



HEYWOOD CIVIC CENTRE, HEYWOOD, ROCHDALE

For

Rochdale Development Agency

TREE SURVEY REPORT & ARBORICULTURAL IMPACT ASSESSMENT

Issue 01 – Dept 23

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Project: Heywood Civic Centre, Heywood, Rochdale

Project Title: Heywood Civic Centre
Client: Rochdale Development Agency
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Project Number: 2472

Document Control

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1.0 INTRODUCTION

- 1.1 Appletons was instructed in August 2023 by Rochdale Development Agency to undertake a survey and arboricultural impact assessment of trees located on land fronting Heywood Civic Centre, LCpl Stephen Shaw MC Way, Heywood, OL10 1LW. The assessment considers the proposal to provide an extension to the front of the existing civic centre. This report is to provide further information on trees for a formal planning application.
- 1.2 The land on which the trees are located forms part of hard and soft landscaping for pedestrian access.
- 1.3 The area of the survey is located to the immediate north of the Civic Centre which is access from LCpl Stephen Shaw MC Way and via the car park on Hornby Street to the east. The site was visited, and the trees surveyed on 5th September 2023 in accordance with BS 5337:2012, *Trees in relation to design, demolition and construction – Recommendations*. The results are detailed within this report.
- 1.4 The locations of the trees are indicated on the Tree Constraints Plan (TCP), drawing 2472_01 at **Appendix 1**.
- 1.5 The purpose of the report is to provide information on the existing trees on the site and to assess any impact upon the trees above and below ground by the proposed development.
- 1.6 Appletons is a firm of chartered landscape architects and environmental consultants with extensive experience in carrying out tree surveys of this nature. Surveyors are members of the Arboricultural Association.

2.0 STATUTORY PROTECTION OF TREES AND WILDLIFE

Tree Preservation Order

- 2.1 The status of the trees has not been verified with the Local Planning Authority.

Conservation Area

- 2.2 At the time of writing this report the site is not situated within a Conservation Area.

Birds

- 2.3 It is an offence to kill, injure or take any wild bird, or take, damage or destroy the nest of any wild bird while it is in use or being built. Therefore, any tree work likely to disturb nesting birds should be avoided from late March to August. In general terms, it is recommended that removal of trees or tree works are not carried out during the period of March to September unless it can be confirmed that there are no nesting birds nor any birds displaying breeding behaviour within the affected trees.

Bats

- 2.4 The Wildlife and Countryside Act 1981 together with the amendments of 1985 and 1991, with subsequent variations to the schedule orders, and strengthening amendments made within the Countryside and Rights of Way Act 2001, form the basis for legislation protecting Britain's flora and fauna. It should be noted that all species of bats and their roosts are afforded statutory protection and work to trees, including felling and pruning work, which may shelter roosting or hibernating bats shall not be undertaken without appropriate surveys and licenses. It is an offence to:-

- *intentionally or recklessly disturb, kill, injure or take a bat;*
- *damage or block access to the resting place of any bat;*
- *sell, barter or exchange a bat, dead or alive;*
- *be in possession or control of a bat or anything derived from them;*

3.0 SURVEY METHODOLOGY

- 3.1 The survey has been carried out in accordance with Section 4 of BS 5337:2012, *Trees in relation to design, demolition and construction – Recommendations*.
- 3.2 BS 5837 provides guidance and recommendations for the design and construction process in relation to trees and gives recommendations as to the objective surveying of trees in respect of their physical, aesthetic and structural condition as individual specimens and within a landscape context.
- 3.3 The site was visited and all trees and tree groups that may be impacted on by the proposed development were surveyed, identified and detailed on 5th September 2023. Weather conditions were suitable for the survey to be undertaken.
- 3.4 The location of the trees have been plotted on a topographical survey plan provided by K2architects, drawing no. 564-K2A-B1-02-DR-A-20-000 P10 (dated 11.04.23) and indicated on Appletons' drawing 2472_01 at **Appendix 1**.
- 3.5 Species have been recorded by common name and heights recorded in metres. Other statistics have been recorded on the schedules appended at **Appendix 3**.
- 3.6 The survey is in sufficient detail to make informed decisions as part of any planning process and with regard to any application. The comments made are based on observable factors present at the time of inspection and are based on maximising the trees' safe life expectancy given their current situation. Although the health and stability of trees in the pre-development context is an integral part of their suitability for retention, it must be stressed that this report is not a tree risk assessment. Where significant defects and safety issues have been observed there is a reported comment on recommended management on the condition schedules in order to put the trees in a safer or improved condition for their future longevity. All observations have been made from ground level without the use of any special diagnostic equipment (unless otherwise stated). Where deemed necessary, aerial inspections have been recommended within the tree canopies by a suitably qualified tree climber. All measurements are metric and height recordings are approximate. Consideration of the potential influence of trees upon shrinkable load-bearing soils or the effects of incremental root or branch growth on buildings and/ or surface structures is also excluded from this report.

Constraints

- 3.7 There were no constraints to undertaking the ground level visual assessment.

4.0 ARBORICULTURAL CONSTRAINTS

4.1 The Tree Constraints Plan, drawing no. 2472_01 is at **Appendix 1** and indicates the distribution of trees and groups of trees at a scale of 1:200. The Tree Quality Assessment Cascade Chart Category is at **Appendix 2** with tree quality also colour coded on the Tree Constraints Plan. The abbreviations, methodology and criteria for the tree survey assessment and the Tree Category Gradings are explained at the beginning of the Tree Survey Schedules at **Appendix 3**. Trees that should be presented as a material consideration during the design of any development are recorded on the Tree Constraints Plan and the Tree Schedule. The Tree Constraints Plan also indicates the Root Protection Areas (RPA) for individual trees identified in the Tree Schedule. The RPA represents the minimum recommended area which should ideally be left undisturbed and within which no activity should take place around each tree were it to be retained. The height of trees provides guidance on distances that development should be constructed away from trees to avoid damage should a tree fail at ground level. The Tree Constraints Plan also shows a representation of the crown spread of each tree (compass directions are not indicated on the Tree Survey Schedule).

4.2 The trees have been categorized as A, B, C or U and are indicated on the Tree Constraints Plan with a colour representing each category as keyed on the plan. Where trees have been assessed within groups or woodland belt and overall assessment has been made as their relative retention value.

A Category trees

4.3 Trees and tree groups identified as category grade A are those of significant high quality and value in terms of arboriculture, landscape and conservation. These pose a constraint to the development and should be retained and protected within the design if possible.

B Category trees

4.4 Trees and tree groups identified as category grade B are those of moderate or fair quality and value in terms of arboriculture, landscape and conservation. These should be retained and protected within the design if possible although their contribution to amenity value, age and the ability to correct defects should be weighted against the benefits of the development proposals as a whole. If development proposals can readily be modified or changed then it is worth exploring different design options.

C Category trees

4.5 Trees identified as category grade C are those of low quality and value in terms of arboriculture, landscape and conservation and include very young trees below 150mm girth. These trees should not be considered as posing a significant constraint to development and their removal to facilitate development would not constitute a significant loss within the locality. If they do not affect development, they should be retained and protected or a case presented for their removal.

U Category trees

- 4.6 Trees and tree groups identified as category grade U are those which have irremediable features such as severe disease and are in a condition that any existing value would be lost within 10 years or are dead/fallen and which should in the current context, be removed for reasons of sound arboricultural management.

Below ground considerations

- 4.7 Typically, about 80% of roots will be found in the upper 600mm of soil and often extending well beyond the canopy spread of more mature trees. The threat to the trees by development comes from:
- a) root severance or fracture;
 - b) compaction of the soil, preventing gaseous exchange and moisture percolation;
 - c) possible change to moisture gradients due to surface water run-off or interception as well as
 - d) physical damage to low branches and trunk.

The consequences for the tree of such damage are:

- e) instability, if severe enough;
 - f) entry points for pathogenic fungi at wounds / fractures;
 - g) loss of vitality due to reduced oxygen, mineral and moisture take-up; all leading to;
 - h) root death,
- and
- i) a general decline or possible death of the tree.
- 4.8 In general, an arboricultural consultant (or Local Authority Tree Officer) should be consulted whenever an unexpected issue occurs that involves any tree on or in close proximity to development sites, particularly where they occur within a Conservation Area. Any tree work or tree removal deemed necessary should be carried out to the highest standards, based on British Standard 3998:2010 '*Recommendations for Tree Work*' and current best practice. To ensure standards are met it is recommended that a contractor from the Approved List of the Arboricultural Association be used (01242 522152 www.trees.org.uk). It is recommended that if a development layout is approved by the Local Planning Authority, a final Arboricultural Method Statement and Tree Protection Plan be drawn up.

5.0 THE SITE AND TREE POPULATION

Location and site description

- 5.1 The site is centred at National Grid Reference (NGR): SD 85692 10670 with the survey area covering approximately 700m². The area is currently a small public open civic space formed of hard and soft landscaping with individual trees and seating fronting the civic building. A car park is located the the immediate east. The site is bounded to the north by LCpl Stephen Shaw MC Way (A6046), a library and Care NHS Foundation Trust Centre to the immediate west, the civic building to the south and Hornby Street to the east. The site is located in a central position in Heywood town centre with the surrounding area dominated by housing and small commercial and industrial buildings. The M62 motorway Junction 19 is located approximately 2km to the south.



Plate 01 – area of tree survey

Species Composition, Size, Age and Distribution

- 5.2 A small number of individual mature trees are located within the public open civic space comprising species of sycamore, lime and birch cultivar. A group of 11no newly planted heavy standard trees form a group within soft landscaping between the civic space and the adjacent car park comprising fastigate LCplbirch, fastigate cherry and mountain ash cultivar. The trees form attractive features within the landscape with the mature birch trees forming a combined canopy either side of the pedestrian access from LCpl Stephen Shaw MC Way. The 2no sycamores are located within the

paved hard surfacing within graveled tree pits with pavior edging. The remaining trees are located within soft ground comprising grassed and planted areas.

Health, Condition and Amenity Value

- 5.3 The trees have been assessed as either category 'B' moderate condition or category 'A' good condition. As such their retention within a proposed development is desirable and those with a category 'A' assessment are recommended for retention. All the trees provide attractive features within their location and collectively provide amenity value.

6.0 CONSIDERATIONS IN RELATION TO DEVELOPMENT

General

- 6.1 As trees can affect and be affected by many aspects of site operations, during the conception and design process the project arboriculturist should be involved in ongoing review of the proposals, engineering and landscape drawings in order to produce proposals which have the least impact on existing trees as possible within the parameters for the proposed works. All members of the design team should also be made aware of the requirements for the successful retention of proposed retained trees and should make provision for these throughout the development process.

Below ground constraints

- 6.2 The below ground constraints are generally summarised as the Root Protection Area (RPA) which are indicated on the Tree Constraints Plan at **Appendix 1** for this site. The shape of the RPA and its exact location depend upon arboricultural considerations including likely tolerance of the tree to root disturbance; morphology and disposition of the roots when known influenced by past or existing site conditions; soil type and structure; and topography and drainage.
- 6.3 The purpose of the RPA is to prevent physical damage by soil compaction, changes in soil and surface levels or soil contamination, and damage or removal of tree roots, all of which could reduce a tree's health and/or stability.
- 6.4 There may be impact on the rooting zone of the trees retained adjacent to the development site due to engineering works, level changes and pedestrian/vehicle surfaces. Extensive root loss can be caused by filling and raising levels over rooting zones of trees and should be avoided.

Above ground level constraints

- 6.5 The above ground constraints are generally considered to be the visible parts of the tree including the trunk and canopy and any surface exposed roots. All parts of the tree should be protected from damage from engineering and construction work, in particular from deliveries of fill materials, wide loads, vehicles and plant and storage of materials against parts of the tree.

7.0 DEVELOPMENT PROPOSALS AND PROJECTED ARBORICULTURAL IMPACTS

Proposals

- 7.1 The proposed planning application is for the construction of an extension to the frontage of the existing civic centre which will occupy a small proportion of the existing hard surfaced pedestrian area.

Impact on Trees

- 7.2 It is projected that there would be an impact on approximately 30% of the rooting zone of tree T1 (sycamore) as indicated by the Root Protection Area. This would be the result of the construction of the eastern side of the extension and include the foundation construction and a construction work area. It is likely that some pruning back of the canopy on the tree's western and southern edges would be required to avoid contact with the extension façade. In this event some pruning on other aspects of the canopy may be required to balance the crown and improve the aesthetics of the tree. Whilst impact and disturbance to rooting zones is to be avoided, sycamores are a species which have a strongly branched root system and are usually stable in the ground although the roots generally do not go deeper than 600mm. Careful removal and severance of roots in the construction zone may be carried out to limit damage and improvements to the surrounds in the form of porous soft landscape would assist in extending the longevity of the tree. However, alteration of existing levels around the rooting zone of the tree should not be undertaken as far as possible.
- 7.3 There may also be very limited impact on the rooting zone of tree T2 (sycamore) due to the foundations and the construction work zone together with some reduction to the canopy leading towards the civic centre. All other trees are sufficient distance from the proposed work for there to be no impacts.

Below ground constraints and tree protection

- 7.4 The below ground constraints are generally summarised as the root protection area (RPA). The purpose of the RPA is to prevent physical damage by soil compaction, changes in soil level or soil contamination, and damage or removal of tree roots, all of which could reduce a tree's health and/or stability. Therefore, all trees anticipated to be retained should be protected in accordance with Section 7 of British Standard 5837: 2012 "Trees in relation to design, demolition and construction - recommendations". Tree protection should be installed on site prior to the commencement of any works on site.

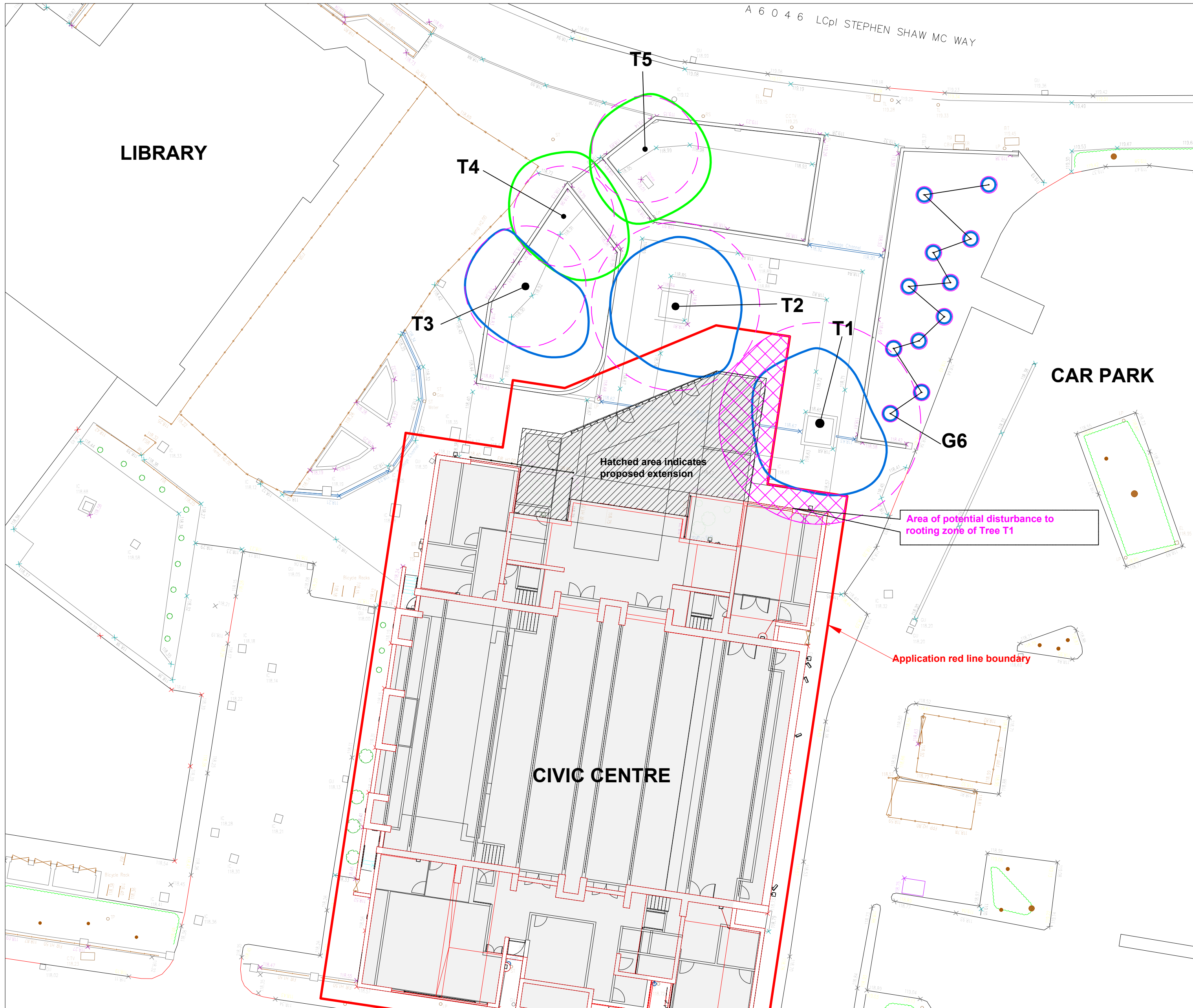
Landscape Recommendations

- 7.5 Should it become necessary to remove tree T1, it is recommended that additional tree planting is undertaken to mitigate for tree losses.

end



APPENDIX 1

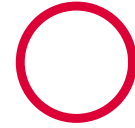


ASCADSE CHART FOR TREE QUALITY ASSESSMENT (BS 5837-2012)			
TREES FOR REMOVAL			
Category A	Criteria		
Category U	Trees that have a serious immediate structural defect, such that their early loss is expected due to collapse, including those that will become unstable after removal of other TC category trees (e.g. trees for whatever reason, the loss of companion shelter cannot be mitigated by pruning). Trees that are dead or are showing signs of significant, immediate and irreversible or local decline. Trees affected with pathogens of significant to the health and/or safety of other trees nearby (e.g. Dutch Elm disease) or very low quality trees suppressing adjacent trees of better quality.		
Category X	Trees that are dead or are showing signs of significant, immediate and irreversible or local decline. Trees affected with pathogens of significant to the health and/or safety of other trees nearby (e.g. Dutch Elm disease) or very low quality trees suppressing adjacent trees of better quality.		
(NOTE: Category U trees can have existing or potential conservation value which if might be desirable to preserve.			
TREES TO BE CONSIDERED FOR RETENTION			
	1. Mainly arboricultural values	2. Mainly landscape values	3. Mainly cultural values, including conservation
Category A	Trees that are particularly good examples of their species, especially if rare or unusual, or essential components of groups, or of formal or semi-formal arboricultural features (e.g. the dominant and/or principal trees within an avenue)		Trees, groups or woodlands which provide a definite screening or softening effect to the locality in relation to views into or out of the site, or those of particular visual importance (e.g. as screens or other arboricultural features assessed as groups)
Trees of high quality and value in such condition as to be able to make a substantial contribution (a minimum of 40 years is suggested)			Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood pasture).
Category B	Trees that might be included in the high category, but are downgraded because of impaired condition (e.g. presence of remediable defects including unsympathetic past management and minor storm damage)		Trees with material conservation or other cultural benefits.
Trees of moderate quality and value in such condition as to make a significant contribution (a minimum of 20 years is suggested)			
Category C	Trees not qualifying in higher categories.		Trees with no material conservation or other cultural value.
Trees of low quality and value; currently in adequate condition to remain until new planting could be established (a minimum of 10 years is suggested) or young trees with a stem diameter below 150 mm.	Trees present in numbers, usually growing as groups or woodlands, such that they form distinct landscape features, thereby attracting a higher collective rating than they might as individuals but which are, not individually, essential components of formal or semi-formal arboricultural features (e.g. trees of moderate quality within an avenue or landscape feature) (category specimens) or be trees situated so intimately to the site, occurring as collectives but situated so as to make little visual impact on the wider locality.		
NOTE: Whilst 'C' category trees will usually not be retained where they would impose a significant constraint on development, young trees with a stem diameter of less than 150 mm should be considered for relocation			

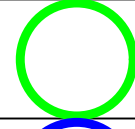
ID	Species	Location	Height (m)	St. D. (cm)	Branch Character (m)	Life Stage	PC	SC	General Observations and Comments/Management Recommendations	ESC	Ce. Form	PAI (m)	RAI (m)
T1	Sycamore	Located in paved hard surfacing within small square fronting Civic Centre	10	600	6	M	G	G	Forks at 3m above ground level, forming ascending branch formation. Historical crown lifting on south side (well-excised). Longitudinal superficial stress crack on one primary branch. Small compact canopy. Average canopy spread 5-6m. Minor dead wood. Located in fruit gravelled tree pit (2.2 x 2.2m) with pavior edging.	40+	B	163	7.2
T2	Sycamore		10-11	500	6	M	M	G	Straight stem. Small compact canopy. Historical lifting, all well excused. Some foliage desiccation throughout. Average canopy spread 5-6m. Located in raised gravelled tree pit (2.2m x 2.2m) with raised pavior edging.	40+	B	113	6.0
T3	Lime		10	500	2.25	M	M	G	Forks at 2.25m above ground level forming 'Y' union. Slightly unbalanced canopy, with light branching. Epicormic growth removed with raised buds remaining along lower trunk. Heavy with seed rainor dead wood. Minor dead wood.	40+	B	113	6.0
T4	Birch (Betula jacquemonti)	Located either side of entrance to small square fronting Civic Centre within soft landscaping, against low brick wall.	9-10	300	2	M	G	G	Forks at 2.25m above ground level. Well balanced dense canopy with light branching. Forms pair with T5 with interlocking canopies.	40+	A	41	3.6
T5	Birch (Betula jacquemonti)		10	320	2	M	G	G	4no. primary stems arising from union at 2.25m above ground level. Well balanced dense canopy with light branching. Forms pair with T4 with interlocking canopies.	40+	A	45	3.8
G6	Fastigate birch (jacquemonti) x 2	Planted within soft landscaping to west of car park.	4	50	2	Y	G	G		40+	B	1	0.6
	Fastigate cherry x 6		3-4	50	0	Y	G	G	Group of newly planted heavy standard trees with stakes and ties, potentially not fully established as yet. Cherries forming multi-stems.	40+	B	1	0.6
	Mountain ash cultivar x 3		3	50	1.5	Y	G	G		40+	B	1	0.6

KEY

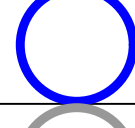
BRITISH 5837:2012 4.5 TREE CATEGORIZATION
Detailed criteria of these categories are given above. These categories do not necessarily represent or correspond to recommendations for action in any relevant report.



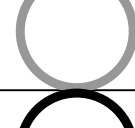
CATEGORY U:
Serious, irremediable defect with early loss expected/trees showing signs of overall decline/suppressing trees of better quality.
Unsuitable for retention but may have desirable conservation value



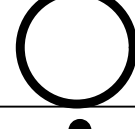
CATEGORY A:
Good/moderately good quality and value.
Retention most desirable.



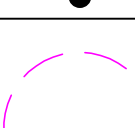
CATEGORY B:
Moderately/fair quality and value.
Retention desirable but has some defect which downgrades value.



Low quality and value.
Tree possibly expendable but should be retained if appropriate to development.



TREES OFF SITE - trees not surveyed in detail and location and statistics are estimates only.
Category grade not necessarily provided.



ROOT PROTECTION AREA (RPA)
The root protection area is the minimum area around a tree which should be left undisturbed in order to avoid damage to the roots or rooting environment.
If work needs to be carried out within the RPA then specialist surfaces or specialist construction techniques must be considered. Care must also be taken to avoid ground compaction within the RPA and storage of materials is not permitted. No excavations shall be carried out within the RPA unless agreed with the LPA. Any agreed excavations must only be carried out by hand.

	REVISIONS	

Project HEYWOOD CIVIC CENTRE, HEYWOOD			 appletons
Title Tree Constraints Plan (TCP)			
Client Rochdale Development Agency			
Date 16 September 2023	Scale 1:200/A2		
Drawing No. 1AC 2472_01			
Checked JOS	Revision	Status Planning- Final	
 9 Appletons 17 Chorley Old Road, Bolton BL1 3AD. Tel: 01204 393006. Fax: 01204 388792 Web: www.appletons.uk.com Email: info@appletons.uk.com			





APPENDIX 2

CASCADE CHART FOR TREE QUALITY ASSESSMENT (BS 5837:2012)

TREES FOR REMOVAL			
Category	Criteria		
Category U Those in such a condition that any existing value would be lost within 10 years and which should, in the current context, be removed for reasons of sound arboricultural management.	Trees that have a serious irremediable structural defect, such that their early loss is expected due to collapse, including those that will become unviable after removal of other ‘R’ category trees (i.e. where, for whatever reason, the loss of companion shelter cannot be mitigated by pruning). Trees that are dead or are showing signs of significant, immediate and irreversible overall decline. Trees infected with pathogens of significance to the health and/or safety of other trees nearby (e.g. Dutch Elm disease) or very low quality trees suppressing adjacent trees of better quality. <i>NOTE: Category U trees can have existing or potential conservation value which it might be desirable to preserve.</i>		
TREES TO BE CONSIDERED FOR RETENTION			
	1. Mainly arboricultural values	2. Mainly landscape values	3. Mainly cultural values, including conservation
Category A Trees of high quality and value: in such a condition as to be able to make a substantial contribution (a minimum of 40 years is suggested).	Trees that are particularly good examples of their species, especially if rare or unusual, or essential components of groups, or of formal or semi-formal arboricultural features (e.g. the dominant and/or principal trees within an avenue)./	Trees, groups or woodlands which provide a definite screening or softening effect to the locality in relation to views into or out of the site, or those of particular visual importance (e.g. avenues or other arboricultural features assessed as groups).	Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood pasture).
Category B Trees of moderate quality and value: in such a condition as to make a significant contribution (a minimum of 20 years is suggested).	Trees that might be included in the high category, but are downgraded because of impaired condition (e.g. presence of remediable defects including unsympathetic past management and minor storm damage)	Trees present in numbers, usually growing as groups or woodlands, such that they form distinct landscape features, thereby attracting a higher collective rating than they might as individuals but which are not, individually, essential components of formal or semi-formal arboricultural features (e.g. trees of moderate quality within an avenue that includes better ‘A’ category specimens) or trees situated mainly internally to the site, occurring as collectives but situated so as to make little visual impact on the wider locality.	Trees with material conservation or other cultural benefits.
Category C Trees of low quality and value: currently in adequate condition to remain until new planting could be established (a minimum of 10 years is suggested) or young trees with a stem diameter below 150 mm.	Trees not qualifying in higher categories.	Trees present in groups or woodlands, but without this conferring on them significantly greater landscape value and/or trees offering low or only temporary/transient landscape benefits.	Trees with no material conservation or other cultural value.
	NOTE: Whilst ‘C’ category trees will usually not be retained where they would impose a significant constraint on development, young trees with a stem diameter of less than 150 mm should be considered for relocation		



APPENDIX 3

TREE SURVEY SCHEDULE	
Site:	Heywood Civic Centre, Heywood, Rochdale
Clients:	Rochdale Development Agency

Surveyor:	LAC
Assessment Date:	05.09.23
Weather:	Hot and clear, 26°C
Job Reference:	2472



Headings and Abbreviations:

No.	Allocated sequential reference number - Tree ('T'), Group ('G'), Woodland ('W') or Hedge ('H') reference number - refer to plan and to numbered tags where applicable.
Species:	Common name.
Height:	In metres, to nearest half metre – where possible approximately 80% are measured using an electronic clinometer and the remainder estimated against the measured trees. In the case of Groups and Woodlands the measurement listed is that of the highest tree.
Stem Diam.:	Stem diameter in millimetres, to nearest 10mm - measured and calculated as per Annex C of BS5837:2012. MS = multi-stemmed, TS = twin stemmed.
Branch & Canopy Clearances:	Existing height above ground level, in metres, of first significant branch and direction of growth (e.g. 2.5-N) and of canopy at lowest point – to inform on crown to height ratio, potential for shading, etc.
Life Stage:	Estimated age class - Y = young, SM = semi-mature, EM = early mature, M = mature, PM = post-mature.
Physiological Condition: PC	Physiological Condition - a measure of the tree(s)' overall vitality, i.e. D = Dead, MD = Moribund, P = Poor – disease present in considerable quantities or with very poor physiological vigour, M = Moderate – exhibiting signs of some health defects such as dead wood or minor disease infections that are not considered to be hazardous, G = Good – usually healthy with no symptoms of poor health or disease.
Structural Condition: SC	VP = Very Poor – major defect that requires immediate remedial work or the removal of the tree. P = Poor – significant defects found with the tree requiring monitoring or remedial works, M = Moderate – minor defects may have been observed but are not considered to be immediately hazardous, G = Good – a tree with no significant structural defects.
General Observations and Comments:	Comments relating to the tree(s)' overall condition and any other pertinent factors including structural defects, current and potential direct structural damage, physiological decline, poor form, aesthetic qualities etc.
Management Recommendations:	Either Preliminary or In Consideration of the Proposal - In the case of Arboricultural Constraints Surveys the recommended management works only take existing site and tree circumstances and conditions into account and not proposed developments. Arboricultural Impact Assessment and Method Statement related Surveys take the proposed development into consideration with recommendations made accordingly. More than one option may be given if considered appropriate.
ERC:	Estimated Remaining Contribution - in years as per BS5837:2012 (i.e. <10, 10+, 20+, 40+).
Cat. Grade:	Category Grading - tree retention value listed as U, A, B or C - in accordance with BS5837:2012 Table 1.
RPA m²:	Root Protection Area in m ² - calculated area around the tree that must be appropriately protected throughout the development process in order avoid root damage.
RPA Radius (m):	Root Protection Area Radius - in metres measured from the centre of the stem to the line of tree protection.





APPENDIX 4

TREE SURVEY SCHEDULE								
Site: Heywood Civic Centre, Heywood, Rochdale								
Clients: Rochdale Development Agency								

Surveyor:	LAC
Assessment Date:	05.09.23
Weather:	Hot and clear, 26°C
Job Reference:	2472



No.	Species	Location	Height (m)	Stem Diam. (mm)	Branch Clearance (m)	Life Stage	PC	SC	General Observations and Comments / Management Recommendations	ERC	Cat. Grade	RPA (m²)	RPA Radius (m)
T1	Sycamore	Located in paved hard surfacing within small square fronting Civic Centre.	10	600	6	M	G	G	Forks at 3m above ground level, forming ascending branch formation. Historical crown lifting on south side (well executed). Longitudinal superficial stress crack on one primary branch. Small compact canopy. Average canopy spread 5-6m. Minor dead wood. Located in flush gravelled tree pit (2.2 x 2.2m) with pavior edging.	40+	B	163	7.2
T2	Sycamore		10-11	500	6	M	M	G	Straight stem. Small compact canopy. Historical lifting, all well occluded. Some foliage desiccation throughout. Average canopy spread 5-6m. Located in raised gravelled tree pit (2.2m x 2.2m) with raised pavior edging.	40+	B	113	6.0
T3	Lime		10	500	2.25	M	M	G	Forks at 2.25m above ground level forming 'V' union. Slightly unbalanced canopy, with light branching. Epicormic growth removed with raised burrs remaining along lower trunk. Heavy with seed minor dead wood. Minor dead wood.	40+	B	113	6.0
T4	Birch (<i>Betula jacquemontii</i>)	Located either side of entrance to small square fronting Civic Centre within soft landscaping, against low brick wall.	9-10	300	2	M	G	G	Forks at 2.25m above ground level. Well balanced dense canopy with light branching. Forms pair with T5 with interlocking canopies.	40+	A	41	3.6
T5	Birch (<i>Betula jacquemontii</i>)		10	320	2	M	G	G	4no. primary stems arising from union at 2.25m above ground level. Well balanced dense canopy with light branching. Forms pair with T4 with interlocking canopies.	40+	A	45	3.8
G6	Fastigate birch (<i>jacquemontii</i>) x 2	Planted within shrub bed/soft landscaping to west of car park.	4	50	2	Y	G	G	Group of newly planted heavy standard trees with stakes and ties, potentially not fully established as yet. Cherries forming multi-stems.	40+	B	1	0.6
	Fastigate cherry x 6		3-4	50	0	Y	G	G		40+	B	1	0.6
	Mountain ash cultivar x 3		3	50	1.5	Y	G	G		40+	B	1	0.6



PHOTOGRAPHS - 05.09.23



Photo 01: Tree T1 - sycamore



Photo 02: Tree T2 - sycamore



Photo 03: Tree T3 - Lime



Photo 04: Trees T4 and T5 - birch



Photo 05: Tree group G6 – new tree planting.



Photo 6: View of trees from opposite side of
LCpl Stephen Shaw MC Way