

2108 – 10 CLAYTON DRIVE

Arboricultural Impact Assessment

Overview

This Arboricultural Impact Assessment has been prepared in support of a Householder Planning Application for a single-storey extension and internal alterations at 10 Clayton Drive, Burgess Hill, RH15 9HH.

The planning application seeks approval for a single storey rear extension and garage conversion. Reference number DM/26/1257

Tree Survey

A tree survey was carried out on 12/06/2026. The following trees have been identified¹ as being on or near the development site:

Reference	Species	Height	Circumference ²
T1	Hornbeam	18m	120cm ³
T2	Ash	16m	90cm
T3	Hornbeam	11m	66cm
T4	Sycamore (double stem)	10m	60cm and 60cm
T5	Hornbeam (double stem)	11m	65cm and 65cm
T6	English Oak	16m	112cm
T7	Norway Maple	7m	60cm

Trees T1 – T6 are classed as ‘young’ and were planted circa 1990 by the local Council. All have relatively small trunk diameters due to the proximity of planting and competition with neighbouring specimens. The trees are therefore unlikely to reach the upper limits of possible trunk thickness or canopy cover.

Tree T7 was planted approximately 10 years ago, and forms part of the existing garden design.

Tree locations are shown on the accompanying architectural drawing ref 2108_00_15.

¹ Heights were estimated and species identified using the NHBC Standards Hub application.

² Measured at 1.5m from the ground.

³ Tree not easily accessible – visual estimation only.

Tree Constraints and Protection Plan

A Tree Constraints and Protection Plan accompanies this application. Please refer to the architectural drawing ref 2108_00_16.

The Plan serves to identify the Root Protection Area (RPA) for each tree. RPA radius areas are calculated using the method outlined under BS 5837:2012:

$$\text{RPA} = \text{Diameter at 1.5m above ground} \times 12$$

Reference	Species	Distance to Extension	RPA
T1	Hornbeam	20.6m	4.1m
T2	Ash	16.4m	3.4m
T3	Hornbeam	16.0m	2.5m
T4	Sycamore (double stem)	16.1m	3.2m
T5	Hornbeam (double stem)	15.1m	3.4m
T6	English Oak	14.8m	4.3m
T7	Norway Maple	4.8m	2.2m

All trees have relatively small RPAs. Only tree T6 (oak) and T7 (Norway maple) encroach onto the application site.

A construction exclusion zone will be created to protect the existing shrubs and flower bed and the RPAs. Standard Heras fencing will be used.

It should be noted that the maximum expected RPA for *any* tree (even a protected veteran oak) is 15m. Trees T1 – T5 fall outside of this distance, while T6 breaches this by only 20cm.

Construction and Foundation Design

A qualified structural engineer will be employed to carry out the foundation design. Trial pits will be dug in the first instance to determine soil conditions. The design will then consider the depth of the foundations required to suit possible ground heave and shrinkage caused by nearby trees.

Should any roots be uncovered during the trial pit or foundation excavation stage it is recommended that any further excavation is carried out by hand.

Impact Assessment

There are no concerns that the proposals would impact any trees or shrubs.