

Tree condition survey
at
Cherry Court, Salterns Lane, Bursledon
for
Mr P Reilly

sapling arboriculture ltd

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Reference: J1418
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Instruction To carry out a tree condition survey of trees within the site identified by the client and comment on relationship with trees outside the site. Production of survey report and provision of management recommendations with priorities as appropriate.

The tree condition survey is to be carried out in relation to the landowner's duty under the Occupier's Liability Act 1984 and common law. Presumption for tree management will be in favour of retention of the tree(s) where appropriate.

Limitations The tree condition survey was carried out from ground level using the Visual Tree Assessment process, identifying significant tree features that may have significant bearing upon the condition and management of the tree and giving appropriate recommendations and priorities. Trees were not climbed as part of this survey.

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.

To carry out the tree survey reasonable access around the base of the tree is required. Where this is not feasible, these parts of the tree may not be able to be inspected. If view of the entire structure of the tree(s) is limited, for instance by the properties in private ownership, this is a limitation to the tree survey and some parts of the tree may not be able to be fully surveyed.

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, and as such the survey relates only to the visible condition found on the day of the survey. Tree(s) should be re-surveyed on a regular basis so that the change in condition can be identified. An appropriate time period between surveys may be up to 5 years depending upon the species, condition of the trees, their maturity / size and the target(s). Recommendations for the period between surveys will be given.

No soil investigations have been carried out.

Tree positions have been plotted approximately on Ordnance Survey data (licence 10001998) to correlate between the tree condition survey, the site plan, and the individual trees on the site. Some have tags on the trees to further aid identification on site between the survey and the specific trees.

Tree Condition Survey

Site Cherry Court Salterns Lane
 Date of survey 4th March 2022
 Job reference J1418
 Surveyor Ben Abbatt
 Resurvey To be complete by the 1st November 2024



Designation	Reference number	Species	Height (m)	Age class	Physiological condition	Structural condition	Condition notes	Condition related tree works	Priority
T	1	Bay Laurel <i>Laurus nobilis</i>	11	Mature	Good	Fair	Ownership unclear. Multiple stems from the base.	No works required at the time of the survey.	~
T	2	Ash <i>Fraxinus excelsior</i>	11	Middle aged	Good	Fair	Close to dwelling. Moderate 'v' shaped included bark union (weaker attachment than normal 'u' shaped tensile union) at 2m.	Clear building by 2m retaining overhanging branches outside this distance.	Low
T	3	Bay Laurel <i>Laurus nobilis</i>	11	Mature	Good	Fair	Ownership unclear. Multiple stems from the base.	No works required at the time of the survey.	
T	4	Western Red cedar <i>Thuja plicata</i>	11	Middle aged	Good	Good	Outgrowing its position.	Reduce to 6m and maintain at this height.	Low
T	5	Lawson Cypress <i>Chamaecyparis lawsoniana</i>	7	Middle aged	Good	Good	Outgrowing its position.	Reduce to 4m and maintain at this height.	Low

Designation	Reference number	Species	Height (m)	Age class	Physiological condition	Structural condition	Condition notes	Condition related tree works	Priority
T	6	Gum <i>Eucalyptus</i>	16	Middle aged	Good	Fair	Overlong lateral branches. Species susceptibility to structural failure. Three main stems from 2m. Base inaccessible.	Crown reduction to a final height of 12m with a horizontal radial canopy spread of 5m.	Low
T	7	Scots pine <i>Pinus sylvestris</i>	16	Mature	Good	Fair	Suppressed canopy beneath offsite poplar. Typical moderate deadwood throughout. Ivy impedes survey of lower stem.	Remove deadwood more than 25mm diameter. Sever ivy at base and remove to 2m using hand tools only and taking care to avoid damage to the bark beneath.	Low
T	8	Poplar <i>Populus</i>	34	Mature	Good	Poor	Series of branch failures throughout. Woodpecker hole at 15m in principal stem adjacent to the railway. Principal branch failure at 4m onto railway land.	Bring to attention of tree owner / railway land management.	High
T	9	Ash <i>Fraxinus excelsior</i>	17	Mature	Fair	Fair	Slightly sparse upper canopy commensurate with early stages of ash dieback. Two stems from the base.	Remove.	Low
T	10	Cherry <i>Prunus avium</i>	9	Mature	Good	Poor	Suppressed canopy. Significant decay of the lower stem.	Remove.	Moderate
G	11	Sycamore <i>Acer pseudoplatanus</i>	12	Young	Good	Fair	Self set and close grown.	Remove to allow landscaping / garden management.	Low
G	12	Laurel <i>Prunus laurocerasus</i>	7	Mature	Good	Fair	Outgrown position.	Reduce to 1m to allow regrown and regularise garden management.	Low

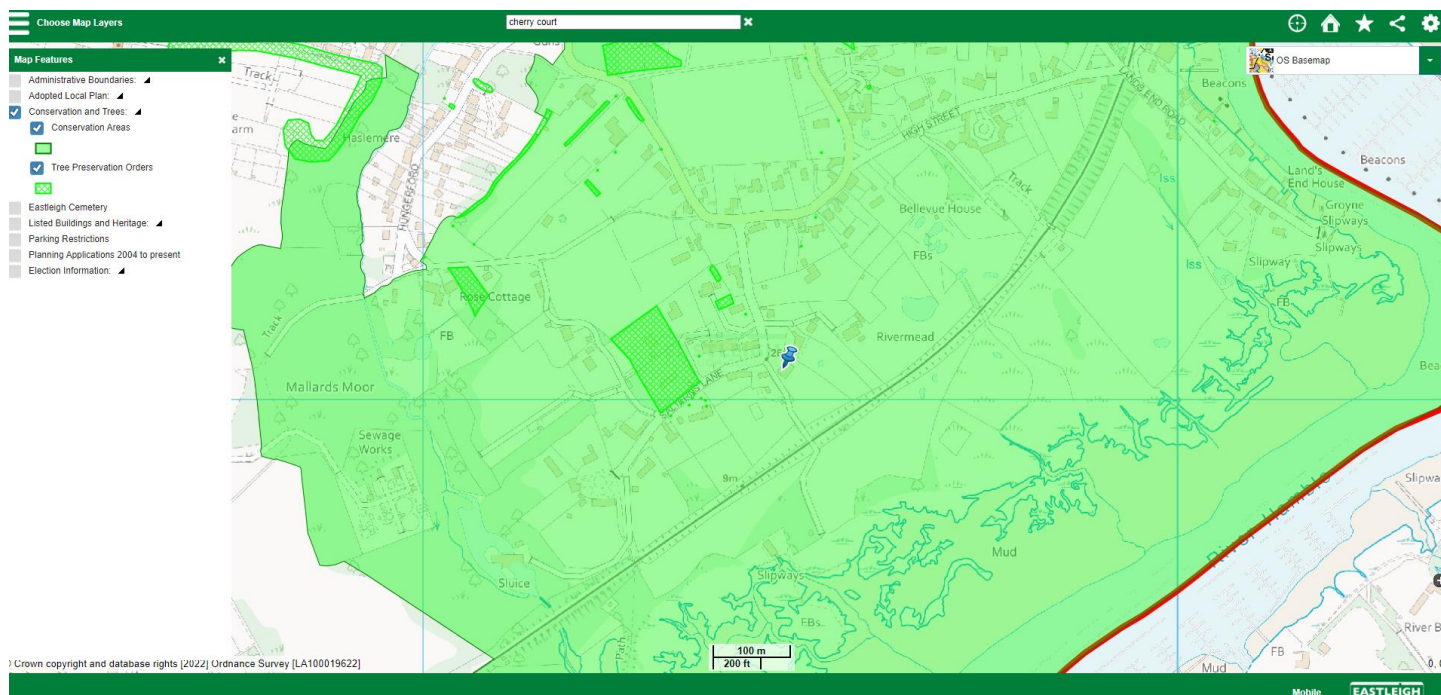
Designation	Reference number	Species	Height (m)	Age class	Physiological condition	Structural condition	Condition notes	Condition related tree works	Priority
T	13	Ash <i>Fraxinus excelsior</i>	20	Mature	Fair	Poor	Slightly sparse canopy commensurate with ash dieback. Epicormic growth on primary branches. Minor included bark union at 4m to 2m. Base inaccessible.	No works required at the time of the survey.	~
G	14	Lawson Cypress <i>Chamaecyparis lawsoniana</i>	7	Middle aged	Good	Good	3no. Outgrowing its position.	Reduce to 4m and maintain at this height.	Low
T	15	Oak <i>Quercus robur</i>	14	Middle aged	Good	Poor	Asymmetrical canopy towards the adjacent dwelling. Substantial vehicle impact damage to the lower stem. On embankment down to the private access.	Remove.	Moderate
T	16	Ash <i>Fraxinus excelsior</i>	14	Middle aged	Good	Fair	Asymmetrical canopy towards the dwelling. Anticipated altered exposure. On embankment down to the private access.	Remove.	Moderate
T	17	Ash <i>Fraxinus excelsior</i>	14	Middle aged	Good	Poor	Asymmetrical canopy towards the adjacent dwelling. Substantial vehicle impact damage to the lower stem. On embankment down to the private access.	Remove.	Moderate
T	18	Oak <i>Quercus robur</i>	14	Middle aged	Good	Good	On embankment down to the private access.	No works required at the time of the survey.	~
T	19	Ash <i>Fraxinus excelsior</i>	14	Mature	Good	Fair	Canker on the lower four stems. On embankment down to the private access.	Remove. Treat stump to prevent regrowth.	Low

Designation	Reference number	Species	Height (m)	Age class	Physiological condition	Structural condition	Condition notes	Condition related tree works	Priority
G	20	Elm <i>Ulmus</i>	10	Middle aged	Dead	Poor	Live and dead stems. On embankment down to the private access. Numerous stems.	Remove. Treat stump to prevent regrowth.	Moderate
T	21	Sycamore <i>Acer pseudoplatanus</i>	14	Middle aged	Fair	Fair	Slightly sparse canopy. Two stems from 1m with minor included bark union. On embankment down to the private access. Tag 3361.	Remove. Treat stump to prevent regrowth.	Low
T	22	Ash <i>Fraxinus excelsior</i>	18	Mature	Good	Poor	Multiple stems from pollard point at 2m. Decay at pollard point. Anticipated altered exposure. Adjacent to garage. On embankment down to the private access. Tag 3362.	Pollard at 2m.	Moderate
T	23	Ash <i>Fraxinus excelsior</i>	18	Mature	Good	Poor	Multiple stems from pollard point at 2m. Probable decay at pollard point. Anticipated altered exposure. On embankment down to the private access. Tag 3363.	Pollard at 2m.	Moderate

Consideration

The site is within the administrative planning authority of the Eastleigh Borough Council.

Interactive mapping <https://emaps.eastleigh.gov.uk/webmaps/Map.aspx?MapName=WebMaps> showing no Tree Preservation Orders (TPO) that relate to the site. The Bursledon Conservation Area does include the site and adjacent properties.



SAL1 Mapping from Eastleigh Borough Council website.

As the site is subject to Conservation Area, a Notice of Intent (6 week process) is required by the planning authority. Please see <https://www.gov.uk/guidance/tree-preservation-orders-and-trees-in-conservation-areas?msclkid=bf2e07bba91711ecb59b764c0e057418#Protecting-trees-in-conservation-areas>

Management of the site has lapsed over the last years leading to a deterioration of the tree population and outgrown elements. Tree works identified will bring the management of the site back to good active arboricultural management commensurate with the locality and Conservation Area.

General notes

The tree survey can only be an assessment of the tree at the time of the survey and the tree(s) should be re-surveyed on a regular basis. An appropriate time period between surveys may be up to 5 years depending upon the condition of the trees, their maturity and the target(s). Recommendations for the period between surveys will be given.

As trees are dynamic structures their condition and health may change in a short period of time, particularly in relation to changes in their immediate environment and circumstances. Therefore, the survey is an assessment of the trees at the time of the survey only. If there is a significant change in the immediate environment and circumstances, then this should be brought to the attention of the Arboricultural Consultant so that they may advise accordingly.

I have not checked specifically with the planning authority 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 planning authority. If the trees stand within a Conservation Area designated under the Town and Country Planning Act the planning authority 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 planning authority will normally require an application for any tree works. Some tree works are exempt, for instance if the trees are dead or dangerous, and certain works can be carried out without application. It is necessary to give the planning authority 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 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.

Prior to any works being implemented the tree contractor must identify whether there are any bats or birds using the tree as roost or nest. If such habitation is identified, then the tree contractor must obtain the necessary licence from Natural England (0845 601 4523 www.naturalengland.org.uk) to carry out the works.

Where nesting birds are found, further information should be sought from DEFRA 08459 33 55 77 or helpline@defra.gsi.gov.uk.

During the tree works, the contractor should carry out the tree works with bats as an active consideration and follow the current industry best practice, e.g. BS8596 Micro guide to surveying for bats in trees and woodland <https://shop.bsigroup.com/upload/273444/BSI-Bat-Microguide-UK-EN.pdf>

Biosecurity measures: To minimise to potential for contamination of the tree from other tree works it is appropriate to sterilise tools to be used before and after the works are implemented. Appropriate disinfectant includes Propellar or Cleankill Sanitizing spray. Loose debris is to be brushed off prior to treating with disinfectant to ensure appropriate application. See [http://www.forestry.gov.uk/pdf/FCMS028-guidance.pdf/\\$file/FCMS028-guidance.pdf](http://www.forestry.gov.uk/pdf/FCMS028-guidance.pdf/$file/FCMS028-guidance.pdf) for further information on Biosecurity and <http://www.forestry.gov.uk/forestry/infd-9fjd2d> for disinfectant information.

Key to condition survey sheet

Desig	Designation (T is Tree, G is Group, H is Hedge, W is woodland, S is Stump)	
No	Tree number.	
Species	Species of tree.	
Height	Height measured in metres.	
Canopy spread	Canopy spread in metres is taken at the four cardinal points to derive an accurate representation of the crown.	
Age Class (Age)	Young	A tree considered to be less than approximately 20 years old.
	Middle aged	A tree in approximately the first 1/5th of its normal life span with apical dominance (rapidly growing with a clear main leader) and not yet fully at its environmental potential full height.
	Mature	A tree in its 2/5ths to 5/5ths of its normal life span with apical dominance lost and at its environmental potential full height.
Condition (Physiological and Structural)	Good	A tree of typical physiological and structural condition that requires only general tree works to facilitate its retention in the landscape.
	Fair	A tree of impaired physiological and / or structural condition that may require remedial and general tree works to facilitate its retention in the landscape.
	Poor	A tree of significantly impaired physiological and / or structural condition that will require remedial and general tree works to facilitate its retention in the landscape if feasible.
Recommendations	As per BS3998: 2010 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.
	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.
	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.
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, whichever is the sooner. If no time period is noted, then the default period is one year.	

Photographs



SAL1 T6 Gum with overlong branches.



SAL2 T7 Scots pine with T8 Poplar behind and offsite with overlong branches and recent storm damage.



SAL3 T8 Poplar with woodpecker hole (identified by red arrow) indicating internal decay of the stem.



SAL4 T8 Poplar branch failure (identified by red arrows) on to railway land.



SAL5 T9 Ash with swept stem and two stems from near the base adjacent to railway land.



SAL6 T10 Cherry with canker / decay on the lower stem adjacent to railway land.



SAL7 Vehicle impact damage to T15 Oak.



SAL8 Vehicle impact damage to T17 Ash.



SAL9 T19 Ash with multiple stems from the base and canker.



SAL10 G20 with Elm and Sycamore on edge of embankment. Many elms are dead.



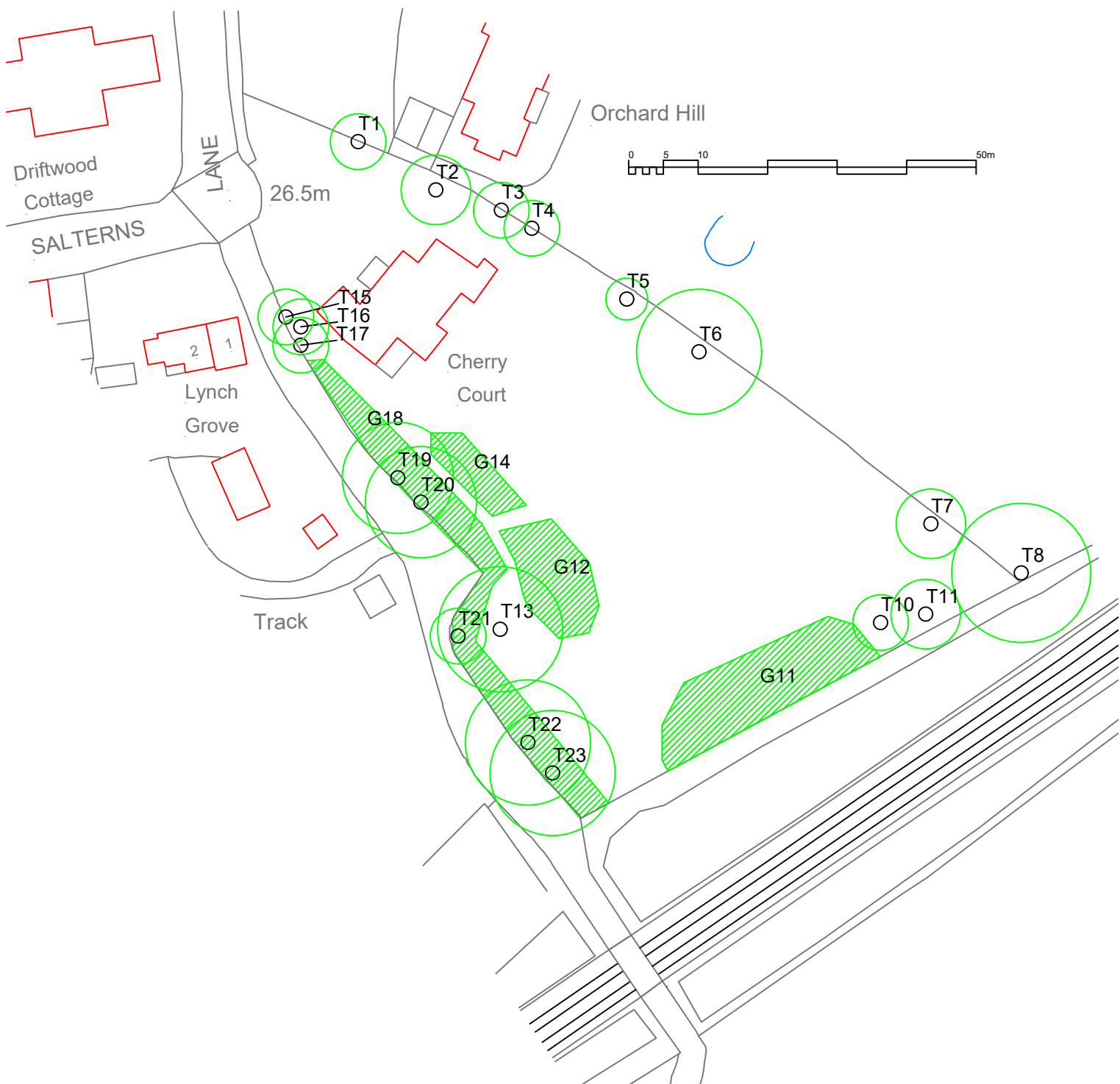
SAL11 T22 Ash with substantial decay on the lower stem.



SAL12 T22 Ash with multiple stems from the base.



SAL12 T23 Ash with pollard point at 2m (identified by red arrow).

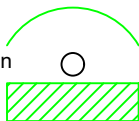


General / Key:

Indicative canopy

Indicative tree position

Indicative group



Site: Cherry Court, Salterns Lane

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Drawing title:

Tree survey plan

Drawing reference: J1418

Revision: -

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Scale: Not provided on A4

Sheet: 1 of 1

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