

Land to the Rear of Meadow Way
Westergate

Arboricultural Method Assessment

Project Details

Client:	Barratt Redrow (Southern Counties)
Project:	Land to the rear of Meadow Way, Westergate
Report Title:	Arboricultural Method Statement
Project Number:	12083
File Reference:	12083_AMS.002
Date:	15/04/2026

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1 Introduction

1.1 Background

1.1.1 Aspect Arboriculture are commissioned by Barratt Redrow (Southern Counties) to prepare an Arboricultural Method Statement and Tree Protection Plan (hereafter the AMS and TPP) to inform proposals for the development of land to the rear of Meadow Way, Westergate.

1.1.2 As part of this Reserved Matters Application, all remaining matters (appearance, landscaping, layout and scale) are sought for determination.

1.1.3 This application follows the Outline Planning Permission approved at appeal on 8 December 2023 under reference AL/178/22/OUT, which established the principle of development and the means of access. All other matters were reserved, under the following description:

‘Outline planning application with all matters reserved, other than principal means of access and demolition of 24 Meadow Way, for the construction of up to 89 residential dwellings, with access taken from Meadow Way, together with the provision of open space, landscaping and associated infrastructure.’

1.1.4 This Reserved Matters Application seeks to address the previous reasons for refusal in applications AL/50/24/RES and AL/137/24/RES, and to deliver an exemplary scheme. As part of this submission, the proposals incorporate the following key measures:

- Provision of 89 new homes, offering a balanced mix of 1, 2, 3, 4 and 5 bedroom properties;
- 30% affordable housing, with a tenure split between affordable rent and shared ownership;
- Homes designed to accessible and adaptable standards (M4(2) and M4(3));
- Vehicular access from Meadow Way, with additional cycle and pedestrian access from Hook Lane;
- Delivery of Biodiversity Net Gain, with measures to encourage urban wildlife within plots and gardens;
- Provision of a natural play area, amenity space, public open space and wildlife planting;
- High quality architecture reflecting the local vernacular;
- A package of highway and public rights of way improvements, including upgraded traffic islands and widened footways;
- Sustainable Drainage Systems (SuDS) integrated throughout the development.

1.1.5 The description of development is as follows:

'Reserved Matters application for the approval of appearance, landscaping, layout and scale for the construction of 89 residential dwellings, together with open space, landscaping and associated infrastructure, with access taken from Meadow Way, pursuant to outline planning permission AL/178/22/OUT.'

1.1.6 The purpose of the document is to clearly identify the extent of tree removal and retention put forward and to demonstrate how retained trees will be protected during construction, pursuant to part (i) of condition 4.

1.1.7 Condition 4 part (1) reads:

'The landscaping and layout details to be submitted pursuant to condition 1 shall include the following:

(i) Details of all existing trees and hedgerows on the land indicating which are to be retained and which are to be removed. These required details are to include a 'Tree Survey Schedule', a 'Root Protection Area Schedule', a 'Tree Constraints Plan', and in the event that a root protection area of any tree which is proposed for retention overlaps the development, then an 'Arboricultural Method Statement' and a 'Tree Protection Plan'. Development shall be carried out in accordance with the approved details. No hedge or tree shall be felled, uprooted, or otherwise removed before, during or after the construction period except where removal is indicated on a plan approved by the local planning authority.'

1.1.8 The AMS will be submitted to, and approved by, Arun district Council, prior to the commencement of any construction works occurring on site. Once approved, the safeguarding measures and works should be implemented as specified and maintained to the Council's satisfaction until completion of development works.

1.1.9 The confident protection of retained trees will be achieved through the use of the appended Tree Protection Plan (appendix A) and Works Auditing Schedule (appendix B), alongside other supporting documents included within appendices C and D.

1.2 Statutory Designations

1.2.1 Background checks have confirmed that the application area does not occur within a Conservation Area (Arun District Council, cited April 2026).

1.2.2 Checks of the Council's online database have also confirmed that there are a number of trees within influence of the site which are scheduled within TPO/AL/2/23 (Arun District Council, cited April 2026). Trees influenced by a Tree Preservation Order are clearly identified within appendix A.

1.3 Scope & Limitations

- 1.3.1 This work relates to arboriculture therefore reliance should not be given to comments made in respect of other disciplines i.e. civil engineering or construction phasing, without first referencing an appropriate expert.
- 1.3.2 The document has been prepared to inform safeguarding measures during development and should not be interpreted as a report on tree health and safety. Reasonable effort has been made to identify visible defects whilst carrying out the tree survey, however trees are prone to natural failure without warning; no guarantee can be made as to the absolute safety of any of the trees surveyed.
- 1.3.3 Aspect's opinion of tree condition and structural potential is valid for limited period from the date of survey. Validity is assumed in the absence of inclement weather and no change to the tree's existing context. A copy of the site's tree survey information is provided within appendix C.

1.4 Detailed Design

- 1.4.1 Detailed design is brought forward in accordance with parameters plan reference 1318.03, approved at appeal as part of outline planning permission AL/178/22/OUT. A copy of the approved parameters plan is provided within appendix E, which illustrates development directly abutting the western boundary (allowing C3 residential uses). Accordingly, the principal of dwellings backing onto the western boundary is established by the outline planning permission, including the relationship with third party trees.
- 1.4.2 It is known that a number of trees were protected during the appeal process associated with the outline planning permission under TPO/AL/2/23 (including T5, T11, T12, T13, T17 and T18), however this does not change the parameters which are established as part of the outline planning permission. Instead, the TPO is limited to ensuring that the Council maintain control over requests for future tree works.
- 1.4.3 With regards to the western boundary, the design has progressed in line with commentary detailed within the appeal decision APP/C3810/W/24/3356352 associated with the former refused reserved matters application (AL/50/24). Specifically, it is noted that the Inspector concluded that they *'see no reason why a protected tree cannot overhang a garden'*, and that *'In the case of plot 38 (northwestern most plot), a large protected oak would overhang the northwestern corner of the rear garden. However, the property would benefit from a large garden and being adjacent to the open countryside, future occupiers could reasonably expect some natural debris in a small part of their garden.'*
- 1.4.4 To the southwest, the Inspector noted that occupants of plots adjacent to T11 and T12 may be exposed to some inconvenience and that the relationship *'attracts a small amount of adverse weight'*. In this regard, the proposed relationship will need to be assessed as part of the planning balance and considered against the wider benefits of the scheme, however it should also be noted that the trees are under third party

control and are subject to a TPO. It will therefore not be possible for future occupants to remove the trees, and the Council will maintain full control over *potential* requests to prune or remove the trees, wherein they will have the opportunity to refuse unreasonable requests.

- 1.4.5 With regards to previous concerns for the proximity of amenity spaces to third party trees G3 and T13, detailed design has progressed in accordance with approved parameters and relationships which have been established as part of the outline planning permission. There will be a requirement to maintain G3, however the collection comprises domestic hedging and trees which have been pruned to the boundary as part of the site's former agricultural management. It is reasonable for this management to continue within a residential setting, where works can seek to ensure G3 continues to serve as a defensible boundary feature. With respect to T13, the tree is protected and the Council have full control over requests to prune the tree, meaning any inappropriate works can be resisted.

2 Essential Works

2.1 Tree Protection Plan

- 2.1.1 The Tree Protection Plan (TPP) provided in appendix A will be relied upon during construction of the development. It must be read in conjunction with the entirety of this document. To prevent avoidable damage occurring to retained trees or erroneous tree loss, a scaled A1 copy of the TPP, accompanied by a copy of this document will be provided to the Site Manager. This will ensure they are able to:

- Clearly identify all retained trees;
- Identify the correct locations for tree protection barriers;
- Identify features of the site that must be prepared/installed under an arboricultural watching brief;
- Request attendance of the Project Arboriculturist on site for site monitoring and to provide advice in case of any emerging issues;
- Demonstrate compliance with the Council's consent for the development by safeguarding trees which are to be retained and enable the Project Arboriculturist to evidence this by completing the Works Auditing Schedule (appendix B).

2.2 Tree Removals

2.2.1 To implement the proposed development, it will be necessary to remove trees detailed within Table 1 below.

2.2.2 Table 1: Tree Removals by BS5837:2012 Category.

Category A	Category B	Category C
None	None	G6+Δ G7 Beech G10+Δ H2+Δ (3no. sections)

+ Denotes assemblage of two or more species (refer to appendix c).

Δ Denotes partial removal of hedge and/or shrubs.

2.2.3 Trees to be removed will be spray marked with a red flash by the project arboriculturist. The presence of the appointed arboricultural contractor, Parks Manager and Arboricultural Officer are also recommended during this process to safeguard against erroneous felling.

2.2.4 Felling works should be timed to avoid the main nesting season for birds between 1st March and 31st August. If scheduled within this period an ecologist must be present to advise on any necessary protective measures, and to confirm that tree works are not likely to cause disturbance to nesting birds.

2.3 Pruning Works

2.3.1 Pruning works necessary to implement the proposed development are detailed at Table 2 below.

2.3.2 Table 2: Pruning Works.

Tree	Pruning Work
T1	- Crown lift radially to provide c.2.5m vertical ground clearance.
T2	- Crown lift radially to provide c.2.5m vertical ground clearance.
H2	- Selectively prune the hedgerow by c.1.5m to provide sufficient room for construction.
G3	- Selectively prune the collection's eastern crown spread by up to c.1.5m to enable the erection of boundary treatments.
G6	- Selectively prune the collection's western crown spread by up to c.1.5m to provide working room during the proposed outfall installation.

2.3.3 Pruning work must be undertaken in accordance with section 7.6 (for crown lifting) and section 7.8 (for selective pruning) of BS3998:2010. A qualified and competent contractor should be employed to ensure that cuts are performed correctly and positioned so as to avoid future structural defects or physiological issues, facilitate growth and maintain aesthetic value.

- 2.3.4 Works should also be timed to avoid the main nesting season for birds between 1st March and 31st August. If scheduled within this period an ecologist must be present to advise on any necessary protective measures, and to confirm that tree works are not likely to cause disturbance to nesting birds.

2.4 Protective Barriers

- 2.4.1 Tree protection barriers are required to safeguard retained trees from damage during construction works. Protective barriers must be installed before works commence as illustrated on the Tree Protection Plan provided at appendix A. The location for protective barriers has been informed by retained trees' canopy extents and root protection areas (RPA) and are shown within appendix A with a dark blue or dashed light blue line.
- 2.4.2 It will be necessary to relocate protective fencing in certain areas to facilitate construction works within proximity to retained trees. Where it will be necessary to relocate barriers, secondary positions are illustrated within the Tree Protection Plan (appendix A) with a dotted pink line.
- 2.4.3 The Site Manager will be responsible for arranging attendance of the Project Arboriculturist, for the purpose of setting out barriers and for their monitoring at appropriate intervals for the duration of the development; issues will be resolved on site and reported to the Council's Arboricultural Officer by the Project Arboriculturist.
- 2.4.4 The Site Manager will be responsible for arranging attendance of the Project Arboriculturist, for the purpose of setting out barriers and ground boarding, and for their monitoring during the development; issues will be resolved on site and reported to the Council's Arboricultural Officer by the Project Arboriculturist.

2.5 Supervised Excavation

- 2.5.1 To implement the development works, it will be necessary to undertake localised excavation work within the RPAs of retained trees T1 and G6 to accommodate a foul drainage connection and surface water outfall, respectively (illustrated within the TPP at appendix A with an orange wash).
- 2.5.2 To avoid detriment occurring to T1 and G6, excavation works within their RPAs must be carried out sensitively and under arboricultural supervision, adopting the principles within section 7.2 of BS5837:2012. Accordingly, during supervised excavation works within the RPAs of retained trees, the following procedure will be adopted:
- I. The breaking up and clearance of the existing soils must be undertaken under arboricultural supervision, using a low impact method of excavation, utilising hand tools, an air-spade, or a vacuum excavator.
 - II. If necessary, roots that are less than 25mm diameter will be pruned back, preferably to a side branch, using sharp cutting tools in accordance with best practice i.e. using secateurs or pruning saw.

- III. During the works the protective bark of larger roots is not to be damaged, until the project arboriculturist has judged whether they can be retained or not.
- IV. No roots over 25mm will be pruned without approval of the appointed Project Arboriculturist as they may be integral to tree health and stability. If it becomes necessary to prune roots over 25mm diameter to accommodate site features, the Project Arboriculturist will provide the Developer and the Council's Arboricultural Officer with appropriate recommendations for remedial action/ management.
- V. Any exposed roots which can be retained will be covered in hessian or clean topsoil to protect from dehydration and temperature flux. Hessian is to be removed prior to backfilling.
- VI. Areas adjacent to roots that are to be filled with concrete will be lined with an impermeable membrane to prevent concrete leachate coming into contact with tree roots.
- VII. Any use of an excavator to complete excavations will occur from outside the trees' RPA (which will be spray-marked on the ground in advance of the works taking place). A toothless bucket will be utilised at all times.
- VIII. A record of exposed roots will be made and accompanied by a photographic log.
- IX. Should any issues be raised during the works then the Project Arboriculturist will inform the Developer and the Council's Arboricultural Officer, indicating the nature of the problem and recommendations for remedial action (if required).
- X. Upon request, written confirmation of the works being undertaken to a satisfactory standard can be provided to the Developer and the Council's Arboricultural Officer by the Project Arboriculturist.

2.6 New Hard Surfaces

- 2.6.1 As part of the scheme, it will also be necessary to introduce new areas of hard surfacing within the RPAs of retained tree group G3, T11 and T12 to provide a rear garden access, and T5 to provide a new pedestrian access. In these instances, the construction of new surfaces within retained trees' RPAs will be achieved by reliance on a Cellweb sub-base to prevent compaction, substantial excavation and root severance. Areas where a CellWeb sub-base must be utilised illustrated within the TPP (appendix A) with a purple wash.
- 2.6.2 CellWeb must be installed manually under arboricultural supervision and adopt the following procedure:
 - a) The Project Arboriculturist will brief the installation team on the importance of preventing soil compaction, oxygen/moisture restriction and the need for any excavation work within RPAs which may incur unnecessary root severance.

- b) Tree protection fencing and ground boarding must be installed prior to commencement.
- c) Once installed, plant will only be permitted to enter the area once Cells have been laid and filled with angular stone.
- d) To prevent migration of the infill material and future loss of structural integrity, the area receiving CellWeb must be covered with a porous geotextile underlay. This is to occur before installation of the cellular confinement system.
- e) The cellular confinement system will be staked and expanded across the installation footprint area then cut to size. Up to 50mm of no fines bedding sand can be laid to create a level surface.
- f) 4/20mm angular stone will be introduced by a lightweight dumper (1 tonne) tracking only over areas already filled with stone.
- g) Edges are to be retained with non-invasive timber boards or galvanised steel metal edges, set within a concrete footing poured into the last cell row of CellWeb. The concrete must be prevented from leaching by an impermeable membrane placed beneath the edge row of CellWeb.
- h) Final wearing course to be installed as per the submitted hard and soft landscape detail.

2.6.3 To ensure confidence in the trees' tolerances towards the proposed introduction of new surfaces and to overcome any existing compaction within RPAs, it is strongly recommended that their full RPAs are treated with a decompaction treatment, incorporating a mycorrhizal fungi and bio-stimulant injection. This work should be undertaken prior to the laying the CellWeb sub-base.

2.7 Existing Hard Surface Replacement

2.7.1 It will also be necessary to reconfigure existing hard surfacing within the RPAs of retained trees T1 and T2. In both cases, there will be no footprint increase in hard surface coverage and finished levels have been designed to avoid requirements for excavation.

2.7.2 Where wearing courses are to be replaced, they are illustrated with a red wash within the TPP (appendix A). In these areas, the existing surface must be lifted sensitively and broke out manually (where possible) or lifted carefully by a lightweight machine (less than 3 tonnes) operating outside of RPAs or from the footprint of existing hard surfaces. Existing sub-bases will be retained and used to lay replacement wearing courses.

2.8 Proposed Order of Works

2.8.1 The following order of works must be followed:

- i. Pre-commencement site meeting between the Project Arboriculturist and Site Manager. Stages of arboricultural auditing/monitoring requirements will be identified/agreed.
- ii. Necessary tree removals and pruning to be carried out prior to installation of tree protection barriers and commencement of works in the vicinity.
- iii. Tree protection barriers and ground protection to be installed following removals and prior to works commencing in the vicinity. Upon request, barrier positions can be set-out by the Project Arboriculturist, as detailed within this document.
- iv. The Council's Arboricultural Officer shall be informed of the proposed commencement date as soon as possible, to allow the inspection of protection measures.
- v. The Site Manager will assume responsibility for arranging the attendance of the Project Arboriculturist to oversee, relocation of barriers and for the supervision of construction works within retained trees' RPAs, as detailed at within the Works Auditing Schedule (appendix C).
- vi. The Site Manager will also assume responsibility for arranging attendance of the Project Arboriculturist for the monitoring of barriers at appropriate intervals for the duration of the development works. Erection of barriers and monitoring is included within the Works Auditing Schedule (appendix C).

2.9 Site Manager's Point of Contact for Arboricultural Input:

2.9.1 Patrick Haythornthwaite (Aspect Arboriculture)

Principal Arboricultural Consultant

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Arboricultural Consultant

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Email: Justin.Hodges@aspect-arbor.com

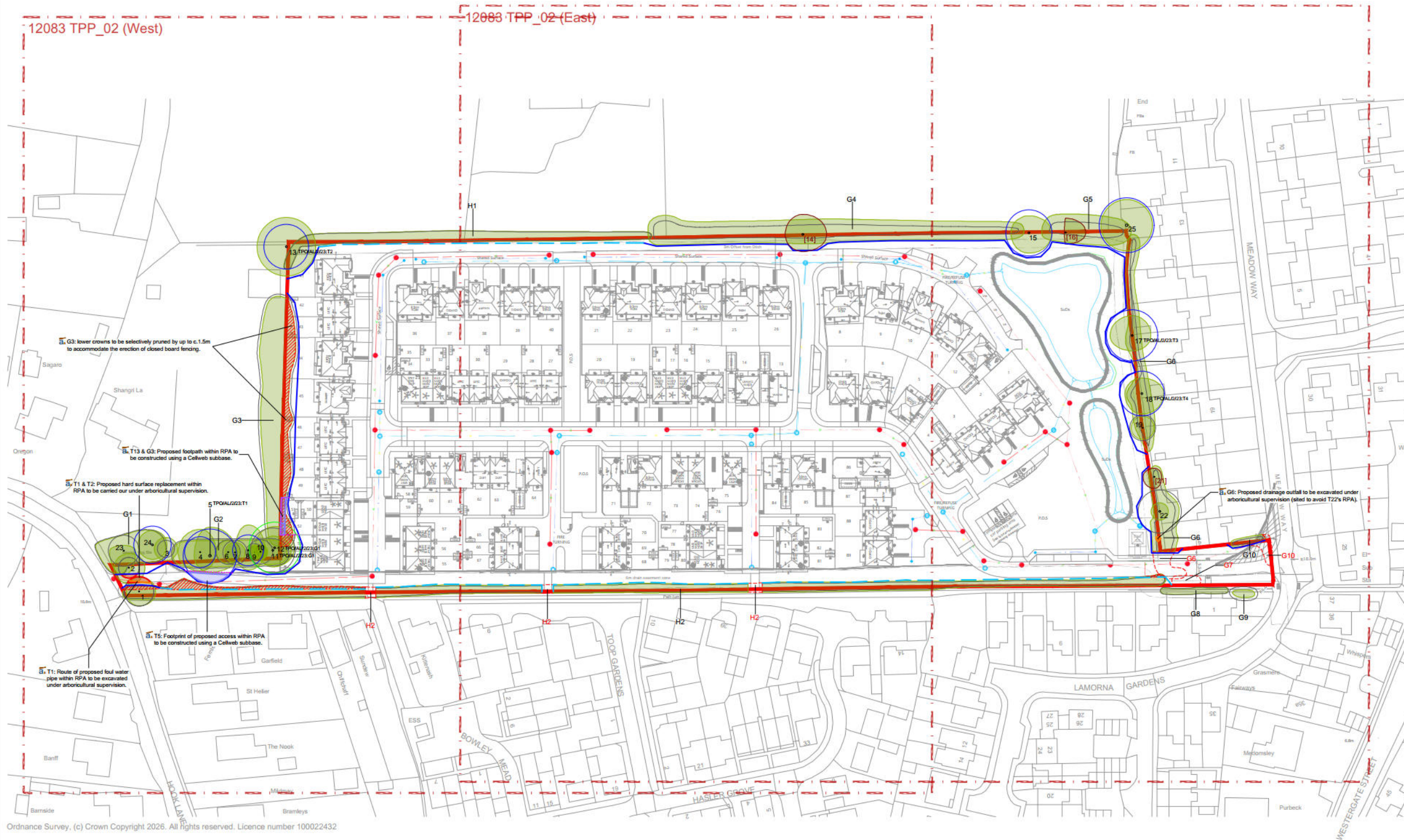
3 Conclusions

- 3.1.1 This document has been prepared in response to part (i) of condition 4 associated with appeal decision ref. APP/C3810/W/23/3323858, concerning the development of land to the rear of Meadow Way, Westergate. The document has been informed by guidance provided in BS5837:2012 including details of the site's existing trees.
- 3.1.2 Pursuant to the instruction, this document and its supporting work (Appendices A - D) identifies all aspects of the proposals across that must be managed to facilitate the confident protection of retained trees during construction.
- 3.1.3 To ensure confident tree retention, siting of tree protection barriers and the specified construction works must be audited by the Project Arboriculturist; the outcome of these works will be reported to the Council's Arboricultural Officer on completion. These elements are specified within the Works Auditing Schedule (appendix B).
- 3.1.4 It is Aspect's opinion that, subject to strict adherence to this document, the development can be implemented without incurring harm to retained trees.

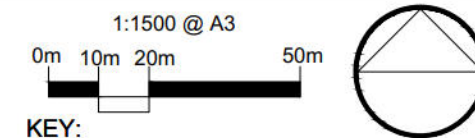
APPENDICES

APPENDIX A

TREE PROTECTION PLAN (12083 TPP 02)



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KEY:

- Site Boundary
- Tree Numbers
- Tree Canopies
- Category 'U' Trees
- Category 'A' RPA
- Category 'B' RPA
- Category 'C' RPA
- Pruning Works
- Trees to be Removed
- Tree Protection Barrier
- Tree Protection Barrier (Secondary Specification)
- Tree Protection Barrier (2nd Position)
- Supervised Excavation
- Cellweb Surfacing
- Hard Surface Replacement

Note: Trees 2, 3, 13, 23, 24, 25 and Groups G7, G9 and G10 have been plotted using measurements onsite in conjunction with aerial imagery. Their locations were not recorded on the topographical survey of the site (drawing ref: P3584-2D.dwg).



Cited from Google Earth

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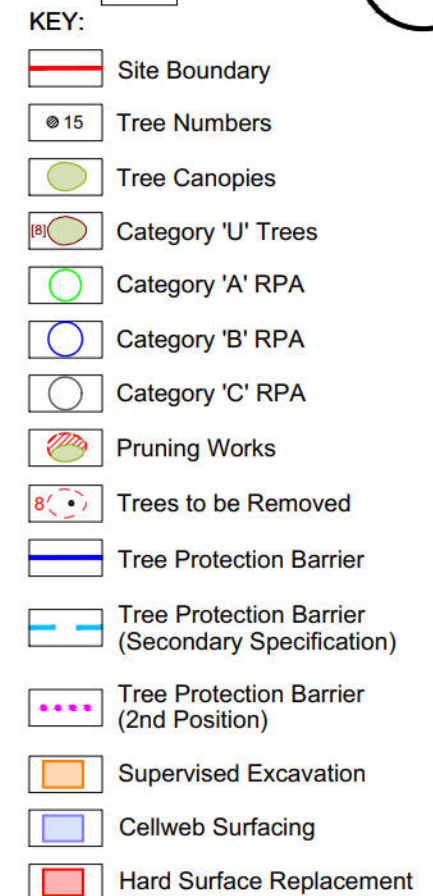
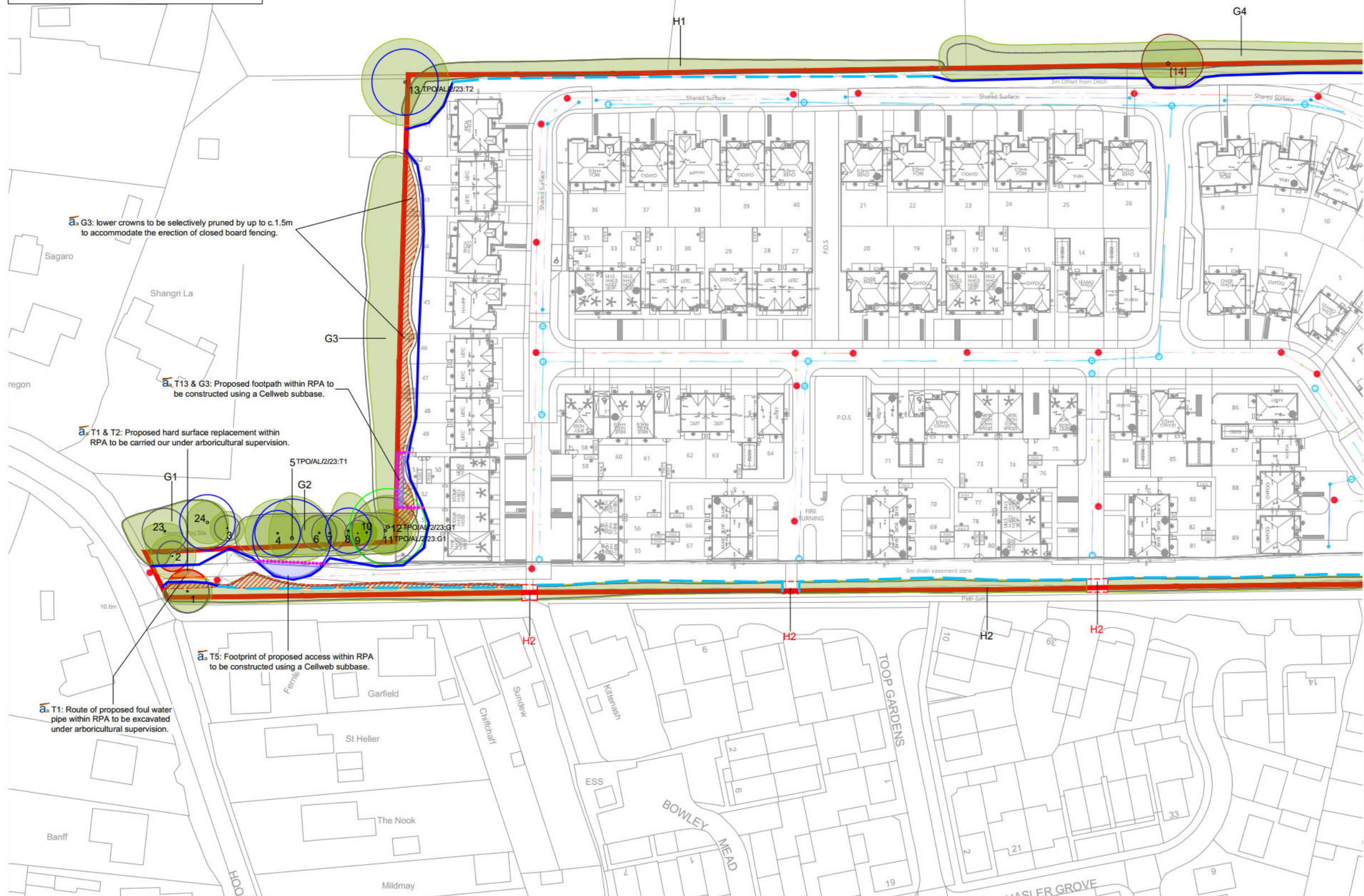
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TITLE
Land to the rear of Meadow Way, Westergate
Tree Protection Plan

CLIENT
Barratt Redrow Southern Counties

SCALE 1:1500 @ A3	DATE APR 2026	DRAWN GW
DRAWING NUMBER 12083 TPP_02 (Overview)	REVISION	

Based on: SL01 A 01042026.dwg
B0457-1500_P7 1501_P7 1502_P8 Drainage Strategy Sheet 1 - 3.dwg



Note: Trees 2, 3, 13, 23, 24, 25 and Groups G7, G9 and G10 have been plotted using measurements onsite in conjunction with aerial imagery. Their locations were not recorded on the topographical survey of the site (drawing ref: P3584-2D.dwg).



Cited from Google Earth

REV	DATE	NOTE	Drawn	Chk'd
REVISIONS				

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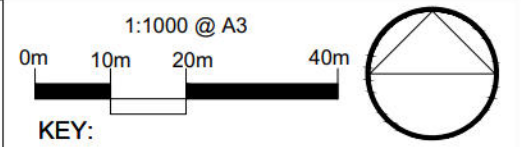
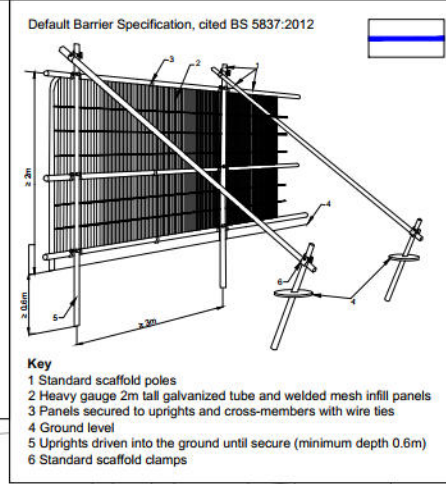
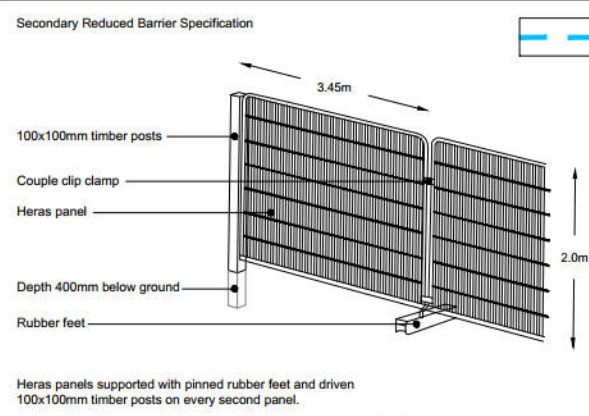
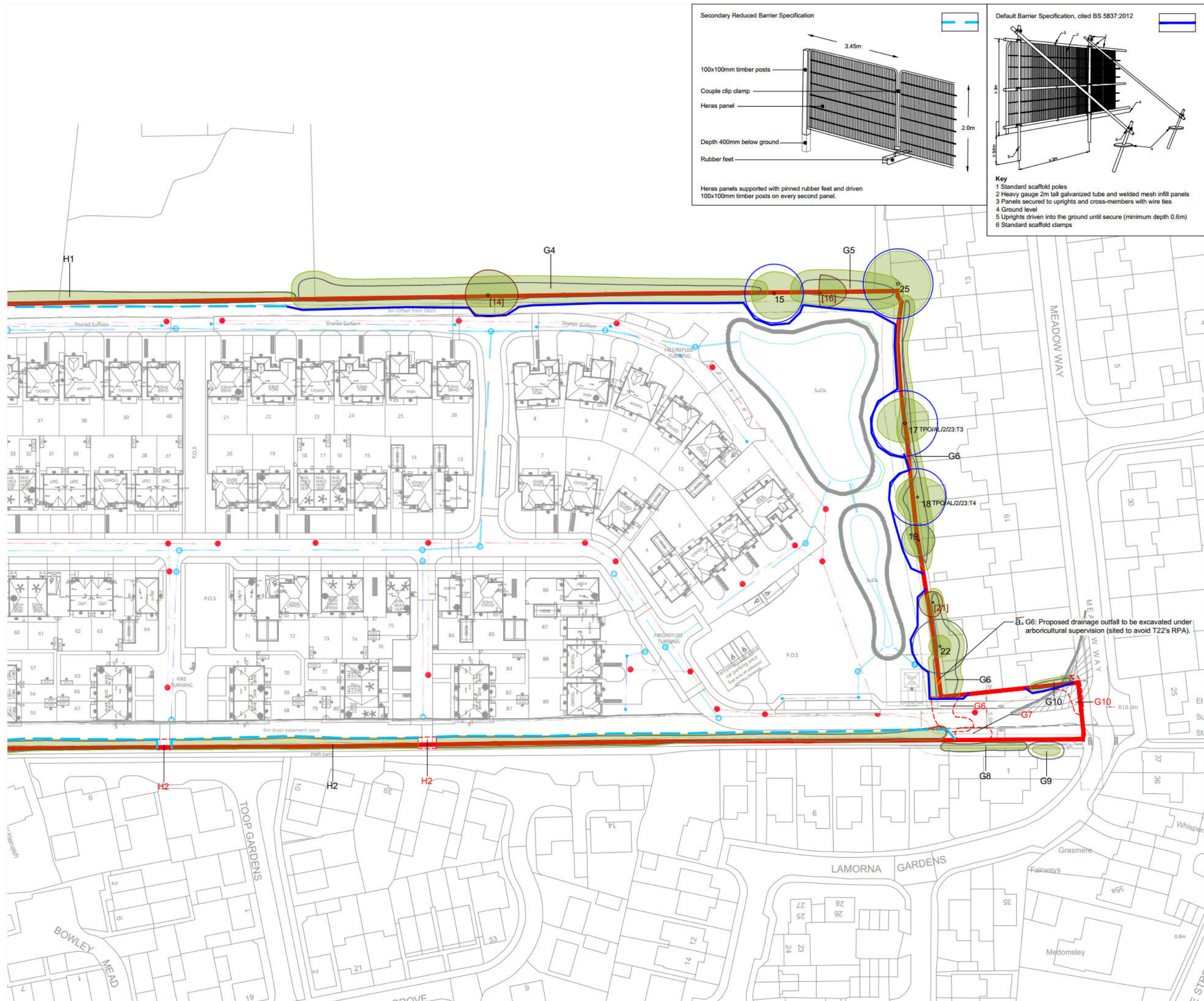
TITLE
Land to the rear of Meadow Way, Westergate
Tree Protection Plan

CLIENT

Barratt Redrow Southern Counties

SCALE 1:1000 @ A3	DATE APR 2026	DRAWN GW
DRAWING NUMBER 12083 TPP_02 (West)		REVISION

Based on: SL01 A 01042026.dwg
B0457-1500 P7 1501 P7 1502 P8 Drainage Strategy Sheet 1 - 3.dwg



- KEY:**
- Site Boundary
 - Tree Numbers
 - Tree Canopies
 - Category 'U' Trees
 - Category 'A' RPA
 - Category 'B' RPA
 - Category 'C' RPA
 - Pruning Works
 - Trees to be Removed
 - Tree Protection Barrier
 - Tree Protection Barrier (Secondary Specification)
 - Tree Protection Barrier (2nd Position)
 - Supervised Excavation
 - Cellweb Surfacing
 - Hard Surface Replacement

Note: Trees 2, 3, 13, 23, 24, 25 and Groups G7, G9 and G10 have been plotted using measurements onsite in conjunction with aerial imagery. Their locations were not recorded on the topographical survey of the site (drawing ref: P3584-2D.dwg).



Cited from Google Earth

REV	DATE	NOTE	Drawn	Chk'd
REVISIONS				

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TITLE
Land to the rear of Meadow Way, Westergate
Tree Protection Plan

CLIENT
Barratt Redrow Southern Counties

SCALE 1:1000 @ A3	DATE APR 2026	DRAWN GW
DRAWING NUMBER 12083 TPP_02 (East)	REVISION	

Based on: SL01 A 01042026.dwg
B0457-1500_P7 1501_P7 1502_P8 Drainage Strategy Sheet 1 - 3.dwg

APPENDIX B

WORKS AUDITING SCHEDULE (12083 WAS 02)

WORKS AUDITING SCHEDULE

Works Requiring Auditing	Tree No.	Date Undertaken	Date Reported to LPA
1. Pre-commencement meeting identifying tree removals, tree protection barrier locations and safeguarding measures, as specified within 12083_AMS.002 and illustrated on drawing no. 12083_TPP.02 Tree Protection plan.	As drawn		
2: Inspection of tree protection barriers prior to commencement of development works by Project Arboriculturist.	As drawn		
3: Replacement of Hard Surfacing	T1 T2		
4: Supervised Excavation	T1 G6		
5: CellWeb	T5 T11 T12 G3		
6: Inspection of installed tree protection barriers as specified within 12083_AMS.002 and illustrated on drawing no. 12083_TPP.02 Tree Protection plan, on an appropriate basis.	As drawn		

APPENDIX C

TREE SURVEY SCHEDULE (12083 TS 01)

Tree Number	Common Species Name	Trunk Diameter (mm)	Height (m)	Crown Spread (m)					First Significant Branch (m)	Crown Clearance (m)	Life Stage	Physiological Condition	Structural Condition	Comments	BS5837 Category	RPA Radius (m)
				N	E	S	W	Radial								
1	Ash	330 180 200 #	11	5	5.75	5	4.5		0.5	1.5	Early Mature	Average	Poor	Stems inaccessible due to dense Bramble, unable to thoroughly inspect Multi stemmed from ground level, unions obscured Dominant stem kinks to east from ground level, corrects at c.1.75m Pruning to eastern aspect of crown to clear from overhead utilities Unremarkable example of species	C1	5.1
2	English Oak	300#	11	5#	5.5	5.5	5.25		4.25	2	Semi Mature	Below Average	Indifferent	Clad and obscured by Ivy, unable to thoroughly inspect Stem inaccessible due to dense Bramble Suppressed by neighbouring companions Unremarkable example of species	C12	3.6
3	Sitka Spruce	250#	13.5					4	2	1.75	Semi Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Radial crown measurement based on southern spread due to restricted access Structure appears typical for species within current context Unremarkable example of species	C12	3
4	English Oak	450#	16.5	8#	5.5#	6.5	7.75		4.5#	3.5	Early Mature	Average	Poor	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Leans north west from ground level Crown biased to west Etiolated form Suppressed by T5 Previous unsympathetic limb removals to crown lift	B2	5.4
5	English Oak	780	16	10#	9.5	5.75	5.5		2	5.75	Early Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Previous unsympathetic pruning to southern aspect of lower crown Balanced radial crown and scaffold structure Moderate example of species	B12	9.3
6	Lawson Cypress	350#	12					4	4	4	Early Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Radial crown measurement based on southern spread Mutually suppressed and cohesive with companion shelter Unremarkable example of species	C12	4.2

Tree Number	Common Species Name	Trunk Diameter (mm)	Height (m)	Crown Spread (m)					First Significant Branch (m)	Crown Clearance (m)	Life Stage	Physiological Condition	Structural Condition	Comments	BS5837 Category	RPA Radius (m)
				N	E	S	W	Radial								
7	Lawson Cypress	300 200 #	12					3.5	2.25#	4	Early Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Radial crown measurement based on southern spread Mutually suppressed and cohesive with companion shelter Unremarkable example of species	C12	4.2
8	English Oak	450#	15.5	9#	6	6.75	4.5		5#	7	Early Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Structure appears typical for species within current context Minor internal deadwood Unsympathetic pruning to southern aspect of lower crown Moderate example of species	B12	5.4
9	Lawson Cypress	110 140 130 90 #	10					2.5	1.75	2	Semi Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Radial crown measurement based on southern spread Mutually suppressed and cohesive with companion shelter Unremarkable example of species	C12	3
10	Lawson Cypress	3*200#	11.5					2.5	3#	3	Semi Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Radial crown measurement based on southern spread Mutually suppressed and cohesive with companion shelter Unremarkable example of species	C12	4.2
11	Coast Redwood	650#	11	5#	6.25	5.75	5		2#	3.25	Early Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Suspected stem failure at c. 10m Suppressed by T12 Low arboricultural quality	C1	7.8
12	Coast Redwood	750#	18	7.5	6.75	6.25	7#		2#	1.5	Early Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Structure appears typical for species within current context Prominent boundary feature Good example of species	A12	9
13	English Oak	650#	15					10.25	5#	2.75	Early Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Well balanced crown and scaffold structure Structure appears typical for species within current context Prominent boundary feature Moderate example of species	B12	7.8

Tree Number	Common Species Name	Trunk Diameter (mm)	Height (m)	Crown Spread (m)					First Significant Branch (m)	Crown Clearance (m)	Life Stage	Physiological Condition	Structural Condition	Comments	BS5837 Category	RPA Radius (m)
				N	E	S	W	Radial								
14	Ash	3*320 3*300 #	13	7#	8.25	6	6.25		2	1.75	Early Mature	Below Average	Poor	Stem inaccessible due to dense understorey Likely to have been historically managed as part of hedgerow, now lapsed Multi stemmed from c.0.5m, unions obscured by dense understorey Above average internal deadwood Above average epicormic growth Dieback throughout crown Considered to be entering a state of terminal decline, unlikely to offer a long term future contribution	U	N/A
15	Ash	320 380 3*270 #	14.5	6#	8	7	6.25		1.75	4	Early Mature	Below Average	Poor	Stem inaccessible due to dense understorey Likely to have been historically managed as part of hedgerow, now lapsed Multi stemmed from c.0.5m, unions obscured by dense Bramble Above average small diameter deadwood Multiple tear out wounds throughout scaffold structure Pruned away from overhead utilities to west Individually of low significance, conferred moderate value as component of wider collective	B2	8.1
16	Ash	120 150 230 2*100 #	14	5#	7	4	0.5		1.5	7.75	Early Mature	Below Average	Hazardous	Stems inaccessible due to dense understorey Likely to have been historically managed as part of hedgerow, now lapsed Bole appears hollow Majority of stems have extensive decay to c.1m Hazardous structural condition, unsuitable for retention	U	N/A
17	English Oak	750#	14	7	6.5#	5.25	7.75		6.25	4.75	Early Mature	Average	Indifferent	Situated on site boundary Clad and obscured by Ivy, unable to thoroughly inspect Stem inaccessible due to dense basal growth Slight lean to east from ground level Extensive burring at base Moderate example of species Prominent boundary feature	B12	9
18	English Oak	650#	14	5.5	7.5#	7	6		5#	3	Early Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Stem kinks south from ground level, corrects at c.2m Moderate example of species Prominent boundary feature	B12	7.8
19	Field Maple	2*250 130 #	7					4#	1#	3.5	Semi Mature	Below Average	Indifferent	Previous unsympathetic pruning to entire crown Large cavity on western aspect of base Unremarkable example of species	C12	4.5
20														Removed as of 17/04/24		

Tree Number	Common Species Name	Trunk Diameter (mm)	Height (m)	Crown Spread (m)					First Significant Branch (m)	Crown Clearance (m)	Life Stage	Physiological Condition	Structural Condition	Comments	BS5837 Category	RPA Radius (m)
				N	E	S	W	Radial								
21	Hawthorn	340#	6	3#	2.5#	4	4		1.75	1.5	Early Mature	Average	Hazardous	Multiple cavities on all aspects of trunk Stem kinks west from ground level Hazardous structural condition, anticipate future failure	U	N/A
22	English Oak	630#	7.5					3	2.75	2.75	Early Mature	Below Average	Poor	Previously unsympathetically reduced to monolith Limited regrowth at time of survey Large wound on western aspect of base from ground level to c.1.25m Reduced future potential	C1	7.5
23	English Oak	450#	13#	2#	4#	8.5	5#		4#	5#	Early Mature	Average	Poor	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Surveyed from a distance Unsympathetic pruning to entire crown Occasional decay pockets within old pruning points Unremarkable example of species	C1	5.4
24	Beech	550#	13					5#	3#	3#	Early Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Surveyed from a distance Recent crown reduction Moderate example of species	B1	6.6
25	English Oak	800#	16#					9#	5#	7#	Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Surveyed from a distance Previous unsympathetic reduction to entire crown Bifurcates at c.4m Moderate example of species Prominent within views from adjacent dwellings	B12	9.6
G1	Lonicera English Oak Contorted Hazel Lawson Cypress Holly Ash Laburnum	2*170 max 90 av	7 max					2.75 max 1.5 av	0.25 to 1.5	0.25 to 1.5	Young to Semi Mature	Average	Indifferent	Inaccessible, situated within neighbouring residential land Collection of establishing ornamental plantings and occasional self set specimens Contributes to screen of adjacent built form Unremarkable collection	C12	3 max 0.9 av
G2	Lawson Cypress Lonicera Cherry Laurel Holly Hazel Portugal Laurel Hawthorn	250# max	9 max					2.5 av	3 av	2 av	Semi Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect Linear collection of Lawson Cypress with ornamental shrub understorey Provides intermittent screen of adjacent land Unremarkable collection	C12	3

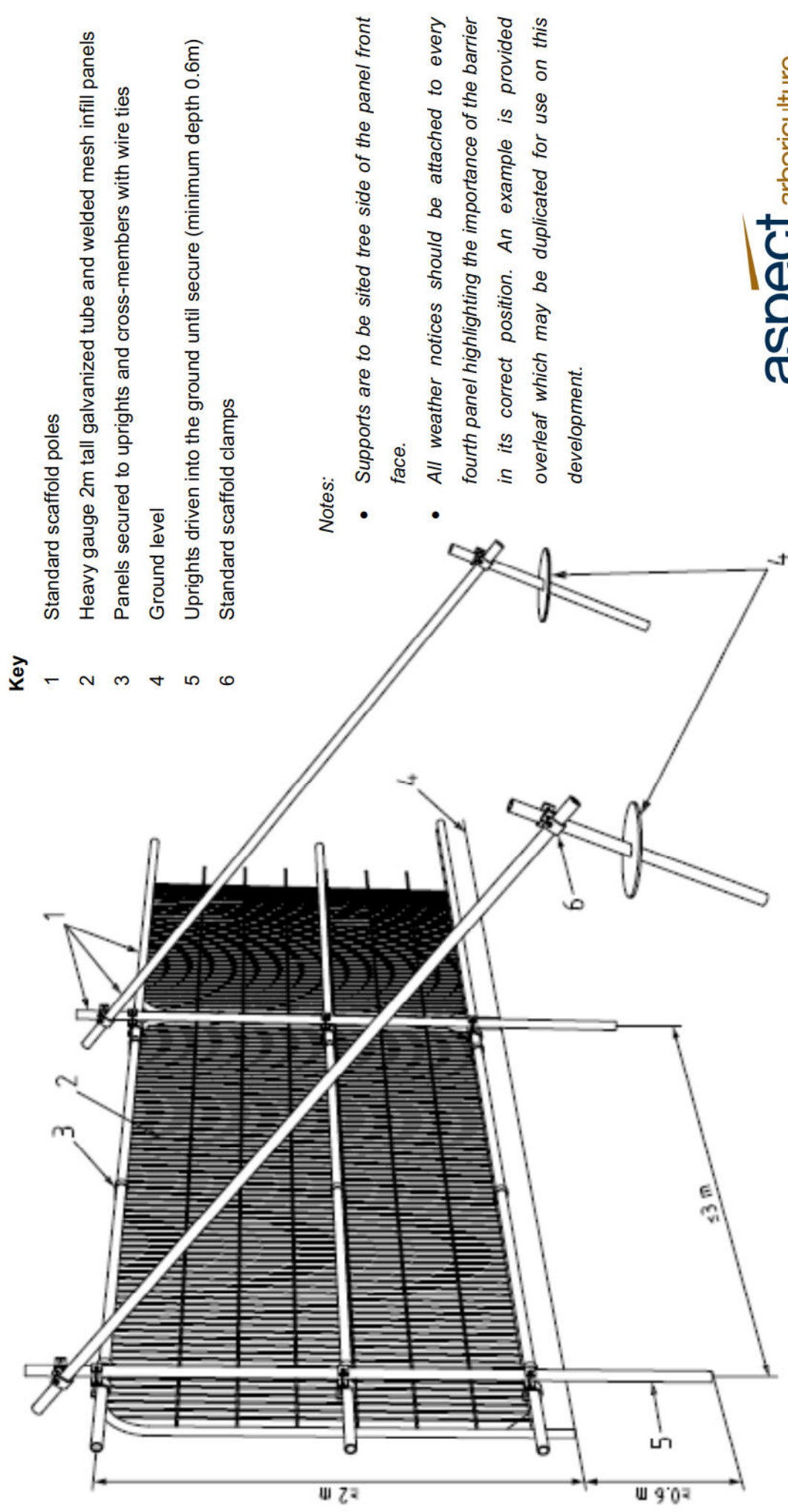
Tree Number	Common Species Name	Trunk Diameter (mm)	Height (m)	Crown Spread (m)					First Significant Branch (m)	Crown Clearance (m)	Life Stage	Physiological Condition	Structural Condition	Comments	BS5837 Category	RPA Radius (m)
				N	E	S	W	Radial								
G3	Cherry Plum	2*190# av	12 max					5 max	1.5 av	2 av	Young to Semi Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect	C12	3.3
	Hazel													Occasionally encroaches on to site		
	Lawson Cypress													Cohesive collection lining site boundary		
	Blackthorn							2.5 av						Lower canopies maintained by flail		
	Elaeagnus													Unremarkable collection		
	Pyracantha															
	Portugal Laurel															
G4	English Oak	2*120 av	6 av						1.5 av	2.5 av	Semi Mature	Average	Indifferent	Cohesive collection of lapsed hedgerow components lining site boundary	C12	2.1
	Apple							4 av						Components predominantly clad and obscured by Ivy, unable to thoroughly inspect		
	Hawthorn													Lower canopies maintained by flail		
	Blackthorn													Unremarkable collection		
G5	Elder	350 3*120# max	14.5 max						2 av	2 av	Semi Mature to Early Mature	Below Average	Indifferent to Poor	Limited access due to dense understory	C12	4.8
	Ash							7.5 max						Collection of Ash with scrub understorey		
	Hawthorn													Predominantly clad and obscured by Ivy		
G6	Blackthorn	170# max	1.5 to 7.5						1 av	1.5 av	Young to Semi Mature	Average	Indifferent	Majority of group showing signs of decline	C12	2.1
	Sumac							3.5 max						Unremarkable collection		
	Field Maple													Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect		
	Purple Plum													Occasionally encroaches on to site		
	Holly													Intermittent collection of domestic ornamental plantings		
	Leyland Cypress															
	Hawthorn															
	Blackthorn															
G7	Hazel	300# max	4 av						0.5 av	0.5 av	Semi Mature to Early Mature	Average	Indifferent	Linear group of plantings	C12	3.6
	Silver Birch							1.75 av						Unsympathetically reduced to c.4m		
	Japanese Maple													Unremarkable collection		
G8	Beech	3* 100 av	7 av						0.5 av	0.5 av	Semi Mature	Average	Indifferent	Linear collection lining PROW	C12	2.1
	Hawthorn							2 av						Previously reduced to c.2.75m		
	Elder													Unremarkable collection		
G9	Holly	200# max	4 av						0.5 to 2.5	0.5 to 2.5	Semi Mature	Average	Indifferent	Inaccessible, offsite within neighbouring residential land, unable to thoroughly inspect	C12	2.4
	Cordyline							0.5 av						Unremarkable collection		
	Euonymus															
	Myrtle															

Tree Number	Common Species Name	Trunk Diameter (mm)	Height (m)	Crown Spread (m)					First Significant Branch (m)	Crown Clearance (m)	Life Stage	Physiological Condition	Structural Condition	Comments	BS5837 Category	RPA Radius (m)
				N	E	S	W	Radial								
G10	Viburnum Aucuba Japonica Lawson Cypress Berberis	75 av	4 max					1.5 av	0.25 av	0.25 av	Young to Semi Mature	Average	Indifferent	Intermittent collection of domestic ornamental plantings Unremarkable collection	C12	0.9
H1	Hawthorn Blackthorn Ash Field Maple	75 av	2 av					1 av	0.25 av	0.25 av	Semi Mature	Average	Indifferent	Maintained field boundary hedgerow	C12	0.9
H2	Hawthorn Blackthorn Dogwood Elder Cherry Plum Ash Privet	75 av	3.5 av					1.5 av	0.25 av	0.25 av	Semi Mature	Average	Indifferent	Maintained field boundary hedgerow	C12	0.9

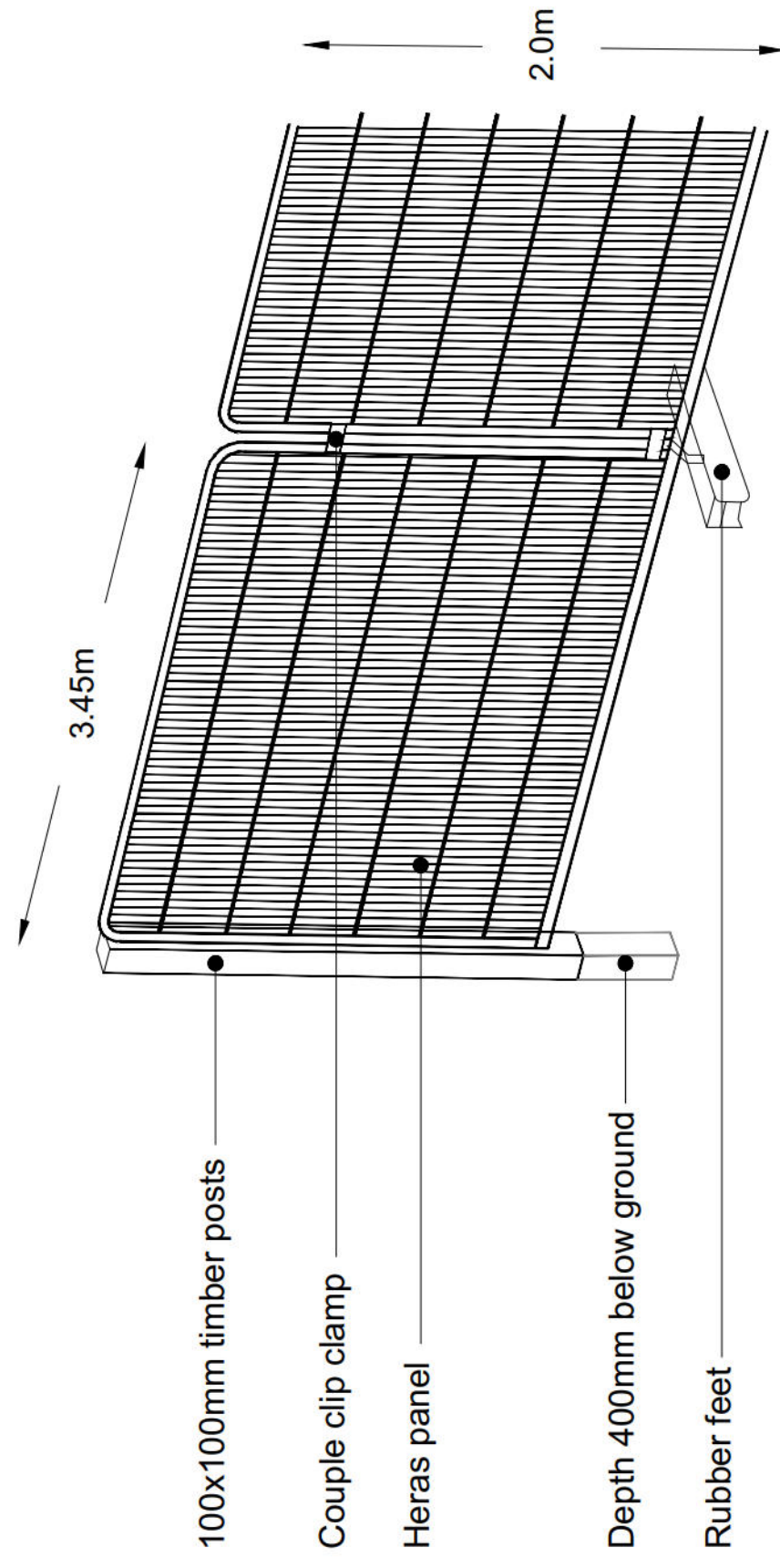
APPENDIX D

BARRIER SPECIFICATIONS

Recommended Tree Protection Fencing Specification for this Development (Source: BS 5837: 2012)

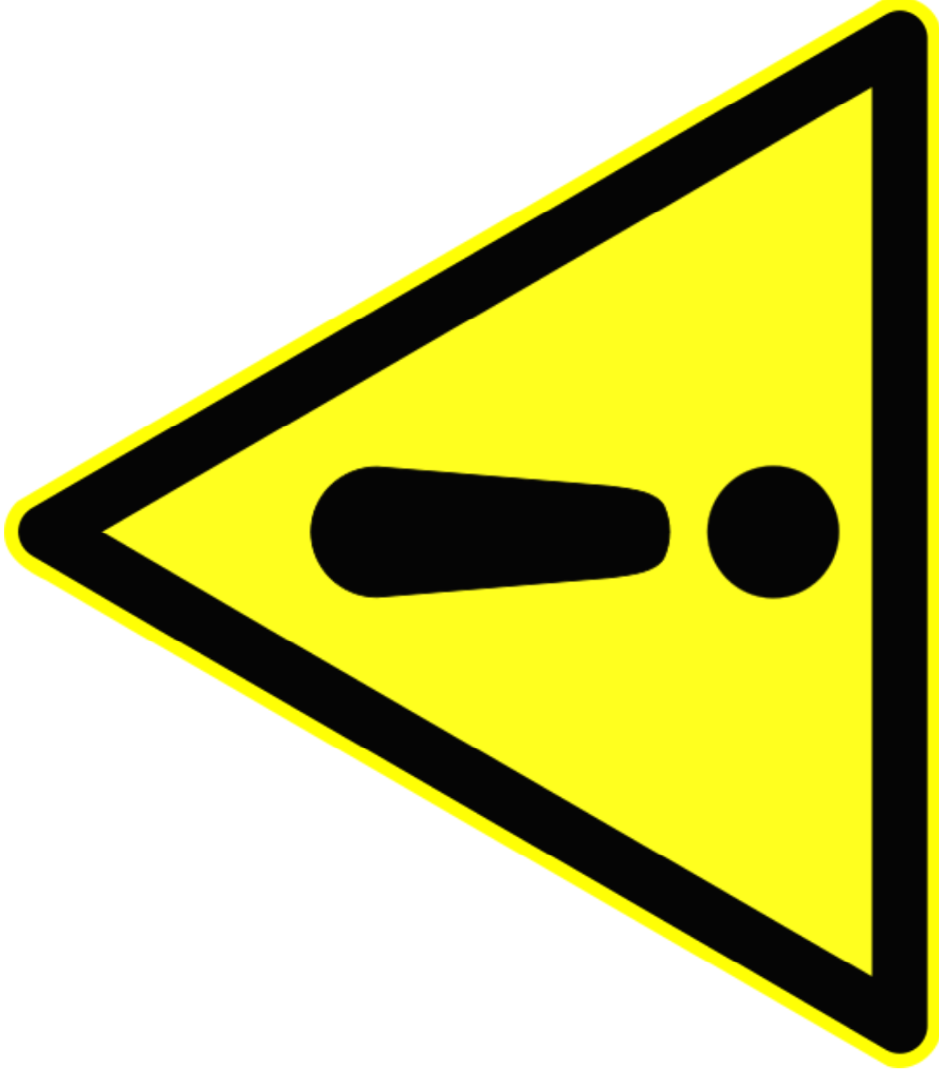


Tree Protection Barrier Specification



Heras panels supported with pinned rubber feet and driven 100x100mm timber posts on every second panel.

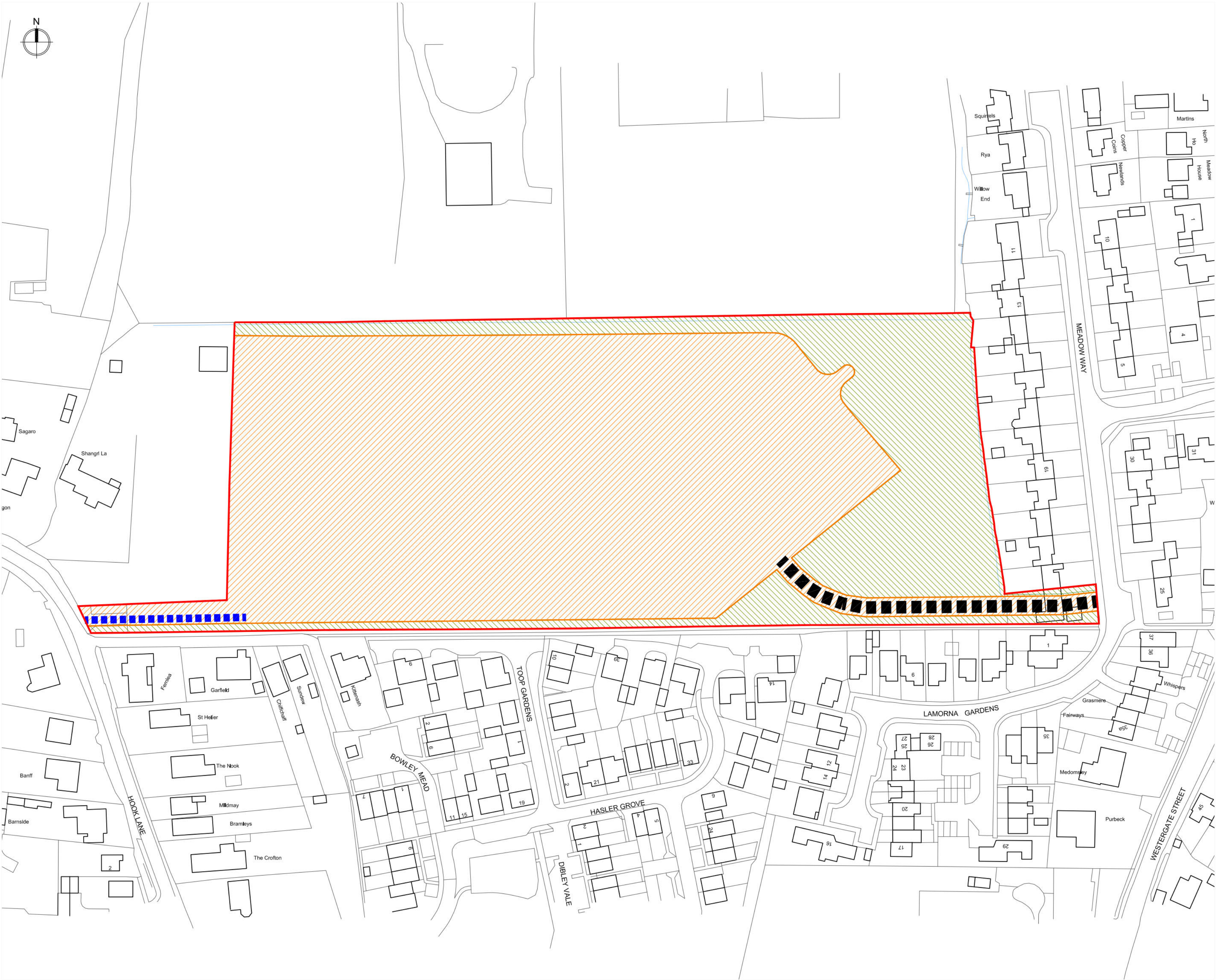
TREE PROTECTION BARRIER



- DO NOT MOVE THIS FENCE
 - NO SITE ACTIVITY TREE SIDE OF FENCE
 - NO STORAGE TREE SIDE OF FENCE
- For assistance call Aspect Arboriculture:
01295 276066

APPENDIX E

Approved Parameters Plan 1318.03



Site

LAND TO THE REAR OF MEADOW WAY, WESTERGATE

Drawing

Parameter plan

Scale
1:1000@A2

Date
09.11.22

Drawing ref
1318.03

KEY

Site boundary

DEVELOPMENT AREAS AND SCALE

Residential Development area to include C3 residential uses, roads, parking, open space, Sustainable Urban Drainage System and landscaping. Maximum 2.5 storey development (up to 11.5m)

GREEN INFRASTRUCTURE AND OPEN SPACE

Green Infrastructure including landscape buffers, public open space including areas of natural play, landscape planting and Sustainable Urban Drainage System

ACCESS AND MOVEMENT

Proposed vehicular access

Proposed cycle / pedestrian access

landscape planning • ecology • arboriculture

aspect

Aspect Arboriculture
West Court
Hardwick Business Park
Noral Way
Banbury
Oxfordshire OX16 2AF

W: www.aspect-arbor.com