repeatedly, possibly spoiling the shape of the tree. Trees should not be retained on the basis that their ultimate branch spread can be significantly controlled by periodic pruning, unless this is a desired management option (e.g. pollarded trees).

6.3.4 Large trees can cause apprehension to occupiers of nearby buildings especially during windy conditions.

6.3.5.Leaves of some species may cause problems, particularly in the autumn, by blocking gullies and gutters. Fruit can cause slippery patches and accumulation of honeydew may be damaging to surfaces and vehicles."

4.3 Clearly, BS 5837: advises that the physical size of trees can: dominate buildings and give rise to concern about safety, cause obstruction of light and views, and incite objections about falling leaves and debris. These factors are most important when taking into consideration the juxtaposition of trees and new development, and usually this can only be resolved by allowing sufficient space for the trees or by removing the trees.

4.4 **The trees:** For the purposes of this report the trees have been treated as forty-three individual trees and nine groups of trees.

4.5 **Trees to the south of the main house:** The trees at the southern end of the site (to the south of the pink line on the plans) have not been included in this report because they are well away from the main area of development and will not be directly affected by the proposals. Nevertheless, it should be noted that these trees will be afforded full protection because they stand behind trees closer to the development area that will be retained and protected.

4.6 The most prominent trees in this area are the large mature Common Beech that stand to the south and east of the outlying detached house to the south west of the main buildings (photograph 2).

Photograph 2

4.7 The overall canopy structure of these trees is typical of a fully mature Beech tree appearing as a tall, spreading domes with low pendulous branches hanging down in their lower crowns. Certain structural abnormalities where observed in the crowns of several trees; chiefly potentially weak included forks (photograph 3) and crossing / fused branches (photograph 3).

Photograph 3

4.8 Included forks are a characteristic that has the potential to develop into a serious structural defect. The branches will grow away from each other and, as they increase in size and begin to grow outwards cracks may begin to form between them. The gradual effect is similar to wedges driving them apart at the base of the fork resulting in an increased risk of splitting, although this risk cannot be accurately calculated.

4.9 This is particularly relevant to tree 18 Beech, which stands immediately to the rear of the outlying house. This tree has a severely included main fork and its crown encroaches onto the roof and rear elevation of the house. Because of its poor structural form and location close to the house, this tree should be removed irrespective of the proposed development.

4.10 I also noted that rough track has been formed beneath the canopies of four of these trees (tree 5, tree 7, tree 22 and tree 23. This track leads up to the outlying house and appears to have had little recent use (photograph 4).

Photograph 4

4.11 Nevertheless, because this track runs over the root zones of these trees it would be sensible to monitor the health of these trees in the future. Irrespective of this tree 5 has a large wound at its base with dysfunctional tissue extending 300 millimetres into the stem (photograph 5).

Photograph 5

4.12 Particular attention should be paid to this tree as because of this defect and its future treatment (felling or pollarding) should be considered in light of the current or any subsequent development proposals in its vicinity.

4.13 There are other lesser trees in this area that should be removed irrespective of the proposed development. Tree 11 Willow, tree 12 Beech and the saplings in group 16 are all poor specimens that are impinging on the house and their removal would not be contentious.

4.14 The larger trees that stand at the front of the outlying house, tree 19 Ash, tree 20 Sycamore and tree 21 Sycamore are more significant specimens. However, they are relatively poor, probably self-seeded specimens that are encroaching towards the front elevation of the house (photograph 6).

Photograph 6

4.15 It would be prudent to remove these trees now to allow unhindered access and use of the outlying house during and after the refurbishment works.

4.16 The scrubby trees on the bank to the west of the outlying house tree 26 Sycamore, tree 27 Sycamore, tree 28 Pine and tree 29 Ash are also relatively poor specimens. They are offset from the main body of woodland (group 30) that runs along the western boundary of the site and do not contribute greatly to the amenity of the trees behind them (photograph 7).

Photograph 7

4.17 The removal of these insignificant trees would allow space for the construction of a new access drive up to the outlying house. The woodland beyond these trees in group 30 could be protected and retained as an entity. Although, I would advocate some light thinning by removal of up to 20% of the poorest trees of this area particularly around the side and rear of the outlying house.

4.18 Further north tree 33 Sycamore and tree 34 Sycamore stand very l close to the main house (photograph 8).

Photograph 8

4.19 Tree 33 has developed a poor included fork at around 1.5 metres from ground level and should ideally be felled irrespective of the proposed development. The crown of tree 34 encroaches onto western elevation of the main house. It should be crown cleaned and lifted to provide an adequate clearance if it is to be retained. It should be noted that noted that both these trees stand behind the low stone wall that appears to denote the western boundary of the site. It may therefore be possible that the ownership of these tree lies with a third party (see 6.2).

4.20 **Trees to the north of the main house**: The trees to the north of the main house are similar in age, size and species to those that lie to the south. Generally, they stand around and beyond a substantial two storey double garage that faces the entrance to the main house (photograph 9).

Photograph 9

4.21 Within this area there are two large Beech trees standing on the raised ground to the west of the entrance drive that are contemporaneous to those further south. Otherwise the trees comprise a mix where Sycamore and Holly predominate with other sporadic specimens of Birch and Elm. The lesser trees that stand on the raised ground above the access drive are heavily suppressed by tree 40 Beech. All of these trees, tree 36 Sycamore, tree 38 Sycamore, tree 39 Golden Rain and tree 47 Sycamore should be removed now because they are congested and have little potential to develop further into desirable specimens.

4.22 There is an early-mature Elm located immediately to the north of the garage building. This tree should also be removed because it is poor specimen with a severe bark wound extending up its stem (photograph 10).

Photograph 10

4.23 **Trees around main house:** There are several other trees situated around the main house that have not been included on the topographical survey. The majority of these trees are self-seeded Sycamore and Ash that have grown up in recent years after the grounds became neglected (photograph 11).

Photograph 11

4.24 Many of the Sycamores are located behind the stone wall on the western boundary and are contemporaneous to tree 48. All these self-seeded trees should be removed before they develop further and become more difficult and costly to remove. Realistically therefore, the only realistic option with regard to these poor trees is to remove them all as soon as is reasonably practicable. They have been marked with blobs of red paint for ease of identification.

4.25 The Cypress that stands adjacent to the steps at the entrance to the main house is a fairly prominent specimen. Unfortunately, pressures exerted from incremental root growth beneath and behind them are now disrupting these steps (photograph 12). I would advise that this tree and the other sporadic ornamental trees sand shrubs around the main house be removed to allow unimpeded access during the proposed renovation works.

Photograph 12

4.26 **Protective barriers:** Barriers for the protection of trees on development sites should be fit for the purpose of excluding construction activity and appropriate to the type and proximity of the work. In particular attention should be paid to ensure that such barriers remain ridged and complete during all phases of development.

4.27 In most instances barriers should consist of ridged framework comprising vertical post and horizontal rails well braced to resist impacts. An appropriate fence type should then be securely fixed to this framework with clamps or wire. Fences secured with concrete or rubber feet are not resistant to impact and should not be used. The protection of the subject tree and its subsequent health and future potential is totally dependent upon all persons operating within the site. Communications are vitally important to ensure that all parties understand the reasons for tree protection and its continued existence.

4.28 **Location of protective barriers:** Table 2 of British Standard BS 5837:1991 'Trees in Relation to Construction' recommended minimum distances for protective fencing around trees based on their age, vigour and trunk diameter. However, the use of these categories has now been superseded by a new and revised BS 5837:2005 which was introduced on September 16, 2005. The new standards requirement for the use "root protection areas" (RPA's) formed by calculating a circle 12 times the stem diameter for single stem trees and (10 times for multiple stemmed trees).

4.29 Therefore, in this case the appropriate distance for the protective barrier around the nearest retained trees should be:

- tree 1 Sycamore: 6 metres; based on it being considered as an early mature tree with a stem diameter of 500 millimetres,
- tree 2 Ash: 3.6 metres; based on it being considered as an early mature tree with a stem diameter of 300 millimetres,
- tree 7 Beech: 12 metres; based on it being considered as a mature tree with a stem diameter of 1000 millimetres,
- tree 8 Beech: 10.8 metres; based on it being considered as a mature

tree with a stem diameter of 900 millimetres,

- group 9 various: 1.8 metres; based on them being considered as early mature trees with an average stem diameter of 150 millimetres,
- tree 12 Beech: 15 metres; based on it being considered as a mature tree with a stem diameter of 1300 millimetres,
- tree 15 Beech: 14.4 metres; based on it being considered as a mature tree with a stem diameter of 1200 millimetres,
- group 17 various: 3.6 metres; based on them being considered as early mature trees with an average stem diameter of 300 millimetres,
- tree 22 Beech: 13.2 metres; based on it being considered as a mature tree with a stem diameter of 1100 millimetres,
- tree 23 Beech: 14.4 metres; based on it being considered as a mature tree with a stem diameter of 1200 millimetres,
- group 30 various: 2.4 metres; based on them being considered as early mature trees with an average stem diameter of 200 millimetres,
- tree 35 Sycamore: 5.4 metres; based on it being considered as an early mature tree with a stem diameter of 450 millimetres,
- tree 37 Birch 1.2 metres; based on it being considered as an early mature tree with a stem diameter of 100 millimetres,
- tree 40 Beech: 12 metres; based on it being considered as a mature tree with a stem diameter of 1000 millimetres,
- tree 43 Beech: 10.8 metres; based on it being considered as a mature tree with a stem diameter of 900 millimetres,
- group 45 various: 2.4 metres; based on them being considered as early mature trees with an average stem diameter of 200 millimetres,
- group 49 Various: 3 metres; based on them being considered as early mature trees with an average stem diameter of 250 millimetres and;

- group 52 Various: 1.8 metres; based on them being considered as early mature trees with an average stem diameter of 150 millimetres.

4.30 However, BS 5837 : 2005 allows this distance to be offset in one direction by up to 20%. This equates to:

- tree 1 Sycamore: 4.8 metres,
- tree 2 Ash: 2.9 metres,
- tree 7 Beech: 9.6 metres,
- tree 8 Beech: 8.6 metres,
- group 9 various: 1.4 metres,
- tree 12 Beech: 12 metres,
- tree 15 Beech: 11.5 metres,
- group 17 various: 2.9 metres,
- tree 22 Beech: 10.6 metres,
- tree 23 Beech: 11.5 metres,
- group 30 various: 1.9 metres,
- tree 35 Sycamore: 4.3 metres,
- tree 37 Birch 1 metre,
- tree 40 Beech: 1.4 metres,
- tree 43 Beech: 8.6 metres,
- group 45 various: 1.9 metres,
- group 49 Various: 2.4 metres and;
- group 52 Various: 1.4 metres.

4.31 At this initial stage I would advise that layout of these 'barriers' (and their respective RPA's) should generally follow along the edge of tree canopies and where appropriate the edge of existing hard surfacing. The approximate/initial location of the protective

barriers and (RPA's) is shown on the 'Tree protection plan' included as Appendix 6 and Appendix 7. Not withstanding this, I would advocate that to avoid any ambiguity, the precise location of the tree protective barriers be agreed on site with the local authority arboricultural officer and then marked out clearly on the ground.

4.32 **Specification for the protective barrier:** In this case the specification for the protective barrier should be:

2.1m high Weldmesh panels ('Heras' type fencing) securely fastened to a ridged framework as outlined below.

Posts: 2.7m x 150mm x 150mm posts securely driven in to 0.6m deep, 150mm augured holes at a minimum 3.6m spacing.

Top and Bottom Rails: 3.6m x 100mm x 50mm softwood nailed twice to the uprights.

Support Struts: 100mm x 50mm softwood nailed to the uprights at every third post and at each corner or change of direction.

4.33 No storage of materials or any construction operations should occur within any of the fenced areas. Additionally, when finalising the site layout, account should be taken of the route/installation method of underground services/drains and, the route / construction method of new access roads /driveways. Ideally a notice similar to that shown below (figure 1) should be attached to the fencing at appropriate intervals.

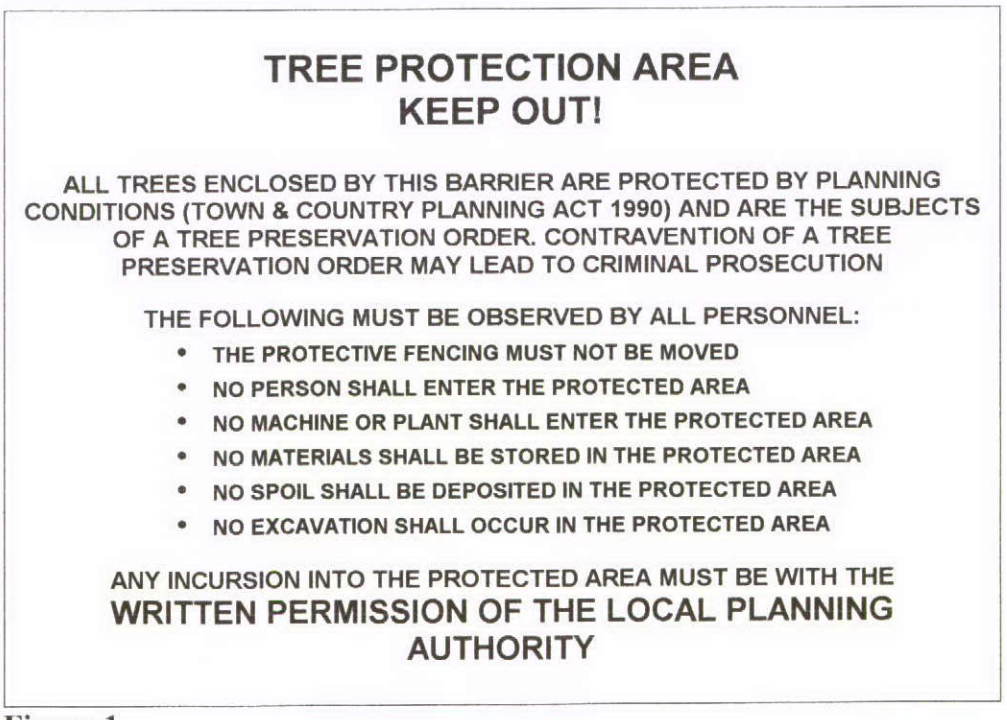


Figure 1

4.34 It is imperative that these barriers 'as specified in British Standard BS 5837:2005 'Trees in Relation to Construction' should be put up around the retained trees prior to the commencement of any construction operations. It is expected that the erection of tree protection barriers will be conditional on the approval of a planning application that calls for their use.

4.35 **Special surfaces:** If any new hard surfaces are to be installed in the vicinity of the retained trees it is likely that roots will encountered. In this area any possible root injury could be mitigated by the utilisation of 'special surfaces' incorporating a 'no dig' methodology as recommended in Arboricultural Practice Note 12: 2007 "Through the Trees to Development " (APN 12).

4.36 Cellular confinement systems such as 'Geoweb' and 'Cellwebb' can be used to implement the principals of APN 12. When utilised correctly with free draining aggregates and a permeable surface coating these cellular confinement systems provide a shallow and free draining base that support the passage of vehicles whilst allowing water and oxygen to permeate down to tree roots. This enables a 'no dig' construction technique to be used avoiding the severance of trees roots and preventing soil compaction around retained trees Therefore, provided the no dig' methodology recommended in APN 1 is adhered to the implementation of the proposed layout should not have any detrimental impact on the retained trees.

4.37 **Existing Surfaces:** Where the tarmac hard standing currently exists, such, as in the vicinity of tree 1 and tree 2, there may be no need to disturb the surface above the root zones. However, if the surface is to be replaced or removed, tree roots may be found beneath it and in order to mitigate any possible root injury the use of 'special surfaces' incorporating a 'no dig' methodology should be utilized (see 4.35). Also, to avoid any root injury being caused the following precautions should be taken:

- Breaking out should be undertaken by hand, preferably using hand tools rather than pneumatic plant.
- No machinery should pass over the surface after it has been broken out.
- If roots are attached to arisings they should be pruned using a saw or secateurs.
- The exposed surface should be covered immediately with light topsoil or sharp sand.
- The tree protective fencing should be realigned to surround the newly exposed surface until the area is resurfaced.

4.38 **Structural damage:** The potential risk for any direct or indirect structural damage to the proposed building being associated with the trees adjacent to the site is dependant on diverse factors, such as: tree species and age, soil type, foundation depth, climate, etc. This complex interaction of tree, soil, building and other influencing factors is so inherently unpredictable, that any accurate prediction of such incidence is impractical without detailed investigation and is outside the remit of this report and it is recommended that a structural engineer be consulted on this matter. Further information on this can be found in the following papers:

(i) National House Building Council (NHBC) Standards Chapter 4.2 *Building near trees*

(ii) Building Research Establishment (BRE) Digest 63 *Soils and foundations: 1*

(iii) Building Research Establishment (BRE) Digest 64 *Soils and foundations: 2*

(iv) Building Research Establishment (BRE) Digest 67 *Soils and foundations: 3*

(v) Building Research Establishment (BRE) Digest 240 *Low-rise buildings on shrinkable clay soils: Part 1*

(vi) Building Research Establishment (BRE) Digest 241 *Low-rise buildings on shrinkable clay soils: Part 2*

(vii) Building Research Establishment (BRE) Digest 242 *Low-rise buildings on shrinkable clay soils: Part 3*

(viii) Building Research Establishment (BRE) Digest 298 *Low-rise building foundations; the influence of trees in clay soils*

4.39 **Conclusion:** The proposal to proposal to refurbish the existing buildings, provide a new access drive to the outlying house and associated parking spaces at Taxal Edge will necessitate that twenty three relatively insignificant trees are removed. The loss of the twenty one 'R grade' trees: tree 3 Cypress, tree 4 Ash, tree 10 Beech, tree 11 Willow, group 16 Beech, tree 18 Beech, tree 20 Sycamore, tree 21 Sycamore, tree 24 Cypress, tree 26 Sycamore, tree 27 Sycamore, tree 28 Pine, tree 31 Willow, tree 33 Sycamore, tree 36 Sycamore, tree 38 Sycamore, tree 39 Golden Rain, tree 46 Elm, tree 47 Sycamore, tree 48 Sycamore and tree 51 Sycamore can be justified on account of their insignificant status and poor quality.

4.40 The loss of the additional two 'C' grade' trees: Tree 19 Ash, and Tree 29 Ash (trees of low quality which could be retained) must be balanced against the 'gain' of proposed development in light of national planning policy.

4.41 Evidently therefore, the current proposal or any other future development at Taxal Edge acknowledge the presence of the trees that will remain on the site, and be designed and appropriately orientated to avoid any conflict with them. Therefore, if the suggested 'C' and 'R grade' trees are removed and all the tree protection measures/methodologies advocated are implemented and adhered to, the proposal to refurbish the existing buildings, provide a new access drive to the outlying house and associated parking spaces at Taxal Edge should be feasible within the constraints the trees designated for retention impose on the site.

4.42 Details of the pruning works recommended for the subject trees are listed in the 'tree data table' in Appendix 3.

5 RECOMENDATIONS

5.1 Prior to Development:

(i) Consider general design requirements in respect of retained trees, soil type, etc.
(ii) Implement recommended tree works in tree data table.
(iii) Erect tree protective barrier to BS 5837:2005.

5.2 During Development

(i) Monitor condition of retained trees / tree protective barrier.

5.3 On Completion of Development:

(i) Remove tree protective barrier.
(ii) Undertake any appropriate remedial tree works (if applicable).

5.4 **Implementation of works:** When appointing a tree contractor, only suitably qualified and experienced companies should be used. Always ensure that the contractor carries adequate Public and Products Liability Insurance, along with appropriate Employer's Liability Insurance. Ideally, the contractor should be approved by the Arboricultural Association. Their Register of Contractors is available free from them at Ullenwood Court, Ullenwood, Cheltenham, Gloucestershire, GL 53 9QS (Tel: 01242 522152, Email: admin@tree.org Web: www.trees.org.uk). The contractor should carry out all tree works to BS 3998 *Recommendations for Tree Work* (1991) as modified by research that is more recent.

5.5 **Future considerations:** Ideally, all the trees remaining on the site should be inspected on a regular basis by a qualified arboriculturalist. Trees are living organisms whose health and condition can change rapidly. The conclusions and recommendations of this report are valid only for a period of one year. This period of validity maybe reduced in the case of any change in conditions to, or in proximity to, the trees.

6 OTHER CONSIDERATIONS

6.1 **Trees subject to statutory controls:** If the trees are covered by a tree preservation order or located in a conservation area it will be necessary to consult the local authority before any pruning works other than certain exemptions can be carried out. The works specified above are necessary for reasonable management and should be acceptable to the local authority. However, tree owners/managers should appreciate that they may take an alternative point of view and have the option to refuse consent.

6.2 **Trees outside the property:** If any of the trees indicated on the plans is found to be located outside the site it may not be possible to easily carry out any recommended works without the full co-operation of the tree owners. The implications of non co-operation requires legal interpretation and are beyond the scope of this report. By common law, branches (and roots) from trees on adjacent properties extending over boundaries can be pruned back to the boundary line without the permission of the owners. However, the material belongs to the tree owner and the same guidance on statutory controls apply as discussed in section 6.1.

6.3 **Replacement Trees:** Ideally, replacement trees should be planted in mitigation for any that may be lost and to supplement those being retained. For the most effective impact these trees should be 'Extra Heavy Standard Trees' conforming to British Standard for Nursery Stock BS 3936 : Part 1 1992, with a stem girth of 14 to 16 cm at 1m from ground level and a minimum height of 350 cm. They should be secured with twin stakes and cross strut, with tie and flat back spacer. Ideally, an irrigation/aeration pipe should be installed and the soil surface mulched at a radius of 0.5 m from the base of the tree.

6.4 **Wildlife:** All operations should take account of wildlife needs and be planned to take advantage of weather conditions for minimum damage and disturbance. Specific consideration should be given to the possible presence of roosting bats, which are protected by the Wildlife and Countryside Act 1981 (schedule 5) and included in schedule 2 of the Conservation Regulations 1994. Ideally, a survey should be carried out to identify any potential roost sites and if bats are found to be present advice should be sought from a person qualified and experienced in handling such matters and fully conversant with the implications of the Act.

APPENDIX 1
Qualifications and Experience

1. **Qualifications:** I am Neil Richard Edmondson. I am principal practice consultant of Oak-Leigh Consulting, which is an Arboricultural Consultancy practice based at Oak-Leigh, Childs Lane, Brownlow, Congleton Cheshire. The practice specializes in arboriculture, forestry and project management throughout the north of England. I hold a Higher National Diploma in Arboriculture awarded by the University of Central Lancashire and also hold the 'Dick Leigh Cup' awarded to the best practical student. I am a Professional Member of the Arboricultural Association.

2. **Practical experience:** I have 27 Years experience of studying and working in the field of Arboriculture. From 1996 to 1998 I was an Arboricultural Officer at Bolton Metropolitan Borough Council where my duties included management of council owned trees and administration of the tree works contracts under compulsory competitive tendering. More recently from 1998 to 2002 I was the Senior Arboricultural Officer at Chester City Council. During time I was primarily responsible for the administration of Tree Preservation Orders, development control advice and the implementation of tree management policies. In 1994 I was member of the United Kingdom/Ireland tree climbing team that competed at the European Tree Climbing Championship at 'Parc Du Chateau De Boiseron' in the South of France.

3. **Continuing professional development:** I am a professional member of the Arboricultural Association. In pursuance of continuing professional development I regularly communicate with other professionals on both public and private sector. In April 2004 I attended an Arboricultural Association workshop (Writing Professional Reports, Jeremy Barrell). I have attended almost every association conference since Lancaster in 1995 and will be attending as full delegate this September at Exeter.

4. **Relevant experience:** I have acted for many clients both public and private, notably, Astra Zeneca, Amber Valley District Council, Cheshire County Council, Ellesmere Port District Council, North Shropshire District Council, Cass Associates, Strutt and Parker International, Manchester International Airport Authority, Gillespie's Landscape Architects, Charles Topham and Sons Limited, Roland Bardsley Limited, and Taylor Woodrow Limited providing advice on all aspects of tree management. Primarily, I undertake: tree surveys and inspections, pre-development site assessments, arboricultural implication studies, prepare method statements and carry out site supervision inspections.

APPENDIX 2
References

1. Lonsdale, D. (1999) Principles of tree hazard assessment and management, Research for amenity trees No. 2. HMSO, London. ISBN 0-11-753355-6

2. Mattheck, C. and Breloer, H. (1994) The body language of trees. Research for amenity trees No. 4. HMSO, London. ISBN 0-11-753067-0

3. Shigo, A. L. (1989a) A new tree biology. Shigo and Trees Associates, Durham, New Hampshire. ISBN 0-943563-04-6

4. Stouts R. G. and Winter T. G. (1994) Diagnosis of ill-health in trees, Research for amenity trees No. 2. HMSO, London. ISBN 0-11-752919-2

5. British Standard BS 3998 : (1989) *Recommendations for Tree Work.* ISBN 0-580-17170-1

6. British Standard BS 5837: (2005) *Trees in Relation to Construction.* ISBN 0-580-46418-0

7. Arboricultural Practice Note 12: (2007) *Through the Trees to Development* Arboricultural Advisory and Information Service. ISSN 1358-8249

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T1.	Sycamore *(Acer pseudoplatanus)*	14	n5 s5 e5 w4	500	2.5	Mid	Probably self-seeded Co-dominant stems diverge at base Minor deadwood Basal suckers Behind internal fence Low potential Self-seeded Ash at base	Retain in short tern or fell irrespective of proposed development due to poor condition and insignificant status	30 - 40	C
T2.	Common Ash *(Fraxinus excelsior)*	14	4	300	3	Mid	Poor specimen Probably self-seeded Slight lean Deadwood Ascending co-dominant lateral	Retain in short tern or fell irrespective of proposed development due to poor condition and insignificant status	30 - 40	C
T3.	Leyland Cypress *(X Cuppressocyparis leylandii)*	5	-	-	-	Yng	Insignificant young conifer Alien to locality No potential	Fell irrespective of proposed development due to poor condition and insignificant status	>40	R
T4.	Common Ash *(Fraxinus excelsior)*	7	n5 s1 e2 w2	150	3	Yng	Poor self-seeded tree Heavily suppressed by T5 Severe crown asymmetry Very low potential	Fell irrespective of proposed development due to poor condition and insignificant status	12 - 20	R

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m)	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T5.	Common Beech *(Fagus sylvatica)*	25	n5 s6 e6 w6	1100	5	Mat	Very large specimen Tall single stem Open cavity in lower stem from 0.25m – 2.5m Decay in cavity extending up to 300mm into stem Significant deadwood Within 1.5 metres of unmade track Early symptoms of Beech Bark Disease *(Cryptococcus fagisuga)* on stem	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better Monitor progression of decay in stem cavity Consider eventual removal	30 - 40	C
G6.	Common Ash *(Fraxinus excelsior)*, Common Beech *(Fagus sylvatica)* and Common Elder *(Sambucus nigra)*	5 - 6	2 – 3 Av.	50 - 100	0	Yng	Small group of young self-seeded trees and scrub Suppressed by presence of large Beech	Retain in short tern or Selective fell up to 50% irrespective of proposed development due to poor condition and insignificant status	>40	C
T7.	Common Beech *(Fagus sylvatica)*	27	n6 s6 e7 w6	1000	4	Mat	Very large specimen Slight lean Significant deadwood Within 3 metres of unmade track	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	B

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m)	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T8.	Common Beech *(Fagus sylvatica)*	**27**	n6 s6 e7 w6	**900**	7	**Mat**	Very large specimen Co-dominant fork at 5 metres Bark wound below main fork Possible poor forks and fused stems higher in crown Small pocket of decay at base Early symptoms of Beech Bark Disease *(Cryptococcus fagisuga)* on stem	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**
G9.	Rowan *(Sorbus aucuparia)*, Silver Birch *(Betula pendula)*, Common Beech *(Fagus sylvatica)* and Common Elder *(Sambucus nigra)*	**3 - 6**	1 – 3 Av.	**50 – 200**	0	**Yng**	Expansive area of young self-seeded trees and scrub Dense and in need of formal management	Retain in short tern or Selective fell up to 50% irrespective of proposed development due to poor condition and insignificant status	>40	**C**
T10.	Common Beech *(Fagus sylvatica)*	**7**	n3 s3 e3 w3	**150**	1	**Yng**	Severe bark damage (Squirrel damage) Old pruning stubs Within 3 metres of track	Fell irrespective of proposed development due to poor condition and insignificant status	<20	**R**

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T11.	Willow? *(Salix sp.)*	**11**	n4 s4 e4 w4	**300**	3	**Mid**	Poor specimen Stem wound with decay Spoil spread around base Minor deadwood Broken branch	Fell irrespective of proposed development due to poor condition and insignificant status	<20	**R**
T12.	Common Beech *(Fagus sylvatica)*	**27**	n8 s8 e8 w8	**1300**	5	**Mat**	Very large specimen Significant deadwood Close to existing house Possible symptoms of 'Bleeding Canker Disease' *(Phytopthora sp.)* Early symptoms of Beech Bark Disease *(Cryptococcus fagisuga)* on stem Wood stacked at base	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better	40	**B**
T13.	Common Beech *(Fagus sylvatica)*	**27**	n6 s8 e6 w7	**1200**	5	**Mat**	Large specimen Significant deadwood Leans away from development area Early symptoms of Beech Bark Disease *(Cryptococcus fagisuga)* on stem	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T14.	Common Beech *(Fagus sylvatica)*	**27**	n4 s7 e4 w7	**1100**	6	**Mat**	Large specimen Significant deadwood Co-dominant fork at 2.5 metres Symptoms of Beech Bark Disease *(Cryptococcus fagisuga)* on stem Leans away from development Possible included fork Wood nailed to stem	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**
T15.	Common Beech *(Fagus sylvatica)*	**27**	n8 s6 e5 w7	**1200**	5	**Mat**	Large specimen Ropes tied around branches Symptoms of Beech Bark Disease *(Cryptococcus fagisuga)* on stem Possible symptoms of 'Bleeding Canker Disease' *(Phytopthora sp.)* Minor bark wounds	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**
G16.	Common Beech *(Fagus sylvatica)* and Rowan *(Sorbus aria)*	**3 - 6**	1 – 3 Av.	**50 – 200**	0 - 1	**Yng**	Area of young self-seeded trees and scrub Close to existing house No potential	Fell irrespective of proposed development due to poor condition and insignificant status	<20	**R**

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
G17.	Common Beech *(Fagus sylvatica)*	9 - 20	2 – 3 Av.	200 - 500	4	Mid	Line of early-mature Beech trees Appears to be out grown hedgerow	Remove two trees nearest to existing house Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	C
T18.	Common Beech *(Fagus sylvatica)*	22	n6 s5 e4 w7	800	4	Mat	Included fork at 2.5 metres diverging into three go dominant stems Crown encroaching over existing house Poor specimen Very low potential	Fell irrespective of proposed development due to poor condition and insignificant status	<20	R
T19.	Common Ash *(Fraxinus excelsior)*	15	n3 s5 e3 w7	400	3	Mid	Crown encroaching onto adjacent house Significant deadwood Asymmetric crown form No main leader Low potential	Fell for development	40	C

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T20.	Sycamore *(Acer pseudoplatanus)*	**10**	n3 s4 e3 w4	**300**	2	**Mid**	Poor self-seeded specimen Co-dominant stems diverge at ground level No main leader Lodged broken branch Severe Grey Squirrel damage on stems and branches	Fell irrespective of proposed development due to poor condition and insignificant status	<30	**R**
T21.	Sycamore *(Acer pseudoplatanus)*	**15**	n5 s5 e4 w4	**500**		**Mid**	Poor self-seeded specimen Significant deadwood Severe Grey Squirrel damage on stems and branches	Fell irrespective of proposed development due to poor condition and insignificant status	<30	**R**
T22.	Common Beech *(Fagus sylvatica)*	**25**	n5 s5 e5 w6	**1100**		**Mat**	Tight forks at 8 metres and 12 metres Significant deadwood Buttress roots Within 3 metres of track Crossing branches Included union on lower branch to east at 4 - 8 metres	Crown clean Remove lower branch to east Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T23.	Common Beech *(Fagus sylvatica)*	**25**	n6 s6 e7 w7	**1200**	6	**Mat**	Large specimen Significant deadwood Single stem Early symptoms of Beech Bark Disease *(Cryptococcus fagisuga)* on stem Lodged deadwood	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**
T24.	*Cypress? (Cupressus sp.)*	-	n0.5 s0.5 e0.5 w0.5	-	0	**Yng**	Insignificant young conifer Alien to locality No potential	Fell irrespective of proposed development due to poor condition and insignificant status	40	**R**
T25.	Common Holly *(Ilex aquifolium)*	**8**	n3 s2 e3 w3	**250**	1	**Mid**	Desirable native broadleaved evergreen tree Dead branch	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**
T26.	Sycamore *(Acer pseudoplatanus)*	**12**	n3 s3 e3 w3	**250**	3	**Yng**	Poor self-seeded specimen Severe Grey Squirrel damage on stems and branches Significant deadwood	Fell irrespective of proposed development due to poor condition and insignificant status	<30	**R**

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T27.	Sycamore *(Acer pseudoplatanus)*	**12**	n3 s1 e2 w1	**300**	4	**Yng**	Poor self-seeded specimen Asymmetric crown form Grey Squirrel damage on stems and branches Basal suckers Deadwood	Fell irrespective of proposed development due to poor condition and insignificant status	<40	**R**
T28.	*Pine?* *(Pinus sp.)*	**8**	n1 s1 e1 w1	**200**	-	**Om**	Dead	Fell irrespective of proposed development due to poor condition and insignificant status	0	**R**
T29.	Common Ash *(Fraxinus excelsior)*	**13**	3 3 3 2	**300**	4	**Mid**	Fair specimen Slight crown asymmetry Minor Deadwood Holly at base	Fell for development	>40	**C**
G30.	Various species including: Sycamore *(Acer pseudoplatanus)*, Common Ash *(Fraxinus excelsior)*, Sliver Birch*(Betula pendula) and* Common Beech *(Fagus sylvatica)*	**7 - 22**	1 - 5	**0.25 - 300**	2 - 4	**Yng - Mat**	Woodland area to west and north of existing house Apparently unmanaged Dense in places	Fell marked trees close to outlying house Devise and initiate management plan Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T31.	*Willow? (Salix sp.)*	7	4 0 0 2	**150**	3	**Mat**	Poor leaning specimen Included wound on stem No potential	Fell irrespective of proposed development due to poor condition and insignificant status	<10	**R**
T32.	Common Holly *(Ilex aquifolium)*	7	1 5 1 1	**50**	0.5	**Yng**	Typical young specimen Desirable native broadleaved evergreen tree	Formative prune Retain and protect with a barrier complying with BS 5837 : (2005) or better	40	**C**
T33.	Sycamore *(Acer pseudoplatanus)*	**22**	5 5 6 3	**600**	6	**Mid**	Behind wall Included union at 1.5 metres Crown encroaching over site Minor deadwood Low potential	Fell irrespective of proposed development due to poor condition and insignificant status	20 - 30	**R**
T34.	Sycamore *(Acer pseudoplatanus)*	**22**	5 5 6 3	**600**	6	**Mid**	Behind wall Crown encroaching over site and encroaching onto main house Pruning stubs Basal suckers Minor deadwood	Crown clean Crown lift to clear house Retain and protect with a barrier complying with BS 5837 : (2005) or better	40	**C**

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T35.	Sycamore *(Acer pseudoplatanus)*	**16**	4 4 4 4	**450**	6	**Mid**	On raised area above retain wall Slight lean Minor deadwood Crown encroaching over adjacent garage Old pruning wounds	Crown clean Crown lift to clear adjacent garage Retain and protect with a barrier complying with BS 5837 : (2005) or better	40	**B**
T36.	Sycamore *(Acer pseudoplatanus)*	**12**	1 3 3 3	**200**	5	**Mid**	Poor self-seeded specimen Leans towards adjacent garage No potential	Fell irrespective of proposed development due to poor condition and insignificant status	<20	**R**
T37.	Sliver Birch *(Betula pendula)*	**10**	2 2 1 2	**100**	7	**Mid**	Fair specimen Close to garage Single stem	Retain and protect with a barrier complying with BS 5837 : (2005) or better	30 - 40	**C**
T38.	Sycamore *(Acer pseudoplatanus)*	**10**	3 3 2 2	**250**	5	**Mid**	Heavily suppressed by tree 40 Pruning stubs Basal suckers Encroaching over access drive	Fell irrespective of proposed development due to poor condition and insignificant status	<40	**R**

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T39.	Golden Rain *(Laburnum anagyroides)*	**9**	2 2 2 0	**100**	5	**Mid**	Heavily suppressed by tree 40 Severe bark wound up stem Significant dead stubs	Fell irrespective of proposed development due to poor condition and insignificant status	<40	**R**
T40.	Common Beech *(Fagus sylvatica)*	**24**	5 5 0 0	**1000**	7	**Mat**	Large tree Ivy growing up stem Pruning stubs Crown overhanging access drive Significant deadwood	Crown clean Strip Ivy off stem and lower branches Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**
T41.	Common Holly *(Ilex aquifolium)*	**11**	2 2 2 2	**150**	3	**Mid**	Desirable native broadleaved evergreen tree	Formative prune Retain and protect with a barrier complying with BS 5837 : (2005) or better	<40	**B**
T42.	Common Holly *(Ilex aquifolium)*	**12**	2 2 2 2	**200**	2	**Mid**	Desirable native broadleaved evergreen tree	Formative prune Retain and protect with a barrier complying with BS 5837 : (2005) or better	<40	**B**

APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T43.	Common Beech *(Fagus sylvatica)*	**24**	7 6 6 7	**900**	5	**Mat**	Large tree Early symptoms of Beech Bark Disease *(Cryptococcus fagisuga)* on stem Contorted stems in upper crown Crown overhanging access drive Significant deadwood	Crown clean Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**
G44.	Common Holly *(Ilex aquifolium)* and Sycamore *(Acer pseudoplatanus)*	**6 - 10**	2 – 3	**0.25 – 150**	2 - 3	**Yng**	Self-seeded Sycamores Emerging through established Holly	Fell Sycamore Formative prune Holly Retain and protect with a barrier complying with BS 5837 : (2005) or better	40	**C**
G45.	Common Holly *(Ilex aquifolium)* and Sycamore *(Acer pseudoplatanus)*	**6 - 15**	2 – 5	**0.50 - 350**	1 - 5	**Yng – Mid**	Sparse woodland are with self-speeding Sycamore and Ash	Fell Sycamore Formative prune And or crown clean remaining trees Retain and protect with a barrier complying with BS 5837 : (2005) or better	>40	**B**

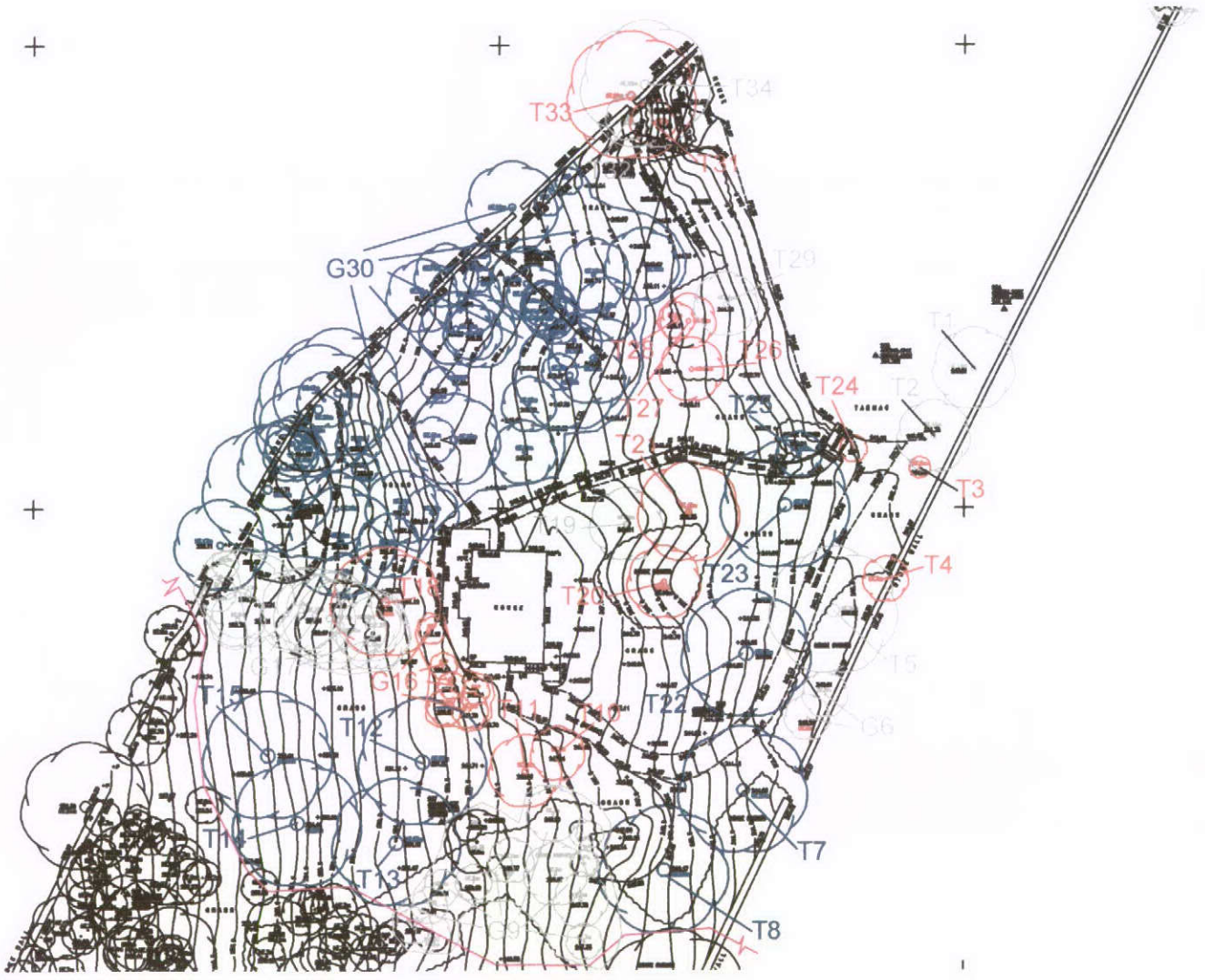
APPENDIX 3
Tree Data Table

Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T46.	Elm? *(Ulmus sp.)*	**15**	4 5 4 5	**350**	4	**Mid**	Encroaching onto adjacent garage Severe stem wound No potential	Fell irrespective of proposed development due to poor condition and insignificant status	<10	**R**
T47.	Sycamore *(Acer pseudoplatanus)*	**10**	1 3 2 2	**150**	4	**Yng**	Poor self –seeded specimen Lean Squirrel damage No potential	Fell irrespective of proposed development due to poor condition and insignificant status	<10	**R**
T48.	Sycamore *(Acer pseudoplatanus)*	**12**	3 3 3 3	**250**	5	**Mid**	Behind wall Adjacent to utility pole and overhead electric wires Recently pruned to clear pole and wires Basal suckers Low potential	Fell irrespective of proposed development due to poor condition and insignificant status	<10	**R**
G49.	Common Holly *(Ilex aquifolium)* and Sycamore *(Acer pseudoplatanus)*	**8 - 15**	0.5 – 4	**250 - 350**	1 – 4	**Yng - Mid**	Self-seeded Sycamores Emerging through dense group of Holly	Fell Sycamore Formative prune Holly Retain and protect with a barrier complying with BS 5837 : (2005) or better	40	**B**

APPENDIX 3
Tree Data Table

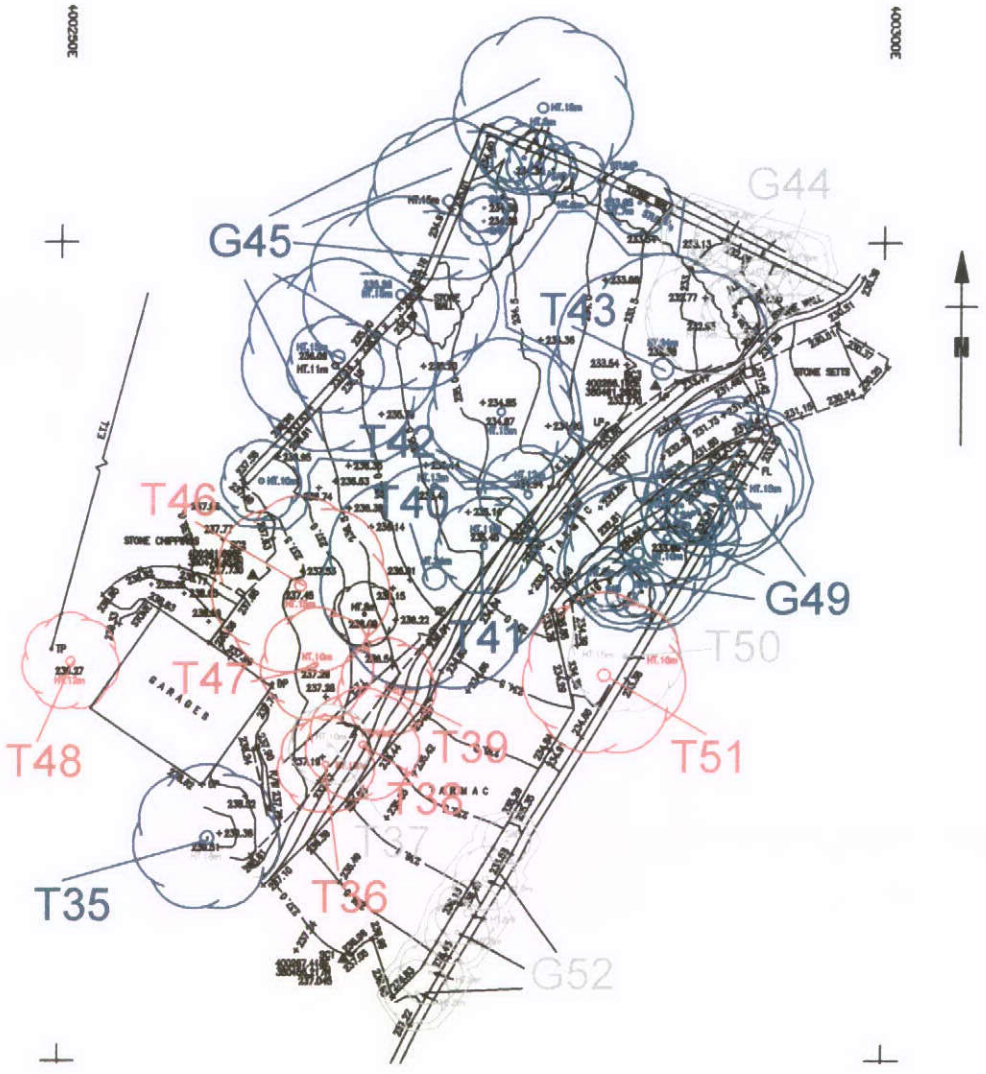
Tree No.	Species (common and latin)	Appr. Height (m),	Appr. Crown Spread	Appr. Stem dia. At 1.5 m (mm)	Appr. Canopy Height (m),	Age Class	Observations	Preliminary Management Recommendations	Estimated Remaining Contribution (years)	BS: 5837 Category Rating
Trees affected by proposed development at Taxal Edge, Whaley Bridge										
T50.	Common Beech *(Fagus sylvatica)*	**10**	3 1 3 1	**200**	3	**Yng**	Stunted specimen Suppressed by tree 51	Formative prune Retain and protect with a barrier complying with BS 5837 : (2005) or better	40	**C**
T51.	Sycamore *(Acer pseudoplatanus)*	**15**	5 5 4 5	**600**	4	**Mid**	Poor included fork at 1.5 metres Limited potential Minor deadwood	Fell irrespective of proposed development due to poor condition and insignificant status	<30	**R**
G52.	Whitebeam *(Sorbus aria)*, Silver Birch *(Betula pendula)* and Holly *(Ilex aquifolium)*	**4 – 8**	2 – 3	**100 – 200**	2 - 3	**Yng**	Recently planted early mature trees Redundant stakes	Formative prune Retain and protect with a barrier complying with BS 5837 : (2005) or better	40	**C**

APPENDIX 4
Tree Constraints Plan - South



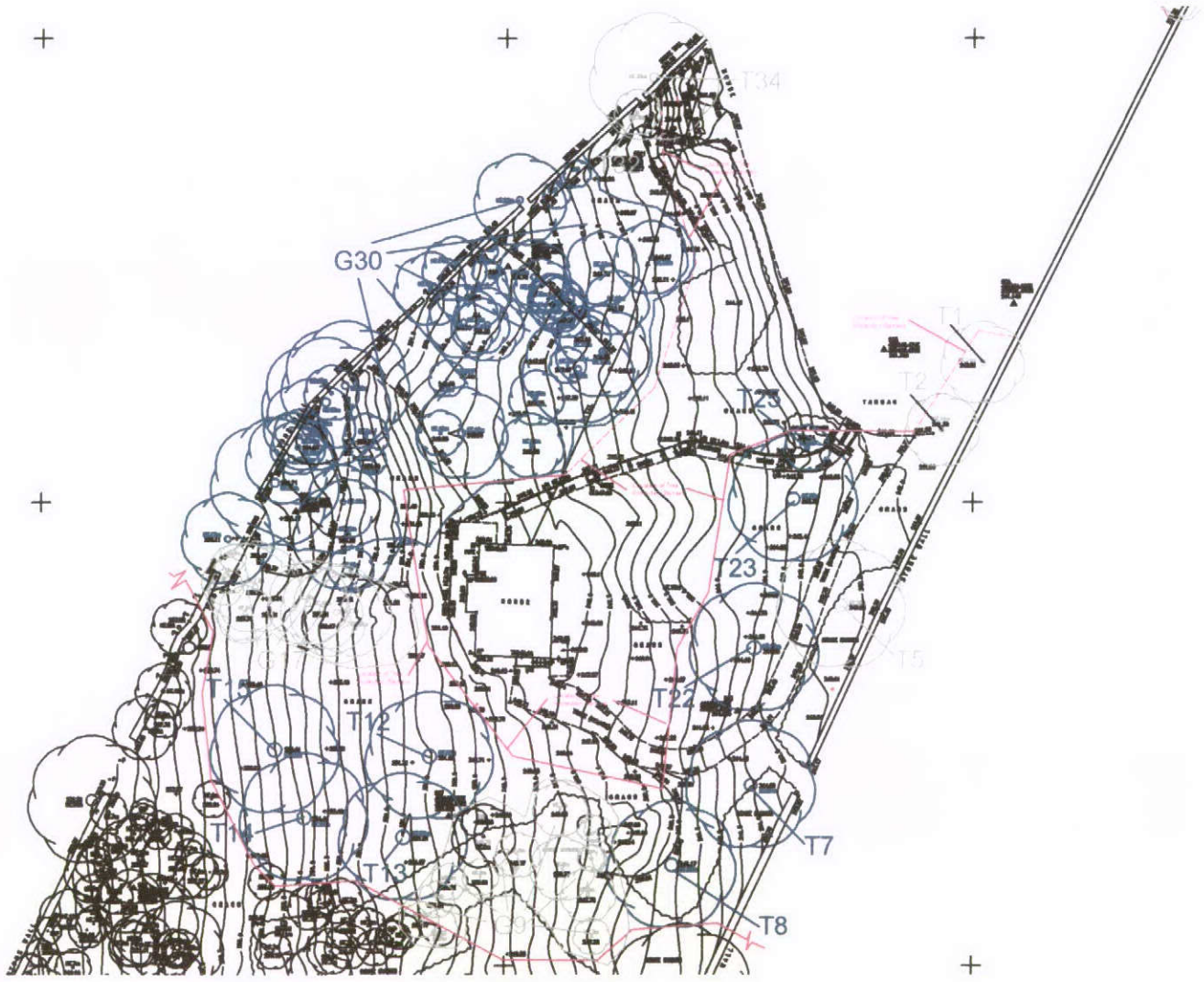
Not to Scale

APPENDIX 5
Tree Constraints Plan - North



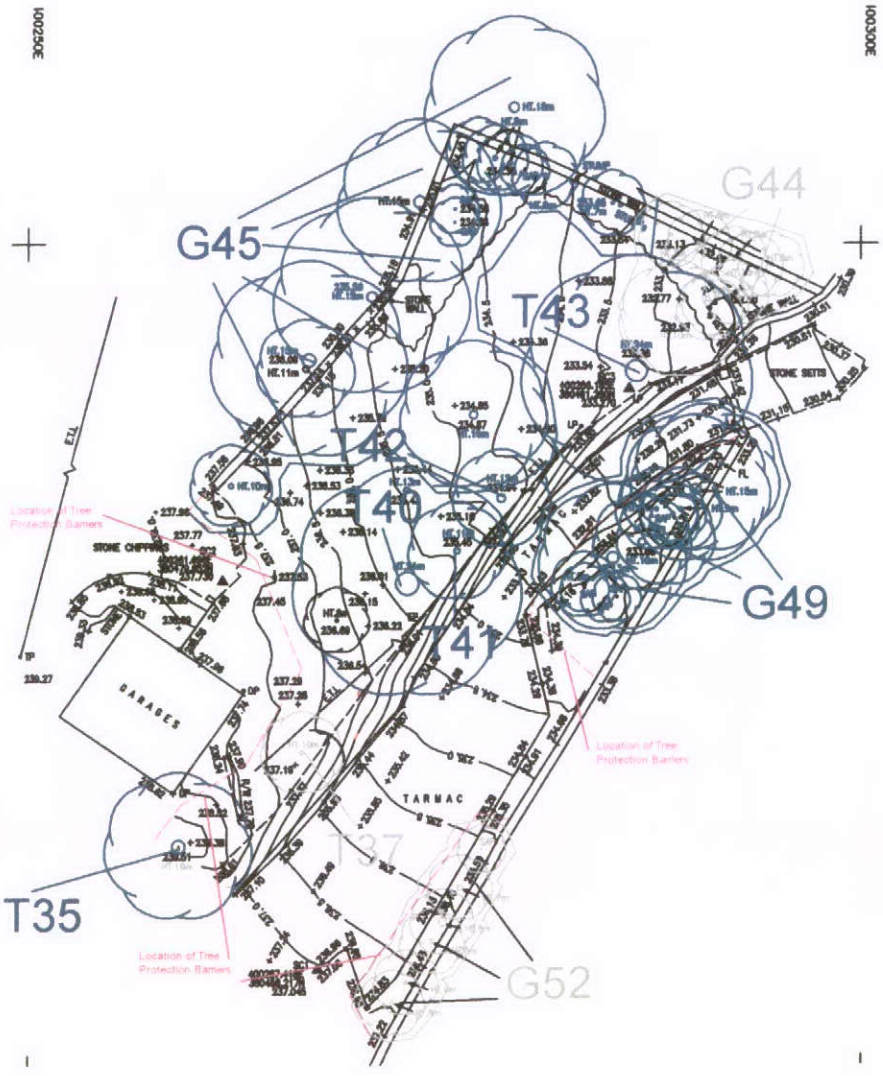
Not to Scale

APPENDIX 6
Tree Protection Plan - South



Not to Scale

APPENDIX 7
Tree Protection Plan - North



Not to Scale

Derbyshire Office:
Lindale, Main Road,
Taddington, Buxton,
Derbyshire SK17 9TR
Tel/Fax: 01298 85007

Cheshire Office:
Oakleigh, Childs Lane,
Brownlow, Congleton
Cheshire CW12 4TF
Tel: 01477 500820

A MEMBER OF THE OAK-LEIGH PARTNERSHIP LIMITED
www.oak-leigh.com