



Arboricultural Method Statement

Tuffin Ferraby Taylor (TFT) Ltd

Hedge End Retail Park

Tollbar Way

Hedge End

Southampton

SO30 2UH

01 December 2025

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Introduction

Arbtech Consulting Limited (Arbtech) received written instruction on 11 July 2025 from Tuffin Ferraby Taylor (TFT) Ltd, to attend Hedge End Retail Park, Tollbar Way, Hedge End, Southampton, SO30 2UH; grid reference SU 48425 14151 (the site) to undertake an arboricultural survey guided by British Standard 5837:2012: Trees in Relation to Design, Demolition and Construction – Recommendations of all trees, hedges and major shrub groups growing on and/or within influencing distance of the site and to produce a Schedule of Trees, Tree Constraints Plan (TCP), Arboricultural Method Statement (AMS) and Tree Protection Plan (TPP).

Executive Summary

This report describes the extent and effect of the proposed development on individual trees and groups of trees within and adjacent to the site.

Trees within the site were surveyed using a methodology guided by British Standard 5837:2012 'Trees in relation to design, demolition and construction – Recommendations' ("BS5837").

Subsequently, this report has been produced. This report comprises all of the requisite elements of an, method statement and supporting plans.

Checklist for submission to Local Planning Authority for an Application for Tree Works: Works to Trees Subject to a Tree Preservation Order (TPO)**Tree Survey (including schedule)****Tree Constraints Plan (TCP)****Work specification****Work justification**

This report and its appendices precisely follow the strategy for arboricultural appraisal intended to provide local planning authorities with evidence that trees have been properly considered throughout the application process.

It is the conclusion of this report that the overall quality and longevity of the amenity contribution provided for by the trees and groups of trees within and adjacent to the site will not be adversely affected as a result of the local planning authority consenting to the proposed works.

Table 1: Documents referred to

Document	Reference No.
Survey base drawing	TS25-279-UG-1-RevA
Proposed layout drawing	TS25-279-UG-1-RevA
British Standard 5837:2012	"BS5837"
Tree Survey Schedule	Arbtech TS 01
Tree Protection Plan	Arbtech TPP 01

Tree Survey

An arboricultural survey guided by British Standard 5837:2012: Trees in Relation to Design, Demolition and Construction - Recommendations of all trees within impacting distance of the site was undertaken by Chris Poplett on 21 August 2025.

A total of fourteen (14) individual trees and three (03) groups of trees were surveyed.

For full details of all the trees surveyed, see Appendix 1: Tree Schedule.

Table 2: Documents upon which this tree survey has been based

Document	Originator	Reference Number	Title
Survey base drawing	Terrain Surveys	TS25-279-UG-1-RevA	Utility Survey

Survey Limitations: The survey was made at ground level using visual observation only. Detailed examinations, such as climbing inspections and advanced decay detection equipment, were not employed, though they may form part of the survey's management recommendations. Measurements were taken using specialist tapes, lasers, and GPS devices. Where this was not possible, measurements are estimated. Inaccessible trees will have the best estimates made about their location, physical dimensions, and characteristics. Trees have been grouped where BS5837 guides us that it is expedient to do so. Trees have been excluded from the survey if they are found by us to be sufficiently far away from the proposed developable area or if they are outside of the red line boundary plan showing the expectations of our client for the extent of the survey.

Scope: Pre-development tree surveys make arboricultural management recommendations based exclusively upon the condition of the individual tree or group of trees relative to their present context (*i.e., not in relation to the proposed development*).

Legal Status: Trees T01, T02 and G01 are covered by the group TPO no. 93-E.

Trees to be Removed

A total of 4No individual trees will require removal as part of this proposed scheme.

A breakdown of all tree works can be seen in Table 6: Summary of tree works.

Table 3: Number of individual trees to be removed

U	A	B	C
0	0	1	3

Table 4: Number of groups to be removed

U	A	B	C
0(0)	0(0)	0(0)	0(0)

() = partial removal of a group

Canopy cover is ecologically important and the loss of canopy cover by this tree will be mitigated with planting within the development.

Arboricultural Method Statement

This Arboricultural Method Statement (Arbtech AMS 01) demonstrates how any aspect of the development that could potentially result in tree loss or damage may be implemented and provides an adequate level of protection for trees that are to be retained during the proposed works.

Details of key site personnel, including the Site/Project Manager, will be submitted to the Council's Tree Officer before site works commence. This Arboricultural Method Statement (Arbtech AMS 01) is to be approved and agreed to in writing by all key personnel before the commencement of any site works.

No site personnel are to be present, and no demolition, site clearance, building work, or material delivery is to occur until the protective measures are in accordance with this Arboricultural Method Statement (Arbtech AMS 01) and the Tree Protection Plan (Arbtech TPP 01). Unless otherwise specified, protective measures will remain unaltered and in situ for the entire duration of the construction.

Table 5: Documents upon which this tree survey has been based

Document	Originator	Reference Number	Title
Survey base drawing	Terrain Surveys	TS25-279-UG-1-RevA	Utility Survey
Proposed layout drawing	Terrain Surveys	TS25-279-UG-1-RevA	Utility Survey

Tree Work

For reasons of public safety, all tree works referred to herein must be carried out before site personnel commence work or building materials are delivered.

Table 6: Summary of tree works

Tree Number	Species	Works	Category
T02	Common Oak	Prune roots at excavations edge, removing approx 2% of the rooting area	A1
T07	Common Oak	Prune roots at excavations edge	B1
T08	Scots Pine	Fell and remove stump	C1
T10	Field Maple	Prune roots at excavations edge	C2
T11	Common Ash	Prune roots at excavations edge	B1
T12	Common Ash	Fell and remove stump	B1
T13	Field Maple	Fell and remove stump	C1
T14	Common Oak	Fell and remove stump	C1

Notes

All tree work is to be undertaken in accordance with British Standard BS 3998:2010 - Recommendations for tree work. All arising's are to be removed, and the site is to be left as found. Care is to be taken of the ground around retained trees to make sure that it does not become compacted as a result of tree surgery operations. No equipment or vehicles such as timber Lorries, tractors, excavators, or cranes shall be parked or driven beneath the crowns of any retained trees to prevent subsequent compaction and root death.

Tree Removal

A tree should be felled in one piece only when there is no significant risk of damage to people, property, or protected species.

Where restrictions (e.g., lack of space, buildings, other features, land ownership or use, or other trees to be retained) cannot be overcome, trees should be dismantled in sections.

This also applies where a tall stump is being retained but where branches are to be removed/pruned.

Extensively decayed trees can be unpredictable when they are being felled, and special precautions should, therefore, be taken, such as the use of a winch to guide the direction of fall.

Stump Removal – Stump Grinding

Stump grinding will be to a minimum of 300mm deep or to extend through the base of the stump leaving the major roots disconnected if the intention is to reduce the potential for the spread of Honey fungus.

The grinding residue will be treated as arising's and removed from site.

NOTE: Mechanical destruction of a stump by stump grinding is less disruptive to the site than digging out.

The hole left by stump removal will be filled with soil or other material. The filling should be appropriate for future site usage and for any surface treatment that is to be installed.

Where future plant growth is desired, the backfill material will be firmed in 150 mm layers by treading, avoiding excessive compaction and destruction of the soil structure.

Stump Removal - Digging

Stump removal by digging out will include disposal/utilisation of woody material (see Clause 13).

NOTE: Mechanical destruction of a stump by stump grinding is less disruptive to the site than digging out.

Where possible, when winching out, a stump, a ground, or other type of anchor will be used rather than a tree to be retained. If there is no alternative to using such a tree as an anchor, appropriate protective measures will be adopted.

After Stump Removal

The hole left by stump removal, whether by digging out or grinding, will be filled with soil or other material. The filling will be appropriate for future site usage and for any surface treatment that is to be installed.

Where future plant growth is desired, the back-fill material will be firmed in 150mm layers by treading, avoiding excessive compaction and destruction of the soil structure.

Protected Species (general informative for tree works)

Conservation Status of British Bats

The consensus in Britain and Europe is that virtually all bat species are declining and vulnerable. Our understanding of population status is poor as there is very little historical data for most bat species. Certain species, such as the horseshoe bats, are better understood and have well-documented contractions in range and population size. Given this general picture of decline in the UK Government, the UK Biodiversity Action Plan has designated five species of bats as priority species (greater and lesser horseshoe bats, barbastelle, Bechstein's, and pipistrelle). These plans provide an action pathway for investigating the maintenance and restoration of the former populations' levels.

Legal Status of British Bats

Given the above position, all British bats, as well as their breeding sites and resting places, enjoy national and international protection. All bat species in the UK are fully protected under the Wildlife and Countryside Act 1981 (as amended) through inclusion in Schedule 5. All bats are also listed in Annex IV (and some in Annex II) of the EC Habitats Directive, giving further European protection. Taken together, the Act and Conservation of Habitats and Species Regulations 2012 (as amended)* make it an offence to intentionally or deliberately kill, injure or capture (take) bats;

- Deliberately disturb bats (whether in a roost or not);
- Damage, destroy or obstruct access to bat roosts;
- Possess or transport a bat or any part of a bat unless acquired legally;
- Sell, barter or exchange bats or parts of bats

Although the legislation does not strictly protect foraging grounds, it does protect roost sites. Bat roosts are protected at all times of the year, whether or not bats are present. Any disturbance of a roost due to development must be licenced.

**the regulations that delivered by the UK's commitments to the Habitats Directive.*

Breeding Birds

All nesting birds are protected under the Wildlife and Countryside Act (as amended) 1981, which makes it an offence to intentionally kill, injure or take any wild bird or take, damage or destroy its nest whilst in use or being built, or take or destroy its eggs. Furthermore, several birds enjoy further protection under that Act and are listed on Schedule 1 of the Act. These further protected birds are also protected from disturbance and it may be necessary to operate "no-go" buffer zones around such nests – typically out to 100m. Planning policy guidance on the treatment of species identified as priorities under the biodiversity action programme suggests that local authorities should take measures to protect the habitats of these species from further decline through policies in local development documents and should ensure that they are protected from the adverse effects of development, where appropriate, by using planning conditions or obligations. The conservation of these species should be promoted through the incorporation of beneficial biodiversity designs within developments.

Sequencing of works

A logical sequence of events is to be observed and shall be phased as follows:

Table 7: Sequencing of works

Stage	Event
Stage 1.	Undertake and complete tree works as specified within Table 6: Summary of tree works
Stage 2.	Installation of protective measures in accordance with the approved Tree Protection Plan(s) (Arbtech TPP 01).
Stage 3.	Pre-commencement site meeting.
Stage 4.	Undertake and complete demolition of existing site features.
Stage 5.	Undertake and complete construction works
Stage 6.	Undertake and complete external landscaping outside of the construction exclusion zones (CEZs).
Stage 7.	Removal of all machinery and materials from the site.
Stage 8.	Dismantle and removal of protective tree measures.
Stage 9.	Undertake and complete external landscaping within the construction exclusion zones (CEZs).
Stage 10.	Site completion and sign-off from Project Arboriculturalist.

Protective Measures

Protective measures are to be installed immediately following the completion of the tree works and sited and aligned in accordance with the Tree Protection Plan (Arbtech TPP 01) before the commencement of any works or the introduction of any machinery or material to the site.

Upon installing the protective measures around the retained trees, the client will instruct on a pre-commencement site meeting, during which the Project Arboriculturist will visit the site to inspect and document the position and specifications of the protective measures.

If the protective measures and their positions do not comply with this Arboricultural Method Statement (Arbtech AMS 01) dated: 01 December 2025 and Tree Protection Plan (Arbtech TPP 01), the Project Arboriculturist shall inform the client and Fencing Contractor so adjustments can be made.

When the protective measures comply with this Arboricultural Method Statement (Arbtech AMS 01) and Tree Protection Plan (Arbtech TPP 01), the Project Arboriculturist will sign-off the protective measures in writing to the client for which a copy can be sent to the Fencing Contractor, Site Agent and Local Authority Tree Officer.

If the protective measures become damaged or there is an accident or emergency involving trees, these areas are to be cordoned off immediately with high-visibility plastic mesh fencing. The site agent is to photograph and document the damage and inform the Project Arboriculturist immediately after the incident. All work within this area is to cease until the Project Arboriculturist has visited the site. Any damaged sections of protective measures shall be replaced within 48 hours of the initial incident.

The protected area is sacrosanct and will not be invaded by the storage of materials, the mixing of concrete or other products, the access of machinery, equipment, or pedestrians, or any other way disturbed by construction activity.

The protective measures will remain in place until the completion of Stage 7 (see Table 7: Sequencing of works) thereafter, they will be carefully dismantled only with the agreement of the Project Arboriculturist and or the Local Authority Tree Officer.

The existing site boundary measures are to be retained for the duration of the development. If, for any reason, the existing boundary measures are not to be used, protective barrier fencing is to be installed along the line of the boundaries and is only to be removed upon the written permission of the Project Arboriculturist upon the completion of the development or immediately before the installation of the permanent boundary measures.

No equipment, vehicles, or plant shall operate beyond the tree protection fencing. Booms, hoists, and rigs should be kept as far away from the canopies of retained trees as possible at all times. Where it is necessary to operate within 5m of a tree canopy, it will be done with the utmost caution and under the control of a banksman. Damage to trees will be considered a breach of this Tree Protection Plan and Arboricultural Method Statement, which in turn could be a breach of planning permission.

Construction Exclusion Zone

A construction exclusion zone (CEZ), as designated by the protective barrier fencing, is an area where there is to be no construction activity. Access to the area for construction personnel or machinery is strictly prohibited unless detailed in the tree protection plan, and there is no scope for materials or waste storage, welfare facilities, etc. There may be some construction activities planned for these areas (e.g. the installation of service trenches) these activities will be undertaken under the direct supervision of the Project Arboriculturalist.

Protective Barrier Fencing

Protective barrier fencing should be appropriate for the intensity and proximity of the development to protect trees where development activity is nearby.

The protective barrier fencing will be fixed with signage denoting the words “tree protection area” at 5.0m intervals. See Appendix 4: Tree Protection Notice

Default Specification: The fence will comprise either a 2.4m wooden site hoarding or a 2.3m high scaffold framework, well-braced to resist impacts. The uprights will be spaced at a maximum of 3.0m intervals and driven into the ground by a minimum of 600mm. Standard anti-climb welded mesh panels will be securely fixed to each other with at least two scaffold clamps and to the scaffold framework with wire.

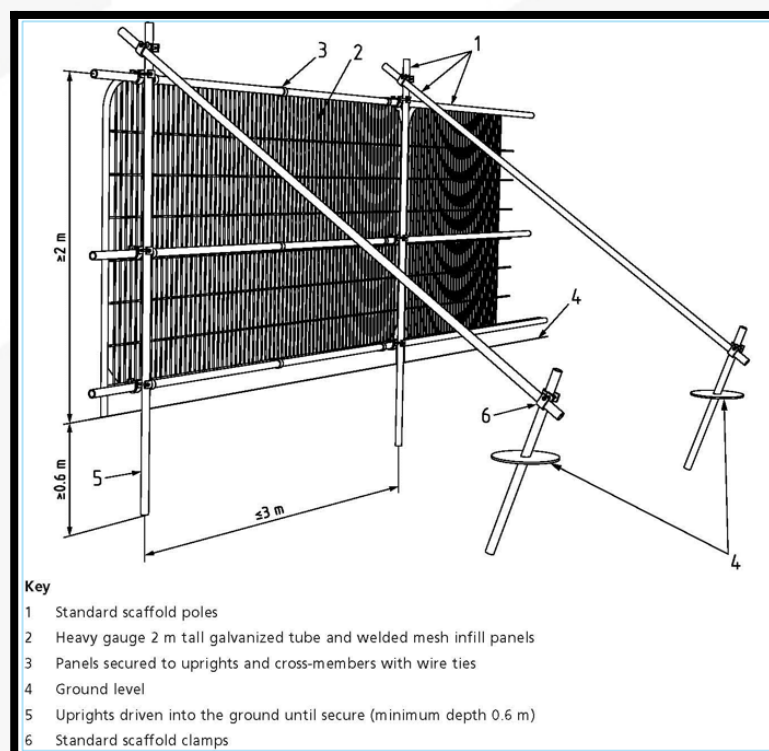


Figure 1: Default specification for protective barrier fencing (BS5837)

Secondary specification: The fence will comprise 2m tall welded mesh panels on rubber or concrete feet. The panels are to be joined together using a minimum of two anti-tamper couplers installed so that they can only be removed from inside the fence. The panels will be supported on the inner side by stabiliser struts, which will be attached to a base plate and secured with ground pins.

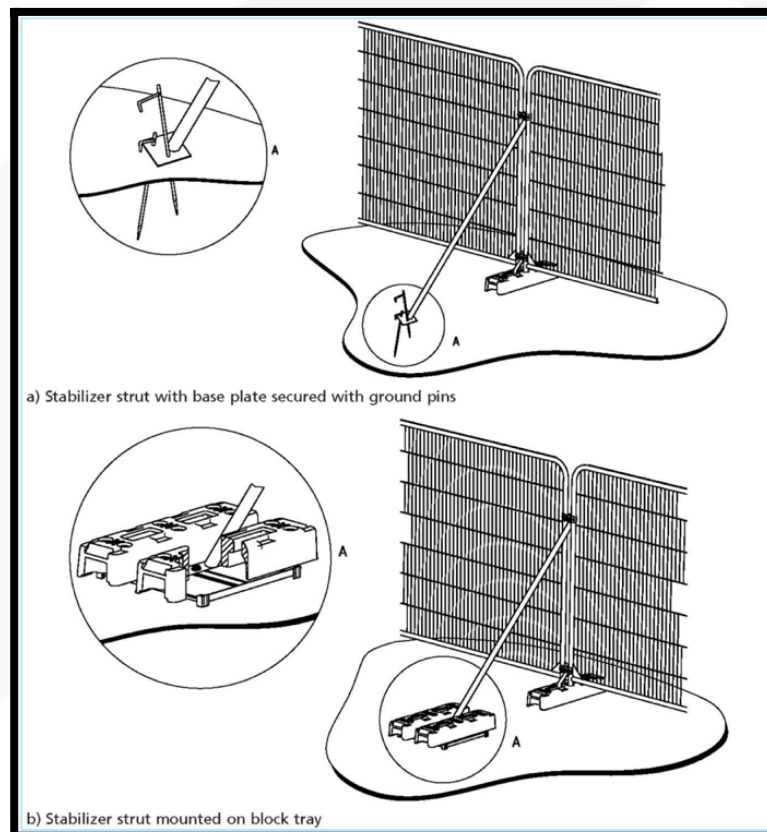


Figure 2: Example of protective barrier fencing with above-ground stabilising system (BS5837)

Ground Protection

New temporary ground protection will be capable of supporting any traffic entering or using the site without being distorted or causing compaction of the underlying soil.

Where the Project Engineer determines that any hard surfacing is not adequate protection from any expected loading, ground boarding is to be installed to the engineer's specification on top of the hard surfacing within the root protection areas of retained trees.

Where machinery will be stored or used on the ground boarding within the RPAs of retained trees, an impervious barrier and/or bunding to prevent oils, fuel, or chemicals from leaching into the soil within or adjacent to the RPAs is to be installed.

***Note:** The ground protection might comprise one of the following:*

- a) for pedestrian movements only, a single thickness of scaffold boards placed either on top of a driven scaffold frame to form a suspended walkway or on top of a compression-resistant layer (e.g. 100mm depth of woodchip), laid onto a geotextile membrane;
- b) for pedestrian-operated plant up to a gross weight of 2t, proprietary inter-linked ground protection boards placed on top of a compression-resistant layer (e.g. 150mm depth of woodchip), laid onto a geotextile membrane;
- c) for wheeled or tracked construction traffic exceeding 2t gross weight, an alternative system (e.g. proprietary system or pre-cast reinforced concrete slabs) to an engineering specification designed in conjunction with arboricultural advice to accommodate the likely loading to which it will be subjected.

For any situations other than those described in a) or b) (as above), the ground boarding is to be designed by a suitably qualified person to an engineering specification in conjunction with arboricultural advice to be suitable for supporting the expected loading to be placed upon it.

In all cases, the objective of the ground boarding is to avoid compaction of the soil beneath so that tree root functions remain unimpaired.

Due to the various sizes of demolition and construction plant available and the potential requirements for material storage within the site, the final specifications for the ground boarding must be designed and supplied to the Project Arboriculturist for their approval by the Project Engineer a minimum of ten (10) working days before its installation.

Demolition

Before the demolition of the existing site features, all tree works are to have been completed, tree protection measures are to be in place as per Tree Protection Plan document (Arbtech TPP 01) and have been signed-off, and a copy of the demolition method statement submitted and approved by the Project Arboriculturist to ensure that there is no conflict with this Arboricultural Method statement.

All demolition work within or immediately adjacent to RPAs or canopies of retained trees is to be undertaken under the direct supervision of the Project Arboriculturist.

Hard Surfacing

Where hard surfacing must be removed and/or resurfaced within the RPAs of retained trees, it is to be undertaken under the direct supervision of the Project Arboriculturalist during the landscaping phase of the development.

The wearing course will be broken up using a handheld pneumatic breaker, hand tools, and wheelbarrows to remove the surfacing. Where the subbase must be removed, a fork will be used to loosen the material, and shovels and wheelbarrows will be used to move it.

In some situations, and at the discretion of the Project Arboriculturalist, an excavator using a hydraulic breaker and a suitably sized toothless grading bucket may be possible. If an excavator is to be used, it must be situated outside of the RPAs, on top of the hard surfacing, working away from the RPAs or from suitable ground boarding capable of withstanding the expected loading.

Whichever system is used, there is to be **NO** disturbance of the underlying soil. If roots are found, they are to be covered over with damp hessian, and a layer of either sharp sand, wood chip, or topsoil will be applied as soon as practicably possible to prevent desiccation.

Existing Underground Services

Existing services within the site should be retained wherever possible. Where existing services within RPAs of retained trees require upgrading, the utmost care must be taken to minimise disturbance. Trenchless techniques should be employed where feasible, and open excavations should be considered only where necessary.

Construction

Before the proposed development is constructed, a copy of the construction method statement will be submitted and approved by the Project Arboriculturist to ensure that it does not conflict with this Arboricultural Method Statement.

All excavations and construction work within or immediately adjacent to the RPAs or canopies of retained trees is to be undertaken under the direct supervision of the Project Arboriculturist.

Foundations Design

The foundation design for the substation base within the RPAs of retained trees is to be designed to minimise the adverse impact upon trees and should pay particular attention to the existing ground levels and proposed finished floor level. Foundation design will be undertaken using site-specific information in conjunction with the Project Arboriculturist and Engineer.

Due to the engineering specification required for the substation, the design cannot be altered from an excavated foundation slab. Given that the total RPA incursion into the protected trees is 2% of the total RPA and at the outer edge of the RPA, it should be considered acceptable in this instance.

All and any excavations required for foundations within the RPAs of retained trees will initially be undertaken manually and under the direct supervision of the Project Arboriculturist. See manual excavation.

Concrete foundations

Before concrete is poured to form the foundations within or immediately adjacent to the RPAs of retained trees, the excavation is to be lined and sealed to prevent any leaching of the concrete into the soil and causing desiccation of retained roots by concrete runoff.

Manual excavation

Excavation within RPAs will be undertaken by hand under the direct supervision of the Project Arboriculturist to the required depth of the foundations or to a minimum of 600mm deep of any excavation, whether for proposed foundations, hard surfacing, or underground services. The Project Arboriculturist will determine the total depth of the manual excavation while on site.

The soil is to be loosened with a fork or pickaxe and then cleared with an air spade, air vac, or shovel. The Project Arboriculturist will cleanly sever any roots found with either a hand saw or secateurs.

The Project Arboriculturist shall cleanly sever any roots found with a diameter of less than 25mm. Roots of 25mm and above shall be excavated around without damaging them; the Project Arboriculturist shall decide if it is feasible or necessary to retain the root; if not, it shall be severed.

The edge of the excavation closest to the trees will be covered with damp hessian to prevent soil collapse or contamination by concrete.

The soil beneath the depth may be sheet piled, regular piled, or excavated deeper. Machinery may be used for this, provided that it is situated outside of the RPAs of retained trees or has appropriate ground protection in place to move around and work upon.

Prohibition

- Mechanical digging or scraping is not permitted within a defined root protection area or areas cordoned off by protective barrier fencing.
- No access will be permitted within the protected areas;
- No materials, equipment or debris will be stored within any of the fenced areas or against the fencing;
- Fires are not permitted within 10m of any vegetation.
- Leaning objects against or attaching objects to a tree is not permitted.
- Machinery, plant, and vehicles are not permitted to be washed down within 10m of vegetation.
- Chemicals and materials are not to be transported, stored, used, or mixed within a root protection area or areas cordoned off by protective barrier fencing.
- Cement silos and mixing sites are to be situated within a bunded area to prevent spillage/leaking of chemicals harmful to trees. These areas are to be sited well clear of protected trees.
- Refuelling of plant or machinery is prohibited within 10m of the construction exclusion zones.
- An allowance must be made for sloping ground so that damaging materials such as concrete washings, mortar, or diesel oil cannot run towards trees.
- Where machinery is to be used within 5m of retained tree canopies, a banks man will be required at all times while setting up, moving, or operating within this distance of retained tree canopies.
- All caustic material and chemicals must be stored well clear of protected areas and preferably on lower ground if slopes are present or within a bonded area to prevent spills or leaks from entering the ground.

Site Management

The Site Manager will be responsible for briefing and inducting all personnel who will be working on any stage of this development, especially those who will be working within or adjacent to the canopies or RPAs of retained trees, and will make them aware of and provide a copy of this Arboricultural Method Statement (Arbtech AMS 01) and Tree Protection Plan (Arbtech TPP 01); this is to include but not exclusively the movement and or operation of plant, excavations, unloading deliveries, mixing and or pouring of cement and concrete.

The Site Manager will be responsible for the day-to-day running and protection of all retained trees and for liaising with the Project Arboriculturalist about any tree-related matters and before any works that may or will affect the RPAs or canopies of retained trees; this is to include but not exclusively the movement and or operation of plant, excavations, unloading deliveries, mixing, pouring and storage of all caustic materials that may cause harm to retained trees.

The Site Manager will document any incidents of damage to retained trees or tree protection measures. Then, the Site Manager will report these incidents to the Project Arboriculturalist immediately and ensure that works within this area cease until the Project Arboriculturalist has had an opportunity to inspect the damage and, where appropriate, agree on a mitigation plan with the Local Planning Authority Tree Officer.

The Site Manager may designate another person to take charge of the briefing and inducting process of new site personnel or visitors in his absence.

If the Site Manager is replaced or is absent from the site for more than three consecutive working days, the Project Arboriculturalist will be informed, and a new pre-start meeting will be held with the new or acting Site Manager.

It is the responsibility of the Site Manager to ensure that the planning conditions attached to any granted planning consent are adhered to at all times and that a monitoring regime and supervision of any works within or adjacent to the RPAs are adopted.

If pruning works other than those previously approved are required at any time, permission must be sought from the Local Authority Tree Officer. Once permission is granted, they are to be carried out by a suitably qualified person in accordance with BS3998:2010 Tree work—Recommendations.

Services

Existing services within the site will be retained wherever possible. Where existing services within RPAs require upgrading, the utmost care must be taken to minimise disturbance. Where feasible, trenchless techniques are to be employed, and only where necessary should open excavations be considered.

Where new services are to be introduced into the site, they will be located outside of RPAs so that they do not interfere with tree roots. If any excavations are required within the RPAs, all trenches are to be excavated by hand radially to the tree trunks under the direct supervision of the Project Arboriculturalist and carried out under NJUG guidelines.

The final positions of any proposed services will be verified and approved by the Project Arboriculturalist and Local Authority Tree Officer before implementation.

New Underground services

Trenching for the installation of underground services and drainage routes could sever any roots that may be present and, as such, adversely affect the tree's health. For this reason, particular care will be taken in routing and installation methods of all underground services. All underground services and drainage routes will be located so that no excavations are required within RPAs.

Where underground services have been impossible to prevent from passing through RPAs or within proximity to trees, these sections are to be installed in one of three ways and under the direct supervision of the Project Arboriculturalist and in accordance with the National Joint Utilities Group guidelines (NJUG 4).

Trenchless Techniques

There are three main types of trenchless techniques: guided and unguided boring and pipe replacement by lining or bursting. These techniques allow for the installation, maintenance, or renewal of underground services without disturbing soil in which roots are likely to grow. Starting and receiving pits for the boring machinery are to be located outside of the RPAs of any retained trees, with the bore depth maintained at a minimum depth of 600mm below the existing ground level. Techniques involving external lubrication of the equipment shall use only water, as other lubricants (e.g., oil, bentonite, etc.) could contaminate the soil.

Broken Trench – Hand Dug

This technique combines both trenchless techniques and manual excavation, where excavation is unavoidable. Excavations will be limited to where there is clear access around and below the roots. All trenches shall be excavated by hand with the same precautions taken as for manual excavation. The open section of the trench will only be large enough to allow access for linking to the next section.

Manual Excavation

Excavation within RPAs will be undertaken by hand under the direct supervision of the Project Arboriculturalist to the required depth of the foundations or to a minimum of 600mm deep of any excavation, whether for proposed foundations, hard surfacing, or underground services. The Project Arboriculturalist will determine the total depth of the manual excavation while on site.

The soil is to be loosened with a fork or pickaxe and then cleared with an air spade, air vac, or shovel. The Project Arboriculturalist will cleanly sever any roots found with either a hand saw or secateurs.

The Project Arboriculturalist shall cleanly sever any roots found with a diameter of less than 25mm. Roots of 25mm and above shall be excavated around without damaging them; the Project Arboriculturalist shall decide if it is feasible or necessary to retain the root; if not, it shall be severed.

The edge of the excavation closest to the trees will be covered with damp hessian to prevent soil collapse or contamination by concrete.

The soil beneath the depth may be sheet piled, regular piled, or excavated deeper. Machinery may be used for this, provided that it is situated outside of the RPAs of retained trees or has appropriate ground protection in place to move around and work upon.

Monitoring and Supervision

Where trees have been identified within this Arboricultural Method Statement (Arbtech AMS 01) and Tree Protection Plan (Arbtech TPP 01) for retention, there will be an auditable system of arboricultural monitoring. This is to extend to arboricultural supervision whenever demolition or construction activity is to take place within or adjacent to any canopy or RPA.

The development's tree protection measures are to be monitored, and all demolition and construction works are to be undertaken within or adjacent to the RPAs of retained trees. The Project Arboriculturist will supervise the work and record and report observations to the Council at appropriate intervals.

Pre-commencement site meeting

Before the commencement of any works or machinery and materials arriving on site, a pre-commencement site meeting involving the Project Arboriculturalist, Landowner or Agent, Site Manager, contractors and Engineer (as appropriate) and the relevant Local Planning Authority Officers will be held to ensure that all aspects of the Arboricultural Method Statement and Tree Protection Plan are understood and for all parties to swap contact details. See Appendix 5: Contact Details.

Monitoring and supervision schedule

The initial monitoring visit will check that the tree protection measures are in the correct location and as specified within the approved Arboricultural Method Statement, and if so, to sign off on their installation.

Thereafter, monitoring visits are to take place at regular intervals to ensure that tree protection measures are in place and are functioning as designed or whenever necessary to undertake works to be carried out under arboricultural supervision. The frequency of the monitoring visits is to be agreed upon with the Local Authority Tree Officer at the pre-commencement site meeting.

A record of all arboricultural monitoring and supervision visits will be kept, and any faults will be logged; this will then be copied to the Site Agent, Developer, and Local Planning Authority in a digital format.

If areas must be redesigned during the development so that they would require changes to the approved Arboricultural Method Statement or Tree Protection Plan and so affect retained trees, the Project Arboriculturalist and Local Authority Tree Officer will be invited to attend a site meeting with all relevant parties. Before any changes are implemented, they must have been approved in writing by the Local Authority Tree Officer.

Supervision

The Project Arboriculturist will be required to attend the site to directly supervise all demolition and construction works that are to be undertaken within or adjacent to the RPAs of all retained trees and will be advised a minimum of 72 hours before the commencement of any works that require his attendance; these will include:

1. Pre-commencement site meeting.
2. Location of protective measures.
3. Supervised demolition of existing slab within RPA of tree T07.
4. Supervised excavations for concrete slab within RPAs of tree nos. T02, T07, T10 and T11.
5. Any demolition and or excavations within or adjacent to RPAs, including foundations, hard surfacing or underground services (a non-exhaustive list).
6. Arboricultural sign off and removal of protective measures.

Completion meeting

Once all construction works have been completed and all materials and machinery have been removed from the site, the Project Arboriculturalist shall be informed and will invite the Local Authority Tree Officer to meet on-site to discuss the process, final remedial works that may be required and sign the development off so that the protective measures may be removed.

Arboricultural Monitoring & Supervision Sign-Off Checklist

Hedge End Retail Park, Tollbar Way, Hedge End, Southampton, SO30 2UH

Tree Number	Task	Date Completed	Signed (Arboriculturalist)	Signed (Site Manager)
All	Pre-commencement site meeting			
All	Sign-off of the location and specification of the protective measures			
T07	Supervised demolition of substation base			
All	Completion of demolition			
T02, T07, T10 & T11	Manual excavation of new substation base location			
All	Additional excavations (if required)			
All	Completion of groundworks			
All	Completion of construction			
All	Removal of machinery and materials from site			
All	Dismantle & removal of protective measures			
All	Sign-off from Project Arboriculturist			

Appendices

The following documents were released to the Client as appendices to this report:

- Appendix 1: Tree Schedule
- Appendix 3: Tree Protection Plan
- Appendix 4: Tree Protection Notice
- Appendix 5: Contact Details

If you require clarification of the information contained herein, please do not hesitate to contact us via 01244 661170.

Yours Sincerely,

A handwritten signature in black ink, appearing to read "Chris Wren".

Chris Wren BSc (Hons) MArborA
Senior Arboricultural Consultant

07842313167

Christopherwren@arbtech.co.uk

A large, light gray, stylized house icon that serves as a background for the central section of the page. It has a wide base, a steeply pitched roof, and a chimney on the left side.

Appendix 1: Tree Schedule

BS5837:2012 Tree Survey

Arbtech consulting ltd

Client: Tuffin Ferraby Taylor (TFT) Ltd
 Project: Hedge End Retail Park, Tollbar Way, SO30 2UH
 Survey Date: 21/08/2025
 Surveyor: Chris Poplett



Unit 3 Well House Barns
 Chester Road
 Chester
 Cheshire
 CH4 0DH
 Phone: 01244661170

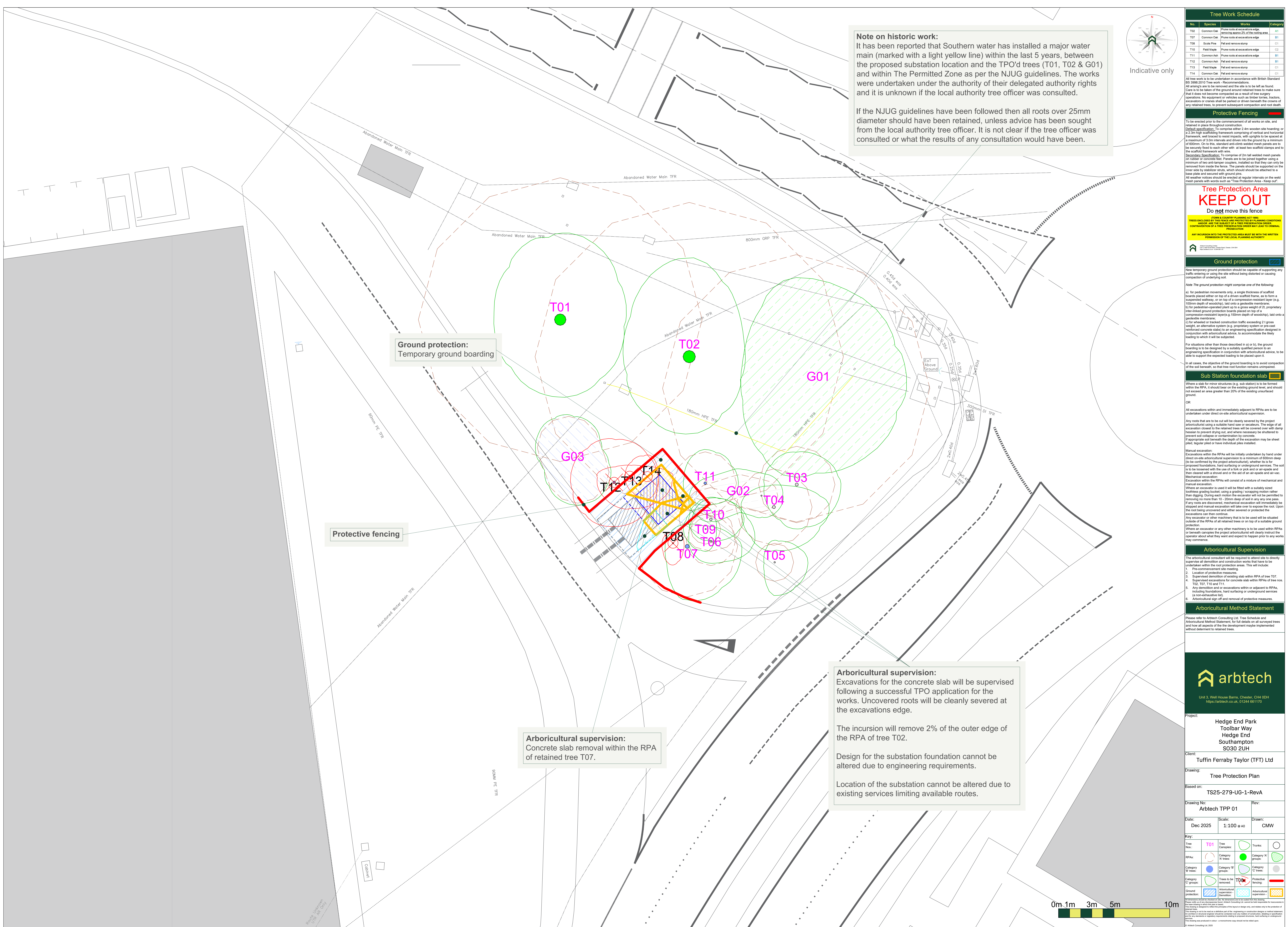
Tree and Tag No Species		Hght (m)	Stems		Crown		Age	RP A (m²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations			Cat ERC
			No	Ø (mm)	Spread (m)	Clear (m)					Survey Comment			
G01														
Common Oak <i>Quercus robur</i>		18	1	980	N	10	5	M	A: 434.5	Good	C: Good			A.1 40+ yrs
					E	10	3		R: 11.76		S: Good			
					S	8	5				B: Fair			
					W	5	3							
G02														Estimated Measurements
Various <i>see comments for details</i>		10	1	120	N	2	0	Y	A: 6.5	Good	C: Good			C.1.2 40+ yrs
					E	2	0		R: 1.43		S: Good			
					S	2	0				B: Good			
					W	2	0							
G03														Estimated Measurements
Various <i>see comments for details</i>		9	1	230	N	3	2	SM	A: 23.9	Good	C: Good			B.2 20+ yrs
					E	3	2		R: 2.75		S: Not visible			
					S	3	2				B: Not visible			
					W	3	2							
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		ERC:		Estimated Remaining Contributio

Tree and Tag No Species		Hght (m)	Stems		Crown		Age	RP A (m²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations			Cat ERC
			No	Ø (mm)	Spread (m)	Clear (m)					Survey Comment			
T01														
Common Oak <i>Quercus robur</i>	18	1	1040	N	8	7	M	A: 489.4 R: 12.48	Good	C: Good S: Good B: Good	Dead wood In the crown up to 60mm diameter X 3m length.			A.1 40+ yrs
T02														
Common Oak <i>Quercus robur</i>	18	1	1130	N	9	7	M	A: 577.7 R: 13.56	Good	C: Good S: Good B: Fair	Recent disturbance to the root zone. Sub soil at the surface of the rooting zone and digger tracks up to the base. Minor scuff marks to the buttress flare resembling digger damage up to 50mm diameter. Sub soil has been compacted within areas of the root flare. Up to 70mm diameter torn root material on the soil surface. Dead wood In the crown up to 60mm diameter X 3m length. Historically pruned to raise the canopy height to its current dimensions.			A.1 40+ yrs
T03														
Common Ash <i>Fraxinus excelsior</i>	11	1	280	N	3	3	EM	A: 35.5 R: 3.36	Good	C: Good S: Good B: Fair	300mm deep trench has been dug 2m from the stem on the southern aspect. Up to 10mm diameter exposed broken roots within the trench. Historically pruned to raise the canopy height to its current dimensions.			C.1 10+ yrs
T04														
Common Ash <i>Fraxinus excelsior</i>	11	1	280	N	2	5	EM	A: 35.5 R: 3.36	Good	C: Good S: Good B: Fair	300mm deep trench has been dug 1.5m from the stem on the southern aspect. Up to 100mm diameter exposed broken roots within the trench. Digger scuffs to the underside of low branches on the southern aspect. Historically pruned to raise the canopy height to its current dimensions.			C.1 10+ yrs
T05														
Common Alder <i>Alnus glutinosa</i>	5	3	139 (Eq)	N	2	0	SM	A: 8.7 R: 1.66	Good	C: Good S: Good B: Fair	Multi stemmed tree resembling regrowth from a coppiced stump. 300mm deep trench 1m from the base and exposed broken roots up to 10mm diameter.			C.1 10+ yrs
Age Classifications:	N Y SM	Newly planted Young Semi-mature	EM M OM	Early Mature Mature Over Mature	Condition:		C S B	Crown Stem Basal area	Stems:		Ø (Eq)	Diameter Equivalent stem diameter using BS5837:2012 definition	ERC: Estimated Remaining Contributio	

Tree and Tag No Species	Hght (m)	Stems		Crown		Age	RP A (m²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations			Cat ERC
		No	Ø (mm)	Spread (m)	Clear (m)					Survey Comment			
T06													
Field Maple <i>Acer campestre</i>	7	3	180 (Eq)	N E S W	4 4 2 2	1 1 1 1	EM A: 14.7 R: 2.16	Good	C: Good S: Good B: Not visible	Individual forming part of a group. 1.5m high soil pile up to the stem on the southern aspect obscuring observations. 300mm deep trench 2m from the base with exposed torn roots up to 10mm diameter.			C.1.2 40+ yrs
T07													
Common Oak <i>Quercus robur</i>	10	1	370	N E S W	2 5 5 2	5 3 3 5	EM A: 61.9 R: 4.43	Good	C: Good S: Good B: Not visible	Altered exposure and asymmetrical crown shape due to historical presence of partner trees. Digger tracks and sub soil at the base up to the stem obscuring observations and exposed broken roots up to 30mm diameter.			B.1 40+ yrs
T08													
Scots Pine <i>Pinus sylvestris</i>	5	1	130	N E S W	1 1 2 1	0.5 1 1 1	Y A: 7.6 R: 1.55	Good	C: Fair S: Good B: Not visible	Low crown density possibly due to shade cast from historical presence of partner trees. Digger tracks and sub soil at the base up to the stem obscuring observations. Exposed broken roots at the soil surface up to 30mm diameter.			C.1 20+ yrs
T09													
Common Ash <i>Fraxinus excelsior</i>	9	1	110	N E S W	2 1 2 2	7 7 7 7	Y A: 5.5 R: 1.32	Good	C: Good S: Good B: Fair	Individual forming part of a group. 1.5m high soil pile to the base on the southern aspect.			C.1 40+ yrs
T10													
Field Maple <i>Acer campestre</i>	7	2	234 (Eq)	N E S W	2 3 2 2	1 1 1 1	EM A: 24.8 R: 2.8	Good	C: Good S: Good B: Good	Individual forming part of a group. 1.5m high soil pile on the southern aspect 1.5m from the base.			C.2 40+ yrs
Age Classifications:	N Y SM	Newly planted Young Semi-mature	EM M OM	Early Mature Mature Over Mature	Condition:			C S B	Crown Stem Basal area	Stems:	Ø Diameter (Eq) Equivalent stem diameter using BS5837:2012 definition	ERC:	Estimated Remaining Contributio

Tree and Tag No Species	Hght (m)	Stems		Crown		Age	RP A (m²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations			Cat ERC
		No	Ø (mm)	Spread (m)	Clear (m)					Survey Comment			
T11													
Common Ash <i>Fraxinus excelsior</i>	10	1	230	N	3	5	EM	A: 23.9 R: 2.75	Good	C: Good S: Fair B: Not visible	20mm digger scuffs to the stem at 1.5m on the northern aspect. Sub soil and digger tracks to the root zone. Up to 20mm diameter torn roots at the soil surface. 200mm depth of sub soil to the base obscuring observations.		B.1 20+ yrs
T12													
Common Ash <i>Fraxinus excelsior</i>	11	1	230	N	4	5	EM	A: 23.9 R: 2.75	Good	C: Good S: Good B: Good	Sub soil and torn roots up to 10mm diameter to the base and within the root zone of the tree. Historically pruned to raise the canopy height to its current dimensions. Dead wood in the crown up to 50mm diameter X 3m length.		B.1 40+ yrs
T13													
Field Maple <i>Acer campestre</i>	7	3	157 (Eq)	N	1	1	EM	A: 11.1 R: 1.87	Good	C: Good S: Good B: Good	Soil disturbance and digger tracks to the base and root zone. Exposed broken root material up to 20mm diameter.		C.1 40+ yrs
T14													
Common Oak <i>Quercus robur</i>	6	1	75	N	2	2	Y	A: 2.5 R: 0.89	Good	C: Good S: Good B: Fair	Sub soil and digger tracks to root zone up to the base. Torn root material at the surface up to 20mm diameter.		C.1 40+ yrs

Appendix 3: Tree Protection Plan



A large, light gray, stylized graphic of a house with a chimney, composed of several geometric shapes, serves as a background for the central section of the page.

Appendix 4: Tree Protection Notice

Tree Protection Area **KEEP OUT**

Do not move this fence

(TOWN & COUNTRY PLANNING ACT 1990)

**TREES ENCLOSED BY THIS FENCE ARE PROTECTED BY PLANNING CONDITIONS
AND/OR ARE THE SUBJECT OF A TREE PRESERVATION ORDER.
CONTRAVENTION OF A TREE PRESERVATION ORDER MAY LEAD TO CRIMINAL
PROSECUTION**

**ANY INCURSION INTO THE PROTECTED AREA MUST BE WITH THE WRITTEN
PERMISSION OF THE LOCAL PLANNING AUTHORITY**



Unit 3, Well House Barn, Chester Road, Chester, CH4 0DH
<https://arbtech.co.uk> - 01244 661170

Appendix 5: Contact Details

Name	Position	Company	Contact
	Client		
	Agent / Project Manager		
	Tree Officer		
	Project Arboriculturist	Arbtech Consulting Ltd.	01244 661170 https://arbtech.co.uk
	Site Manager		
	Main contractor		

Document Production Record

Document number	Editor	Signature	Position	Issue number	Date
Arbtech AMS 01	Chris Wren		Senior Arboricultural Consultant	01	01/12/25

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