

**John Blaymires**  
**ARCHITECT**  
**56 Pasture Lane Seamer**  
**Scarborough YO12 4QR**

FAO Mrs Ailsa Teasdale  
Senior Planning Officer  
North York Moors National Park Authority  
The Old Vicarage  
Bondgate  
Helmsley  
YORK YO62 5BP

March 14 2018

Dear Mrs Teasdale

**Detached garage and parking/turning areas at Lowdale Hall Sleights**  
**Your ref.NYM/2017/0807/FL**

Further to my letter of February 27 2018 I now enclose a copy of the specialist report with regard to tree protection. I also enclose a copy of the specialists' Email confirming that a surface finish of gravel (to match existing drive finish) will be acceptable.

As you will see the report shows **all** trees within the relevant area (only those in relation to the access were shown previously). The report also dictates the preferred position of the access and new building and I have therefore amended the plans to show the recommended location.

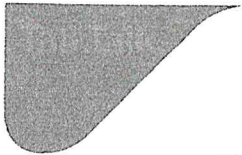
I enclose a copy of the amended plan for your approval and confirm that the work will be carried out in accordance with the report but with a top surface finish of gravel to match the existing drive. The enclosed plan (drawing no.2017/15/2A) supercedes plans submitted previously.

In view of the above I trust that the proposal can now be recommended for approval. However if you require further information please contact me.

Yours sincerely 

John Blaymires 





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**Re:**  
 From: Mark Feather  
 Date: 14/03/2018 20:51  
 To:  
 Cc:  
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Yes that's fine, any surface.  
All the best

Mark

Sent from my iPad

> On 14 Mar 2018, at 19:29,

> Mark

> Thanks for your report

> One question-can we use a gravel surface finish to match the existing rather  
> than block paving ?

> Can you let me know ASAP

> Regards

>

>

> John Blaymires

> regards

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## **Arboricultural and Landscape Report**

New Garage and Parking

Lowdale Hall

Sleights

Whitby

North Yorkshire

March 2018

### **Agent**

John Blaymires

56 Pasture Lane

Seamer

Scarborough

YO12 4QR



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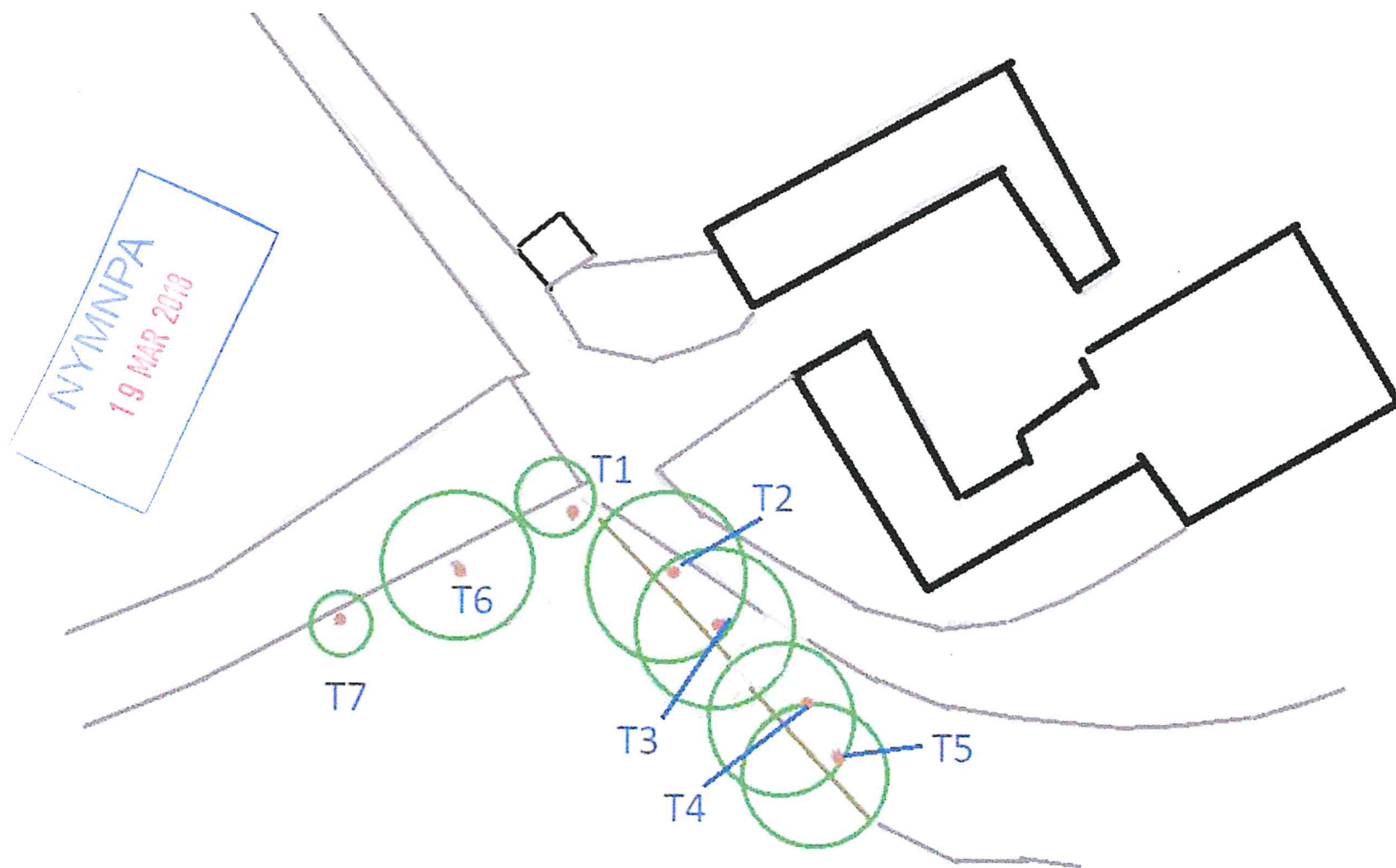


## 1.0 INTRODUCTION

- 1.1 This report provides information in accordance with British Standard 5837:2012 'Trees in Relation to Design, Demolition and Construction' for a proposed development on land to the west of Lowdale Hall. The development proposals are for the construction of a new garage including parking and means of access.
- 1.2 The arboricultural survey was commissioned by John Blaymires and is linked to the design work undertaken by him as architect for the site. The aims of the survey were to undertake an assessment of all the existing trees within proximity of the proposed development, including trees on adjacent land.
- 1.3 The following information has been recorded in accordance with BS 5837:2012:-
- Designated tree number.
  - Tree Species – the common name has been given followed by the Latin or scientific name.
  - Height.
  - Stem or base (multi stemmed trees) diameter and root protection area.
  - Crown clearance (height of the periphery of the crown spread above ground level).
  - Branch spread (to N, S, E, and W).
  - Age class. This is given as young (Y), mature (M), and over mature (OM).
  - Physiological condition - general comments given only, poor, fair, good.
  - Tree structural condition - general comments given only, poor, fair, good.
  - Useful life expectancy.
  - Preliminary management recommendations.
  - Tree category (A, B, C or U).



## 2.0 SITE PLAN (Plan 1A)





### 3.0 SURVEY METHODOLOGY AND SCHEDULE

- 3.1 The survey was carried out to British Standard 5837:2012, using the categories explained below:
- 3.2 The trees were assessed visually from ground level. Where potential problems were identified, further inspection by tree climbing is recommended. No digging or drilling methods were employed during this survey.
- 3.3 The trees were not given number tags.
- 3.4 The approximate height of each tree is measured from ground level to top of canopy using a clinometer.
- 3.5 The approximate diameter of each tree is measured at 1.5m above ground level. The root protection distance which has been expressed as a radius from the trunk of the tree has been given below the diameter measurement.
- 3.6 The age of each tree is based upon experience (Y= young. MA = middle aged. M= mature. OM=over mature).
- 3.7 The physiological condition of the trees is based upon experience (Good, Fair, Poor, Dead).
- 3.8 The structural condition and description is also based on experience (Good, Fair, Poor).
- 3.9 Both the approximate expected lifespan remaining and category/rating of each tree is based on the surveyor's experience.
- 3.10 The retention category of each tree or group of trees is based upon the information detailed above using the following categories:
- A Trees of high quality and value
  - B Trees of moderate quality and value
  - C Trees of low quality and value
  - U Trees to be removed for arboricultural reasons
- 3.11 The following subcategories have been used in rating tree value
- 1 Mainly arboricultural qualities
  - 2 Mainly landscape qualities
  - 3 Mainly cultural values, including conservation



### 3.2 Tree Schedule

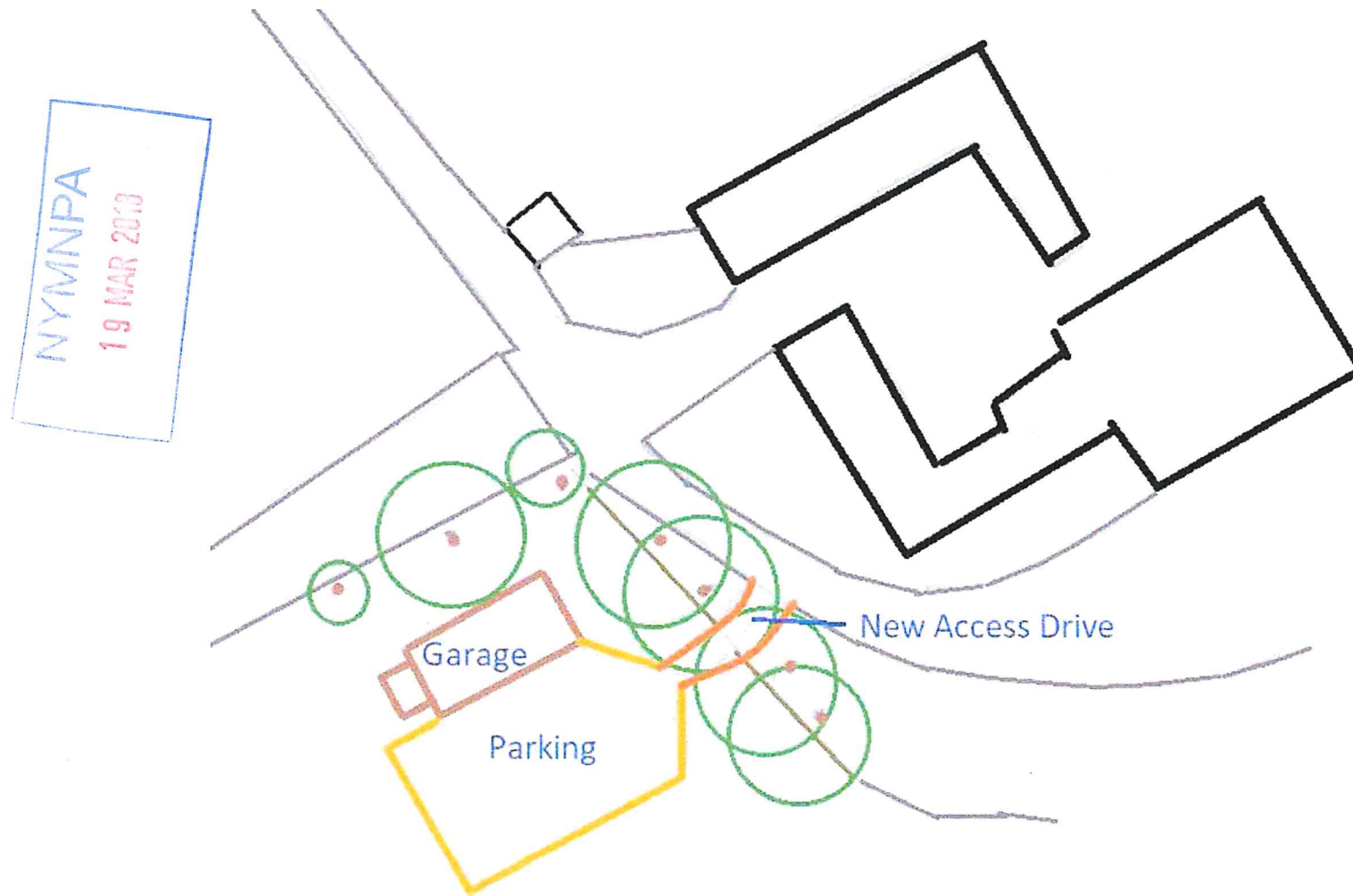
Tree no	Species	Height	Stem Dia RPA	Branch Spread	Crown Height	Age Class	Physiological Condition	Structural Condition	Preliminary Management recommendations	Useful. Life Expectancy	Category Grading
T1	Laburnum	6m	310 3.7m	6m	3m	M	Poor	Poor	No action	-	U
T2	Beech	20m	670 6.6m	6m	4m	M	Good	Good	No action	30+	B2
T3	Beech	20m	560 6.7m	6m	4m	M	Good	Good	No action	30+	B2
T4	Pine	20m	650 7.8m	3m 5m w	2m	M	Good	Good	No action	30+	B2
T5	Scots Pine	20m	740 8.9m	3m 6w	2m	M	Good	Good	No action	30+	B2
T6	Sycamore	16m	560 6.7m	5m	3m	M	Good	Good	No action	30+	B2
T7	Holly	5m	200 2.4m	2m	-	Ma	Good	Good	No action	30+	C2

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#### 4.0 ARBORICULTURAL IMPLICATIONS ASSESSMENT

Plan 2A – Proposed Layout



#### 4.1 General Comments

The proposals are for the erection of a new garage and parking area together with a new access drive. No tree removal or pruning is required. The key element of the design would be to utilise a low invasive method of construction for the access drive as it passes from the existing drive between two trees to the new parking and garage area (see photograph in appendix C).

#### 4.3 Root Protection Measures

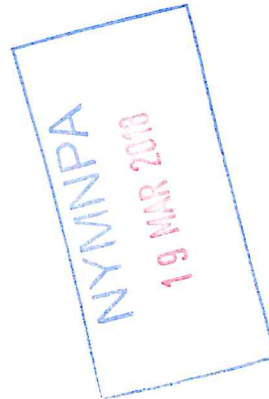
Tree protection measures in the form of protective fencing are considered necessary during construction work. Details of the position of the fencing have been shown on plan 3A and details of the fencing construction in appendix A. In addition, a short section (8m) of the drive as it passes T3 and T4 will be constructed using a low invasive method. The area to use this method of construction has been shown on plan 3A with further details and method statement in appendix C.

#### 4.4 Construction and Storage Space

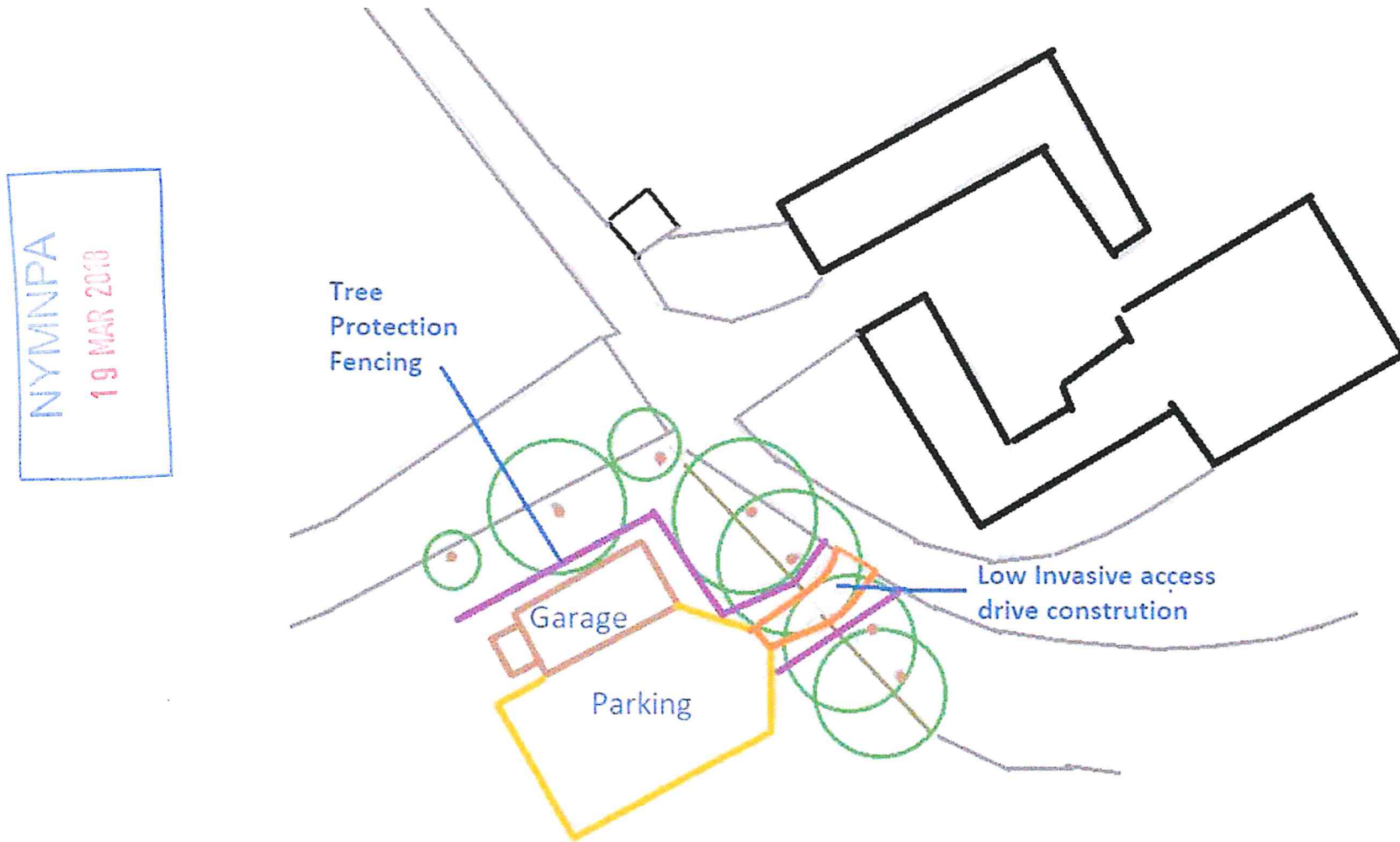
Adequate space exists for construction work and for the supply and storage of materials.

#### 4.5 Services

No new services will be dug within the root protection areas of the trees. See architect's details for services.



5.0 TREE PROTECTION MEASURES (Plan 3A)



## 6.0 ARBORICULTURAL METHOD STATEMENT (AMS)

### 6.1 General Site Management Constraints

- No soil stripping, compaction, excavation or removal is to take place other than for the building locations.

### 6.2 Local Planning Authority Meeting

- The Local Planning Authority to be notified not less than 72 hours prior to commencement of works on site.

### 6.3 Tree Removal and Site Clearance

- No trees to be removed.

### 6.4 Erection of Tree Protection Fencing

- Tree Protection Fencing and to be erected as indicated on the Tree Protection Plan (plan 3A) and as detailed in Appendix A.

### 6.5 Low Invasive Vehicular Access

- With the tree protection fencing in place work can commence on the driveway. The driveway should be undertaken as detailed in the method statement in appendix C.

### 6.6 Construction Work

- Once the driveway has been completed then construction work can commence.
- Services for the development are to be located as indicated on the plans with the service runs agreed with the architect and service providers before any excavation work commences. No services to be located within the root protection areas of the trees.
- No site materials to be stored within the fenced tree protection areas.

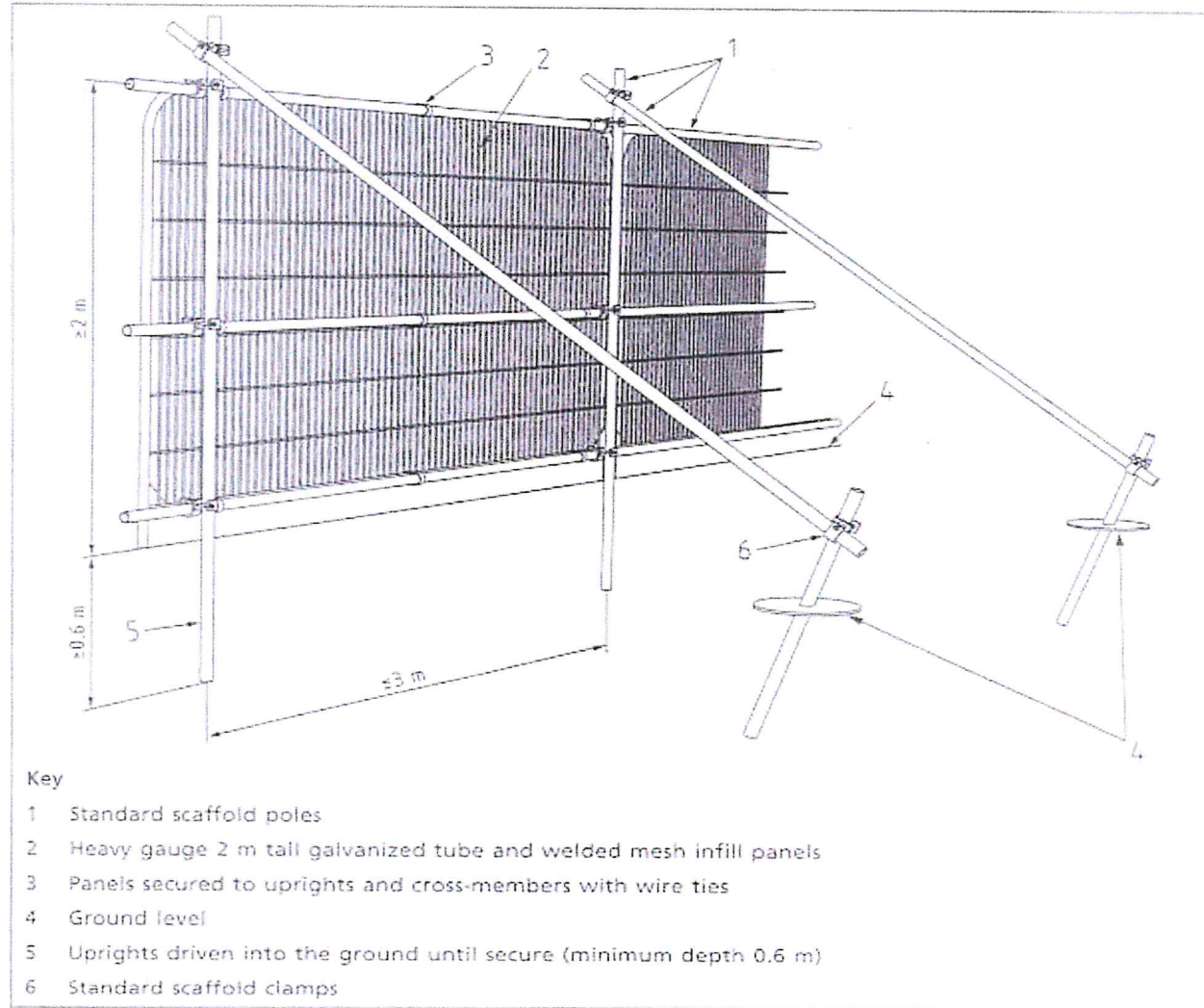
### 6.7 Completion of work.

- On completion of the construction work the tree protective can be removed.
- Ground preparation may be required and could include light cultivation of the surface of the soil to enable seeding or turfing. Such light cultivation would not exceed 5cm and therefore have no impact on the existing trees.



## Appendix A – Tree Protection Fencing

Figure 2 Default specification for protective barrier

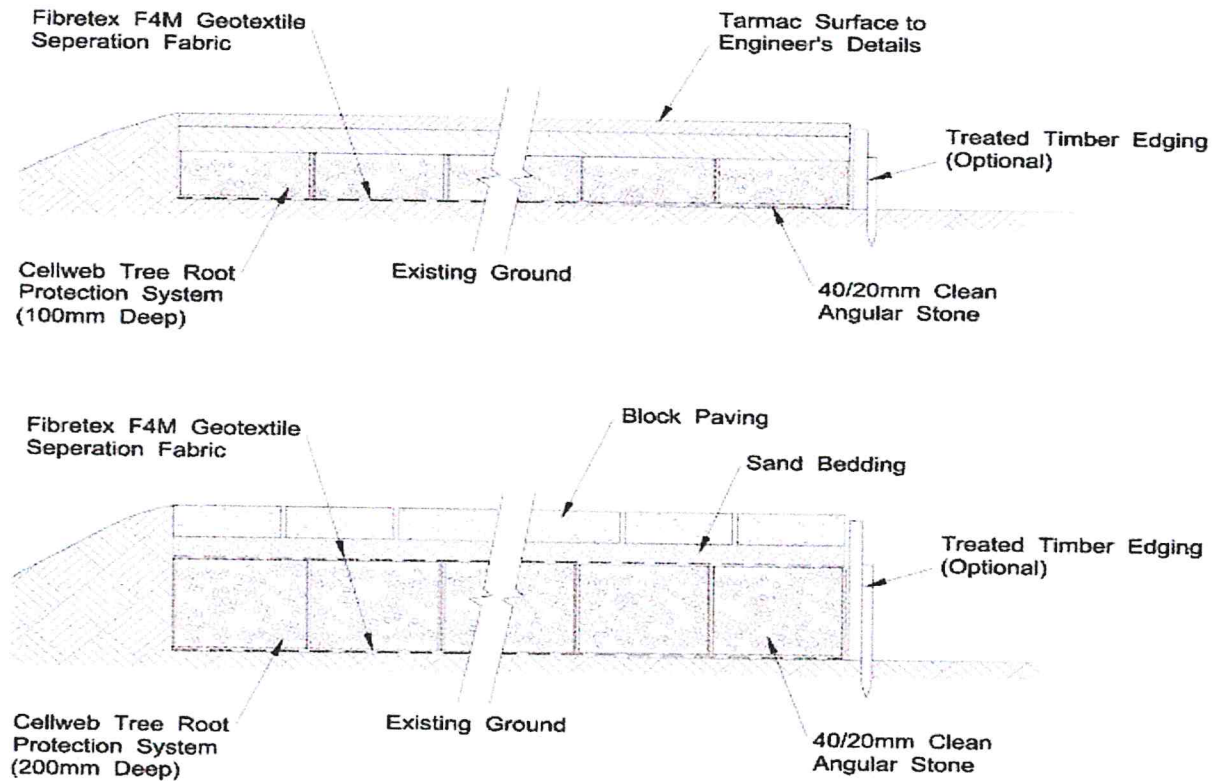


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## Appendix B - Creation of Low - Invasive Vehicular Access

The access drive construction to comply with **British Standard 5837:2012 'Trees in relation to construction'**. Low-invasive vehicular access in proximity to trees. One such product that is suitable is the CellWeb, tree root protection system that allows for a variety of surface materials although block paving in this instance would seem a suitable finished material. Examples of the CellWeb construction system are shown below. A 200mm deep construction depth would be required to allow for construction vehicles.



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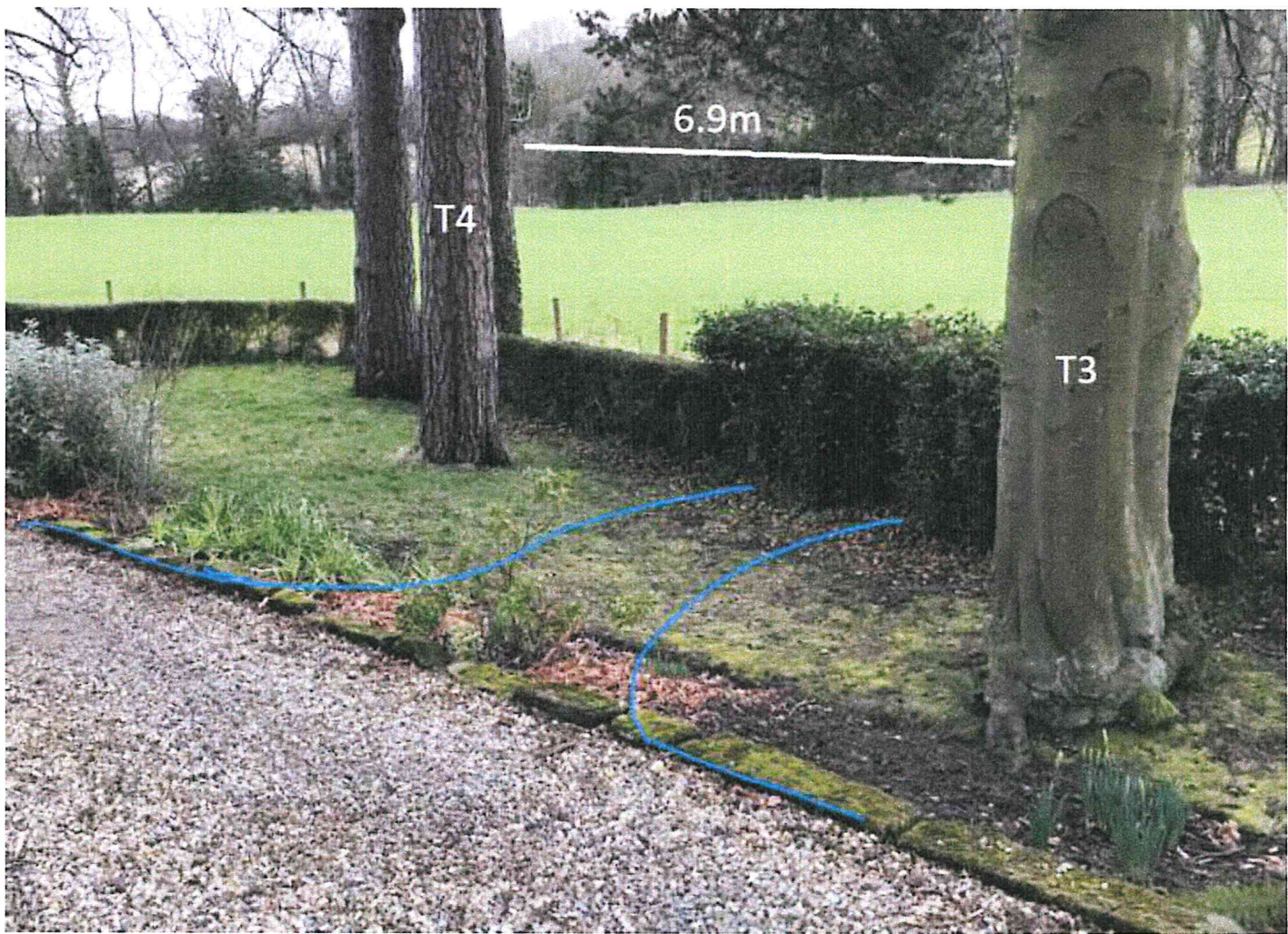


## Driveway Construction Method Statement

- Surface vegetation and debris to be removed by cutting and lightly raking the surface.
- The surface of the existing ground to be raked to reduce compaction.
- Fill in any hollow with sharp sand.
- Lay a geotextile oil resistant membrane which conforms to TS65.
- Lay a Geogrid / cell web material (200mm depth).
- Construct roadway edging with treated boards and pegs.
- Fill Geogrid with 10/40mm clean angular stone. This must not be tipped on to the Geogrid but should be placed at one end and then pushed on to the geogrid so that any machinery used moves onto a spread sub base and not directly onto the unfilled grid or the ground on either side of the geogrid.
- A further geotextile membrane which conforms to TS20 Geotextile specification is to be placed on top of the filled geogrid.
- A layer of 30mm sharp sand is to be placed on top of the TS20 Geotextile.
- Final surfacing to be with block paving.

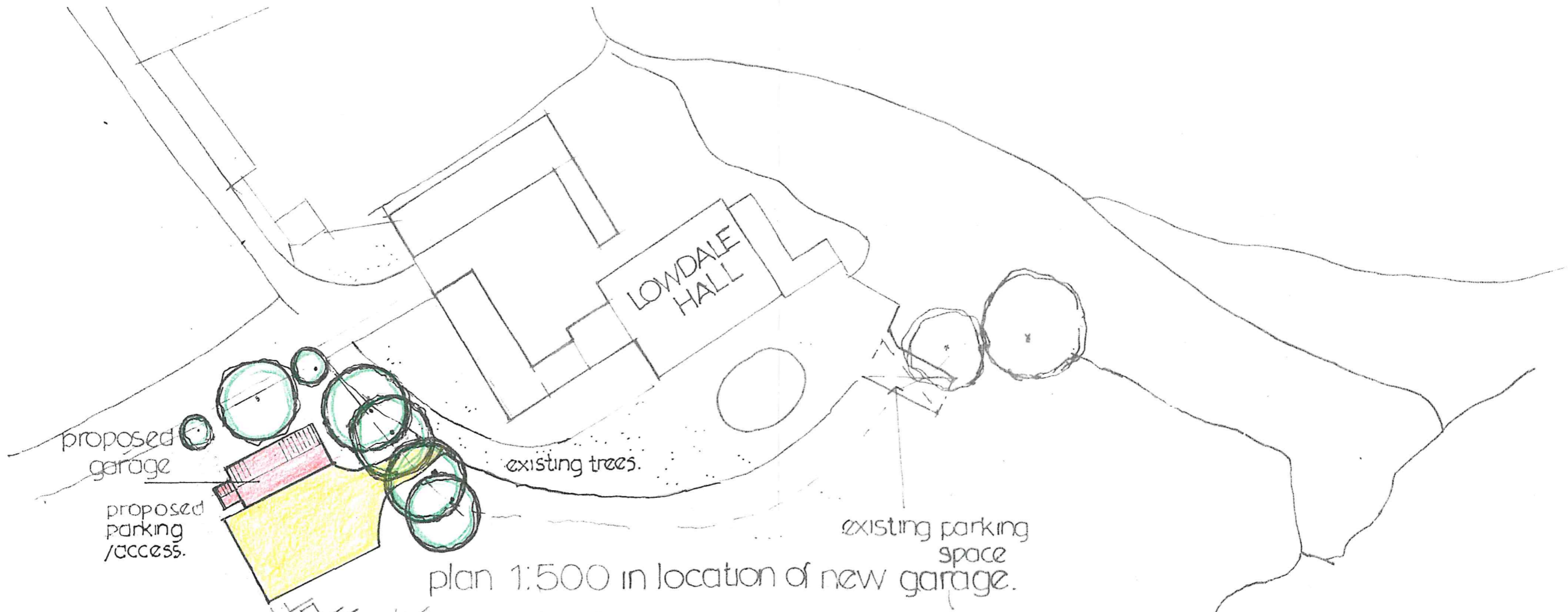


Appendix C - Photograph showing Location of Access Road through Trees



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SITE LOCATION  
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Dwg. no. 2017/15/2

