



14 New Road, Pontardawe

BS5837:2012 Tree Survey 14th October 2021

Membership No: TE03654



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Site Location: 14 New Road, Ynysmeudwy	Report Reference: 10/21/NRY/V2
Client: Aaron Rees	Date of Report: 4 th October 2021 Date of Site Visits: 14 th October 2021
Report Prepared By: Liz Phillips	Survey Carried Out By: Liz Phillips

RTAC, 6 COURTYARD FLATS, STABLE YARD, STACKPOLE, PEMBROKESHIRE, SA71 5DE

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1. Introduction

1.1 Site Location

1.1.1 Site Address: Land to rear of 14 New Road, Ynysmeudwy, Pontardawe, SA8 4PN.

1.1.2 Ordnance Survey grid reference: SN728048.

1.2 Instructions

1.2.1 RTAC has been instructed to produce a tree survey in compliance with BS5837:2012 'Trees in Relation to Design, Demolition and Construction' to inform a proposed development at this site. The instruction was given by Aaron Rees, the site owner.

1.3 Documents Provided

1.3.1

Document Description	Reference Number	Produced By	Date
Location and Block Plan 1:1250 & 1:200@A3	JD001		16 th June 2021
Design and Access Statement			

1.3.2 No independent verification or assessment of these documents has been made by RTAC.

1.4 Scope of Report

1.4.1 The purpose of this report is to survey the trees within and immediately adjacent to the curtilage of the proposed development site.

1.4.2 This report is concerned with the arboricultural features of the site only and including any physical features which directly affect or are affected by the trees.

1.4.3 This survey is a record of the condition of the trees at the time of the survey being carried out, notwithstanding this, the purpose of this survey is to assess the trees in accordance with BS5837:2012 Trees in Relation to Design, Demolition and Construction – Recommendations and with respect to the proposed development and the survey is not intended to be a full tree condition or hazard survey.

1.5 Survey Methodology and Limitations

1.5.1 The survey was carried out on Monday 4th October 2021; the weather was overcast and drizzly, but visibility was sufficient for the purposes of this survey.

1.5.2 Aaron Rees met the surveyor on site and discussed the parameters of the site and the outline of the proposed development with her.

1.5.3 The heights and crown spreads of all trees recorded were measured with an SNDWAY SW-1000A Laser Distance Meter Telescope. Crown spreads over adjacent properties have been estimated. Stem diameters of all trees recorded were measured at 1.5 metres above ground level with a diameter tape, the stem diameters of inaccessible trees have been estimated.

1.5.4 Tree locations were plotted using a 50-metre measuring tape.

1.5.5 No vegetation has been removed to inspect trees and where trees are not visible or accessible because of vegetation, fences, ditches or other obstructions a limited assessment has been carried out.

1.5.6 Observations were made using Visual Tree Assessment (VTA) methodology (Mattheck 1994). The data was recorded using Pear Technology Pocket GIS on a Panasonic Toughpad FZ-G1.

1.5.7 This survey was undertaken in accordance with BS5837:2012 Trees in Relation to Design, Demolition and Construction – Recommendations.

1.5.8 The trees have been categorised in accordance with the British Standard 5837:2012 Trees in Relation to Design, Demolition and Construction – Recommendations as listed below:

Category A – trees of high quality with an estimated remaining life expectancy of at least 40 years.

Category B – trees of moderate quality with an estimated remaining life expectancy of at least 20 years.

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 150mm.

These categories are subdivided into 1. Arboricultural qualities, 2. Landscape qualities and 3. Cultural values, including conservation.

Trees not suitable for retention have been categorised as U.

See Appendix I for table of categories.

1.5.9 All observations were made from the ground. No climbing surveys were carried out.

1.5.10 No soil samples were taken.

1.5.11 No invasive decay detection techniques have been used.

1.5.12 This report is valid for one year from the date of inspection. Trees are living organisms and no responsibility can be accepted by the surveyor for the failure of a tree or part of a tree due to adverse weather conditions, *force majeure* or other unpredictable occurrences. It is the responsibility of the tree owner to inspect and maintain his or her trees on a regular basis.

1.5.13 The tree survey was carried out by Liz Phillips TechArborA of RTAC. Liz has worked in the arboriculture industry for 18 years as a tree surgeon, surveyor, local authority tree officer and consultant.

1.6 Planning Policy

1.6.1 Planning Policy Wales Edition 10 December 2018 Chapter 6: Distinctive and Natural Places contains the following policies:

6.4.25 Planning authorities should protect trees, hedgerows, groups of trees and areas of woodland where they have ecological value, contribute to the character or amenity of a particular locality, or perform a beneficial and identified green infrastructure function. Planning authorities should consider the importance of native woodland and valued trees, and should have regard, where appropriate, to

local authority tree strategies or SPG. Permanent removal of woodland should only be permitted where it would achieve significant and clearly defined public benefits. Where woodland or trees are removed as part of a proposed scheme, developers will be expected to provide compensatory planting.

1.6.2 Neath Port Talbot County Borough Council's Local Development Plan (2011-2016) adopted January 2016 contains the following policy:

Policy EN 7 Important Natural Features

Development proposals that would adversely affect ecologically or visually important natural features such as trees, woodlands, hedgerows / field boundaries, watercourses or ponds will only be permitted where:

- 1. Full account has been taken of the relevant features in the design of the development, with measures put in place to ensure that they are retained and protected wherever possible; or*
- 2. The biodiversity value and role of the relevant feature has been taken into account and where removal is unavoidable, mitigation measures are agreed.*

1.7 Protected Wildlife

1.7.1 Before any treeworks are carried out, the trees should be inspected for any evidence of bats or nesting birds.

1.7.2 It is an offence under the Wildlife and Countryside Act 1981 to intentionally:

- kill, injure or take any wild bird;
- take, damage or destroy the nest of a wild bird included in Schedule ZA1;
- take, damage or destroy the nest of any wild bird while that nest is in use or being built; or
- take or destroy an egg of any wild bird,

1.7.3 It is also an offence to:

- deliberately capture, injure or kill a bat;
- damage or destroy any structure or place which any bat uses for shelter or protection;
- disturb any bat while it is occupying a structure or place which it uses for shelter or protection; or
- obstruct access to any structure or place which any bat uses for shelter or protection.

2. Site Analysis

2.1 Site Description

2.1.1 The site is a backland plot measuring approximately 0.6 hectares. The site consists of rough grassland with semi-mature and young trees forming the boundaries.

2.2 Proposed Works

2.2.1 A detached residential property with a new access from New Road and car parking will be constructed on this plot.

3 Arboricultural Impact Assessment

3.1 Tree Constraints Plan

3.1.1 All site plans are in Appendix II.

3.1.2 Above Ground Constraints - current crown spread is marked on the Tree Constraints Plan (TCP). This does not indicate the ultimate crown spread of the individual trees.

3.1.3 Below Ground Constraints – the root protection area (RPA) is a circle of radius 12 x the diameter of the stem of the tree measured at 1.5 metres above ground level. For a multi-stemmed tree, the RPA is calculated using the following formula:

$$\sqrt{(\text{mean stem diameter})^2 \times \text{number of stems}}$$

3.1.4 The RPA is usually depicted as a complete circle; however, this area can be altered in shape to reflect compromised growing conditions such as the presence of buildings, watercourses, etc. In this instance, no RPAs have needed to be redrawn.

3.1.5 The shade patterns of the retained trees have been plotted on the Shade Plan as these can cause significant constraints on the enjoyment of use of a building. The retained trees will cause a small amount of shading to the new building at the end of the day.

3.2 Arboricultural Impact Assessment

3.2.1 T1 has been colonised by chalara ash dieback (*Hymenoscyphus fraxineus*); the tree has now reached Stage 4 (75%-100%) of the crown is dead and needs to be felled. All other trees are outside the site boundaries.

3.2.2 The proposed development may have a small impact into the RPAs of T8 and T9. The impact of this can be mitigated by using piled foundations if these are suitable for this build.

3.3 Tree Protection Plan & Method Statement

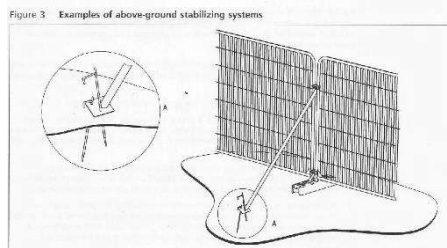
3.3.1 All treeworks must be carried out prior to the commencement of construction works.

3.3.2 Heras fencing as shown below will be erected as marked on the Tree Protection Plan in Appendix II.

3.3.3 The fenced off area will be designated as the construction exclusion zone (CEZ). All fencing must be in place before construction works begin and must not be moved or removed until all construction works have finished with the exception of one section of fence shown on the Tree Protection Plan if piling is required.

3.3.4 Works within the CEZ are restricted as follows:

- No excavations to be carried out unless agreed as part of the planning permission.
- No vehicle access.
- No fires to be lit within the CEZ or within 10 metres of the crown of a tree to be retained.
- No storage of construction materials or spoil within the CEZ.
- No mixing of cement or discharge of contaminants such as fuel within the CEZ.
- Soil levels within the CEZ must not be altered unless agreed as part of the planning permission.
- No signs or lighting to be attached to trees to be retained.



Tree Protection Fencing



Tree Protection Signage

APPENDIX

I. Survey Data

Terms used in data tables

BS5837 Survey

Tag No – corresponds to numbered metal tag attached to tree.

Species – common and Latin names are given.

Height - measured with a Suunto PM5/360 clinometer to the nearest metre unless otherwise stated.

Stem diameter - measured at 1.5 metres above ground level with a dbh (diameter at breast height) tape.

Crown spread - measured at the cardinal points to 0.5 metres.

Clear - the lowest height of the crown above ground measured in metres.

Age - NP – newly planted; Y – young, a tree in the first third of life expectancy; SM – semi-mature, a tree in the second half of life expectancy; M – mature, tree in final third of life expectancy; OM – over-mature, tree in decline; V – veteran, tree with major physiological decline, surviving beyond the typical age range for the species.

RP – root protection area; radius and area of circle.

Phys. Condition - physiological condition; poor, fair, good, dead or dangerous.

Structural condition - crown, stem and basal area.

Preliminary recommendations - recommendations for remedial works.

Cat - retention category as defined in BS5837:2012 A, B, C and U.

Table 1 Cascade chart for tree quality assessment

Category and definition	Criteria (including subcategories where appropriate)	Identification on plan
Trees unsuitable for retention (see Note)		
Category U Those in such a condition that they cannot realistically be retained as living trees in the context of the current land use for longer than 10 years	- Trees that have a serious, irreparable, 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 <i>NOTE</i> Category U trees can have existing or potential conservation value which it might be desirable to preserve; see 4.5.7.	See Table 2
1 Mainly arboricultural qualities 2 Mainly landscape qualities 3 Mainly cultural values, including conservation		
Trees to be considered for retention		
Category A Trees of high quality with an estimated remaining life expectancy of at least 40 years	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)	Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood-pasture)
Category B Trees of moderate quality with an estimated remaining life expectancy of at least 20 years	Trees that might be included in category A, but are downgraded because of impaired condition (e.g. presence of significant though remediable defects, including unsympathetic past management and storm damage), such that they are unlikely to be suitable for retention for beyond 40 years; or trees lacking the special quality necessary to merit the category A designation	Trees with material conservation or other cultural value
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 with no material conservation or other cultural value

See Table 2

Trees with no material conservation or other cultural value

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

Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories

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

BS5837:2012 Tree Survey

RTAC

Client: Aaron Rees
Project: 14 New Road
Survey Date: 04/10/2021
Surveyor: Liz Phillips

6 Courtyard Flats
Stable Yard
Stackpole
Pembroke
SA71 5DE
Mobile: 07823332279

Tree and Tag No Species	Hght (m)	Stems		Crown		RP A (m ²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations Survey Comment		Cat ERC
		No	Ø (mm)	Spread (m)	Clear (m)						
T1 no tag											
Common Ash <i>Fraxinus excelsior</i>	14	2	610 (Eq)	N	7	6	SM	C: Poor S: Ivy B: Good	Fell :: Fell to ground level Stage 4 ash dieback.		U
X1 no tag											
Common Ash <i>Fraxinus excelsior</i>	7	1	180	N	2	3	Y	C: Poor S: Good B: Good	Fell :: Fell to ground level Off-site tree; Stage 1 ash dieback.		U
X2 no tag											
Sycamore <i>Acer pseudoplatanus</i>	12	1	200	N	0	4	SM	C: Fair S: Fair B: Good	No action :: Unspecified Suppressed; leaning; off-site tree.		C 10 to 20 yrs
X3 no tag											
Common Holly <i>Ilex aquifolium</i>	9	1	340	N	3	2	M	C: Good S: Ivy B: Good	No action :: Unspecified Off-site tree; ivy covered.		C.2 20 to 40 yrs
Age Classifications: N Newly planted EM Early Mature Y Young M Mature SM Semi-mature OM Over Mature											
Condition: C Crown S Stem B Basal area											
Stems: Ø Diameter (Eq) Equivalent stem diameter using BS5837:2012 definition											
TreeMinder											

Tree and Tag No		Hght (m)	Stems		Crown		RP A (m ²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations Survey Comment		Cat ERC
			No	Ø (mm)	Spread (m)	Clear (m)						
X4	no tag											
Silver Birch		9	1	180	N	2	SM	Good	C: Fair	No action :: Unspecified		C.2
<i>Betula pendula</i>					E	2			S: Good			>40 yrs
					S	2			B: Good	Suppressed by X5.		
					W	2						
X5	no tag											
Common Alder		7	1	150	N	1	Y	Good	C: Good	No action :: Unspecified		C.2
<i>Alnus glutinosa</i>					E	3			S: Good			>40 yrs
					S	4			B: Good			
					W	2						
						5						
X6	no tag											
Silver Birch		14	2	354 (Eq)	N	4	SM	Good	C: Good	No action :: Unspecified		C.2
<i>Betula pendula</i>					E	3			S: Good			>40 yrs
					S	5			B: Good			
					W	4						
						5						
X7	no tag											
Common Alder		15	1	250	N	1.52	SM	Good	C: Good	No action :: Unspecified		C.2
<i>Alnus glutinosa</i>					E	1.5			S: Good			>40 yrs
					S	2			B: Good			
					W							
						6						
X8	no tag											
Lawson Cypress		15	1	430	N	3	SM	Good	C: Good	No action :: Unspecified		C.2
<i>Chamaecyparis lawsoniana</i>					E	3			S: Good			>40 yrs
					S	3			B: Good			
					W	3						
						2						
X9	no tag											
Common Alder		12	1	450	N	1	SM	Good	C: Poor	No action :: Unspecified		C.2
<i>Alnus glutinosa</i>					E	4			S: Fair			10 to 20 yrs
					S	6			B: Good	Suppressed by adjacent cypress.		
					W	3						
						2						
Estimated Measurements												

Age Classifications:		N	Newly planted	EM	Early Mature	Condition:			Stems:		Diameter	
		Y	Young	M	Mature	C	S	B	(Eq)	Ø	Equivalent stem diameter using BS5837:2012 definition	
	SM	Semi-mature	OM	Over Mature								

Report selection criteria.

Projects.

14 New Road

Date Range.

Any Date

Work types.

----> Fell :: Fell to ground level
-----> No action :: Unspecified

Latest Survey.

All surveys for the selected trees.
---> Last survey for each selected tree.

Work Completed.

---> Work Completed
----> Work Not Completed

Number of trees in selected Project(s) 10

Number of trees in Report selection 10

Age Classifications:		N	Newly planted	EM	Early Mature	Condition:		C	Crown	Stems:		Ø	Diameter
		Y	Young	M	Mature			S	Stem			(Eq)	Equivalent stem diameter using BS5837:2012 definition
		SM	Semi-mature	OM	Over Mature			B	Basal area				