

Bicester Heritage Centre

Arboricultural Implications Assessment

**In support of a Planning Application for the Development
of a Technical Centre at Bicester Heritage Centre,
Buckingham Road, Bicester, Oxfordshire
OX27 8AL**

Report Reference: CE-BI-1363-RP04-Final



Produced by Crestwood Environmental Ltd.

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LIST OF DRAWINGS IN ERROR! REFERENCE SOURCE NOT FOUND.:

Figure TCP1:	Tree Constraints Plan
Figure TPP2:	Tree Protection Plan – with development overlay

1 INTRODUCTION

1.1 INSTRUCTION

- 1.1.1 Crestwood Environmental Ltd. have been commissioned to produce an arboricultural report by Bicester Heritage Centre ('the Client') in relation to land at Bicester Heritage Centre, Buckingham Road, Bicester, Oxfordshire, OX27 8AL ('the Site') where proposals for the development of a technology centre are proposed ('the Proposed Development').
- 1.1.2 The instruction is to produce an Arboricultural Implications Assessment and draft tree protection plan (TPP) that accords to the methodologies and guidance of BS5837:2012 *Trees in Relation to design, demolition and construction: recommendations*, to inform a planning application at the Site.

1.2 BRIEF

- 1.2.1 The purpose of this report is to provide an objective assessment of the impacts imposed by the proposal on trees within and adjacent to the proposed development and vice versa.
- 1.2.2 To produce a draft Tree Protection Plan that will inform suitable tree protection measures and provide guidance on appropriate methods of working.

1.3 DOCUMENTS AND INFORMATION PROVIDED

- 1.3.1 A copy of the site survey, previous preliminary Arboricultural Implications Assessment (Innovation Environmental Services Ref: D0807161029), development proposal plans and preliminary feedback from the local planning authority were provided by the Client to facilitate the production of this report.

1.4 TREE SURVEY

- 1.4.1 A tree survey of trees within the previously identified W1 woodland group was undertaken by Brian Higginson Dip.Arb M.Arbor.A, on 17th June 2018
- 1.4.2 The survey was used to identify and categorise trees within the W1 woodland group, evaluating those which are most suitable for retention.
- 1.4.3 Each tree was given a sequential (T) number. Each tree was recorded with the common and botanical names.
- 1.4.4 All trees were measured using a standard DBH girthing tape and a Leica Disto A8 to assess:
- Stem diameters at 1.5m above ground level with a girthing tape to enable calculation of root protection areas; and
 - Heights and crown spreads at 4 cardinal points are measured using Leica Disto A8, to enable crown representation on tree protection plans.

1.4.5 Each life stage for each tree was assessed using the criteria in Table 1.

Table 1 Tree Life Stages

Stage	Description
Young	Newly planted or self-set trees
Semi-mature	Large nursery stock or self-set trees in their early life stages.
Early-mature	Trees that are in their third life cycle with significant increases in size.
Mature	Trees in their second third life cycle reaching full size potential and slowing growth rates.
Late-mature	Trees in their final third their life cycle showing signs of decline.
Veteran	Trees showing signs of retrenchment and deadwood habitat irrespective of their age.

1.4.6 General observations will be recorded for physiological and structural condition of the trees, with preliminary management recommendations.

1.4.7 Each individual tree, tree group and woodland will be categorised in accordance with the criteria provided in BS5837:2012, reproduced in Appendix T2 .

1.4.8 Full details of the results of the tree survey, which informs the quality and value of the trees can be found in Appendix T1 .

1.5 SCOPE OF THE REPORT

1.5.1 The report aims to provide initial advice on constraints posed by trees and advice to avoid unnecessary impacts.

1.5.2 Under the UK planning system, local authorities have a statutory duty to consider the protection and planting of trees when granting planning permission for proposed development. The potential effect of development on trees, whether statutorily protected (e.g. by a Tree Preservation Order or by their inclusion within Conservation Area) or not, is material consideration that is taken into account in dealing with planning applications.

1.5.3 The nature and level of detail of information required for the LPA to properly consider the impacts and effects of development proposals varies between stages and in relation to what is being proposed. Box 1 (below) contains an extract from BS5837:2012 which provides advice to both developers and LPA's on the level of information required at varying stages of planning and development processes. This is the minimum detail that LPA's are expected to seek.

Box 1 - Extract from BS5837:2012 – Tree Information Detail

Stage of process	Minimum detail	Additional information
Pre-application	Tree survey	Tree retention/removal plan (draft)
Planning application	Tree survey (in the absence of pre-application discussions)	Existing and proposed finished levels
	Tree retention/removal plan (finalized)	Tree protection plan
	Retained trees and RPAs shown on proposed layout	Arboricultural method statement – heads of terms
	Strategic hard and soft landscape design, including species and location of new tree planting	Details for all special engineering within the RPA and other relevant construction details
Reserved matters/ planning conditions	Arboricultural impact assessment	
	Alignment of utility apparatus (including drainage), where outside the RPA or where installed using a trenchless method	Arboricultural site monitoring schedule
	Dimensioned tree protection plan	Tree and landscape management plan
	Arboricultural method statement – detailed	Post-construction remedial works
	Schedule of works to retained trees, e.g. access facilitation pruning	Landscape maintenance schedule
	Detailed hard and soft landscape design	

1.6 LIMITATION AND COPYRIGHT

- 1.6.1 The report is solely for the purpose of assessment development proposals and not to assess any risk the trees may pose to people and/or property. However, details on the structural and physiological condition of trees will be noted, and should an unacceptable risk be identified then this will be brought to the attention of the client, but the report and its contents is not a tree risk management report and should not be treated as such.
- 1.6.2 The report does not make reference to protected species (e.g. Bats, breeding birds), this being outside the scope of this report, and being covered by separate ecology studies, however, this report should be read in conjunction with related reports provided by others.
- 1.6.3 No samples of any description were taken from the Site for laboratory analysis or other purpose.
- 1.6.4 The survey did not include soil sampling for the assessment of shrinkable soils types. Analysis of this type should be carried out by a specialist to ensure building foundations are adequate and in accordance with current National House Building Council Guidelines NHBC.
- 1.6.5 Trees are influenced by a variety of biotic and abiotic activities (e.g. construction activities, pathogens or climatic events) which can affect their biomechanical and physiological condition of trees. The author cannot take responsibility for changes in condition once the fieldwork has been completed. The report considered to be valid for 1 year from date of the fieldwork.

- 1.6.6 Trees can be protected by a Tree Preservation Order under the Town and Country Planning Act 1990 (as amended) or located within a Conservation Area Planning listed buildings and Conservation Area Act 1990 (as amended). For the purpose of this report, the Local Planning Authority was contacted to ascertain any restrictions. Where restrictions are identified it is important that no works are completed to protected trees without first gaining written consent from the LPA. Penalties for non-compliance of a TPO and/ or Conservation Area can be unlimited if tried in a County Court and up to £20,000 if tried in a Magistrates Court.
- 1.6.7 It should be noted that felling of trees prior to receiving full planning permission may require a felling license from the Forestry Commission under the Forestry Act 1967. The felling of trees of more 5m³ within any three-month period requires a felling license from the Forestry Commission, unless an exemption applies.
- 1.6.8 Any management recommendations have been made in accordance with *BS3998: 2010 Tree Works – Recommendations* and industry best practice. Where required, works have been recommended in accordance with any statutory obligations on the landowners or occupiers.
- 1.6.9 Should any part of the report be altered or tampered, with in any way, after being issued to the Client then this will invalidate the entire document.

2 THE SITE AND PROPOSALS

2.1 LOCATION AND DESCRIPTION

- 2.1.1 The Site is positioned within the Bicester Heritage Centre, to the immediate east of the A4421 Buckingham Road. It forms part of the former RAF Bicester Site. It is currently accessible by road from the A4421 at the entrance to the Bicester Heritage Centre; internal roads then provide further access to the area of the proposed development. The Site forms part of the former RAF Airfield, which is currently utilised by a gliding club.
- 2.1.2 No information on soil type or modified plasticity index was available at the time of writing.
- 2.1.3 The red line boundary is shown in Diagram 1 below indicates the extent of the proposed development area (**'the Site'**)

Diagram 1 Site Location



2.2 THE PROPOSED DEVELOPMENT

2.2.1 Occupying an area of c. 1.86 hectares, the proposed development is located c. 1.5km north of the centre of Bicester and immediately south-west of the Bicester Gliding Centre. It consists of an extension to existing Technical Site to provide new employment units comprising flexible B1(c) light industrial, B2 (general industrial), B8 (storage or distribution) uses with ancillary offices, storage, display and sales, together with associated access, parking and landscaping.

3 RESULTS

3.1 TREE SURVEY

3.1.1 This additional survey was undertaken within the previously identified W1 area. Within the additional survey of retained trees within W1 Woodland, a total of 152 individual trees and 7 groups were recorded. These have been numbered sequentially, following on from the earlier tree numbers to avoid any confusion.

3.1.2 All information on the additional trees species can be found in Appendix T1 Tree Schedules.

3.1.3 This report must be read in conjunction with the earlier Arboricultural Implications Assessment (Innovation Environmental Services, Ref: D0807161029 dated 11th August 2016)

3.2 EVALUATION

3.2.1 See Table 1 - there are:

- 152 individual trees and 7 tree groups considered as low quality 'C category'

3.2.2 The trees within the area are generally invasive, scrub species and are predominantly of poor form and low quality. An important belt of trees is located along the highway frontage, outside the site boundary, and these have been surveyed to show how they will be retained, and the important effect on screening the proposed development from the highway.

- 3.2.3 There is some scope for tree and shrub planting within the proposed scheme. In particular, the proposed bund running alongside the boundary screen provides an excellent opportunity for tree and shrub planting to mitigate the losses of the poorer quality trees.

Table 2 Tree and Group Quality Assessment Summary

Category:	A	B	C	U
Tree ID Reference:	n/a	n/a	T71-T223, G9-G16	n/a
Total No:	0	0	159	0

4 TREE CONSTRAINTS

4.1 GENERAL

- 4.1.1 Trees impose below-ground constraints represented by their Root Protection Areas (RPAs), and above ground constraints by their current and future size, i.e. height and spread and species characteristics, particularly their foliage density, branch and fruit drop, production of honey dew etc.
- 4.1.2 The RPA is calculated using the tree’s diameter (at 1.5 m height) and represents the minimum area which should be protected and left undisturbed around each retained tree, during and following development.
- 4.1.3 The above ground attributes can also have a significant effect on land use and living conditions, particularly the effect of trees on sunlight. Sunlight or shade maybe desirable depending on the particular site, but unreasonable light obstruction should be avoided at the design stages.
- 4.1.4 An assessment should be made at the design stages of development for any incompatibilities between the design and tree retention, the effects on amenity value provided by existing trees, working space required during construction, infrastructure requirements for underground and or above ground apparatus and highway visibility requirements.
- 4.1.5 The morphology and distribution of tree roots is influenced by past land use or existing land use (e.g. the presence of roads, structures and underground services, topography, drainage, soil type and structure). The likely tolerance of a tree, to root disturbance or damage, will depend on factors such as species, age, structural and physiological condition, and past management. Any of these factors may result in non-uniform root growth and therefore result in a RPA represented as a polygon RPA that reflects suitable protection of the root system.
- 4.1.6 Any alterations made within the trees’ rooting environment that causes damage often leads to visible progressive abnormalities in the crown of the trees affected, including reduced vigour, or increased deadwood production. Trees may decline acutely or become hazardous within a short period of time.
- 4.1.7 Tree protection fencing should be installed around the RPA of retained trees or extended to the edge of the crown spread whichever is greatest to ensure no alterations to soil levels or damage occurs to their roots or overhanging branches are damaged by construction activity.
- 4.1.8 No traditional construction methods should be used within the RPA of retained trees, unless overriding circumstances dictate. In such circumstances, appropriate construction methods and materials should be used in accordance with a specification from appropriately qualified and competent person, to prevent damage and ensure tree retention.
- 4.1.9 Where aerial parts of the tree crowns extend beyond the edge of the RPA, it may be appropriate to

consider pruning for construction purposes and/or to abate future nuisance, in accordance with a project arboriculturist and the local planning authority.

4.2 OUTLINE EFFECTS ON TREES

4.2.1 The Proposed Development will require the removal of the predominantly invasive, lower quality scrub vegetation (W1, TG8 and a section of G15), with the removal of a small number of individual, mature trees. The screening of the site is retained by the current boundary trees and other within this area, as identified on the Tree Protection Plan (CE-BI1363-DW01-Final-TPP).

4.2.2 The removal of the scrub provides an opportunity to re-inforce the boundary screen with the planting of trees and shrubs on the proposed bunds, and tree planting/landscaping within the proposed Technical Site area.

5 ARBORICULTURAL IMPACT ASSESSMENT

5.1 IMPACTS AND EFFECTS OF DEVELOPMENT ON RETAINED TREES

Foundations

5.1.1 All new buildings have been located outside the RPA of any retained trees, with no proposed excavation for foundations occurring within the RPA of any retained tree.

Areas of Hardstanding

5.1.2 No areas of hardstanding within the RPA of any retained tree has been proposed.

Land Regrading

5.1.3 No land regrading within the RPA of any retained trees has been proposed.

Services

5.1.4 There is sufficient space to accommodate new services without encroaching within the RPA's of retained trees.

Tree Removals

5.1.5 The following trees and tree groups will require removal to facilitate the development of the site;

Category:	A	B	C	U
Tree ID Reference:	n/a	T64, T65, T67, T68	W1, TG8, TG15(section of), T34, T35 & T66	T41
Total No:	0	3	6	1

Tree Pruning

5.1.6 No tree pruning has been identified for the purpose of the proposed. Should any pruning be identified, it should be completed in accordance with the BS3998:2010 'Tree Works Recommendations' subject to LPA approval.

Damage to Root Systems

- 5.1.7 There will be no damage to root systems subject to the use of engineered approaches, appropriate ground levels, engineers design, arboricultural method statement and supervision in accordance with suitably worded planning condition from the LPA.

Damage to Above Ground Parts of Trees

- 5.1.8 The use of cranes or large vehicles for delivery, construction or demolition purposes should be restricted. All access routes should be identified and if necessary facilitation pruning undertaken where appropriate and in accordance with BS3998:2012 and/or the use of a banksman to ensure no aerial parts of trees are damaged.

Space for Future Tree Development

- 5.1.9 Any new tree planting to mitigate loss should consider future growth potential and species characteristics avoiding trees that cause nuisance and, particularly for this site, trees that produce aphid honeydew over parking areas.

Storage of Heavy and Toxic Materials

- 5.1.10 There is sufficient space for the storage and mixing of materials within the centre of the site, away from any retained trees.

5.2 RESIDUAL IMPACTS AND EFFECTS FROM RETAINED TREES

The Potential for Direct Damage

- 5.2.1 All retained trees are located at sufficient distances to prevent direct damage occurring.
- 5.2.2 Any new tree planting should be positioned so as to avoid damage to any new structures or installed using appropriate approved techniques, e.g. root barriers.

Potential for Indirect Damage

- 5.2.3 No details were available on soils types and associated plasticity index.

Shading

- 5.2.4 Shading is unlikely to be an issue for this Site.

Seasonal Nuisance

- 5.2.5 The trees will cause seasonal detritus, e.g. seed and leaf loss, but this can be managed through general site management. The Site is currently managed by a maintenance team who carry out general maintenance of grounds, buildings and associated carparks, managing potential issues from retained trees.

Privacy and Screening

- 5.2.6 The layout of the proposed development has been carefully designed to ensure that the significant, mature trees are retained. The site design and layout ensures that the important screening trees along Skimmingdish Lane are unharmed by the development and retains some existing trees at both the

western and eastern edge of the site to maintain screening and privacy.

- 5.2.7 The proposed bund running parallel to the Skimmingdish Lane boundary provides an excellent opportunity for tree, shrub and hedge planting, and to ensure that the proposed development is effectively screened from the highway. This also provides a corridor for wildlife movement and connectivity.

6 CONCLUSIONS

- 6.1.1 The proposed development will require the removal of self-set, low quality trees that run parallel to Skimmingdish Lane, and a small number of individual, mature trees located within the site.
- 6.1.2 The boundary vegetation that runs adjacent to the site, along Skimmingdish Lane, will be unaffected by the development and will continue to provide an effective screen from the highway. This will be reinforced by the planting of trees and shrubs, both along the landscape bunds and within the site.
- 6.1.3 This report provides sufficient preliminary detail to ensure that retained trees are sufficiently protected during the development process.

REFERENCES:

- BS5837:2012. Trees In Relation To Design, Demolition, and Construction – Recommendations. British Standards Institute. London, UK.
- BS 3998:2010. Tree work. Recommendations. British Standards Institute. London, UK

ABBREVIATIONS:

For the avoidance of confusion, abbreviations used have the meanings given below:

AGL	Above Ground Level	NPPG	National Planning Policy Guidance
AIA	Arboricultural Implications Assessment	OS	Ordnance Survey
AMS	Arboricultural Method Statement	POS	Public Open Space
AOD	Above Ordnance Datum	TCP	Tree Constraints Plan
c.	Circa	TPO	Tree Preservation Order
CA	Conservation Area	TPP	Tree Protection Plan
DEM	Digital Elevation Model	VTA	Visual Tree Assessment
DSM	Digital Surface Model		
DTM	Digital Terrain Model		
GEA	Gross External Area		
GIS	Geographical Information System		
LPA	Local Planning Authority		
NGR	National Grid Reference		
NPPF	National Planning Policy Framework		

GLOSSARY:

For the avoidance of confusion, the terms used in this report follow the definitions given below:

Abscission	The shedding of a leaf or other short lived part of a woody plant.
Abiotic	Pertaining to non-living agents e.g. environmental factors.
Absorptive Roots	Non-woody short lived roots, generally having a diameter less than one millimetre, the primary function of which is the uptake of water and nutrients.
Access facilitation pruning	One off pruning operation to provide access for development operation. Pruning that will not be detrimental to trees health or amenity.
Arboricultural Method Statement	A methodology for the implementation of development where encroachment within the RPA has the potential to cause damage or loss of retained trees.
Arboriculturist	Someone who through relevant training and experience has gained knowledge in the expertise of trees.
Adaptive Growth	The process by where wood formation rates increasing in the cambial zone, as well as wood quality, responds to gravity and other forces acting on the cambium.
Adaptive Roots	The adaptation of existing roots; or a production of new roots in response to damage or decay.
Adventitious buds, roots, shoots	Which grow in other than primary apical control.
Anchorage	The process in which a tree uses its roots system to support itself within the soil structure.
Arisings	Parts of the tree that has been removed for disposal, branches, leaves, roots etc.
Bacteria	Microscopic single-celled organisms, many species of which break down dead organic matter, and some of which cause diseases in other organisms
Bark	A term usually applied to all the tissues of a woody plant lying outside the vascular cambium, thus including the phloem, cortex and periderm; occasionally applied only to the periderm or the phellem.
Basidiomycotina (Basidiomycetes).	One of the major taxonomic groups of fungi; their spores are borne on microscopic peg-like structures (basidia), which in many types are in turn borne on or within conspicuous fruit bodies, such as brackets or toadstools. Most of the principal decay fungi in standing trees are basidiomycetes.
Boiling	A term sometimes used to describe pollard heads.
Bottle-butt	A broadening of the stem base and buttresses of a tree, in excess of normal and sometimes denoting a growth response to weakening in that region, especially due to decay involving selective delignification.
Bracing	The use of rods or cables to restrain the movement between parts of a tree.
Branch (Primary)	A first order branch arising from a stem
Branch (Lateral)	A second order branch, subordinate to a primary branch or stem and bearing sub-lateral branches.
Branch (Sub-lateral)	A third order branch, subordinate to a lateral or primary branch, or stem and usually bearing only twigs.
Branch bark ridge	The raised arc of bark tissues that forms within the acute angle between a branch and its parent stem.
Branch collar	A visible swelling formed at the base of a branch whose diameter growth has been disproportionately slow compared to that of the parent stem; a term sometimes applied also to

	the pattern of growth of the cells of the parent stem around the branch base.
Brown-rot	A type of wood decay in which cellulose is degraded, while lignin is only modified
Buckling	An irreversible deformation of a structure subjected to a bending load.
Buttress zone	The region at the base of a tree where the major lateral roots join the stem, with buttress-like formations on the upper side of the junctions
Canker	Area of dead cambium killed by overlying pathogenic tissues.
Cavity	A hole in the woody structure of the tree; often caused through decay.
Cleaning out	The removal of dead, diseased crossing branches, damaged branches and alien structures.
Competent Person	Person with training and experience in accordance with the proposed matter being addressed, having an understanding of a particular matter being approached.
Condition	An indication of the physiological vitality of a tree, but not the stability of a tree.
Construction	A site based operation that has the potential to affect retained trees.
Construction Exclusion Zone	An area based on the RPA from which construction activity is prohibited.
Coppicing	Removal of all aerial parts of the tree leaving a stump for regeneration of new shoot.
Crown/canopy	The parts of the tree that supports the leaves.
Crown lifting	The removal of limbs and small branches to a specified height above ground level.
Crown thinning	The removal of a proportion of secondary branch growth throughout the crown to produce an even density well balanced crown structure.
Crown reduction	Removal in the height to a specified description to maintain a flowing crown structure.
Deadwood	Non – functional branches which no longer support natural growing conditions of the tree, but may be beneficial for the support of habitats.
Decurrent Growth	Tree growth habit with a rounded or spreading growth in the crown (see excurrent).
Defect	Any area of the tree that longer has an optimal mechanical uniformity of stress, making the tree unsuitable for its location.
Dieback	Death of woody parts of the tree starting at distal ends of the tree.
Disease	Damage occurring to living organisms as a result of pathogenic micro-organisms.
Distal	Furthest distance away from the main body of the tree.
Dysfunction	In woody tissues, the loss of physiological function, especially water conduction, in sapwood.
Epicormical growth	Growth from dormant or adventitious buds, not developing from the first shoot.
Excurrent Growth	Tree growth habit with a pyramid shaped crown and dominant central leader (see decurrent).
Girdling roots	A circling root which constricts the stem or roots, with the potential to cause death and the restriction of flow within the phloem.
Heartwood	Dysfunctional xylem which no longer has conductive properties, but which has become an integral structural part of the tree.
Heave	The swelling of shrinkable clay soils, often when vegetation has been removed allowing soil rehydration to develop, with the potential to affect supported structures, e.g. walls.
Included bark/acute forks	Face to face contact of bark usually at fork unions, or branch unions.
Lopping/Topping	A term used to describe the removal of large sized branches.

Monolith	Description of resultant standing dead/decaying tree upon reduction in height and spread, undertaken to make tree safe and provide habitat for species reliant on decaying wood.
Mulch	Material lay down over the rooting area of trees to suppress weed competition, increase moisture retention and increase some cases organic material and nutrients.
No-Dig	Adapted construction technique that involves no excavation within the rooting area of a retained tree/s.
Pathogen	A micro-organism that causes disease within another organism.
Phytotoxic	Toxic to plants
Pollarding	The removal of the tree canopy to produce knuckles where new growth develops and is removed cyclically usually performed on young trees.
Pruning	Selective removal of parts of the tree to achieve a desired outcome.
Root protection area	An area around a tree identified by multiplying the stem diameter at 1.5 by 12 to produce a radial area or rooting volume around a tree to be protected. BS 5837 2012.
Service	Any above and below ground structure or apparatus for utility provision.
Size of part	Relating to risk assessments, identifying the size of the hazard, or parts of a tree which may cause harm if failure occurs.
Stem(s)	The main structure from the ground up supporting the crown
Stress	In plants, the physiological depletion as a result of environmental influences.
Structure	A manufactured object, such as building, roads, path, wall or excavated structures.
Structural roots	The primary larger diameter roots which hold and support the aerial parts of the tree.
Subsidence	The shrinkage of soil through the absorption of water via vegetation and the sinking effects on surrounding architectural structures.
Targets	In risk assessment, persons or property at risk of harm as a result of a hazard (falling tree, branch etc.).
Tree Protection Plan	A scaled drawing informed by descriptive text where necessary, based upon finalised site proposals, showing trees for retention and illustrating the tree and landscape protection measures.
Veteran Tree	Tree that, by recognised criteria, shows features of biological, cultural or aesthetic characteristics of, but not exclusive to, individuals surviving beyond the typical age range for the species concerned.
Windthrow	The blowing over a tree at its roots.

APPENDICES:

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- APPENDIX T2 TREE CATEGORISATION TABLE (EXTRACT FROM BS5837:2012)
- APPENDIX T3 TREE PROTECTION FENCING (FIG 2 EXTRACT FROM BS5837:2012)
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APPENDIX T1 TREE SURVEY SCHEDULE

Site:	Bicester Heritage - Technical Centre, Skimmingdish Lane, Bicester
# = Estimated Measurement	

Surveyor:	Brian Higginson
Weather:	Sunny
Survey Date:	19th June 2018

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Clearance (m) & compass direction	Crown Spread (m)				Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	No. of Stems (6+)	Stem Diameter average (@ 1.5 m (mm) Five Stems or more)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	BS5837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m ²)
				North	East	South	West					Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.						
T71	Crataegus monogyna (Hawthorn)	6	0	2	2	2	1	120			EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.44	7
T72	Acer pseudoplatanus (Sycamore)	7	1	3	3	3	3	170	150		M	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	4.25	57
T73	Crataegus monogyna (Hawthorn)	6	0	2	2	2	2	120			EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.44	7
T74	Acer pseudoplatanus (Sycamore)	9	1	4	4	4	3	367			EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	4.40	61
T75	Acer pseudoplatanus (Sycamore)	9	1	4	4	4	4	100	100	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	4.40	61
T76	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	120	100		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.54	20
G9	Acer pseudoplatanus (Sycamore), Crataegus monogyna (Hawthorn)	8	1	3	3	3	3	150			EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10
G10	Acer pseudoplatanus (Sycamore), Crataegus monogyna (Hawthorn)	8	1	3	3	3	3	150			EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10
T77	Acer pseudoplatanus (Sycamore)	9	0.5	2	2	2	2	180			SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.16	15
T78	Acer pseudoplatanus (Sycamore)	9	0.5	2	2	2	2	180			SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.16	15
T79	Acer pseudoplatanus (Sycamore)	9	0.5	1	1	2	2	180			SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.16	15
T80	Acer pseudoplatanus (Sycamore)	9	0.5	1	1	2	2	180			SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.16	15
T81	Acer pseudoplatanus (Sycamore)	9	0.5	1	1	2	2	100			SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.20	5
T82	Acer pseudoplatanus (Sycamore)	9	0.5	2	2	2	2	150			SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10
T83	Acer pseudoplatanus (Sycamore)	9	0.5	2	2	2	2	212			SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.54	20

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Spread (m)				Crown Clearance (m) & compass direction	No. of Stems (6+)	Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)	
			North	East	South	West					Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.							
T84	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	140	130				2							
T85	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	170	150				2							
G11	Acer pseudoplatanus (Sycamore), Crataegus monogyna (Hawthorn)	8	3	3	3	3	150					1							
T87	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	100	100				2							
T88	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	80	100				2							
T89	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	250					1							
T90	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	100	80				2							
T91	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	200					1							
T92	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	113					1							
T93	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	354					1							
T94	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	113					1							
T95	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	113					1							
T96	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	113					1							
T97	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	113					1							
T98	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	170					1							
T99	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	212					1							

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Spread (m)				Crown Clearance (m) & compass direction	Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	No. of Stems (6+)	Stem Diameter average (@1.5 m (mm) Five Stems or more)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)
			North	East	South	West						Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.						
T100	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	212	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.54	20	
T101	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	212	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.54	20	
T102	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	173	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.08	14	
T103	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	173	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.08	14	
T104	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	100	3	80	SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.12	31	
G12	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T105	Acer pseudoplatanus (Sycamore)	8	2	2	2	2	100	3	100	SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.12	31	
T106	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	141	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.69	9	
T107	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	141	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.69	9	
T108	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	141	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.69	9	
T109	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	300	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.60	41	
T110	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T111	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T112	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T113	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	212	2		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.54	20	
G13	Acer pseudoplatanus (Sycamore), Crataegus monogyna (Hawthorn)	9	3	3	3	3	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Spread (m)				Crown Clearance (m) & compass direction	Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	No. of Stems (6+)	Stem Diameter average (@1.5 m (mm) Five Stems or more)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)
			North	East	South	West						Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.						
T114	Fraxinus excelsior (Ash)	9	2	2	2	2	80	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	0.96	3	
T115	Fraxinus excelsior (Ash)	9	2	2	2	2	80	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	0.96	3	
T116	Fraxinus excelsior (Ash)	9	2	2	2	2	80	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	0.96	3	
T117	Fraxinus excelsior (Ash)	9	2	2	2	2	80	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	0.96	3	
T118	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T119	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T120	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T121	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	200	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.40	18	
T122	Fraxinus excelsior (Ash)	9	2	2	2	2	200	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.40	18	
T123	Fraxinus excelsior (Ash)	9	2	2	2	2	200	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.40	18	
T124	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T125	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T126	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	200	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.40	18	
T127	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	200	1		SM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.40	18	
G14	Acer pseudoplatanus (Sycamore), Crataegus monogyna (Hawthorn)	8	3	3	3	3	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T128	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	130	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.56	8	

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Spread (m)				Crown Clearance (m) & compass direction	Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)					No. of Stems (6+)	Stem Diameter average (@1.5 m (mm) Five Stems or more)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)
			North	East	South	West		100	100	100	100	100				Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.						
T129	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	100	100	100	100	100	5	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.69	23		
T130	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	173					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.08	14		
T131	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	173					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.08	14		
T132	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	130					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.56	8		
T133	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	200					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.40	18		
T134	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	200					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.40	18		
T135	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	130					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.56	8		
T136	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	130					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.56	8		
T137	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	130					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.56	8		
T138	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10		
T139	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	80					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	0.96	3		
T140	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	100					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.20	5		
T141	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	80					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	0.96	3		
T142	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	80					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	0.96	3		
T143	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	350					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	4.20	55		
T144	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	250					1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.00	28		

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Spread (m)				Crown Clearance (m) & compass direction	No. of Stems (6+)	Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)
			North	East	South	West					Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.						
T145	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	1	300	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.60	41	
T146	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	1	150	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T147	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	1	150	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.80	10	
T148	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	1	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.20	5	
T149	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	1	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.20	5	
T150	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	1	300	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.60	41	
T151	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	1	300	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.6	40.72	
T152	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	1	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T153	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	1	200	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T154	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	1	350	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	4.2	55.42	
T155	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	1	150	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T156	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	1	220	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.64	21.9	
T157	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	1	300	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.6	40.72	
T158	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	1	220	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.64	21.9	
T159	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	1	320	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.84	46.33	
T160	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	1	350	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	4.2	55.42	

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Spread (m)				Crown Clearance (m) & compass direction	Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	No. of Stems (6+)	Stem Diameter average (@1.5 m (mm) Five Stems or more)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)
			North	East	South	West						Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.						
T161	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	150	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T162	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T163	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T164	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T165	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T166	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T167	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T168	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T169	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T170	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T171	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	100	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T172	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	100	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T173	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	100	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T174	Acer pseudoplatanus (Sycamore)	9	1	3	3	3	3	250	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3	28.28	
T175	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T176	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	200	1	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Spread (m)				Crown Clearance (m) & compass direction	Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	No. of Stems (6+)	Stem Diameter average (@1.5 m (mm) Five Stems or more)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)
			North	East	South	West						Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.						
T177	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	200	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T178	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	200	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T179	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	210	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.52	19.95	
T180	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	100	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T181	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	180	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.16	14.66	
T182	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	180	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.16	14.66	
T183	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T184	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T185	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T186	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T187	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T188	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	170	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.04	13.08	
T189	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T190	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T191	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T192	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Spread (m)				Crown Clearance (m) & compass direction	Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	No. of Stems (6+)	Stem Diameter average (@1.5 m (mm) Five Stems or more)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)
			North	East	South	West						Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.						
T193	Acer pseudoplatanus (Sycamore)	9	3	3	3	3	300	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.6	40.72	
T194	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T195	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T196	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T197	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	212	2		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.54	20.27	
T198	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T199	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T200	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T201	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T202	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T203	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	250	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3	28.28	
T204	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T205	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T206	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18	
T207	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	200	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.4	18.1	
T208	Acer pseudoplatanus (Sycamore)	9	2	2	2	2	250	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3	28.28	

Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Spread (m)				Crown Clearance (m) & compass direction	Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	No. of Stems (6+)	Stem Diameter average (@1.5 m (mm) Five Stems or more)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Condition		Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)
			North	East	South	West						Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.						
T209	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	250	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3	28.28	
T210	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	250	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3	28.28	
T211	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	300	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.6	40.72	
T212	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	220	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	2.64	21.9	
T213	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T214	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T215	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	150	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.4	36.32	
T216	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T217	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T218	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T219	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T220	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T221	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.2	4.52	
T222	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	150	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.4	36.32	
T223	Acer pseudoplatanus (Sycamore)	9	1	2	2	2	2	2	100	EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	3.18	31.77	

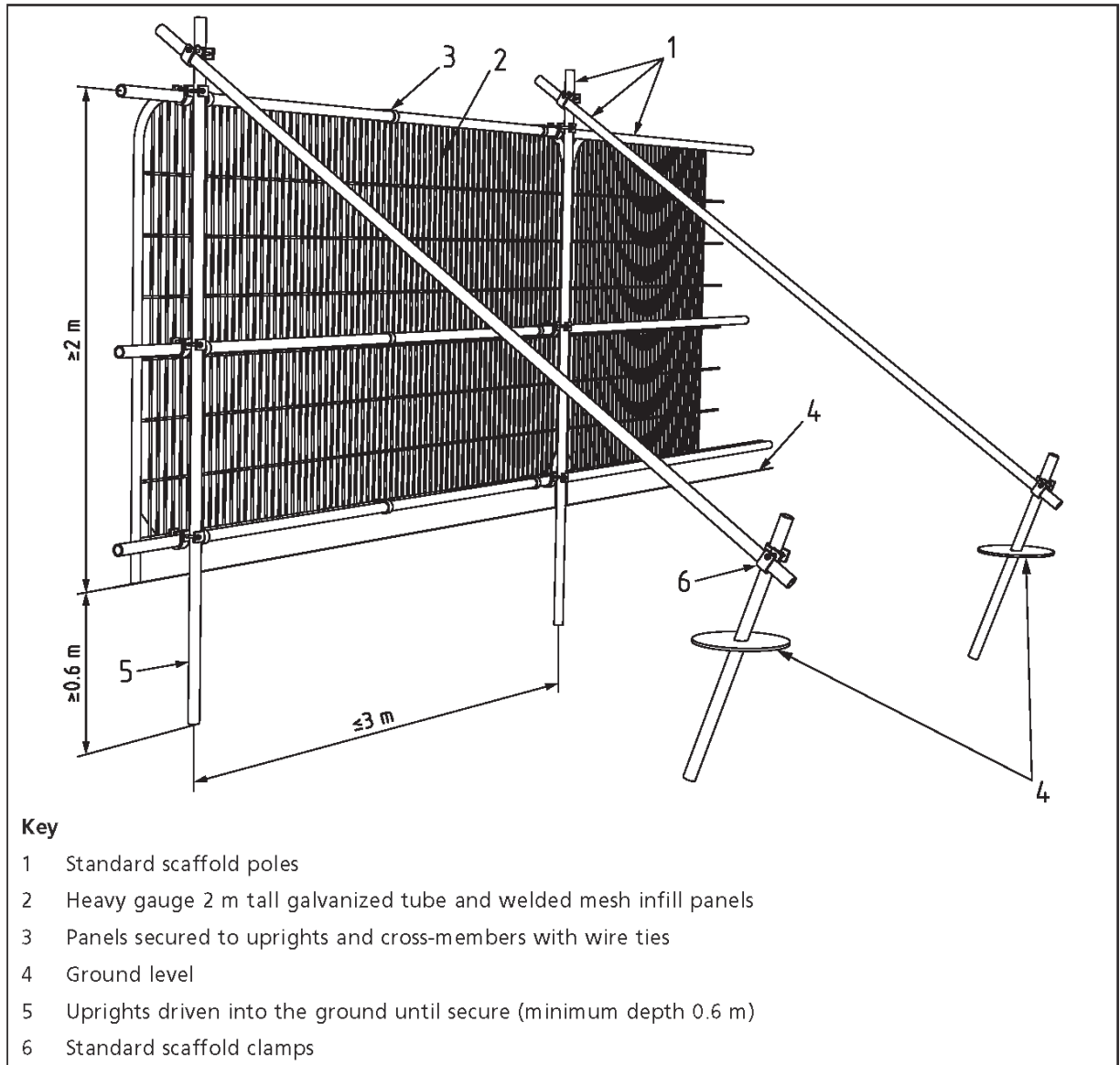
Tree / Group / Hedge Ref. No.	Botanical Name (Common Name)	Height (m)	Crown Clearance (m) & compass direction	Crown Spread (m)				Stem Diameter @ 1.5m (mm) (Where up to 5 stems present)	No. of Stems (6+)	Stem Diameter average (@1.5 m (mm) Five Stems or more)	Age Class: Y (Young), SM (Semi-Mature), EM (Early-Mature), M (Mature), LM (Late-mature), V (Veteran)	Physiological Condition: Good, Fair, Poor, Dead.	Structural Condition: Good, Fair, Poor.	Estimated Remaining Contribution: (<10, 10+, 20+, 40+)	B55837 Categorisation Grading	Comments	Preliminary management recommendations / further works	Root Protection Area Radius (m) - Capped to 15m	Root Protection Area (m²)
				North	East	South	West												
G15	Acer pseudoplatanus (Sycamore), Crataegus monogyna (Hawthorn), Fraxinus excelsior (Ash), Betula pendula (Silver Birch)	8	1	3	3	3	3	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18
G16	Acer pseudoplatanus (Sycamore), Crataegus monogyna (Hawthorn), Fraxinus excelsior (Ash), Betula pendula (Silver Birch)	8	1	3	3	3	3	150	1		EM	Fair	Fair	10+	C2	Average form, shape and condition. Forms part of an important screen.	None	1.8	10.18

APPENDIX T2 TREE CATEGORISATION TABLE (EXTRACT FROM BS5837:2012)








Table 1 Cascade chart for tree quality assessment

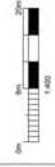
Category and definition	Criteria (including subcategories where appropriate)
Trees unsuitable for retention (see Note)	
Category U Those in such a condition that they cannot realistically be retained as living trees in the context of the current land use for longer than 10 years	<ul style="list-style-type: none"> 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 the health and/or safety of other trees nearby, or very low quality trees suppressing adjacent trees of better quality <p><i>NOTE Category U trees can have existing or potential conservation value which it might be desirable to preserve; see 4.5.7.</i></p>
<p>1 Mainly arboricultural qualities 2 Mainly landscape qualities 3 Mainly cultural values, including conservation</p>	
Trees to be considered for retention	
Category A Trees of high quality with an estimated remaining life expectancy of at least 40 years	Trees 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)
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
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
	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
	Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood-pasture)

APPENDIX T3 TREE PROTECTION FENCING (FIG 2 EXTRACT FROM BS5837:2012)



APPENDIX T4 DRAWINGS

- Legend:
-  Site boundary
 -  Tree canopy
 -  Tree to be removed
 -  Tree to be retained as proposed
 -  Category 17 trees
 -  Category 8 trees
 -  Category C1 trees
 -  Tree canopy and root protection area of previous survey work



Category	Count	Percentage
Category 17 trees	1	100%
Category 8 trees	0	0%
Category C1 trees	0	0%



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BICESTER HERITAGE

New Technical Site			
Bicester Heritage Centre			
Tree Constraints Plan			
Issue No:	23 JUL 2018	Issue No:	1000 (EAT)
Client:	BH	Project No:	AT
Drawn by:	BM	Checked by:	BM
Scale:	AS SHOWN	Author:	BM
Drawn on:	02 8143540201 - FINAL	Project:	TCPT



- Legend**
- Site boundary
 - Tree canopy
 - Category of trees to be removed
 - Root Protection Area
 - Category D Trees
 - Category B Trees
 - Category C Trees
 - Category C Tree Groupings
 - Tree preservation notice
 - Area of S106 to be retained to address constraints
 - Tree canopy and root protection area of previous survey work



BICESTER HERITAGE

**New Technical Site
Bicester Heritage Centre**

Tree Protection Plan

Issue No:	1	Issue Date:	23 Jul 2018
Client:	Bicester Heritage	Project No.:	1507/BA1
Author:	BA1	Scale:	A1
Check:	BA1	Drawn:	BA1
Scale:	BA1	Project Name:	Bicester Heritage
Client:	Bicester Heritage	Project No.:	1507/BA1
Issue No.:	1	Issue Date:	23 Jul 2018



APPENDIX T5 EARLIER ARBORICULTURAL IMPLICATIONS ASSESSMENT

INNOVATION ENVIRONMENTAL SERVICES, REF: D0807161029, 11TH
AUGUST 2016


Preliminary Arboricultural Impact Assessment

At

Bicester Airfield, Skimmingdish Lane, Bicester,
OX26 5HA

Ridge & Partners LLP



Address	Bicester Airfield, Skimmingdish Lane, Bicester, OX26 5HA		
Client	Ridge & Partners LLP	Client Ref	
ES Ref	D0807161029	Consultant	Jonnie Setterfield BSc (Hons)
Report Date	11 August 2016	Quality Checked	Karen Carr
Technical Arboriculture Approved John Graham PhD BSc			

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Report Caveats

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Specific - Trees

All tree inspections, unless specified, have been undertaken from ground level and using non-invasive techniques. Comments contained within the report on the condition and risk associated with any tree relate to the condition of the tree at the date and time of survey. Please note that the condition of trees is subject to change. This change may occur, but is not limited to biological and non-biological factors as well as mechanical/ physical changes to conditions in the proximity of the tree. Trees should be inspected at intervals relative to identified site risks and in accordance with relevant HSE and Central Government guidance. Environmental Services can provide further information on this matter if required.

Please note no statutory control checks have been undertaken (unless specified). Where tree surgery works have been identified these works are based on the assumption that planning is approved, no tree works should be undertaken prior to determination of this application without up to date confirmation of the Tree Preservation Order / Conservation Area Status of the vegetation. All works should be undertaken in accordance with the appropriate Duty of Care. This should include, for example, site specific risk assessments and due diligence inspections for the presence of protected species.

Any comment relating to 3rd party trees has been made without full access to the tree(s). Should these trees have any impact on the proposed development we would advise you to instruct us to contact the 3rd party and undertake further inspection work.

1.0 Introduction

- 1.1 Environmental Services have been appointed by Ridge & Partners LLP to provide advice on the arboricultural issues relating to the proposed development of the above site.
- 1.2 We undertook a Pre-Development Tree Condition Survey (see Appendix 1), on 14th July 2016. This survey assessed the condition of the tree resource, categorised the trees and provided the Root Protection Area (RPA) information according to the BS5837:2012 “Trees in relation to design, demolition and construction – Recommendations”.
- 1.3 Following preparation of our Tree Condition Survey we received a copy of the layout drawing showing the development proposal for the site.
- 1.4 Our detailed check with the Local Planning Authority has confirmed the following trees are subject to statutory protection:

	A	B	C	U
Tree Preservation Order	No TPO Present onsite	No TPO Present onsite	No TPO Present onsite	No TPO Present onsite
Conservation Area	All 'A' category trees	All 'B' category trees	All 'C' category trees	T5, T31, T41 & T52

- 1.5 In addition we note the site is located within RAF Bicester Conservation Area.
- 1.6 The tree numbers used in this report refer to the tree numbers used in our Tree Condition Survey.

2.0 Executive Summary

- 2.1 RAF Bicester was occupied by the military from 1916 and became part of the RAF in 1918 used as a Training Depot. By 1928 the airfield had been transformed into a state-of-the-art Bomber Station. Through the Second World War RAF Bicester progressively became a maintenance unit dealing with airplanes and motor transport.
- 2.2 Currently, there are two proposed sites under consideration as detailed in the appendix. The first site is located south of the Gliding Centre. It consists of grass land occasionally used by the Windrusher's Gliding Club. The second site is located to the north of the existing development and is similar in nature to the first site, containing short grass and existing tarmac surfaces used for access around the airfield. The sites are adjacent to the A4421, the road running along the western and southern boundary of the RAF Bicester site. The surrounding area consists of the airfield and existing buildings between the two sites and to the east. To the south is largely Greenfield and semi-detached residential properties. To the west is a mix of residential properties and a business park located on the other side of the A4421. The trees on the site surround each boundary with mature trees of high amenity value with younger trees located within the site amongst the existing buildings, most of low quality and landscape value.
- 2.3 The development proposal is currently in very early stages. Bicester Heritage has undertaken some initial master planning for future developments and has identified two projects which they would now like to progress with, these are set out below.
1. Independent Hotel: 350 Bed Hotel including gym, spa and conferencing facilities;
 2. Garages with Accommodation (GWA): 60 units which provide garages with associated accommodation.
- 2.4 A summary of the affected trees is detailed in the table below:

Impact	Reason	A	B	C	U
Trees to be removed	To facilitate the development or due to their condition (U cat)	Not known at present	Not known at present	Not known at present	T5, T31, T41 & T52
Trees with RPA encroachment	To facilitate construction	Not known at present	Not known at present	Not known at present	Nil

3.0 Scope of Tree Survey

- 3.1 To carry out a tree condition survey on the trees and hedgerows at and immediately adjacent to the site, identifying any hazard trees and making recommendations for those trees to be retained and low amenity value and hazard trees to be replaced.
- 3.2 To undertake the tree survey in accordance with the principles of BS5837: 2012 'Trees in relation to design, demolition and construction – Recommendations'.
- 3.3 To produce a tree constraints plan (TCP), showing the location of surveyed trees, their BS5837: 2012 categorisation, the theoretical Root Protection Areas (RPA).
- 3.4 To carry out an arboricultural impact assessment on the effect of the new development at the site identifying the construction exclusion zones (CEZ) shown on the tree protection plan (TPP). This will also show the locations for tree protective fencing, any temporary ground protection required and identify 'No-Dig' zones for RPAs shown outside of CEZs.
- 3.5 The purpose of this report is to comment on the arboricultural implication of the proposed development and to aid the preservation of trees to be retained at and adjacent to the site during the construction works by setting out the tree protection methods, construction techniques and working practices that are to be adopted on this site.
- 3.6 If the guidelines and principles outlined in this report are not adhered to, as with all development sites there is a risk that the construction activities will result in damage to and potentially the death of the retained trees. Damage to the trees will significantly increase the risk of their health declining and may increase the risk of their complete or partial failure.

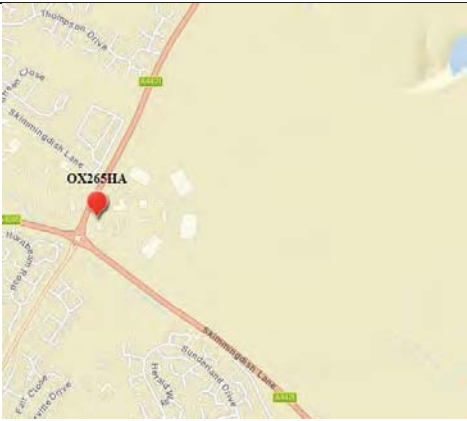

4.0 Terms of Reference

4.1 Reference Documents:

- BS5837:2012 'Trees in relation to design, demolition and construction – recommendations'
- BS3998:2010 'Tree work – recommendations'
- NJUG 4 – National Joint Utilities Group "Guidelines for the planning, installation and maintenance of utility apparatus in proximity to trees. Volume 4, issue 2. London: NJUG 2007"
- Information from the Cherwell District & South Northants Councils plan and website
- BGS Open Source Soil Data <http://www.bgs.ac.uk/nercsoilportal/maps.html>

5.0 Description of Site and Proposed Works

- 5.1 The site consists of 348 acres of a historic 1920s RAF bomber stations. There are multiple redbrick buildings, hangars, tree-lined avenues and airfield to provide an authentic period setting.
- 5.2 The immediate and distant landscape character is that of a semi –rural setting with a wide open airfield into a rural vista with a tree lined boundary to the South and West protecting against the A4421 road.
- 5.3 The topography of the site is generally level, and historically landscaped with no adverse topographical features.

Site Location (OS)	Site Location (BGS Soil)
	
<p>Summary</p> <p>Cornbrash Formation - Limestone. Sedimentary Bedrock formed approximately 161 to 168 million years ago in the Jurassic Period. Local environment previously dominated by shallow carbonate seas. (soil) Information from BGS online.</p>	

- 5.4 The underlying site soil has been identified as limestone. This decreases the risk of damage to the trees by way of site compaction as this soil type is less prone to compaction. Trees in this soil type generally explore a greater depth of soil horizons.
- 5.5 All comments regarding soils should be verified with onsite geotechnical investigations and laboratory testing with foundation depth and design undertaken by a structural engineer in accordance with the requirements of NHBC Chapter 4.2.

6.0 The Trees

6.1 There were 70 Individual trees, 8 groups and 1 woodland area surveyed onsite or immediately adjacent to the site boundary.

6.2 By BS5837:2012 categorisation individually there were; 1 'A' category trees, 26 'B' category trees and 39 'C' category trees. By group and Woodland Area there were 8 'C' category groups and 1 'C' category Woodland. In total there were 4 'U' category individual trees which were identified as in poor condition or dead/in-decline with less than ten years useful life expectancy. These should be felled and replaced regardless of any impact of the development proposal.

6.3 The trees can be summarized as follows:

BS 5837 Cat	A	B	C	U
Specific Trees	T50	T14, T15, T20, T27, T28, T32, T42, T43, T44, T46, T47, T49, T51, T55, T56, T57, T58, T59, T60, T61, T63, T64, T65, T67, T68 & T69	W1, TG1, TG2, TG3, TG4, TG5, TG6, TG7, TG8, T1, T2, T3, T4, T6, T7, T8, T9, T10, T11, T12, T13, T16, T17, T18, T19, T21, T22, T23, T24, T25, T26, T29, T30, T33, T34, T35, T36, T37, T38, T39, T40, T45, T48, T53, T54, T62, T66 & T70	T5, T31, T41 & T52
Total Number	1	26	39 Individual Trees 1 Woodland & 8 Tree Groups	4

6.4 The trees locations vary throughout the site however all trees contribute to the internal treescape within the immediate and distant landscape setting.

7.0 Arboricultural Impact Assessment

7.1 Tree Removals

7.1 The 4 Individual trees to be removed, by BS5837:2012 category, are:
U - T5, T31, T41 & T52

The 1 tree group to be removed, by BS5837:2012 category, is:
C - TG8

This is due to poor specimen trees of low quality and value.

7.1.1 The exact number of trees constraining the proposed is unknown to date, once the location of the proposed has been decided exact numbers of constrained trees will be identified.

7.1.2 Every effort will be made to reduce the removal of trees from the site. However, to mitigate the tree loss proposed, the Local Planning Authority is invited to secure a detailed Landscaping Proposal by way of Planning Condition.

7.2 Root Protection Area (RPA) Incursions

7.2.1 At current the following incursions into the RPA's of trees to be retained is not known.

7.3 Foundations

7.3.1 It is not known at current if the foundations of the proposal will encroach into the RPA of retained trees.

7.4 Services

7.4.1 The route of any services needs to be carefully considered so as to avoid unnecessary encroachment into retained trees RPA's.

7.4.2 These should, where possible, not encroach within the RPAs of retained trees, and currently the precise location of new excavations for services is not known. Where excavations slightly encroach into adjacent tree RPA's their excavation should only be considered when supervised by the consultant arboriculturist from Environmental Services and may need to be undertaken using an 'Airsfade'/hand tool combination.

7.5 Ground Levels

7.5.1 It is currently not known if changes to existing ground levels are proposed within the RPA's of retained trees.

7.6 Shading

7.6.1 No shading issues have been identified with the preliminary proposal at this stage on the basis of the orientation of the tree resource relative to the proposed areas.

7.7 Site Supervision/ Monitoring

7.7.1 Most damage to trees on developments sites is caused inadvertently and to ensure continued protection during development a system of site monitoring is proposed.

7.7.2 Basic checks will ensure that protective fencing remains intact. Any unforeseen issues can also be identified and discussed before damage to the tree(s) occurs.

7.7.3 The Local Planning Authority is invited to secure the following schedule by way of Planning Condition. To be effective the Local Planning Authority must provide us with a copy of the formal Decision Notice to ensure we can then contact and follow up the proposed monitoring. A copy of the Decision Notice should be emailed to planning@innovation-environmental.co.uk . The number of proposed visits is driven by the scale of the proposal

7.7.4 A more detailed explanation of what will be assessed during the proposed monitoring visits is contained in Appendix 5.

Visit	Date	Status
Pre-commencement Inspections Attend site to inspect type and location of tree protection and any temporary ground protection prior to development commencing and discuss any issues associated with demolition/ enabling works	TBC	Incomplete
Site Inspection Attend site to confirm fencing remains in place and supervise etc.	TBC	Incomplete
Site Inspection Attend site to confirm fencing remains in place and supervise etc.	TBC	Incomplete
Site Inspection Attend site to confirm fencing remains in place and supervise etc.	TBC	Incomplete
Site Inspection Final site visit to confirm that no damage has been done to retained trees/ identify any remedial actions in the event damage has occurred. Assess any required tree surgery following construction	TBC	Incomplete

8.0 Recommendations

- 8.1 The preliminary tree works recommended are included in the tree tables contained within this report within the tree works schedule at Appendix 5.
- 8.2 That during the construction build phase, following current consultation with the arboriculturist, adequate provision is made for the protection of existing trees on site and the areas to be planted with new trees and shrubs.
- 8.3 That by liaison with the council tree officer, formal agreement should be sought regarding the tree pruning required and tree protection methods employed to protect retained trees. These will be via the production of a site specific method statement (SSMS) and will include:
- Tree protective fencing as shown on the tree protective plan
 - No ground excavations within tree RPAs, unless approved by the tree officer
 - Any anti-compaction measures taken
 - The specific location of services trenches where possible to avoid excavations within RPAs, or if necessary to be undertaken by hand dig only
 - Specific methods for construction of site access routes and new drainage ditches close to or within retained trees RPAs
- 8.4 Pre-commencement site meetings should be arranged to discuss the recommendations in this and subsequent reports and method statements. Copies of all relevant arboricultural reports should be available on site.
- 8.5 The SSMS should be developed further with the contractor through the development process to include comments made by them and the client and design team as well as council officers. A copy of the tree report, including the site specific method statements and tree protection plan is kept on site at all times.
- 8.6 That details of site inspection / supervision visits by the consultant arboriculturist are recorded and sent to the council tree officer with copies retained by the site manager.

9.0 Conclusions

- 9.1 The site is located within a semi-rural landscape setting, there are many significant amenity value trees on site. Most of which are 'B' category standard trees. The dominant individual tree species on this site is Sycamore, Beech, Whitebeam and Hornbeam as the other standard trees present. All of these trees are protected within the conservation area of RAF Bicester. Most of the trees are in need of some basic crown pruning works due to their lack of recent management.
- 9.2 It is currently not known the exact number of trees in direct conflict with the proposed. However four trees are 'U' category and should be felled regardless of the constraining development. One 'C' category group has been recommended for removal due to poor form and low quality specimen trees.
- 9.3 Tree protection measures, once the proposed has been set may include the use of cellular confinement sub-base systems, and the installation of tree protective fencing and temporary ground protection will adequately protect the other retained trees RPAs if accompanied by detailed methods and supervision by a consultant arboriculturist.
- 9.4 Sufficient development room will be available after protection measures are instigated as described within this report. Excavations within retained tree RPAs for construction operations such as; service trenches; changes in levels, foundations excavations and removal of existing hard surfacing will be avoided where possible.
- 9.5 The development of the site will bring an opportunity for best practice tree management of the remaining trees and group areas on the site and an opportunity for further native tree and hedgerow planting. All tree works, translocation and landscape replacement tree planting will require agreement with the council officers.



Jonnie Setterfield. BSc (Hons)
Consultant Arboriculturist
11th August 2016

10.0 Appendices

Appendix 1 Key to Survey Sheets

Appendix 2 Tree Survey Sheets

Appendix 3 Tree Constraints Plan

Appendix 4 Tree Protection Plan

Appendix 5 Tree Works Schedule

Appendix 6 Site Inspection & Monitoring Schedule

Appendix 7 BS5837:2012 Tree Constraints & Protection Methods

Appendix 8 Tree Protection Fencing Specification

Appendix 9 Temporary Ground Protection Specification

Appendix 10 Photographs

Appendix 1 – Key to Tree Survey Sheets

Key

BS 5837 Cat	Description
A	Those of high quality and value: in such a condition as to be able to make a substantial contribution (> 40 years)
B	Those trees of moderate quality and value: those in such a condition as to make a significant contribution (> 20 years)
C	Those trees of low quality and value: currently in adequate condition to remain until new planting could be established (> 10 years)
U	Those in such a condition that any existing value would be lost within 10 years and which should, in the current context, be removed regardless of development

Note: Sub categories are denoted in the tree survey data (A1, B1, C2 etc.). You are referred to the BS for further detail if required.

Tree No.	T (tree), G (group), H (hedge), W (woodland) + Ref No.
Species	Common Name
Ht (m)	Measured height in metres
DBH (m)	Diameter at 1.5m above ground level
Branch Spread	In m to cardinal points
Cr Ht Clearance (m)	Overall height of lowest branches from the ground level on side of proposed development
Life Stage	Young, Semi-Mature, Early-Mature, Mature, Over-Mature
General Observations	Observations on the condition of the tree(s)
Tree Work Specification	Proposed tree works in accordance with BS3998
BS Cat	See above
Life Exp	Estimated remaining contribution in years.
RPA Radius(m)	Radius of the trees Root Protection Area measured from the trunk to the edge of the RPA circle in metres
RPA (m2)	Overall Root Protection Area in m2
*	Indicates where tree data may have been estimated as tree was offsite/restricted access/dense vegetation hindering full inspection

Appendix 2 – Tree Survey Sheets

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
W1	Mixed Species woodland mainly comprising of Ash, Elm, Acer sp and Prunus sp with other understory species.	0.25	M/s	12	2	2	2	2	C2	Early-Mature	10_19	1	Woodland boundary trees. between airfield and highway. No significant recent crown management. Dutch elm disease present. 3rd party offsite trees, unable to fully inspect. Offsite boundary trees with overhanging branches.	No Works.	20
TG1	Ash, Elm, Elder and Hawthorn.	0.2	M/s	6	3	3	3	3	C2	Early-Mature	10_19	0.5	Poor form, shape and condition. Unable to inspect due to restricted access. Offsite boundary tree with overhanging branches. Hedgerow standard tree. Self-set, pioneer tree. Dead Elms	Cut back to boundary line, and remove all dead elm trees.	13
TG2	Ash, Sycamore, Elm, Elder and Hawthorn.	0.2	M/s	6	3	3	3	3	C2	Early-Mature	10_19	0.5	Poor form, shape and condition. Unable to inspect due to restricted access. Offsite boundary tree with overhanging branches. Hedgerow standard tree. Self-set, pioneer tree. Dead Elms	Cut back to boundary line, and remove all dead elm trees.	13
TG3	Hawthorn, Elder, Elm and Prunus sp	0.22	M/s	6	2	2	2	2	C2	Early-Mature	10_19	1	Poor form, shape and condition. Offsite boundary tree with overhanging branches. Dead Elms	Remove all dead elms	15
TG4	Hawthorn, Elder, Elm, Ash and Prunus sp	0.22	M/s	6	2	2	2	2	C2	Early-Mature	10_19	1	Poor form, shape and condition. Hedgerow standard tree. Mixed hedge - managed / unmanaged. No significant recent crown management. Tree located near to highway, boundary trees.	Remove all dead elms	23

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
TG6	Apple, Hawthorn, Elder, Prunus	0.25	M/s	6	2	2	2	2	C2	Early-Mature	10_19	0.5	Poor form (Asymmetric canopy), shape and condition. Unable to inspect due to restricted access. No significant recent crown management. Self-set, pioneer tree. Mixed hedge - managed / unmanaged. Hedgerow standard trees.	No Works.	20
TG7	Hawthorn, Cherry, Field maple, Birch, Alder and Acer sp	0.18	1	6	2	2	2	2	C1	Early-Mature	10_19	2	Average form, shape and condition. Young newly established tree. 3rd party offsite tree, unable to fully inspect. Highway boundary trees.	No Works.	15
TG8	Sycamore. Elm. Elder.	0.25	M/s	8	3	3	3	3	C2	Early-Mature	10_19	1	Poor form, shape and condition. Self-set, pioneer tree. Young newly established tree. Dead elms	Fell to ground level.	20
T1	Walnut.	0.35	M/s	7.5	3	3	3	3	C2	Early-Mature	10_19	2	Average form, shape and condition. Co-dominant tree with included unions. Multiple pruning wounds on main stem.	No Works.	38
T2	Norway Maple.	0.28	M/s	8.5	2	3	2	3	C2	Early-Mature	10_19	1	Poor form (Asymmetric canopy), shape and condition. Unable to inspect due to restricted access. Offsite boundary tree with overhanging branches. 3rd party offsite tree, unable to fully inspect.	No Works.	25
T3	Sycamore	0.26	M/s	8.5	2	3	2	3	C2	Early-Mature	10_19	1	Poor form (Asymmetric canopy), shape and condition. Unable to inspect due to restricted access. Offsite boundary tree with overhanging branches. 3rd party offsite tree, unable to fully inspect.	No Works.	21

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T4	Ash.	0.3	1	8	3	3	3	3	C2	Early-Mature	10_19	2	Poor form, shape and condition. Unable to inspect due to restricted access. Offsite boundary tree with overhanging branches. Hedgerow standard tree.	No Works.	41
T5	Elm.	0.18	M/s	6	2	3	2	3	U	Early-Mature	<10	1	Poor form (Asymmetric canopy), shape and condition. Dutch elm disease	Fell to ground level.	10
T6	Norway Maple	0.26	M/s	8.5	2	3	2	3	C2	Early-Mature	10_19	1	Poor form (Asymmetric canopy), shape and condition. Unable to inspect due to restricted access. Offsite boundary tree with overhanging branches. 3rd party offsite tree, unable to fully inspect.	No Works.	21
T7	Field Maple.	0.14	1	6.5	2	1.5	2	3	C2	Early-Mature	10_19	2	Poor form (Asymmetric canopy), shape and condition. No significant recent crown management. 3rd party offsite tree, unable to fully inspect.	No Works.	9
T8	Norway Maple	0.38	M/s	8.5	4	3	4	3	C2	Early-Mature	10_19	1	Poor form (Asymmetric canopy), shape and condition. Unable to inspect due to restricted access. Offsite boundary tree with overhanging branches. 3rd party offsite tree, unable to fully inspect.	No Works.	45
T9	Ash.	0.24	M/s	8.5	2	3	2	3	C2	Early-Mature	10_19	1	Poor form (Asymmetric canopy), shape and condition. Unable to inspect due to restricted access. Offsite boundary tree with overhanging branches. 3rd party offsite tree, unable to fully inspect.	No Works.	18

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T10	Cherry.	0.09	M/s	5	2	2	2	2	C1	Early-Mature	10_19	2	Average form, shape and condition. No significant recent crown management. Co-dominant tree with included unions. Young newly established tree. Tree located on driving course potential soil compaction.	No Works.	3
T11	Hawthorn.	0.08	M/s	3	1.5	1.5	1.5	1.5	C1	Semi-Mature	10_19	1	Average form, shape and condition. Co-dominant tree with included unions. Potential compaction due to driving course.	No Works.	2
T12	Hornbeam	0.74	2	17.4	4	4	4	4	C1	Mature	10_19	2	Average form, shape and condition. No significant recent crown management. Co-dominant tree with major stem included union. Damaged bark with sound wood exposed. Multiple pruning wounds on main stem with minor decay.	Cut branches back from fence by 2m	172
T13	Hornbeam	0.49	2	12.7	4	4	4	4	C1	Mature	10_19	2	Average form, shape and condition. No significant recent crown management. Co-dominant tree with included union. Multiple pruning wounds on main stem with minor decay.	Cut branches back from fence by 2m	75
T14	Sycamore.	0.36	1	14	3	3	2	3	B2	Mature	20_39	3.5	Average form, shape and condition. Subject to crown management - Lifted. Soil compacted within rooting zone vehicle tracks.	No Works.	59
T15	Norway Maple.	0.4	1	14	3	3	2	3	B2	Mature	20_39	3.5	Average form, shape and condition. Subject to crown management - Lifted. Soil compacted within rooting zone vehicle tracks. Root girdling base of stem.	No Works.	72

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T16	Sycamore.	0.47	1	16	4	2	4	3	C2	Mature	20_39	3.5	Average form, shape and condition. Subject to crown management - Lifted. Soil compacted within rooting zone vehicle tracks. Multiple Pruning wounds on main stem.	No Works.	100
T17	Hornbeam	0.41	2	12.7	4	2	2	4	C1	Mature	10_19	2.5	. No significant recent crown management. Co-dominant tree with included union. Multiple pruning wounds on main stem with minor decay. Poor form (Asymmetric canopy), shape and condition. Soil heavily compacted within rooting zone.	Cut branches back from fence by 2m	53
T18	Hornbeam	0.46	2	14.5	3	2	4	4	C1	Mature	10_19	2.5	No significant recent crown management. Co-dominant tree with included union. Multiple pruning wounds on main stem with minor decay. Poor form (Asymmetric canopy), shape and condition. Soil heavily compacted within rooting zone.	Cut branches back from fence by 2m	66
T19	Hornbeam	0.49	2	12.7	4	2	2	4	C1	Mature	10_19	2.5	. No significant recent crown management. Co-dominant tree with included union. Multiple pruning wounds on main stem with minor decay. Poor form (Asymmetric canopy), shape and condition. Soil heavily compacted within rooting zone.	Cut branches back from fence by 2m	75
T20	Western Red Cedar.	0.6	1	16.7	3	3	3	3	B1	Mature	20_39	1.7	Good form, shape and condition. No significant recent crown management.	No Works.	163

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T21	Sycamore.	0.81	1	18.4	4	3	4	4	C2	Mature	10_19	3	Poor form (Asymmetric canopy), shape and condition. No significant recent crown management. Ivy clad crown and stem unable to fully inspect.	Cut back from fence by 2m Sever ivy at 2m from ground level and remove section.	297
T22	Norway Maple.	0.81	1	17.8	6	3	5	5	C2	Mature	10_19	5	Poor form (Asymmetric canopy), shape and condition. No significant recent crown management. Ivy clad crown and stem unable to fully inspect. Dense crown, major crown deadwood.	Sever ivy at 2m from ground level and remove section. Remove dead wood >5cm diameter throughout the crown / overhanging site.	297
T23	Hawthorn.	0.19	M/s	4.3	2	2	2	2	C2	Mature	20_39	0.5	Average form, shape and condition. No significant recent crown management.	No Works.	11
T24	Goat Willow.	0.38	M/s	6.7	3	3	3	3	C2	Early-Mature	10_19	0	Poor form, shape and condition. No significant recent crown management. Co-dominant tree with included unions. Hedgerow standard tree. Unable to inspect due to restricted access.	Remove basal vegetation and re-inspect root crown.	45
T25	Goat Willow.	0.37	M/s	6.9	3	3	3	3	C2	Early-Mature	10_19	0	Poor form, shape and condition. No significant recent crown management. Co-dominant tree with included unions. Hedgerow standard tree. Unable to inspect due to restricted access.	Remove basal vegetation and re-inspect root crown.	43
T26	Sycamore.	0.14	2	5	1.5	1.5	1.5	1.5	C2	Early-Mature	10_19	0	Poor form (Asymmetric canopy), shape and condition. Unable to inspect due to restricted access. Ivy clad crown and stem unable to fully inspect.	Sever ivy at 2m from ground level and remove section.	6

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T27	Hornbeam.	0.57	1	14.8	4	4	4	4	B1	Mature	20_39	3	Average form, shape and condition. No significant recent crown management. Co-dominant tree with included unions.	No Works.	147
T28	Lime.	0.69	1	17.2	4	4	4	4	B1	Mature	20_39	3.5	Average form, shape and condition. No significant recent crown management. Ivy clad crown and stem unable to fully inspect.	Sever ivy at 2m from ground level and remove section.	215
T29	Rowan.	0.27	M/s	5.3	3	2	2	2	C1	Early-Mature	10_19	2	Poor form (Asymmetric canopy), shape and condition. No significant recent crown management. Multiple stemmed tree - with basal included unions. Sparse crown showing signs of stress with crown retrenchment.	No Works.	23
T30	Rowan.	0.31	1	4	2	2	2	2	C1	Early-Mature	10_19	2	Average form, shape and condition. No significant recent crown management. Sparse crown showing signs of stress with crown retrenchment. Tree located on bomb shelter	Tag 1424	43
T31	Silver Birch.	0.38	1	8	2	2	2	1	U	Early-Mature	<10	3	Poor form (Asymmetric canopy), shape and condition. Sparse crown showing signs of stress with crown retrenchment. Cavity between buttress roots with early/moderate decay.	Fell to ground level.	65
T32	Sycamore.	0.7	1	18.2	5	5	5	5	B2	Mature	20_39	2	Average form, shape and condition. Dense crown, moderate/major crown deadwood. No significant recent crown management.	Remove dead wood >5cm diameter throughout the crown/overhanging site.	222

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T33	Sycamore.	0.65	2	16.5	4	4	4	4	C2	Mature	10_19	2	Poor form, shape and condition. Unable to inspect due to restricted access. Ivy clad crown and stem unable to fully inspect. Co-dominant tree with included unions. Dense crown, moderate/major crown deadwood.	Sever ivy at 2m from ground level and remove section. Remove basal vegetation and re-inspect root crown.	133
T34	Sycamore.	0.25	2	12	4	3	2	3	C2	Mature	10_19	2	Poor form, shape and condition. Unable to inspect due to restricted access. Ivy clad crown and stem unable to fully inspect. Co-dominant tree with included unions. Dense crown, moderate/major crown deadwood.	Sever ivy at 2m from ground level and remove section. Remove basal vegetation and re-inspect root crown.	20
T35	Sycamore.	0.25	2	12	4	3	2	3	C2	Mature	10_19	2	Poor form, shape and condition. Unable to inspect due to restricted access. Ivy clad crown and stem unable to fully inspect. Co-dominant tree with included unions. Dense crown, moderate/major crown deadwood.	Sever ivy at 2m from ground level and remove section. Remove basal vegetation and re-inspect root crown.	20
T36	Whitebeam.	0.53	1	9.7	3	3	3	2	C2	Mature	10_19	4	Average form, shape and condition. No significant recent crown management. Central leader lost in past stag-headed crown, naturally reducing. Fiber buckling on stem at 6m. Decay cavity at base of stem major decay.	Climbing inspection to measure the extent of branch decay.	127
T37	Sycamore.	0.4	1	11	3	2	2	3	C2	Mature	10_19	5	Poor form (Asymmetric canopy), shape and condition. No significant recent crown management. Dense crown, low/moderate crown deadwood.	Remove dead wood >5cm diameter throughout the crown / overhanging site.	72
T38	Whitebeam.	0.45	1	9	3	2	3	2	C1	Mature	10_19	3	Average form, shape and condition. No significant recent crown management. Wounding to buttress roots - Mower/Strimmer damage.	No Works.	92

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T39	Whitebeam.	0.41	1	9	3	2	3	2	C1	Mature	10_19	3	Average form, shape and condition. No significant recent crown management. Wounding to buttress roots - Mower/Strimmer damage.	No Works.	76
T40	Sycamore.	0.39	1	11	3	2	2	3	C2	Mature	10_19	2.5	Poor form (Asymmetric canopy), shape and condition. No significant recent crown management.	No Works.	69
T41	Sycamore.	0.71	1	18	6	5	5	4	U	Mature	<10	5	Poor form (Asymmetric canopy), shape and condition. Dense crown, moderate/major crown deadwood. Sparse crown showing signs of stress with crown retrenchment. Cavity between buttress roots with moderate/major decay. Decay cavity on main stem.	Fell to ground level.	228
T42	Whitebeam.	0.55	1	11	3	3	3	3	B1	Mature	10_19	3	Average form, shape and condition. No significant recent crown management.	No Works.	137
T43	Sycamore.	0.45	1	11	3	3	3	3	B1	Mature	10_19	6	Average form, shape and condition. No significant recent crown management. Dense crown, moderate/major crown deadwood.	Remove dead wood >5cm diameter throughout the crown / overhanging site.	92
T44	Whitebeam.	0.64	1	12.4	4	3	4	3	B1	Mature	20_39	4	Average form, shape and condition. No significant recent crown management. Decay branches on central stems with moderate/major decay.	Climbing inspection to measure the extent of decay	185

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T45	Sycamore.	0.44	1	11	3	2	3	2	C1	Mature	10_19	2	Average form, shape and condition. No significant recent crown management. Dense crown, moderate/major crown deadwood. Multiple pruning wounds on main stem with moderate decay cavities.	Remove dead wood >5cm diameter throughout the crown / overhanging site.	88
T46	Whitebeam.	0.64	1	12.4	4	3	4	3	B1	Mature	20_39	4	Average form, shape and condition. No significant recent crown management. Decay branches on central stems with moderate/major decay.	Climbing inspection to measure the extent of decay	185
T47	Whitebeam.	0.61	1	12.4	4	3	4	3	B1	Mature	20_39	4	Average form, shape and condition. No significant recent crown management. Decay branches on central stems with moderate/major decay.	Climbing inspection to measure the extent of decay	168
T48	Sycamore.	0.5	1	13.4	4	3	4	4	C2	Mature	10_19	6	Average form, shape and condition. No significant recent crown management. Twin stemmed tree at 2m with moderate included union. Tree located on bomb shelter bank.	No Works.	113
T49	Whitebeam.	0.62	1	12	3	2	3	3	B1	Early-Mature	20_39	2	Average form, shape and condition. Tree located on bomb shelter, multiple pruning wounds.	No Works.	174
T50	Laburnum.	100	M/s	9	3	3	2	3	A3	Veteran	20_39	2	Subject to crown management - Lified Thinned. Lapse multiple stemmed coppice stool - with included unions. Dense crown, low/moderate crown deadwood. Co-dominant tree with included unions.	No Works.	707

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T51	Whitebeam.	0.62	1	12.4	4	3	4	3	B1	Mature	20_39	4	Average form, shape and condition. No significant recent crown management. Decay branches on central stems with moderate/major decay.	Climbing inspection to measure the extent of decay	174
T52	Whitebeam.	0.49	1	8	2	2	2	2	U	Mature	<10	3	Sparse crown showing signs of stress with crown retrenchment. Tree colonised by fungi thought to be <i>Innotus</i> sp.	Fell to ground level.	109
T53	Laburnum.	0.45	1	9	2	2	2	2	C2	Early-Mature	10_19	2.4	Average form, shape and condition. No significant recent crown management. Multiple pruning wounds and stem cracking on main stem. Decay pocket at 1.6m in height.	No Works.	92
T54	Laburnum.	0.51	1	8	2	2	2	2	C2	Early-Mature	10_19	2.4	Average form, shape and condition. No significant recent crown management. Multiple pruning wounds and stem cracking on main stem. Dense crown, low/moderate crown deadwood.	Remove dead wood >5cm diameter throughout the crown / overhanging site.	118
T55	Norway Maple.	0.78	1	18.6	5	5	5	5	B2	Mature	20_39	3	Good form, shape and condition. No significant recent crown management. Helical trunk wound with Blunt nosed/Knife edged reaction wood. Dense crown, lower crown deadwood.	No Works.	275
T56	Sycamore.	0.84	1	18	3	3	5	5	B2	Mature	20_39	2.4	Average form, shape and condition. No significant recent crown management. Twin stemmed tree at 2.4m with moderate included union.	No Works.	319

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T57	Beech	0.71	1	18	3	3	5	5	B2	Mature	20_39	2.4	Average form, shape and condition. No significant recent crown management. Twin stemmed tree at 2.4m with moderate included union. Possibly ustulina at base.	Insert flexible restraint system between co-dominant stems. Re-inspect in 6months to confirm if ustulina.	228
T58	Beech	0.57	1	18	3	3	5	5	B2	Mature	20_39	2.4	Average form, shape and condition. No significant recent crown management. Multiple stemmed tree at 3.2m with moderate included union. Natural grafting in crown.	Insert flexible restraint system between co-dominant stems.	147
T59	Beech.	0.46	1	19.8	4	4	4	4	B2	Mature	20_39	0	Good form, shape and condition. No significant recent crown management.	No Works.	96
T60	Beech	0.8	1	22	5	5	5	5	B2	Mature	20_39	2.4	Average form, shape and condition. No significant recent crown management. Twin stemmed tree at 6.4m with moderate included union. Dense crown, moderate/major crown deadwood.	Insert flexible restraint system between co-dominant stems. Remove dead wood >5cm diameter throughout the crown / overhanging site.	290
T61	Beech	0.69	2	18	3	3	5	5	B2	Mature	20_39	3.2	Average form, shape and condition. No significant recent crown management. Twin stemmed tree at 1.1m with moderate included union.	Insert flexible restraint system between co-dominant stems.	150
T62	Sycamore.	0.49	1	18	1	1	4	3	C2	Mature	10_19	3	Poor form (Asymmetric canopy), shape and condition. No significant recent crown management.	No Works.	109

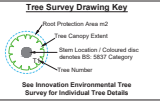
Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T63	Sycamore.	0.98	1	21	6	6	5	5	B2	Mature	20_39	2	Average form, shape and condition. No significant recent crown management. Twin stemmed tree at 1.6m with moderate included union. Dense crown, moderate/major crown deadwood.	Remove dead wood >5cm diameter throughout the crown/overhanging site.	434
T64	Sycamore.	0.56	1	15.8	5	5	5	5	B2	Mature	20_39	2.4	Average form, shape and condition. No significant recent crown management.	No Works.	142
T65	Sycamore.	0.68	M/s	18	5	5	5	5	B2	Mature	20_39	3.5	Average form, shape and condition. No significant recent crown management. Dense crown, moderate/major crown deadwood.	Remove dead wood >5cm diameter throughout the crown/overhanging site.	145
T66	Silver Birch.	0.54	1	11	3.5	3.5	3.5	3.5	C2	Mature	10_19	0	Average form, shape and condition. Ivy clad crown and stem unable to fully inspect.	Sever ivy at 2m from ground level and remove section.	132
T67	Sycamore.	0.96	M/s	19	5	5	5	5	B2	Mature	20_39	3.5	Average form, shape and condition. No significant recent crown management. Dense crown, moderate/major crown deadwood. Ivy clad crown and stem unable to fully inspect.	Remove dead wood >5cm diameter throughout the crown/overhanging site. Sever ivy at 2m from ground level and remove section.	290
T68	Norway Maple.	0.55	1	16.8	5	5	5	4	B2	Mature	20_39	3	Average form, shape and condition. Dense crown, low/moderate crown deadwood. No significant recent crown management.	Remove dead wood >5cm diameter throughout the crown/overhanging site.	137

Tree No.	Species	DBH	No of Stems	Ht (m)	N	E	S	W	BS Cat	Age Class	Life Expect	Cr Ht (m)	Observation	Recommendations	RPA (m ²)
T69	Whitebeam.	0.5	1	12.4	4	3	4	3	B1	Mature	20_39	4	Average form, shape and condition. No significant recent crown management. Decay branches on central stems with moderate/major decay.	Climbing inspection to measure the extent of decay	113
T70	Laburnum.	0.38	1	6	2	2	2	2	C2	Early-Mature	10_19	2.4	Average form, shape and condition. No significant recent crown management. Multiple pruning wounds and stem cracking on main stem. Decay pocket at 1.6m in height.	No Works.	65

Appendix 3 – Tree Constraints Plan

Tree No	Species	DBH(m)	No of Stems	Ht (m)	BS Cat
T1	Walnut	0.35	Mis	7.5	C2
T2	Norway Maple	0.28	Mis	8.5	C2
T3	Sycamore	0.26	Mis	6.5	C2
T4	Ash	0.3	1	8	C2
T5	Norway Elm	0.18	Mis	6	U
T6	Norway Maple	0.25	Mis	8.5	C2
T7	Field Maple	0.14	1	6.5	C2
T8	Norway Maple	0.38	Mis	8.5	C2
T9	Ash	0.24	Mis	6.5	C2
T10	Cherry	0.09	Mis	5	C1
T11	Hawthorn	0.09	Mis	3	C1
T12	Hornbeam	0.74	2	17.4	C1
T13	Hornbeam	0.49	2	12.7	C1
T14	Sycamore	0.36	1	14	B2
T15	Norway Maple	0.4	1	14	B2
T16	Sycamore	0.47	1	16	C2
T17	Hornbeam	0.41	2	12.7	C1
T18	Hornbeam	0.46	2	14.5	C1
T19	Hornbeam	0.49	2	12.7	B1
T20	Western Red Cedar	0.6	1	16.7	B1
T21	Norway Maple	0.81	1	18.4	C2
T22	Hawthorn	0.19	Mis	4.3	C2
T23	Sycamore	0.38	Mis	6.7	C2
T24	Goat Willow	0.37	Mis	6.9	C2
T25	Sycamore	0.14	2	5	C2
T26	Hornbeam	0.57	1	14.8	B1
T27	Lime	0.69	1	17.2	B1
T28	Rowan	0.27	Mis	5.3	C1
T29	Rowan	0.31	1	4	C1
T30	Silver Birch	0.38	1	8	U
T31	Sycamore	0.17	Mis	18.2	B2
T32	Sycamore	0.65	2	16.5	C2
T33	Sycamore	0.25	2	12	C2
T34	Sycamore	0.25	2	12	C2
T35	Sycamore	0.11	1	18	U
T36	Whitebeam	0.53	1	9.7	C2
T37	Sycamore	0.4	1	11	C2
T38	Whitebeam	0.45	1	9	C1
T39	Whitebeam	0.41	1	9	C1
T40	Sycamore	0.39	1	11	C2
T41	Sycamore	0.71	1	18	U
T42	Whitebeam	0.55	1	11	B1
T43	Sycamore	0.45	1	11	B1
T44	Whitebeam	0.64	1	12.4	B1
T45	Sycamore	0.44	1	11	C1
T46	Whitebeam	0.64	1	12.4	B1
T47	Whitebeam	0.61	1	12.4	B1
T48	Sycamore	0.5	1	13.4	C2
T49	Whitebeam	0.62	1	12	B1
T50	Laburnum	0.11	Mis	9	A3
T51	Whitebeam	0.62	1	12.4	B1
T52	Whitebeam	0.49	1	8	U
T53	Laburnum	0.45	1	9	C2
T54	Laburnum	0.51	1	8	C2
T55	Norway Maple	0.78	1	18.6	B2
T56	Sycamore	0.84	1	18	B2
T57	Beech	0.71	1	18	B2
T58	Beech	0.57	1	18	B2
T59	Beech	0.46	1	19.8	B2
T60	Beech	0.8	1	22	B2
T61	Beech	0.69	2	18	B2
T62	Sycamore	0.49	1	18	C2
T63	Sycamore	0.98	1	21	B2
T64	Sycamore	0.56	1	15.8	B2
T65	Sycamore	0.68	Mis	18	B2
T66	Silver Birch	0.54	1	11	C2
T67	Sycamore	0.96	Mis	19	B2
T68	Norway Maple	0.45	1	16.8	B2
T69	Whitebeam	0.5	1	12.4	B1
T70	Laburnum	0.38	1	6	C2
TG1	Ash, Elm, Elder and Hawthorn	0.2	Mis	6	C2
TG2	Ash, Sycamore, Elm, Elder and Hawthorn	0.2	Mis	6	C2
TG3	Hawthorn, Elder, Elm and Prunus sp	0.22	Mis	6	C2
TG4	Hawthorn, Elder, Elm, Ash and Prunus sp	0.22	Mis	6	C2
TG5	Ash, Apple, Elm, Elder, Sycamore, Norway Maple, Field Maple, Hawthorn and Prunus Sp	0.27	Mis	8	C2
TG6	Apple, Hawthorn, Elder, Prunus	0.25	Mis	6	C2
TG7	Hawthorn, Cherry, Field Maple, Birch, Alder and Acer sp	0.18	1	6	C1
TG8	Sycamore, Elm, Elder	0.25	Mis	8	C2
W1	Mixed Species woodland mainly comprising of Ash, Elm, Acer sp and Prunus sp with other understorey species.	0.25	Mis	12	C2

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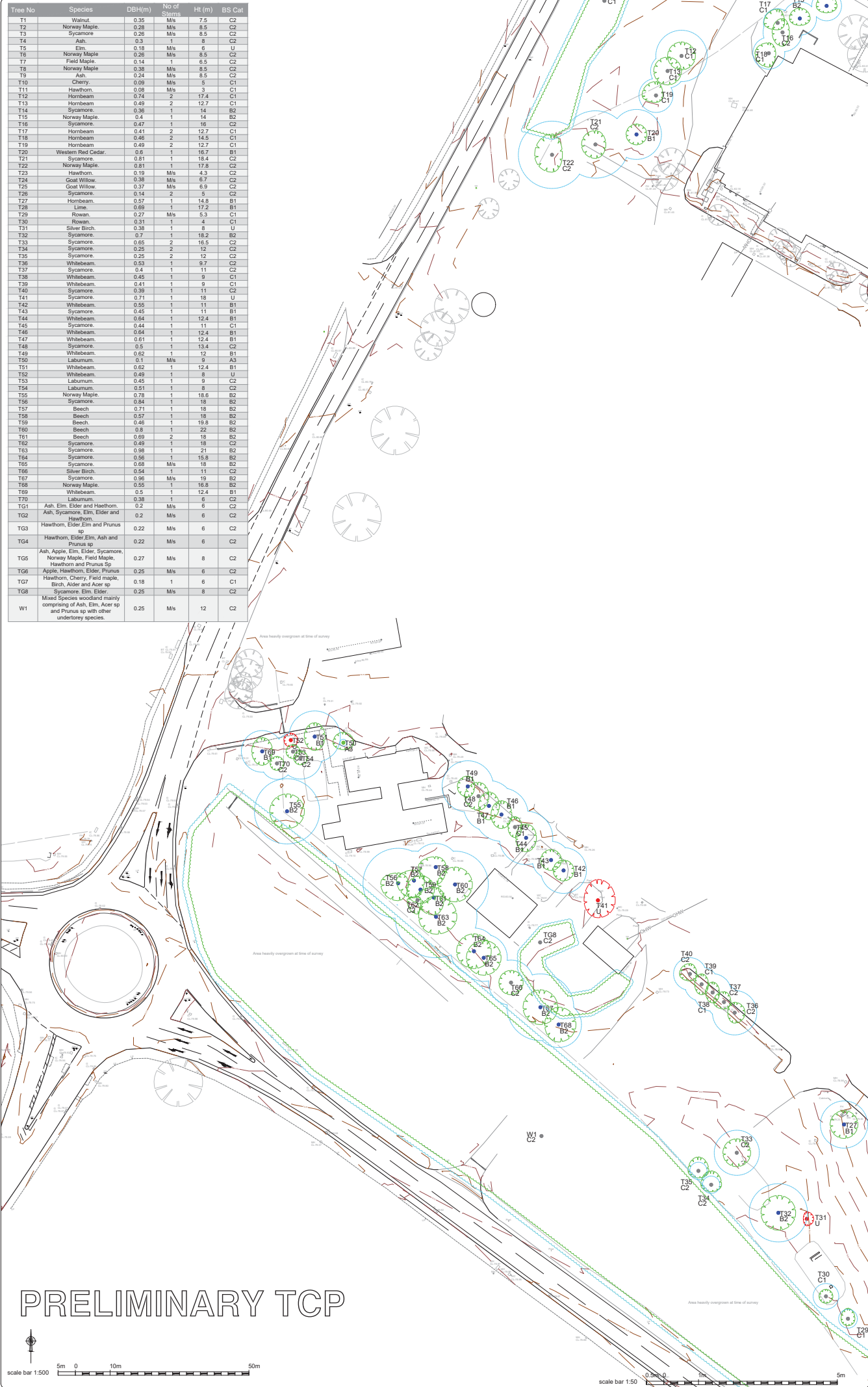
KEY

Please refer to Innovation Environmental arboricultural report for details

- Category A - high quality and value
- Category B - moderate quality and value
- Category C - low quality and value
- Category U - removal

RPA - root protection area as defined by Table 2 BS 5837:2012

Category U - removal



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REV: AMENDMENTS DRAWN DATE: 4/1/10

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Skimmingdish Lane,
Bicester, OX26 5HA**

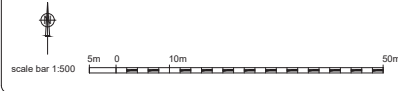
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Project:
**Tree Constraint Plan (TCP)
Sheet 2 of 4**

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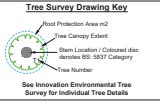
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PRELIMINARY TCP



Tree No	Species	DBH(m)	No of Stems	Ht (m)	BS Cat
T1	Walnut	0.35	Mis	7.5	C2
T2	Norway Maple	0.28	Mis	8.5	C2
T3	Sycamore	0.29	Mis	8.5	C2
T4	Ash	0.3	1	8	C2
T5	Elm	0.18	Mis	6	U
T6	Norway Maple	0.25	Mis	8.5	C2
T7	Field Maple	0.14	1	6.5	C2
T8	Norway Maple	0.38	Mis	8.5	C2
T9	Ash	0.24	Mis	8.5	C2
T10	Cherry	0.09	Mis	5	C1
T11	Hawthorn	0.08	Mis	3	C1
T12	Hornbeam	0.14	2	17.4	C1
T13	Hornbeam	0.49	2	12.7	C1
T14	Sycamore	0.36	1	14	B2
T15	Norway Maple	0.4	1	14	B2
T16	Sycamore	0.47	1	16	C2
T17	Hornbeam	0.41	2	12.7	C1
T18	Hornbeam	0.46	2	14.5	C1
T19	Hornbeam	0.49	2	12.7	C1
T21	Western Red Cedar	0.6	1	16.7	B1
T22	Norway Maple	0.81	1	17.8	C2
T23	Hawthorn	0.19	Mis	4.3	C1
T24	Goat Willow	0.38	Mis	6.7	C2
T25	Goat Willow	0.37	Mis	6.9	C2
T26	Sycamore	0.14	2	5	C2
T27	Hornbeam	0.57	1	14.8	B1
T28	Lime	0.69	1	17.2	B1
T29	Rowan	0.27	Mis	5.3	C1
T30	Rowan	0.31	4	4	C1
T31	Silver Birch	0.38	1	8	U
T32	Sycamore	0.17	1	18.2	B2
T33	Sycamore	0.65	2	16.5	C2
T34	Sycamore	0.25	2	12	C2
T35	Sycamore	0.25	2	12	C2
T36	Whitebeam	0.53	1	9.7	C2
T37	Sycamore	0.4	1	11	C2
T38	Whitebeam	0.45	1	9	C1
T39	Whitebeam	0.41	1	9	C1
T40	Sycamore	0.39	1	11	C2
T41	Sycamore	0.71	1	18	U
T42	Whitebeam	0.55	1	11	B1
T43	Sycamore	0.45	1	11	B1
T44	Whitebeam	0.64	1	12.4	B1
T45	Sycamore	0.44	1	11	C1
T46	Whitebeam	0.64	1	12.4	B1
T47	Whitebeam	0.61	1	12.4	B1
T48	Sycamore	0.5	1	13.4	C2
T49	Whitebeam	0.62	1	12	B1
T50	Laburnum	0.11	Mis	9	A3
T51	Whitebeam	0.62	1	12.4	B1
T52	Whitebeam	0.49	1	8	U
T53	Laburnum	0.45	1	9	C2
T54	Laburnum	0.51	1	8	C2
T55	Norway Maple	0.78	1	18.6	B2
T56	Sycamore	0.84	1	18	B2
T57	Beech	0.71	1	18	B2
T58	Beech	0.57	1	18	B2
T59	Beech	0.46	1	19.8	B2
T60	Beech	0.8	1	22	B2
T61	Beech	0.69	2	18	B2
T62	Sycamore	0.49	1	18	C2
T63	Sycamore	0.98	1	21	B2
T64	Sycamore	0.56	1	15.8	B2
T65	Sycamore	0.68	Mis	18	B2
T66	Silver Birch	0.54	1	11	C2
T67	Sycamore	0.96	Mis	19	B2
T68	Norway Maple	0.55	1	16.8	B2
T69	Whitebeam	0.5	1	12.4	B1
T70	Laburnum	0.38	1	6	C2
TG1	Ash, Elm, Elder and Hawthorn	0.2	Mis	6	C2
TG2	Ash, Sycamore, Elm, Elder and Hawthorn	0.2	Mis	6	C2
TG3	Hawthorn, Elm, Elder and Prunus sp	0.22	Mis	6	C2
TG4	Hawthorn, Elder, Elm, Ash and Prunus sp	0.22	Mis	6	C2
TG5	Ash, Apple, Elm, Elder, Sycamore, Norway Maple, Field Maple, Hawthorn and Prunus Sp	0.27	Mis	8	C2
TG6	Apple, Hawthorn, Elder, Prunus	0.25	Mis	6	C2
TG7	Hawthorn, Cherry, Field Maple, Birch, Alder and Acer sp	0.18	1	6	C1
TG8	Sycamore, Elm, Elder	0.25	Mis	8	C2
W1	Mixed Species woodland mainly comprising of Ash, Elm, Acer sp and Prunus sp with other understorey species.	0.25	Mis	12	C2

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See Innovation Environmental Tree Survey for Individual Tree Details

KEY
Please refer to Innovation Environmental arboricultural report for details

- Category A - high quality and value
- Category B - moderate quality and value
- Category C - low quality and value
- Category U - removal

RPA - root protection area as defined by Table 2 BS 5837:2012

- Category U - removal



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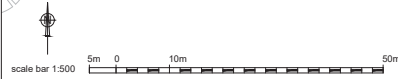
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Bicester Airfield

Tree Constraint Plan (TCP)
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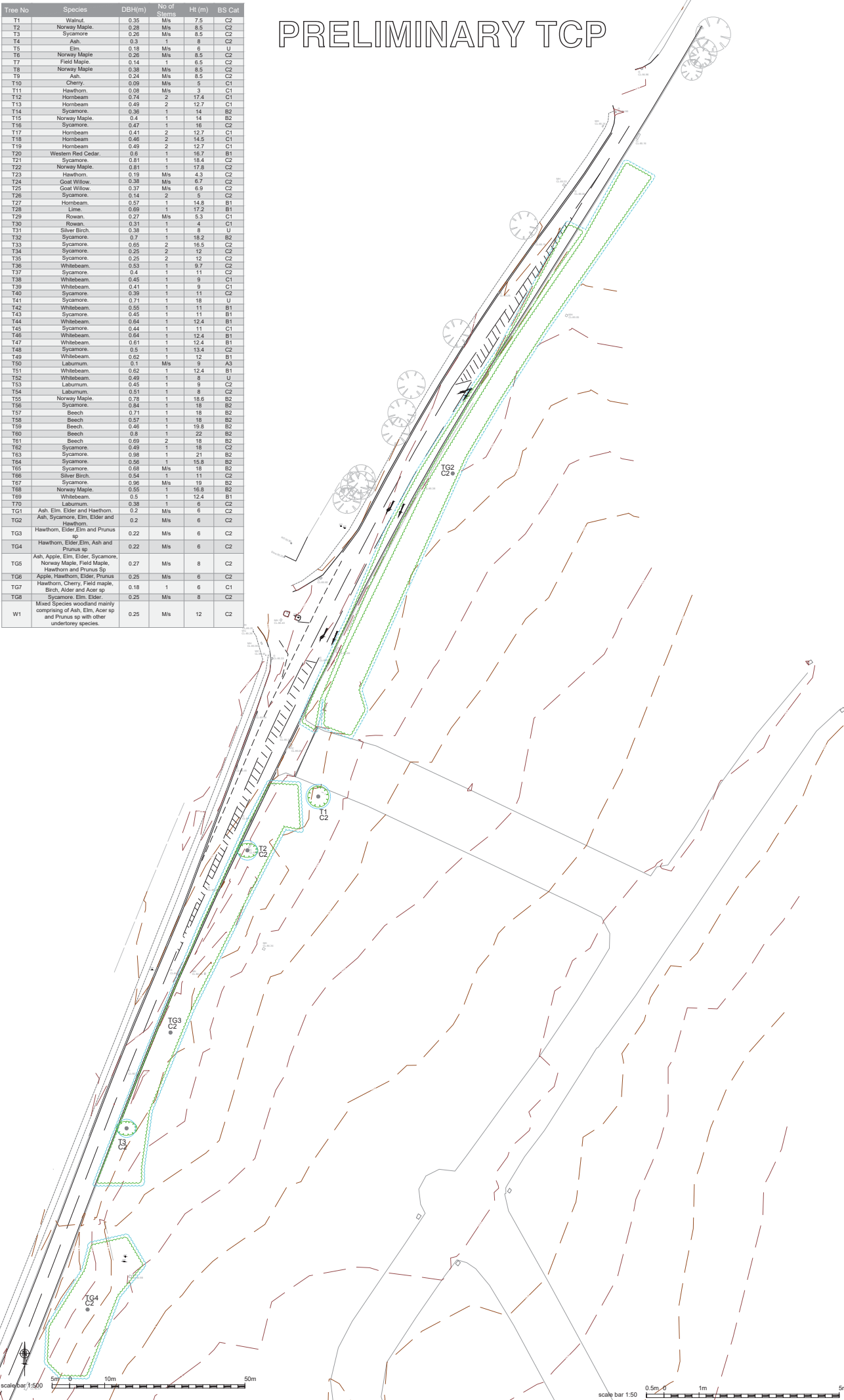
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PRELIMINARY TCP



PRELIMINARY TCP

Tree No	Species	DBH(m)	No of Stems	Ht (m)	BS Cat
T1	Walnut	0.35	Mis	7.5	C2
T2	Norway Maple	0.28	Mis	8.5	C2
T3	Sycamore	0.27	Mis	8.5	C2
T4	Ash	0.3	1	8	C2
T5	Norway Maple	0.18	Mis	6	U
T6	Norway Maple	0.25	Mis	8.5	C2
T7	Field Maple	0.14	1	6.5	C2
T8	Norway Maple	0.38	Mis	8.5	C2
T9	Ash	0.24	Mis	8.5	C2
T10	Cherry	0.09	Mis	5	C1
T11	Hawthorn	0.09	Mis	3	C1
T12	Hornbeam	0.74	2	17.4	C1
T13	Hornbeam	0.49	2	12.7	C1
T14	Sycamore	0.36	1	14	B2
T15	Norway Maple	0.4	1	14	B2
T16	Sycamore	0.47	1	16	C2
T17	Hornbeam	0.41	2	12.7	C1
T18	Hornbeam	0.46	2	14.5	C1
T19	Hornbeam	0.49	2	12.7	C1
T20	Western Red Cedar	0.6	1	16.7	B1
T21	Sycamore	0.81	1	18.4	C2
T22	Norway Maple	0.81	1	17.8	C2
T23	Hawthorn	0.19	Mis	4.3	C1
T24	Goat Willow	0.38	Mis	6.7	C2
T25	Goat Willow	0.37	Mis	6.9	C2
T26	Sycamore	0.14	2	5	C2
T27	Hornbeam	0.57	1	14.8	B1
T28	Lime	0.69	1	17.2	B1
T29	Rowan	0.27	Mis	5.3	C1
T30	Rowan	0.31	1	4	C1
T31	Silver Birch	0.38	1	8	U
T32	Sycamore	0.7	1	18.2	B2
T33	Sycamore	0.65	2	16.5	C2
T34	Sycamore	0.25	2	12	C2
T35	Sycamore	0.25	2	12	C2
T36	Whitebeam	0.53	1	9.7	C2
T37	Sycamore	0.4	1	11	C2
T38	Whitebeam	0.45	1	9	C1
T39	Whitebeam	0.41	1	9	C1
T40	Sycamore	0.39	1	11	C2
T41	Sycamore	0.71	1	18	U
T42	Whitebeam	0.55	1	11	B1
T43	Sycamore	0.45	1	11	B1
T44	Whitebeam	0.64	1	12.4	B1
T45	Sycamore	0.44	1	11	C1
T46	Whitebeam	0.64	1	12.4	B1
T47	Whitebeam	0.61	1	12.4	B1
T48	Sycamore	0.5	1	13.4	C2
T49	Whitebeam	0.62	1	12	B1
T50	Laburnum	0.11	Mis	9	A3
T51	Whitebeam	0.62	1	12.4	B1
T52	Whitebeam	0.49	1	8	U
T53	Laburnum	0.45	1	9	C2
T54	Laburnum	0.51	1	8	C2
T55	Norway Maple	0.79	1	18.6	B2
T56	Sycamore	0.84	1	18	B2
T57	Beech	0.71	1	18	B2
T58	Beech	0.57	1	18	B2
T59	Beech	0.46	1	18.8	B2
T60	Beech	0.8	1	22	B2
T61	Beech	0.69	2	18	B2
T62	Sycamore	0.49	1	18	C2
T63	Sycamore	0.98	1	21	B2
T64	Sycamore	0.56	1	15.8	B2
T65	Sycamore	0.68	Mis	18	B2
T66	Norway Maple	0.55	1	16.8	B2
T67	Sycamore	0.56	Mis	19	B2
T68	Norway Maple	0.55	1	16.8	B2
T69	Whitebeam	0.5	1	12.4	B1
T70	Laburnum	0.38	1	6	C2
TG1	Ash, Elm, Elder and Hawthorn	0.2	Mis	6	C2
TG2	Ash, Sycamore, Elm, Elder and Hawthorn	0.2	Mis	6	C2
TG3	Hawthorn, Elder, Elm and Prunus sp	0.22	Mis	6	C2
TG4	Hawthorn, Elder, Elm, Ash and Prunus sp	0.22	Mis	6	C2
TG5	Ash, Apple, Elm, Elder, Sycamore, Norway Maple, Field Maple, Hawthorn and Prunus Sp	0.27	Mis	8	C2
TG6	Apple, Hawthorn, Elder, Prunus	0.25	Mis	6	C2
TG7	Hawthorn, Cherry, Field maple, Birch, Alder and Acer sp	0.18	1	6	C1
TG8	Sycamore, Elm, Elder	0.25	Mis	8	C2
W1	Mixed Species woodland mainly comprising of Ash, Elm, Acer sp and Prunus sp with other understorey species.	0.25	Mis	12	C2



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Tree Survey Drawing Key

- Root Protection Area (RPA)
- Tree Canopy Extent
- Stem Location / Coloured disc (see also BS 5837 Category)
- Tree Number

See Innovation Environmental Tree Survey for Individual Tree Details

KEY

Please refer to Innovation Environmental arboricultural report for details

- Category A - high quality and value
- Category B - moderate quality and value
- Category C - low quality and value
- Category U - removal

- RPA - root protection area as defined by Table 2 BS 5837:2012
- Category U - removal

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REV: AMENDMENTS DRAWN DATE: 2/1/18

PROJECT: Bicester Airfield, Skimmingdish Lane, Bicester, OX26 5HA

CLIENT: Bicester Airfield

TITLE: Tree Constraint Plan (TCP) Sheet 4 of 4

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Checked: 13109

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Appendix 4 – Tree Protection Plan