

8 Nichol Road - Arboricultural Method Statement

To be read in conjunction with:

- Vision Architects drawing 230022-A-PL-031
- Hampshire Highways drawing HCC11/M/040
- Hampshire Highways drawing HCC11/M/045

Tree implications

The potential for damage to trees comes from the location of the requirement for working space, the delivery, storage and transportation of materials to the area of build, demolition/removal of built form activities, ground works (services, utilities and foundations) and construction. This may be in the form of direct damage where trunks or branches are hit or indirect damage through ground compaction on soft ground damaging and compromising the tree's roots and rooting environment.

The trees on the site will not be impacted upon by the planning proposals but the trees are vulnerable to construction activity on site and therefore should be protected by the correct and timely establishment of tree protection barriers to protect the trees themselves and their rooting environment.

The 2 oak trees on the southwestern corner of the site as noted on the architects plan will potentially be impacted upon by general site construction activities, delivery, storage of or mixing of materials. The correct and timely establishment of tree protection barriers will be required to avoid impact on these two trees.

To this end, tree protection measures and working methodologies detailed below will guide and restrict movement on site to ensure that the retained trees and their rooting environment are not adversely impacted upon by work to implement the proposals.

Sequence of works

The following order of works are suggested to ensure the retained trees are not adversely impacted upon by the development:

- Tree Protection measures erected/established in line with this method statement and in the position detailed on the Tree Protection Plan will be retained throughout all site works associated with the planning permission, with the exception of the driveway that crosses the RPA. See Driveway Construction.
- Works to demolish the existing garage and site preparation works
- Works to establish foundations and drainage/services
- Works to complete external works and the car port.
- Internal works and window installation
- Removal of all building materials, spoil and equipment
- Removal tree protection measures
- Construction of the driveway over the RPA.

It is always of paramount importance to protect the trees on site.

Tree protection requirements

All the trees to be retained on site as part of this planning application and will always be protected by fit for purpose tree protection measures during site preparation, demolition, ground and construction work as indicated on the Tree Protection Plan

The tree protection measures must be erected prior to any work commencing on site relating to the planning application. The protection measures and the ground that is beyond it will be regarded as sacrosanct and will not be removed or altered without prior recommendation by an arboriculturist and approval of the Eastleigh Borough Council Tree Officer. The tree protection forms the Construction Exclusion Zone (CEZ) which is off limits to contractors.

At all times the tree protection measures will be fit for purpose i.e. it will exclude all demolition, ground and construction activity.

All site operations will be planned, implemented and supervised to prevent the following:

- Root severance
- Damage to the bark, branches and trunks
- Compaction of the soil within the Construction Exclusion Zone
- Alterations in soil level
- Soil contamination by phytotoxic materials such as herbicides, petrol, oils, diesel, cement and concrete washings or other construction additives

The appropriate barrier will consist of a robust barrier where it (the barrier) is resistant to impact and requires a positive or considered movement of the barrier its position. The barrier will be located adjacent to the existing perimeter path to the property on the southern and western sides.

The robust barrier will consist of weld mesh panels coupled together with two clasps fastened from the inside, mounted on rubber feet which are secured into position with ground pins or similar. The weld mesh panels will be stabilised by supporting struts secured in position with ground pins (see inset figure on 230022-A-PL_031_revP1). The barriers will be established on site as shown on the Tree Protection Plan

It is imperative that the contractors are made aware that the tree protection measures are located to restrict their movements and that the area beyond them is sacrosanct to avoid unnecessary damage to trees, their roots and the rooting environment.

At all times the tree protection measures will be fit for purpose i.e. it will exclude all construction activity or guide plant movement past the trees.

Driveway Installation

The tree roots within the RPA are very shallow and with this in mind, the driveway cannot be laid in the traditional fashion of excavating to >500mm and compacting hardcore prior to applying the top surface. Instead, the following control measures must be implemented to ensure extensive root damage doesn't occur:

- a) The proposed area is for domestic vehicle use and as such, a 100mm layer of cell web will be adequate as it will permit loading of 3.5 tons.
- b) This is a "no dig" solution, so there is no need to remove any topsoil. Scrape off the top layer of turf and debris using hand tools.
- c) Install Treetex geotextile membrane up to the boundaries of the proposed hardstanding area to act as a pollution barrier and a separation layer.

- d) Install a 60mm layer of clean angular stone (type 4/20mm) as a subbase, to level the area where possible. Oden sand is used to level out hollows.
- e) Install 100mm layer of Cellweb® TRP up to the edges of the proposed driveway area and working area, banking up the sides of the separation membrane with angular stone. Infill the TRP with clean angular stone, size 4/20mm. Commence roll out within the RPA as a no dig solution, as ground level can be adjusted more flexibly outside of the RPA.
- f) Overfill by 25mm with clean angular stone, size 4/20mm.

Part of the proposed porous granite sett threshold to the proposed vehicle site entrance on the western boundary (stopping the driveway aggregate migrating onto Nichol Road) falls within the RPA.

To install the area of granite setts we propose to use an "air spade" where possible or hand tools (not garden forks and spades) to prepare the base for the granite setts, to manage the transition between the finished level of the Cellweb and stone finish and the rear of the public footpath.

Care will be taken to minimise the disturbance to the roots beyond the work area. Roots exposed during the work will be covered with damp hessian to avoid drying out. All roots should be retained, but if that is not possible, they should be cut cleanly, using sharp secateurs or a sharp saw. Roots of 10cm or more in diameter will only be cut after consultation with an arboricultural consultant.

The proposed vehicle entrance to the site that is in the public domain and also within the RPA will be constructed by a Hampshire Highways Approved Contractor and will work to a method statement approved by Hampshire Highways for these situations.

The total area of works within the RPA is 5.5m² (1.7m² within the site and 3.8m² in the public domain). This is less than 5% of the total area of the RPA (149.6m²) so with the measures outlined above should not impact the health of the tree.

Vehicle Movements

There should be minimal vehicular or plant movement in the potential rooting zone outside the root protection area.

Delivery of Material and Storage

It is anticipated that all material deliveries shall make use of the existing driveway area in Gordon Road.

Material storage will be accommodated generally within the rear garden area, to the east of the existing dwelling, outside of the root protection areas and at no time shall any materials be stored on the soft ground areas to the front area of the site adjacent to the tree protection barriers.

Utility and Drainage Service Connections

Details of service and drainage location proposals have not yet been designed but given the location and importance of the retained trees, that services and drainage will be installed outside the root protection areas of retained trees, and connected to the existing where practicable, this will avoid disturbance of tree roots and ensure their healthy retention.

A services route is identified on drawing 230022-A-PL-031 in soft landscape margin on the boundary with No 10 Nichol Road should it be required and to enter the dwelling via the Utility Room.

Foundation Design and Construction

Proposed building foundations are outside the root protection areas of retained trees and therefore traditional foundations or traditional building techniques can be used without detriment to trees.

General site requirements to protect trees

As a general note for the requirements to protect trees, contractors and sub-contractors will be made aware of their duty towards trees prior to commencing work; this will be achieved by a toolbox talk by the client.

If there is any reason for amendments to the tree protective barrier design or location, the LPA will be consulted, and approval will be required from the Eastleigh Borough Council's Tree Officer prior to the amending of the tree protection as detailed on the Tree Protection Plan.

Should the tree protection measures become damaged or becomes unfit for purpose, all works within 3m from the defective tree protective barrier/ground protection will immediately cease until the defect has been remedied and the tree protection is again fit for purpose.

Should any damage be caused to the tree noted for retention, either by the construction works, associated activity or as the result of any other action during the works related to this planning application, the damage should be reported to the client immediately.

The client shall immediately report to an appropriately qualified arboriculturist, to enable remedial measures to be implemented as necessary and as agreed with Eastleigh Borough Council's Tree Officer.

Site Monitoring

To ensure that the tree protection measures are maintained correctly and as per the approved documents (subject to any written approval for amendments if required), the client will ensure:

- Regular inspections of the TPF during the site works.
- A photographic record could be taken and kept by the Client and sent to the Eastleigh Borough Council Case Officer and Tree Officer showing the tree protection measures in situ.