

Sandra Edwards

From: Amanda Scholes on behalf of Planning.Responses
Sent: 14 March 2018 08:28
To: Planning Scanning
Subject: FW: Sea Lane, Ferring FG/174/17
Attachments: Tree Survey and AMS March 18.pdf

FG/174/17/PL

From: Anita Gardner
Sent: 13 March 2018 16:51
To: Planning.Responses
Subject: FW: Sea Lane, Ferring FG/174/17

Please add to application

Anita Gardner | Principal Planner, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

Internal: 37529 | External: +44 (0) 1903 737529 | E-mail: anita.gardner@arun.gov.uk

Visit Arun's web site at www.arun.gov.uk



Save the environment - think before you print.

From: Dawn Appleton [REDACTED]
Sent: 12 March 2018 14:18
To: Anita Gardner
Subject: Sea Lane, Ferring FG/174/17

Dear Anita,

Please find attached a tree survey and arboricultural mitigation statement as requested by your tree officer.

I trust you have everything you need now to progress the application.

Many thanks

Dawn

Dawn Appleton BSc (Hons) DipTP MRTPI
Chartered Town Planner

APPLETON
TOWN PLANNING





Arboricultural Method Statement

32 & 34A Sea Lane, Ferring,
West Sussex BN12 5DY

Client: Designer Homes Ltd

Date: March 2018

Contents

1.	Introduction.....	3
2.	Liaison & communication.....	3
3.	Tree removals and pruning	3
4.	Protective fencing	4
5.	Ground protection.....	4
6.	Excavation of foundations.....	4
7.	Construction of hard surfaces	4
8.	Underground services	5
9.	Supervision & monitoring	6
	Table 1 - Timings of Supervision and Monitoring Visits.....	6

Appendices

Appendix 1 – Tree Schedule

Appendix 2 – Tree Protection Plan

1. Introduction

- 1.1 The purpose of this method statement is to detail what actions need to be taken to prevent unacceptable damage occurring to the retained trees on the adjacent site during the proposed construction of a new access road for new dwellings at 32 & 34A Sea Lane, Ferring, West Sussex BN12 5DY.
- 1.2 This method statement complies with the recommendations of British Standard BS 5837: 2012, Trees in relation to design, demolition and construction – Recommendations (BS 5837).
- 1.3 This method statement is designed to reflect the principles of the tree protection required for the proposed development and should not be read as a definitive engineering or construction statement for this site. Matters relating to construction detail or engineering performance should be referred to a qualified architect or structural engineer for further information and specification.

2. Liaison & communication

- 2.1 The developer shall appoint an arboricultural consultant to ensure that the specified tree protection measures are carried out during the entire construction process. A copy of the letter of appointment shall be sent to the Local Planning Authority (LPA).
- 2.2 Before any works of any description take place on the site, the developer shall convene a pre-start meeting. This should be attended by the developer's contract manager, the site manager, the groundwork contractor, the arboricultural consultant and, if appropriate, the LPA tree officer. The meeting will be led by the arboricultural consultant who will ensure that contact numbers are exchanged and that the methods of tree protection outlined in this statement are fully discussed and explained. Any modifications to this statement arising from this meeting will be recorded and the revisions circulated to all parties.
- 2.3 The developer shall inform the arboricultural consultant if at any time during the construction process, the site manager is replaced. In this event, the arboricultural consultant will, within 5 days, arrange a meeting with the new site manager to review all the remaining aspects of this method statement.
- 2.4 A copy of this method statement shall be given to all personnel who have control over works of any nature within the Root Protection Areas (RPAs) of the retained trees. The developer will ensure that adequate instruction is given for the implementation of the protection measures outlined within this statement.

3. Tree removals and pruning

- 3.1 No felling or pruning of the retained trees is required to permit construction of the proposed development.

4. Protective fencing

- 4.1 Apart from very small section of fencing around the RPA of T3, no other protective fencing is required for the construction period of this development as the new boundary fences serve this purpose very well.
- 4.2 The small section of fencing for T3 shall be installed before any construction works start and may only be removed when the retained arboricultural consultant is informed of this intention.

5. Ground protection

- 5.1 No general or specific ground protection measures are required during the construction phase of this development. The existing hard surfacing within the RPAs of the Walnut and Holly, will be left in-situ to continue to protect the subsoil from excessive compaction.

6. Excavation of foundations

- 6.1 None of the foundations for the proposed dwellings lie within the RPAs of retained trees. Accordingly, no special foundation construction measures are required to protect the retained trees.

7. Construction of hard surfaces

- 7.1 Prior to the commencement of any construction works for the re-alignment to the access drive as it leaves Sea Lane and as denoted by red hatching on the TPP, shall be built to the specification detailed below and in accordance with the recommendations of Section 7.4 in BS 5837.
- 7.2 The proposed area of the access drive within the RPA of the 'off-site' Walnut T1 and the Holly T2, shall be clearly marked out before any associated work starts. Existing vegetation may be removed with hand tools or sprayed with an approved non-residual herbicide.
- 7.3 Any small hollows may be filled with clean sharp sand (not builders' sand) to a maximum depth of 100mm. A permeable geotextile membrane (such as 'Terram') shall be laid down prior to the installation of a cellular confinement system.
- 7.4 Wherever possible the existing hard surfacing shall be left in place and incorporated into the new drive. Where this is not possible the wearing course shall be removed by using hand tools leaving the sub-surface intact. A small 360 digger may be used for this task provided it is fitted with a toothless bucket and is located outside the RPAs of the two trees at all times. These works shall be carried out under the direct supervision of the retained Arboriculturist.
- 7.5 Any roots found with a diameter of less than 25mm shall be cleanly severed by the arboricultural consultant. If any roots of 25mm diameter and above are found, they shall

initially be covered and protected by damp hessian. The arboricultural consultant shall then decide if it is necessary to retain them. If not, then shall be cleanly severed. If removal of such roots is not possible or feasible, then they shall be wrapped and encased in clean sharp sand with a minimum thickness of 50mm, covered in polythene and incorporated into the kerb structure. The wrapping shall take into account the potential for future growth and make provision for expansion of their diameter.

- 7.6 The ground shall then be covered with a perforated cellular confinement system such as 'Geoweb' or 'Cellweb' with a minimum cell depth of 200mm and backfilled with clean, no-fines angular aggregate (20mm-40mm). Edge supports of appropriate size and strength should be set above ground level and should be secured either with steel pins driven into the ground, or with concrete haunching laid on existing ground level on an impermeable polythene membrane. The outer edge of the supports may be banked up with clean topsoil.
- 7.7 A permeable geotextile membrane will also be laid on top of the cellular confinement system to prevent fines and other debris filling the air spaces in the aggregate. The wearing course shall be of a permeable and gas porous nature such as porous tarmac or concrete setts with sand jointing.

8. Underground services

- 8.1 Detailed drawings of proposed underground services have not been produced at this stage of the planning application thus it is not possible to identify any potential impacts between trees shown retained on the TPP and proposed services.
- 8.2 At the detailed design stage and subject to planning consent, proposed underground services will be either located outside the RPAs of trees shown retained or will utilise existing service routes.
- 8.3 Where existing services within RPAs require upgrading, care shall be taken to minimise disturbance and where practicable, trenchless techniques employed; only as a last resort should open excavations be considered. Where existing services within RPAs are deemed not satisfactory for any further use they should be left in situ rather than being excavated/removed.
- 8.4 In the event that incursions into RPAs are unavoidable, any new installation will comply with the methods and guidelines detailed in the National Joint Utilities Group (NJUG), Volume 4, *Guidelines for the Planning, Installation and Maintenance of Utility Apparatus in Proximity to Trees*, Issue 2, 2007.
- 8.5 The locations of proposed service routes will be approved by the arboricultural consultant and shown on a revised Tree Protection Plan.

9. Supervision & monitoring

- 9.1 The arboricultural consultant shall visit the site on a regular basis, as agreed with the local planning authority at the pre-start meeting, or when specifically required as set out in Table 2 below, to ensure that the tree protection measures are kept in place and functioning as designed. Regular contact will be maintained with the site manager to determine any forthcoming operations that may make an impact on these tree protection measures and if arboricultural supervision is required. A record of these monitoring visits will be kept, and copies sent to the developer and the LPA.
- 9.2 The site manager shall give at least 48 hours' notice to the arboricultural consultant of any operations, e.g. installation of underground services, construction of hard surfacing etc., which may make an impact on the RPAs of the retained trees.
- 9.3 Any alterations or variations in drawings for the site that are in, or within, the RPAs of the retained trees shall be referred in the first instance to the arboricultural consultant for his advice. If these changes make any kind of impact on the retained trees the arboricultural consultant shall suggest changes that will either avoid damage to the retained trees or offer solutions to minimize the impact. Following this consultation, the arboricultural consultant shall issue revised Tree Protection Plans that reflect the changes.
- 9.4 Where any operations carried out by the developer deviate substantially from this method statement, a meeting will be convened between the developer, the arboricultural consultant and the site manager to determine the best method to mitigate any damage that may have occurred.

Visit no.	Timing of visit	Function carried out
1	Prior to the start of any construction works.	To mark on the ground the extent of the above soil surfacing that will be required to protect the RPA of the Walnut T6 and mark the position of the small fencing required for the Sycamore T3.
2	During the removal of the wearing course over the RPA of the off-site Walnut T1 and Holly T2.	To supervise the removal of the existing wearing course and laying of the new wearing course.
3	At any other time which is sensitive in arboricultural terms.	To ensure retained trees are protected from development activities.

Table 1 - Timings of Supervision and Monitoring Visits.

David Archer | Practice Principal
M.Arbor.A.

March 2018



APPENDIX 1 – Tree Schedule



Notes for the Tree Schedule

This schedule is based on an inspection carried out by David Archer on Thursday the 8th March 2018. Weather conditions at the time were dry bright & sunny with a brisk breeze. Deciduous trees were not in leaf.

The information contained in this schedule reflects the conditions of those specimens at the time of inspection. They were inspected from the ground only; they were not climbed and no internal investigations were undertaken, thus no guarantee may be given as to their structural integrity.

As trees are dynamic organisms and subject to continual change no dimensions expressed in this schedule may be relied upon for development purposes for more than 24 months from the date of survey. Estimated dimensions are marked thus; #

1. No: Expressed in sequential order starting from number 1 – woodlands, groups & hedges are prefixed as W,G,&H respectively.

2. Species: The common name as given in “Collins Tree Guide”, Johnson & More (2004).

3. Height: Estimated with the aid of a ‘Disto’ laser range finder and expressed in metres.

4. Trunk Diameter: Measured at 1.5m above ground level and expressed in millimetres to the nearest 10mm; where multiple stems are present they are measured individually and a cumulative total calculated in accordance with BS5837 (2012)

5. Radial Crown Spread: Distance in metres from the centre of the trunk to each cardinal point of the compass and rounded up to the nearest half metre.

6. Crown Clearance: Mean height from adjacent ground level to the lowest point of the crown.

7. Height to First Branch: Height, in metres, of the first significant branch (100mm) or to crown break from ground level.

8. Life Stage: Young; Semi mature; Mature; Veteran/Ancient.

9. Physiology: Health and condition of the tree in comparison to a typical specimen of species and age: Good, Average, Below Average, Poor, Dead.

10. Structure: The structural condition of the tree based on an assessment of any visible roots, trunk and crown, noting the presence of any defects or decay: Good, Moderate, Indifferent, Poor, Hazardous.

11. Estimated Years: Estimate of remaining contribution expressed in years <10, 10-20, 20-40, 40+.

12. Comments: Notes relating to health and condition, structure and form, estimated life expectancy and importance within the local landscape.

13. Category: - A rating given to individual trees based on Table 1 in the British Standard, BS 5837 (2012) *“Trees in relation to design, demolition and construction - Recommendations”*.

Category ‘U’ - Trees 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 arboriculture management.

Category ‘A’ - Trees of high quality and value; in such a condition as to be able to make a substantial contribution (Normally a minimum of 40 years).

Category ‘B’ - Trees of moderate quality and value; those in such a condition as to make a significant contribution (Normally a minimum of 20 years).

Category ‘C’ - Trees of low quality and value; currently in adequate condition to remain until new planting could be established (Normally a minimum of 10 years), or young trees with a stem diameter below 150mm.

TREE SCHEDULE

Site: 32 & 34A Sea Lane, Ferring, West Sussex BN12 5DY

No.	Species	Height	Trunk Dia mm	Radial Crown Spread	Crown Clearance	Life Stage	Physiology	Structure	Est Yrs	Comments	Category
1	Walnut	7m	390mm @1m	3.0m	4m	Early Mature	Average	Moderate	40+	Off-site; several large pruning wounds in lower crown; poor crown conformation but still of moderate quality and value.	B
2	Holly	6m	240mm 160mm 140mm	1.5m	2m	Mature	Below Average	Poor	10+	Off-site; iron railing pass through lower trunks; very heavy Ivy throughout the crown smothering the foliage; of low quality and value.	C
3	Sycamore	6m	180mm	1.0m	2m	Semi Mature	Average	Moderate	40+	Off-site; pollarded at 3m high; Ivy through the crown; of low quality and value.	C
H1	Mixed	Av 2m	Av 75	0.5m	0m	Mature	Below Average	Moderate	40+	Possibly off-site; mixed species but regularly maintained; moderate quality of Ivy through structure; of low quality but moderate value.	C

David Archer Associates

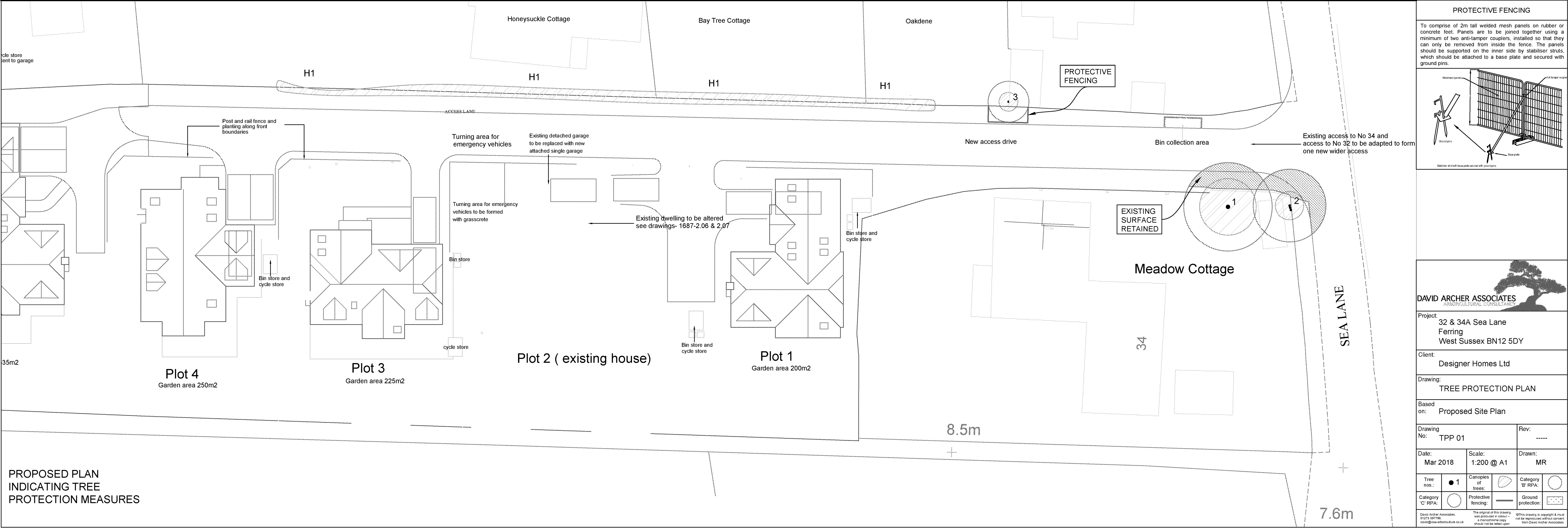
8th March 2018



APPENDIX 2 – Tree Protection Plan



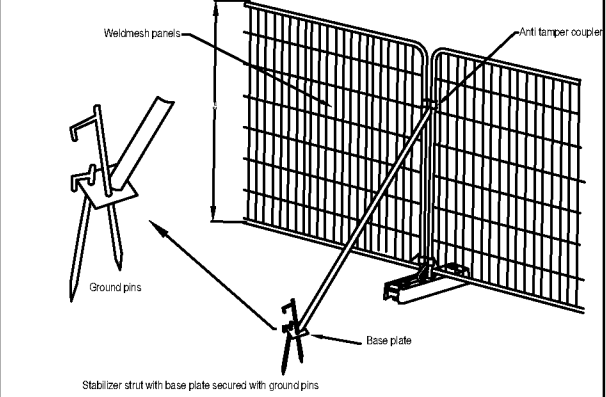
EXISTING SITE PLAN



PROPOSED PLAN
INDICATING TREE
PROTECTION MEASURES

PROTECTIVE FENCING

To comprise of 2m tall welded mesh panels on rubber or concrete feet. 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 should be supported on the inner side by stabiliser struts, which should be attached to a base plate and secured with ground pins.



Project: 32 & 34A Sea Lane
Ferring
West Sussex BN12 5DY

Client: Designer Homes Ltd

Drawing: TREE PROTECTION PLAN

Based on: Proposed Site Plan

Drawing No: TPP 01 Rev: ----

Date: Mar 2018 Scale: 1:200 @ A1 Drawn: MR

Tree nos.: ● 1	Canopies of trees:	Category 'B' RPA:
Category 'C' RPA:	Protective fencing:	Ground protection:

David Archer Associates. 01273 387795. david@daa-architecture.co.uk

The original of this drawing was produced in colour. A monochrome copy should not be relied upon.

This drawing is copyright & must not be reproduced without written consent from David Archer Associates.