



DONALD RODGER
ASSOCIATES LTD

**Tree Survey
and
Arboricultural Constraints**

for

**Land at Burnfoot Road
Lochwinnoch**

for and on behalf of

Stewart Milne Homes

May 2019

ARBORICULTURAL CONSULTANTS

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Plans

Tree Survey and Constraints

1 INTRODUCTION

1.1 Background and Scope

This survey and report relates to trees and woodland growing within and adjacent to an area of open grassland which lies to the west of Burnfoot Road, in the village of Lochwinnoch, Ayrshire. It was commissioned by Stewart Milne Homes and has been prepared in connection with proposals for the future development of the site. The area of survey is illustrated by a bold red line on the appended plans.

This report is intended to inform the masterplanning process and emerging detailed layouts as the project progresses.

The survey element of this report records in detail the nature, extent and condition of the existing tree and woodland cover within the subject site, and provides interpretation and analysis on the results of the survey. It provides a comprehensive and detailed pre-development inventory carried out in line with **British Standard 5837:2012** '*Trees in Relation to Design, Demolition and Construction - Recommendations*'. In addition, an overview survey is provided of the trees and woodland which adjoin the site and have a potential impact on it.

Information is also provided regarding tree root protection areas and building stand-off distances to inform the potential layout of the site. This seeks to achieve and satisfactory and sustainable relationship between built development and the tree cover. The guidance and methodology as set out in **BS 5837:2012** forms the basis of this section.

The trees were originally surveyed by Donald Rodger Associates Ltd in February 2015. The site was re-visited and the survey updated and refreshed on **7 May 2019**. The survey is based on a visual inspection carried out from the ground by

Donald Rodger on 7 May 2019. The weather conditions were dry, overcast and calm.

1.2 Limitations

1. The findings and recommendations contained within this report are valid for a period of twelve months from the date of survey (i.e. until 7 May 2020). Trees are living organisms subject to change – it is strongly recommended that they are inspected on an annual basis for reasons of safety.
2. Tree assessment has been carried out from ground level and observations have been made solely from visual inspection. No invasive or other detailed internal decay detection instruments have been used in assessing trunk condition, unless specified otherwise.
3. The recommendations relate to the site as it exists at present, and to the current level and pattern of usage it currently enjoys. The degree of risk and hazard may alter as the site is developed or significantly changed, and as such will require regular re-inspection and re-appraisal.
4. The report relates to the trees growing within the area of survey as defined by the client and as shown on the plan.
5. Whilst every effort has been made to detect defects within the individual trees inspected, no guarantee can be given as to the absolute safety or otherwise of any individual tree. Extreme climatic conditions can cause damage to even apparently healthy trees.
6. Access was not available to the trees outwith the site boundary. These were surveyed remotely from within the curtilage of the subject site. As such, the

survey findings are limited. This should not be construed as a safety inspection.

7. This report has been prepared for the sole use of Stewart Milne Homes and their appointed agents. Any third party referring to this report or relying on the information contained herein does so entirely at their own risk.

Author's qualifications: Donald Rodger holds an Honours Degree in Forestry. He is a Chartered Forester, a Chartered Biologist, a Chartered Environmentalist and a Fellow and Registered Consultant of the Arboricultural Association. He has thirty years experience of arboriculture and amenity tree management at a professional level.

2 SURVEY METHODOLOGY

2.1 General Approach

A full and detailed survey to BS 5837:2012 was carried out of all trees within the red line site boundary, as defined by the client. This provides a comprehensive pre-development inventory and assessment.

A more general overview survey was carried out on individual trees and woodland areas on neighbouring land which adjoins the subject site. Access was not available to this land and the trees were surveyed remotely from the subject site. This provides a more general assessment and seeks to ascertain the potential constraints that they present to the site.

2.2 Trees Within Site

All obvious, individual trees within the red line site boundary are recorded. This includes all trees with a trunk diameter greater than 75mm when measured at 1.5m. These have been tagged with a uniquely numbered aluminium identity disc approximately 2m from ground level. A total of **39 individual trees** were surveyed in detail, with tag numbers running sequentially from **0562 to 0601** (only the last three digits on the tags are referred to). Tree 575 has been removed for safety reasons since the original 2015 survey.

Tree locations were plotted as part of the tree survey. These are approximate only and need to be refined by a topographical survey. The trunk position, trunk diameter and tag number of each tree is indicated on the Tree Survey Plan. This also shows the actual, measured crown spread to provide an accurate reflection of the true extent and configuration of the canopy cover.

In addition, a single group of trees was recorded. This contains many young trees of similar species, age and character, and which form a single, cohesive canopy. This is denoted on the tree survey plan as **G1**.

Information on each numbered tree and group is provided in the Tree Survey Schedule at Section 5. Consistent with the approach recommended in **British Standard 5837:2012**, this records pertinent details, including:

- Tree number;
- Tree species;
- Trunk diameter;
- Tree height;
- Crown spread;
- Age class;
- Height in metres of crown clearance above adjacent ground level;
- Comments and observations on the overall form, health and condition of the tree, highlighting any problems or defects;
- Life expectancy;
- Condition category, Good, Fair, Poor or Dead as per BS 5837;
- Retention category, A, B, C and U, as per BS 5837;
- Recommended arboricultural works;
- Priority for action.

The trees have been ascribed a **Retention Category**. In line with the recommendations contained within BS 5837:2012, this takes account of the health, condition and future life expectancy of the tree, as well as its amenity and landscape value and suitability for retention within any proposed development. The retention category for each tree is shown in the Tree Survey Schedule.

A – High quality and value (green central disc on plan).

B – Moderate quality and value (blue central disc on plan).

C – Low quality and value (grey central disc on plan).

U – Unsuitable for retention (red central disc on plan).

Recommendations are made on appropriate remedial action as regards tree surgery or felling works. These are specified where there is a significant risk to public safety or tree health and are consistent with sound arboricultural practice. All recommendations are consistent and in line with **British Standard 3998:2010** ‘Tree Work - *Recommendations*’ .

2.3 Trees Outwith Site

The trees and woodland outwith the site boundary were surveyed more generally.

All mature and obvious trees along the western edge, in the vicinity of the Coachman's Cottage, are plotted individually on the tree survey plan. These stand as mature and dominant specimens. This encompasses a total of 15 trees. The extent of the canopy spread as it affects the site is accurately plotted on the plans and information provided as to species, estimated trunk diameter and height. Three trees near the Garpel Bridge and in the vicinity of Oldfield Cottage are recorded in a similar manner.

Where the site adjoins a large wooded area on the southern boundary, the extent of the canopy spread is indicated and notes provided as regards species, diameter range and height.

3 SURVEY RESULTS

3.1 General Description

The area of survey encompasses a large tract of open grassland which lies to the west of Burnfoot Road. The south east corner of the site adjoins the A760 for a linear distance of some 90m. The Garpel Burn adjoins to the north of the site and areas of woodland lie to the west and south. A private dwelling known as Coachman's Cottage stands midway along the western boundary.

A total of 39 individual trees were recorded within the site. These tend to be concentrated around the periphery as small groups or single specimens. A noticeable concentration of 13 trees (562 to 574) stands to the south of the site, adjacent to the A760. A further five trees (576 to 580) stand on the boundary with Burnfoot Road, just to the north of the telephone exchange. Trees 581 to 590 bisect the site in a line from west to east and these appear to form the remnants of an old field boundary. A further line of trees (595 to 601) is located in the north west corner of the site, between the Garpel Bridge and Coachman's Cottage. A single, large, open-grown tree (594) stands to the south of Coachman's Cottage.

A further nine mature and obvious trees were recorded within the grounds of the Coachman's Cottage and which impinge on the site. Six additional trees were recorded within a narrow wooded belt to the south of this.

Most of the southern boundary adjoins a large area of mixed woodland.

The area of survey, site features and spatial distribution of the tree cover is graphically illustrated on the appended Tree Survey Plan.

3.2 Trees Within Site

A total of 39 trees were recorded within the site. A full description and assessment of these is provided at the Tree Survey Schedule.

- **Trees 562 to 574**

These comprise ten horse chestnut, along with two sycamore and a single ash. These stand within three separate groups of closely spaced trees. The trees are in early to full maturity and stand as large and prominent specimens adjacent to the main road. They are, however, generally in poor to fair condition, with most displaying symptoms of stress and low vigour. One tree (565) is completely dead and a further two trees (569 and 574) display bark death and basal decay, along with associated crown decline and dieback. The poor condition of these trees may in part be due to the rather wet and soggy ground conditions. There are several open drains, culverts and sinks in this part of the site which may have altered the water table.

These trees appear to be in declining health and are likely to continue to deteriorate over time. As such, they have a relatively limited future life expectancy.

- **Trees 576 to 580**

Tree 576 consists of a large dead beech stump. This provides good wildlife habitat and has several bat boxes attached to it.

Tree 577 is an elm which has succumbed to Dutch elm disease. The removal of this dead tree is recommended. The dead trunk is biased over the site (i.e. away from the public road).

Trees 578 and 579 are beech trees growing out from the retaining wall. These have lost most of their crowns and essentially consist of large stumps with small, live growth.

Tree 580 is a very large, mature beech growing out from the retaining wall. This appears to be in satisfactory health and condition.

- **Trees 581 to 590**

This consists mainly of eight small and scrubby hawthorns which appear to be the remnants of an old field boundary. These are small and bushy, and of limited landscape value. Trees 585 and 590 are both mature examples of ash. These trees also stood on the former field boundary. Tree 585 is severely decayed and hollow, and in very poor condition. Tree 590 is in good overall condition.

- **Trees 595 to 601**

These stand along the line of a boundary fence, between the Garpel Bridge in the north to Coachman's Cottage in the south. They comprise five sycamore and single examples of ash and gean. The trees are mostly mature and include some very large specimens. Tree quality is generally good to fair, with the exception of tree 596 which displays serious and extensive decay throughout the trunk.

- **Tree 594**

This is an open grown specimen of oak. This old tree is in fair condition for its age and supports a healthy and spreading canopy. It is a fine old specimen with a good future life expectancy.

- **G1**

This consists of a narrow, linear strip of ash trees along the eastern boundary with Burnfoot Road. The trees appear to be of self-seeded origin. They are young in age and small in stature. Many are multi-stemmed and collectively they form a single dense canopy.

3.3 Trees Outwith Site

The fifteen large, mature trees recorded in the vicinity of Coachman's Cottage stand as tall and prominent specimens within this part of the site. They are all in full maturity and comprise mainly lime, with occasional sycamore, red oak, oak and ash. They all appear to be in satisfactory health and condition, given the limitations of the inspection.

Three large, mature trees adjacent to the Garpel Bridge also appear to be in reasonable condition and collectively form a prominent landscape feature.

The large area of woodland to the south of the site is fairly mixed and variable. The western portion is dominated by a row of large, mature beech trees. These form a single, large canopy which overhangs the site by up to 12m in places. Tree health and quality is variable, with several trees clearly in terminal decline.

The eastern portion is different in character and composed of a conifer plantation with a dense and overgrown rhododendron understorey. This appears to be in satisfactory condition. The edge growth overhangs the site boundary by 5 to 6m in places.

3.4 Recommended Arboricultural Work

The tree survey has identified two dead trees (**565 and 577**) which require removal for reasons of public safety, and sound arboricultural management. *This work should be carried out for reasons of public safety and sound arboricultural management as soon as possible, irrespective of any development proposals for the site.*

4 TREE CONSTRAINTS

4.1 Tree Retention Value

A retention category (A, B, C or U), based on the grading system as set out within British Standard 5837:2012, has been ascribed to each individually surveyed tree within the site. This is explained at the tree survey schedule and shown colour-coded on the plan.

A total of five trees (565, 576, 577, 585 and 596) are either dead, dying or dangerous. These trees are not suitable for retention in a development context on account of their condition. They have been ascribed a 'U' (unsuitable) category grading.

The eight small and scrubby hawthorn which cross the site (trees 581 to 584 and 586 to 589) have also been ascribed a 'U' (unsuitable) category grading. This is on account of their small size, scrubby character and limited landscape value.

The trees which fall into the above two categories are outlined in red on the tree survey plan. They should not be viewed as a constraint to development.

The horse chestnut trees to the south of the site (562 to 573) have a relatively limited future life expectancy. These are all displaying symptoms of stress and low vigour, and appear in to be in phase of gradual decline. Consequently, they have been assessed as being of low to medium retention value. They are unlikely to have any viable long term future.

The remaining trees are of high to medium retention value. This includes the mature trees on the western boundary. The old, open-grown oak is of high retention value.

The trees outwith the site are generally of high retention value. They are mostly in satisfactory health and condition, have a good future life expectancy and form part of a robust landscape framework. A more detailed survey of the beech trees in the woodland to the south will identify trees in poor condition and which present a potential liability to the site.

4.2 Tree Constraints

The existing tree cover worthy of retention presents a potential constraint to development. It will be essential not only to protect the trees from physical damage during construction works, but to create a suitable and sustainable relationship between the woodland and adjacent dwellings.

To this end, and as a tool to inform the design process and detailed layouts, constraints are presented as part of this assessment. This covers two key areas, namely:

- **Root protection area (RPA)**
- **Dwelling stand-off distance**

These are described and assessed in the following sections. The recommendations are 'broad brush' only at this stage and will require further detailed study as the project progresses.

4.3 Root Protection Area

Clear recommendations are provided on this aspect in **British Standard 5837:2012**. This takes cognisance of the root spread of trees, and is based on the premise that the larger the tree, the more extensive the root system. The root

protection area for individual trees is calculated as an area equivalent to a circle with a radius of 12 times the stem diameter and this represents the minimum area which should be left undisturbed around each retained tree.

The RPA of the individually surveyed trees, based on the above formula, is represented on the tree survey plans as a circle around the trunk.

The RPA of the individually recorded trees outwith the site is based on an estimated trunk diameter. This is also shown conventionally as a circle.

The RPA of the woodland area to the south of the site is based on an estimation of maximum trunk diameters of the edge trees, taking into account the set back distance of the trunk from the fenceline. It is pertinent to note here that a large, open drainage ditch runs the length of the boundary fence. This is located approximately 1m from the fence and contains running water. This effectively acts as a physical barrier to root development to the north into the subject site. Root encroachment of the edge trees into the site is therefore likely to be minimal or non-existent due to this specific site feature.

Based up the above analysis, the recommended root protection zone is shown graphically by a bold magenta line on the tree survey plan. This would normally be defined on site by robust tree protection fencing to BS 5837:2012. No building or construction activity must take place within this area and the root protection zone maintained undisturbed.

4.4 Dwelling Stand-off Distance

As a guide, the recommended minimum stand-off distance for inhabited dwellings where these interface with the tree and woodland cover is shown as a **bold blue line** on the survey plans. This takes into account the height and falling distance of the edge trees, as well as issues of shading in the summer months.

This seeks to achieve a satisfactory and sustainable relationship between houses and the tree cover.

It is pertinent to note, however, that other, non-habitable development, such as garages, gardens, roads and parking may occur within the zone defined by the root protection area (magenta line) and dwelling stand-off (blue line).

5 TREE SURVEY SCHEDULE

Explanation of Terms

Tree no.	- Identification number of tree as shown on tag and plan.
Species	- Common name of species.
Dia	- Trunk diameter in cms measured at 1.5m. MS = multi-stemmed, measured at base.
Hgt	- Height of tree in metres.
Crown spread	- Crown spread in metres to the four cardinal compass points.
Age	- Age class category and estimated age in years (Young, Semi-mature, Early mature, Mature, Over-mature).
Cr Cl	- Height of crown clearance above ground level in metres.
Cond Cat	- Condition category (Good, Fair, Poor, Dead) - see explanation overleaf.
Notes	- General comments on tree health, condition and form, highlighting any defects or areas of concern.
Life expct	- Life expectancy, estimated in years.
BS 5837 Cat	- Retention category (A, B, C and U , as per BS 5837:2012).
Rec Action	- Recommended remedial action/arboricultural work.
Priority	- Priority for action

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BS 5837:2012 Category Grading

Categories for tree quality assessment, based on guidance given in British Standard BS 5837: 2012 'Trees in Relation to Design, Demolition and Construction – Recommendations'.

Trees unsuitable for retention (see Note)

Category and definition	Criteria – Subcategories
<p>Category U</p> <p>Those in such a condition that they cannot realistically be retained as living trees in the context of the current land use for longer than 10 years</p>	<p>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 category U trees (e.g. where, for whatever reason, the loss of companion shelter cannot be mitigated by pruning).</p> <p>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, or very low quality trees suppressing adjacent trees of better quality</p> <p><i>NOTE Category U trees can have existing or potential conservation value which it might be desirable to preserve.</i></p>

Trees to be considered for retention

Category and definition	Criteria – Subcategories		
<p>Category A</p> <p>High quality and value with an estimated life expectancy of at least 40 years.</p>	<p>Particularly good example of their species, especially if rare or unusual; or those that are essential components of formal or semi-formal arboricultural feature.</p>	<p>Trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features.</p>	<p>Trees, groups or woodlands of significant conservation, historical, commemorative or other value.</p>
<p>Category B</p> <p>Moderate quality and value with an estimated life expectancy of at least 20 years.</p>	<p>Trees that might be in category A, but are downgraded because of impaired condition (e.g. presence of significant though remediable defects, including unsympathetic past management or storm damage), such that they are unlikely to be suitable for retention for beyond 40 years; or trees lacking the special quality necessary to merit the category A designation.</p>	<p>Trees present in numbers, usually growing as groups or woodlands, such that they attract a higher collective rating than they might as individuals; or trees occurring as collectives but situated so as to make little visual contribution to the wider locality.</p>	<p>Trees with material conservation or other cultural value.</p>
<p>Category C</p> <p>Low quality and value with an estimated life expectancy of at least 10 years, or young trees with a diameter <150mm.</p>	<p>Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories.</p>	<p>Trees present in groups or woodlands, but without this conferring on them significantly greater landscape value, and/or trees offering low landscape benefit.</p>	<p>Trees with no material conservation or other cultural value.</p>

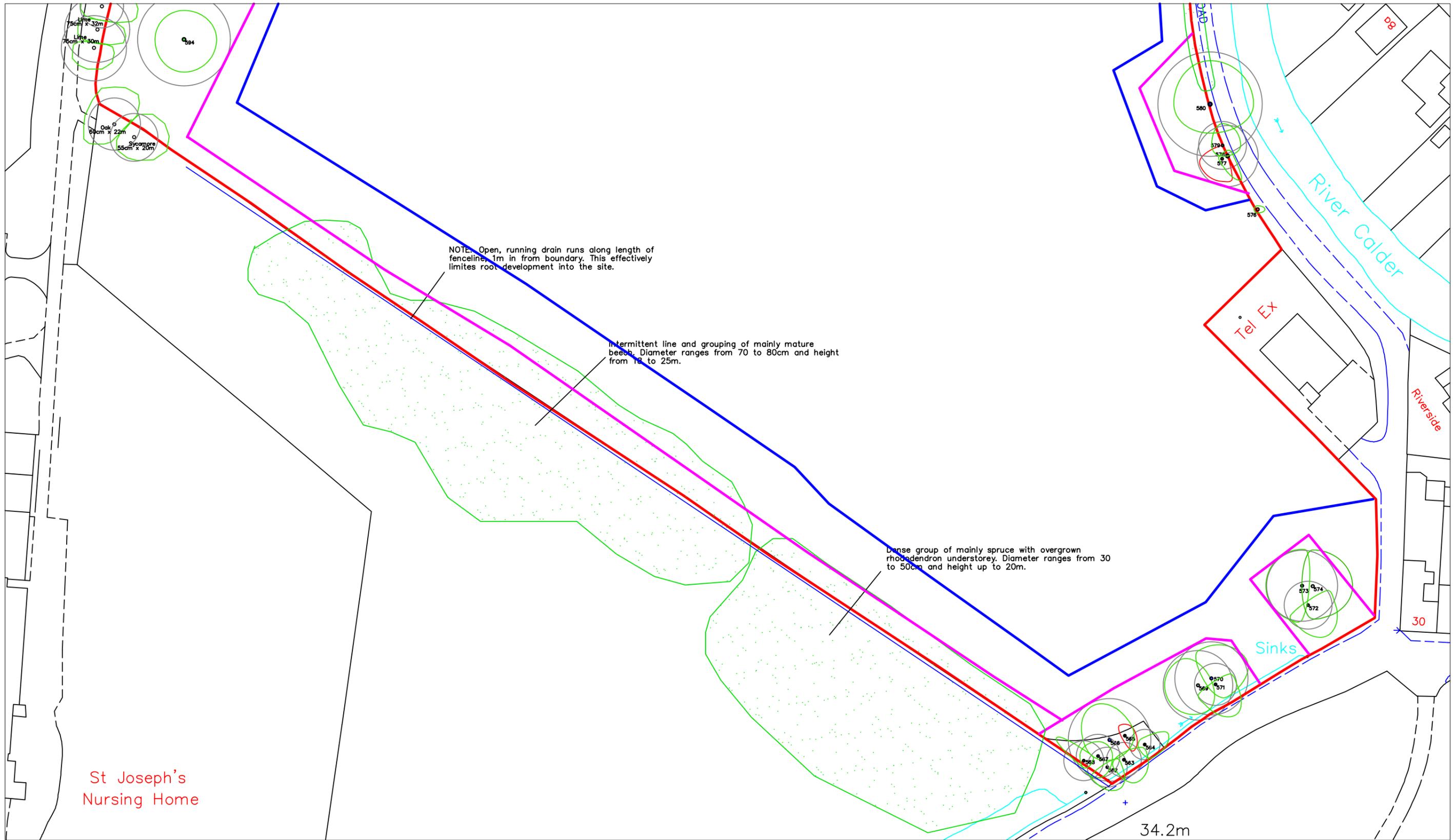
Tag no	Species	Dia	Hgt	N	E	S	W	Cr Cl	Age Class	Cond Cat	Notes	Life Expect	BS5837 Cat	Rec Action	Priority
562	Horse chestnut	46	18	1	4	7	5	6	Early-mature	Fair	Tall, single trunk. Suppressed on north face with pronounced bias and one sided crown development to south over road. Large limb arises on west side of trunk at 2m. Tarry exudate and slime flux on trunk at 1m. Low vigour. Broken branch stub on trunk at 3m.	20-40	B		
563	Sycamore	40	18	2	6	7	4	7	Early-mature	Fair	Suppressed on north face with pronounced bias to south over road. Fair condition overall.	20-40	B		
564	Sycamore	35	18	2	7	4	2	7	Early-mature	Fair	Suppressed crown development with bias to east. Well-established basal shoots. Low vigour.	20-40	B		
565	Horse chestnut	39	20	3	3	5	1	8	Early-mature	Dead	Dead tree. Low risk location.	<10	U	Fell	Medium
566	Horse chestnut	95	24	10	7	6	7	2	Mature	Fair	Large, dominant tree. Forks into two codominant stems at 3m - union appears sound. One stem with pronounced lean and bias to north over site. Large, spreading crown to within 2m of ground level. Appears healthy.	20-40	B		
567	Horse chestnut	50	22	4	4	6	5	8	Early-mature	Fair	Single trunk with suppressed crown development. Fair condition overall.	20-40	B		
568	Horse chestnut	46	19	11	2	1	2	7	Early-mature	Poor	One edge of drain, with restricted root development to west. Heavily suppressed. Small crown with pronounced bias and one sided development to north. Low vigour.	10-20	C		
569	Horse chestnut	80	24	8	5	8	8	2	Mature	Poor	Suppressed on east face. Forks into two codominant stems at 3m. Union acute and compressed, but appears stable. Upper crown thin and sparse, with early decline and dieback. Tip dieback. Low vigour. Poor and declining condition. Bark splitting and flaking. Poor specimen with limited future.	10-20	C		
570	Horse chestnut	84	22	9	10	6	3	1	Mature	Fair	Suppressed on west face. Fair condition overall. Low vigour.	20-40	B		
571	Horse chestnut	48	20	1	5	10	6	3	Early-mature	Poor	Heavily suppressed on north face with pronounced lean and bias to south over road. Very one sided and imbalanced.	20-40	B		

Tag no	Species	Dia	Hgt	N	E	S	W	Cr Cl	Age Class	Cond Cat	Notes	Life Expect	BS5837 Cat	Rec Action	Priority
572	Ash	34+ 28	18	1	7	10	6	3	Early-mature	Poor	Forks into two codominant stems at 1m. Very heavily suppressed on north face with pronounced lean and bias to south over road. Very one sided and imbalanced.	10-20	C		
573	Horse chestnut	82	21	10	2	10	10	1	Mature	Fair	Forms a close pair with tree 574. Suppressed on east face. Large, spreading crown. Low vigour.	20-40	B		
574	Horse chestnut	86	21	10	11	9	3	1	Mature	Poor	Forms a close pair with tree 573. Suppressed on west face. Large spreading crown. Extensive bark death and early decay on lower trunk. Sparse crown of low vigour. Very poor condition and limited future potential. In terminal decline.	10-20	C		
575	Beech										Removed on safety grounds				
576	Beech	90	7	1	2	1	1	0	Mature	Dead	Dead stump 6m high. On edge of retaining wall. Provides habitat. Bat boxes.	<10	U		
577	Elm	52	17	3	1	7	7	0	Early-mature	Dead	Dead. Dutch elm disease. Crown bias to west over site.	<10	U	Fell	High
578	Beech	110	9	1	1	8	3	2	Mature	Poor	Large, mature tree growing from retaining wall. Top broken out at 7m and only a large stump remains. Small live branches on south side. Safe condition. Habitat value.	10-20	C		
579	Beech	55	10	6	5	3	3	4	Early-mature	Poor	Growing from retaining wall with bias to east over road. Most of crown broken out on east side. Small crown remains. Poor condition overall. Low risk.	10-20	C		
580	Beech	120	19	12	12	8	10	4	Mature	Fair	Large, mature tree growing from retaining wall. Large, spreading crown. Fair condition overall.	20-40	B		
581	Hawthorn	MS 60	6	3	5	5	3	1	Mature	Poor	Bushy and multi-stemmed from base. Badly decayed at base and breaking apart and collapsing. Poor specimen with limited future potential.	10-20	U		
582	Hawthorn	MS 30	5	3	5	4	1	1	Early-mature	Fair	Small, bushy tree forming a close pair with tree 583.	10-20	U		

Tag no	Species	Dia	Hgt	N	E	S	W	Cr Cl	Age Class	Cond Cat	Notes	Life Expect	BS5837 Cat	Rec Action	Priority
583	Hawthorn	MS 36	5	3	2	4	4	1	Early-mature	Fair	Small, bushy tree forming a close pair with tree 583.	10-20	U		
584	Hawthorn	MS 30	5	2	3	2	2	1	Early-mature	Fair	Small, bushy shrub.	10-20	U		
585	Ash	70	13	8	7	9	6	4	Mature	Poor	Isolated and open-grown tree in field. Extensive decay and hollowing to trunk. Very large open cavity. Habitat value. Potential bat roost.	10-20	U		
586	Hawthorn	MS 35	5	3	3	3	3	1	Early-mature	Fair	Small, bushy shrub.	10-20	U		
587	Hawthorn	MS 37	6	3	3	3	3	1	Early-mature	Fair	Small, bushy shrub.	10-20	U		
588	Hawthorn	MS 40	6	3	4	3	2	1	Early-mature	Fair	Small, bushy shrub.	10-20	U		
589	Hawthorn	MS 35	7	3	3	3	4	1	Early-mature	Fair	Small, bushy shrub.	10-20	U		
590	Ash	78	20	7	8	8	5	5	Mature	Fair	Reasonable specimen in satisfactory condition. Suppressed on west face.	+40	A		
591	Ash	34	14	3	7	6	1	3	Semi-mature	Fair	Suppressed on west face. Crown bias to east. Lower branches recently pruned off. Fair condition overall overall.	+40	B		
592	Sycamore	31	15	2	3	6	3	4	Semi-mature	Poor	Severe squirrel damage to trunk and crown. Abundant and serious wounding. Poor specimen with limited future potential.	10-20	C		
593	Ash	28	17	2	7	3	2	3	Semi-mature	Fair	Suppressed crown development with bias to east.	20-40	B		

Tag no	Species	Dia	Hgt	N	E	S	W	Cr Cl	Age Class	Cond Cat	Notes	Life Expect	BS5837 Cat	Rec Action	Priority
594	Oak	107	13	8	9	9	8	2	Mature	Fair	Old, open grown tree. Large old wound on lower trunk does not appear significant. Spreading and healthy crown. Fine old tree with good future life expectancy. Habitat value.	+40	A		
595	Sycamore	MS 75	15	8	5	5	8	5	Early-mature	Poor	Multi stemmed from base. Poor form and structure. Adjacent to stone walls.	20-40	C		
596	Sycamore	72	17	4	7	4	6	6	Mature	Poor	Extensive and serious decay along entire lower trunk. This creates a serious defect and predisposes tree to failure. Low risk at present.	10-20	U		
597	Ash	95	28	5	13	8	8	5	Mature	Fair	Large, mature tree. Slight lean and bias to east. Well-established basal shoots extend to west. Pronounced crown bias to east.	+40	A		
598	Sycamore	69	19	3	8	6	5	3	Mature	Fair	Suppressed crown development with bias to east. Fair condition overall.	+40	A		
599	Sycamore	110	25	9	12	8	7	3	Mature	Fair	Large, mature tree. Large, spreading crown with bias to east.	+40	A		
600	Sycamore	78	25	6	8	7	3	5	Mature	Fair	Crown bias to east. Young multi stemmed ash at base. Fair condition overall.	+40	A		
601	Gean	40	14	4	4	7	4	4	Early-mature	Fair	In garden area. Crown bias to south. Fair condition overall.	+40	A		
G1	Ash	5 to 12	7 to 9	-	-	-	-	1	Young	Fair	Long, linear strip of young, multi-stemmed growth growing along boundary. Many trees form a single, dense canopy up to 9m in height.	10-20	C		

PLANS



Tree Survey

— SITE BOUNDARY

○ 562 TREE, SHOWING TAG NUMBER, TRUNK DIAMETER AND CANOPY SPREAD DRAWN TO SCALE

- TREES BS 5837 CATEGORY A
- TREES BS 5837 CATEGORY B
- TREES BS 5837 CATEGORY C
- TREES BS 5837 CATEGORY U

GROUP OF TREES, SHOWING CANOPY SPREAD

○ ROOT PROTECTION AREA, AS PER BS 5837:2012 (12X TRUNK DIAMETER)

○ TREE UNSUITABLE FOR RETENTION

Tree survey details recorded in accordance with BS5837:2012. Numbers refer to tree tags. Refer to accompanying report and schedule for tree details.

Do not scale from drawing.

Tree Constraints

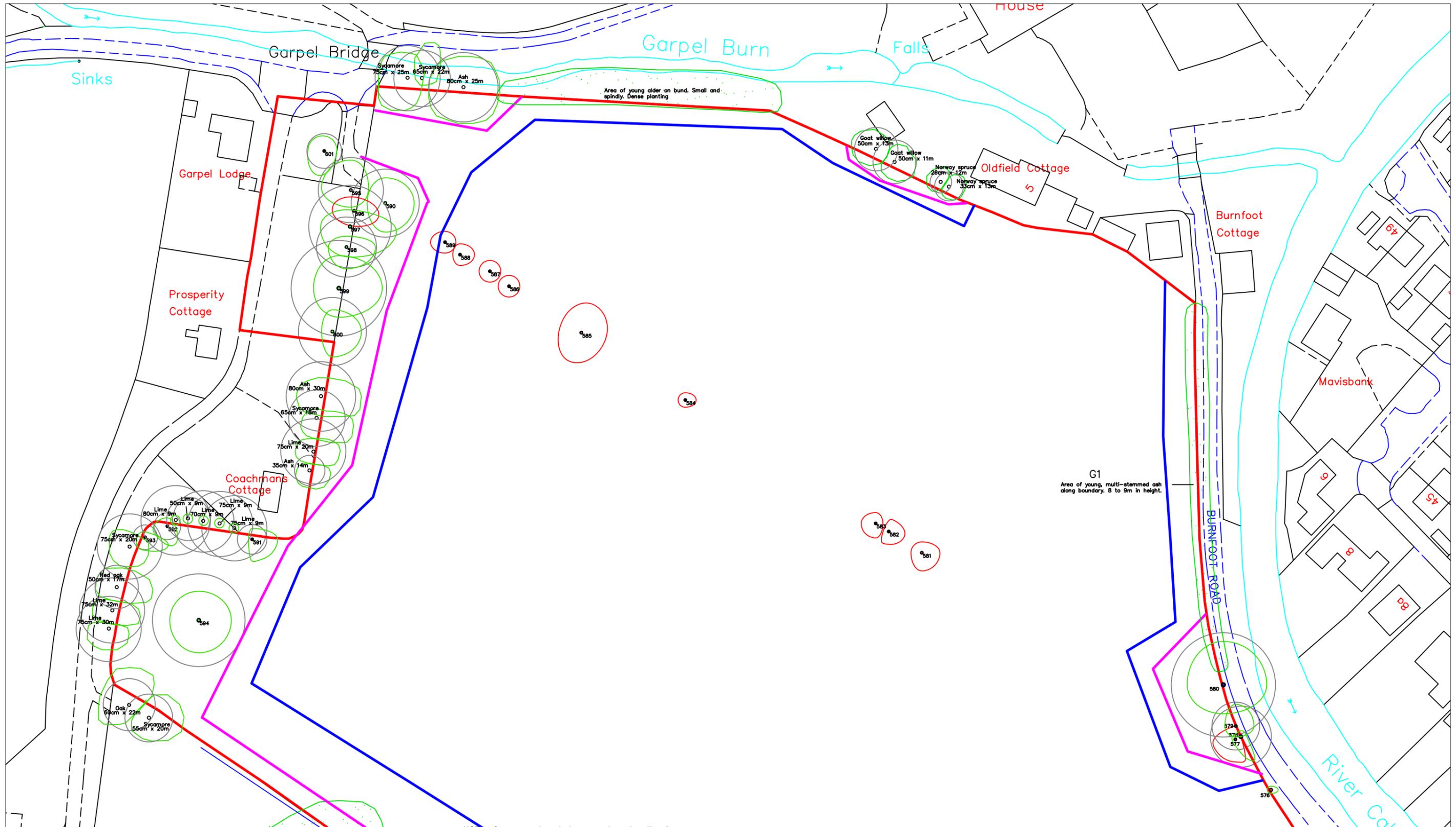
— ROOT PROTECTION AREA/NO BUILD ZONE

— DWELLING STAND OFF ZONE

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 www.donaldrdger.co.uk

TITLE:
Tree Survey and Constraints
Land at Burnfoot Road, Lochwinnoch

Client: Stewart Milne Homes
Scale : 1 to 1000 @ A3
Date : May 2019
Drawn by : Donald Rodger



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