Tree condition survey

at

Greylades
Old Bursledon

sapling arboriculture ltd

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Tree Condition Survey Sheet

Site: Greylades, Old Bursledon
Date: June / July 2011
Weather: Clear with light winds
Surveyed by: Ben Abbatt & Matt Godwin

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	Species	Height (m) (approximate measurement)	Branch Spread (m) (approximate measurements)								Age class
	Beech	>25	N	10	E	14	S	12	W	10	Mature / Veteran
Condition	**FAIR** Fair leaf vitality. There is some dieback in the upper canopy and slightly lower than normal distribution of leaves. This may be a temporary climatic condition or it can be an indicator of issues with the transportation of water and nutrients up to the canopy. The tree has a single stem at ground level (photograph 1) and divides into two main stems to the east with a minor stem to the west. The two main stems have an included union at c6m and extends for c2m in length (photograph 2, 3 & 4) with a rib forming (caused by the failure of the wood from the competing stems to fuse together and seal the crack between the two stems) and bark damage. Testing the area with a nylon hammer around the area of the included union gives a sound that is expected of healthy, intact, undecayed wood. In the mid canopy there are further included bark unions that increase the potential for the failure of the unions (photograph 5). Squirrel damage on the upper side of branches in the upper canopy. This allows decay to grow in the wounded branches and increases the potential for the branches to fail. Greylades Park to the north, south and west. Footpath and residential properties to the east. Prevailing wind assumed to be from the south west.									
Consideration	The beech has a series of structural issues (included bark union in upper canopy, failed branches, branch tear outs on main stems, previous pruning wounds and the genetic disposition towards shedding primary branches without warning ['summer branch drop' and under loading by wind, rain and snow]. The tree is a significant tree in the landscape and has historical relationship to the site (Greylades Park) and therefore its retention is highly desirable. To enable the tree to be retained in a reasonable condition and form, tree works to reduce the potential for failure must be carried out without significantly affecting the form of the tree. As the two main stems grow towards the east the majority of the tree works will be needed to reduce the weight on the east side towards the footway and adjacent residential properties. The parts of the branches beyond the included bark union in the mid canopy would benefit from the end weight of the branches being reduced. This will also reduce the loading on the union between the two main stems. The works recommended are listed below.									
Recommendations & Priority	• Crown reduction / tip reduction by up to 3 to 4m to natural target pruning points of the 15 to 20 most overlong branches in the eastern part of the canopy. Reason: to reduce potential for branch failure whilst maintaining the form of the tree. — Moderate • Clean out, remove broken and hanging branches and deadwood. Reason: to reduce the potential for debris falling upon users of the site and to enable improved visibility into the canopy of the tree for future tree surveys and inspections. — Low Long term works: • Repetition of the tip reduction works by 3m on a select number of branches every 3 to 5 years to maintain canopy form whilst reducing potential for branch failures. Frequency of — Moderate									

	works to be informed by annual tree condition survey. • Control the squirrel population. www.forestry.gov.uk/fr/INFD-69EKTZ	Low
Resurvey	Annual.	

General notes:
The tree survey has been carried out in relation to the landowner's duty under the Occupier's Liability Act 1984 and common law. The tree survey was carried out from ground level and from within the canopy of the tree, identifying significant tree features that may have significant bearing upon the condition and management of the tree and giving appropriate recommendations and priorities. All dimensions are estimated.

Typical significant defects that are to be identified can be referred to in "Hazards from Trees, a general guide" by David Lonsdale and "The body language of trees" by Claus Mattheck published by the Forestry Commission and the Department of the Environment respectively.

Trees are dynamic structures and as such their condition and health may change in a short period of time, particularly in relation to changes in their immediate environment and circumstances. As such the inspection is valid for a period of 1 year from the date of the survey providing the environment and circumstances do not significantly alter.

I have not checked whether the site is within a Conservation Area or whether the trees are under Tree Preservation Order (TPO). Prior to any tree works confirmation of whether these legal restrictions apply to the site or trees ought to be sought from the Local Planning Authority (LPA).

If the trees stand within a Conservation Area designated under the Town and Country Planning Act the LPA will normally require 6 weeks notice of intention to carry out any tree works as detailed in the survey.

If the trees are under TPO then the LPA will normally require an application for any tree works. Some tree works are exempt, for instance if the trees are dead, dying or dangerous, and certain works can be carried out without application. It is prudent to give the LPA at least five days notice prior to carrying out any of these tree works under these exemptions. This survey, with recommendations, can be used to support any such application or notice.

Wildlife issues are of significant concern to the general public. A balance has to be found between the protection of wildlife and the need for safety when managing trees. The Wildlife and Countryside Act (1980) and Countryside Rights of Way Act (2000) give statutory protection to wild birds, bats, mammals, some invertebrates and plants. It is important to ensure that this legislation is properly considered when carrying out any works to trees.

Nests were not identified within the canopy of the trees. Any Arborist carrying out the tree works should ensure that there is no disturbance to nesting birds prior to the works being carried out. Further guidance upon the appropriate timing of the works can be sought from DEFRA if necessary. Where nesting birds are found further information should be sought from DEFRA 08459 33 55 77 or helpline@defra.gsi.gov.uk.

In this instance considering the size of the trees, their location and features I believe that there is a low to medium probability of bats using the tree as a roost site due to the features of the trees (cavities, loose bark, ivy, etc.). A bat survey prior to tree works is not recommended. However, during the tree works the contractor should carry out the works with bats as an active consideration and follow the current industry best practice, e.g. Arboricultural Association Guidance Note 1 Trees and Bats 2003, which a competent tree contractor should be familiar with.

Key to survey sheet

No	Tree number.		
Species	Species of tree.		
Height	Height measured in metres.		
Branch Spread	Branch spread in metres taken at the four cardinal points to derive an accurate representation of the crown.		
Age Class (Age)	**Y**	Young	Recently planted and not fully established (i.e. a tree in the first third of its lifespan)
	Mi	Middle aged	An established tree (i.e. a tree in the second third of its lifespan)
	Ma	Mature	An established and sexually mature tree (i.e. a tree in the final third of its lifespan).
	Ov	Over mature	(i.e. a tree in the final third of its lifespan that is showing symptoms of decline).
	V	Veteran	(i.e. a tree that is mature, provides visual and ecological amenity and of considerable age for a tree of its species).

Condition (Physiological and Structural)	**Good**	• Full healthy canopy; but possibly including some suppressed branches or physical damage. A tree that requires little or no tree works and it is anticipated to be retained for over 10 years.
	Fair	• Slightly reduced leaf cover, minor dead wood, or isolated major deadwood. A tree that requires tree works to remove defects and/or improve the form so that it may be anticipated to be retained for over 5 years.
	Poor	• Overall sparse leafing or extensive dead wood. A tree that has a significant proportion of defects and/or requires considerable tree works to aid its retention and/or where the retention of the tree is not anticipated beyond 5 years.
	Very poor	• Large areas of crown dead. A tree that has a significant proportion of defects and/or requires considerable tree works to aid its retention.

Recommendations	As per BS3998 Recommendations for Tree Works.	
Priority	Immediate	Works should be carried out immediately as the probability of harm or damage occurring is likely.
	High	These works are important to carry out as soon as reasonably possible and any budget available for tree management should be spent upon these trees before the moderate and low categories. Works in this category usually will relate to abatement of risk for harm and or damage to occur. Ideally works in this category are anticipated to be carried out within 1 month where budget restrictions are not a significant concern.
	Moderate	These works are important to carry out as soon as reasonably possible and any budget available for tree management should be spent upon these trees before the low categories. Works in this category usually will relate to abatement of risk for harm and or damage to occur and for the good arboricultural management of the trees. Ideally works in this category are anticipated to be carried out within 3 months where budget restrictions are not a significant concern.
	Low	Works in this category usually will relate to the good arboricultural management of the trees. Ideally works in this category are anticipated to be carried out within 12 months where budget restrictions are not a significant concern.
Re-survey	This is the time period in which it is recommended that the tree is surveyed again. This is based upon the condition of the tree, its location, previous, current and future management. It is normally expressed at a time period from the date of the report / survey, which ever is the sooner. If no time period is noted then the default period is one year.	

Photosheet



1. Lower stem.



2. Union of the two main stems with included union. Rod is 60cm long. Rib is below.



3. Bark damage below the included union with area of disrupted / removed bark.



4. Length of included union.



5. Included bark unions in the mid canopy.

Conditions of engagement.

1. Interpretation

'*Client*' means the person named on the Quotation for whom the Contractor has agreed to provide Specified Services in accordance with these terms.

'*Contract*' means the Contract for the provision of the Specified Services.

'*Contractor*' means Sapling Arboriculture Ltd.

'*Quotation*' means the Quotation to which these Terms and Conditions apply.

'*Specified Services'* means the service to be provided by the Contractor to the Client, as referred to in the Quotation.

2. The responsibilities of the Contractor

2.1 The Contractor shall provide the Specified Services to the Client as set out in the Quotation.

2.2 Timescales for the Specified Services will be agreed with the Client and adhered to as far as is reasonable. Where information received is out of date, inaccurate or if scheme design changes, it may not be possible to adhere to agreed timescale.

2.3 The Contractor shall provide his opinion on those matters in respect of which he has given the Client express written confirmation and subject to the limitations and conditions stated. The Contractor will not purport to express an opinion about or advise upon the condition of un-inspected parts of the land or trees and should not be taken as making any implied representation or statements about such parts.

2.4 The Contractor will only provide advice on matters within his arboricultural experience and qualifications.

3. The responsibilities of the Client

3.1 The Client shall provide the Contractor with accurate and up to date information as requested by the Contractor in a timely manner and in the format requested.

3.2 The Client shall notify the Contractor in writing of any changes to the Specified Services brief in the Quotation, scheme design or works instructions.

3.3 If a report suggests further investigation works be carried out by a specialist firm or person (e.g. Structural Engineer, Surveyor) the Client is responsible for sourcing such services and information. On no account will liability be accepted by the Contractor in respect of such matters nor if the client proceeds or acts without obtaining and acting upon the relevant further advice.

4. Assumptions

4.1 That the land, which is the subject of the inspection or survey, is not subject to any unusual or especially onerous restrictions, encumbrances or outgoings and that good title can be shown;

4.2 That the land and its value are unaffected by any matters which might be revealed by a local land search or replies to conveyancing enquiries or by any statutory notice and that neither the land nor its condition nor its uses nor its intended uses is, or will be unlawful or contrary to planning or building regulations;

4.3 That inspection of those parts of the land or soil strata or any tree which have not been inspected would neither reveal material defects nor cause the Contractor to alter his opinion materially;

4.4 That there are no underground pipes, wires, cables or others services or installations which might be damaged as a result of work recommended or necessary; and

4.5 That no tree is subject to legislation relating to Conservation Areas, Tree Preservation Order or terms of a planning consent, in relation to which the Client must make his own enquiries of the Local Planning Authority.

5. Charges

5.1 The Client shall pay the Contractor its fee regardless of any outcome as well as reimbursing the cost of all reasonable out of pocket expenses incurred.

5.2 Payment in full (including VAT) must be paid within 14 days of the date of the invoice.

5.3 No discount nor retention or set off against the amount due is allowed unless previously agreed by the Contractor in writing.

5.4 The Contractor reserves the right to charge interest on any monies which are not received within 14 days. In accordance with the Late Payment of Commercial Debts (Interest) Act 1998 the Contractor will be entitled to charge interest (both before and after any judgement of the amount unpaid) at the rate of 10% per month over the Bank of England base rate until payment in full is made (part of the month shall be treated as a full month for the purpose of charging interest).

5.5 All unpaid accounts will be referred to the County Courts. Sapling Arboriculture Ltd reserves the right to claim compensation in respect of debt recovery costs.

5.6 Sapling Arboriculture Ltd reserves the right to withhold the release of reports and other Specified Services until payment is received in full.

6. Contractor liability

6.1 Any report is provided for the sole use of the named client and is confidential to the client and his professional advisors. The Contractor accepts responsibility to the Client alone for the stated purposes of the report, which will be prepared with the skill, care and diligence reasonably expected of a competent Arboricultural Consultant, but no responsibility whatsoever is accepted to any person other than the client himself. Any other such person relying on the report does so at his own risk. Neither the whole nor any part of the report or any reference thereto may be included in any published document, circular or statement nor may it be published in any way without the Contractor's prior written approval of the form and context in which it may appear. Liability is limited to the amount that the Contractor is insured to. Intellectual Property Rights shall remain in the ownership of the Contractor.

6.2 The Contractor shall not be held liable to the Client or deemed to be in breach of the Contract by reason of any delay in performing, or failing to perform any of the Contractor's obligations in respect of the Specified Services, if the delay or failure was beyond the Contractor's control.

6.3 (i) Subject as expressly provided in these conditions, and except where the client is sold to a person dealing as a consumer (within the meaning of the Unfair Contract Terms Act 1977) all warranties, conditions or other terms implied by the statute or common law are excluded to the fullest extent permitted by law.

(ii) Any claim by which the client is based on any defect in the nature or quality of the Company's services shall be notified to the Company within 7 days from the date of supply.

(iii) Except in respect of death or personal injury caused by the Company's negligence, the Company shall not be liable to the client by reason of any representation, or implied warranty, condition or other term, or any duty at common law, or under the express terms of any contract, for any consequential loss or damage (and whether caused by the negligence of the Company, his employees or agents or otherwise) which arise out of or in connection with the Contractor's services, except as expressly provided in these conditions.

7. Miscellaneous

7.1 Quotations are valid for 28 days from the date of the quotation.

7.2 Any dispute arising out of or in connection with the contract between the client and the Company shall be referred to the arbitration or a single arbitrator appointed by agreement between the parties or, in default of agreement, nominated on the application of either party to the Arboricultural Association.

7.3 The Contractor reserves the right to refuse work(s) if a conflict of interest is identified or arises.

7.4 The report is valid for a period of one year from the date on the report.

7.5 Each provision of these conditions limiting or excluding liability operates separately in itself and survives independently of the others.

7.6 The Contract between the Client and the Contractor shall be governed by the laws of England.