



Hurstpierpoint College

Phase 2 Development

Arboricultural Survey, Impact Assessment, Tree Protection Plan and Method Statement

Document Control

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Arboricultural Survey, Arboricultural Impact Assessment (AIA) and Tree Protection Plan (TPP)

Prepared in accordance with BS 5837:2012, Trees in relation to design, demolition and construction

1 Introduction

1.1 Scope and Limitations

This assessment is based on a ground-level visual inspection undertaken in accordance with BS 5837:2012. No climbing inspections or internal decay detection were carried out. Ivy cover restricted visibility of parts of T27 and minor understory vegetation restricted lower-stem access to some trees; a precautionary approach has been applied. Measurements rely on topographic survey data provided by the design team. This report is not an ecological assessment and does not consider protected species or habitat surveys. The content is valid only for the proposed development and drawings referenced.

1.2 Legal and Policy Context

Relevant legislation and guidance includes:

- **Town and Country Planning Act 1990** – protection of trees through planning controls.
- **Tree Preservation Orders (TPOs) and Conservation Areas** – no trees within the site are currently recorded as protected, based on available information.
- **BS 5837:2012** – sets out the principles for assessing tree impacts and designing protection measures.
- **Local Planning Authority policy** – supports retention of high-quality trees and requires appropriate construction safeguards.

1.3 Report

The following report provides: This combined report brings together the **Arboricultural Survey, Arboricultural Impact Assessment (AIA) and Tree Protection Plan (TPP)** for the Phase 2 development at **Hurstpierpoint College**. It provides a complete assessment of arboricultural constraints, potential development impacts and the protection measures required to safeguard retained trees throughout construction.

The report should be read alongside the Tree Constraints Plan (TCP), Tree Protection Plan (TPP Drawing) and all relevant architectural and engineering information.

2 Compliance Statement

This document has been prepared in full accordance with **BS 5837:2012 Trees in relation to design, demolition and construction**. All survey data, classifications, RPAs, construction protection measures and method statements comply with the requirements of the standard.

3 Site Description

The site is located on the southern side of the Hurstpierpoint College campus, directly north of the existing sports hall. The landscape includes high-quality mature oaks, a Giant Redwood, a Lime tree avenue, young Birches and ornamental planting.

4 Arboricultural Survey Summary

Full survey data is presented in **Appendix A**. Key features include:

- **Category A trees:** T01 (Giant Redwood), T19 and T24 (Oaks), T26 (woodland edge).
 - **Category B trees:** Lime avenue T07–T17.
 - **Category C trees:** Younger Birch trees T20–T23 and ornamental trees.
 - **Category U:** T25 (dead oak monolith retained for habitat).
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5 Arboricultural Impact Assessment (AIA)

This AIA evaluates the direct and indirect impacts of the proposed development.

5.1 Direct impacts

- **No tree removals** are required for the development.
- **T23**, a small young Birch, lies within a development zone and will be **relocated**. Due to its age and size, it is suitable for transplanting.

5.2 Indirect impacts

- Construction presents potential risks of soil compaction, contamination, mechanical damage and disturbance.
- These risks are effectively mitigated by the measures set out in the TPP.
- Existing hoarding provides appropriate separation between works and key RPAs.
- Existing cellular confinement systems already protect RPAs of T19 and T24.

5.3 RPA Incursion Assessment

- No RPAs of Category A or B trees are directly affected.
 - Should unforeseen, minor RPA encroachment occur, no-dig construction shall be implemented.
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6 Key Tree Constraints

6.1 Development Footprint Overlay Summary

The proposed layout avoids all RPAs of Category A and B trees. No crown lifting or pruning is required to accommodate the building massing. All access routes lie outside major constraints, and canopy spread does not conflict with proposed structures or crane positioning.

Trees within 15 m of the works requiring specific consideration include:

- T24 (Oak)
- T18 (Camellia)
- T09, T07 (Limes)
- T23, T22, T21 (Birches)

High-value trees T01, T19 and T26 form major constraints influencing design and access planning.

7 Tree Protection Plan (TPP)

This section defines the required protection measures for all construction phases.

7.1 Protective fencing

- Existing hoarding forms the primary CEZ boundary.
- Hoarding is complaint with BS 5837.
- No fencing may be moved without approval.

7.2 Ground protection

- Existing cellular confinement present at T19 and T24 RPAs.
- Additional timber mats will be used if heavier plant is introduced.

7.3 No-dig construction

Where necessary for minor, unforeseen encroachment-

- Cellular confinement system.
- Angular stone.
- Permeable finish.

7.4 Services and excavation

- No excavation in RPAs.
- Any required works within 2 m of RPAs must be hand-dug and supervised.

7.5 Storage and mixing

- No materials, fuel, spoil or waste permitted within RPAs.
- All mixing to occur minimum 10 m from RPAs.

7.6 Supervision

Supervision is required during:

1. Pre-start meeting.
2. Installation of fencing and ground protection.
3. Any hand-digging near RPAs.
4. Installation of no-dig surfacing.
5. Final inspection.

8 Tree Relocation (T23)

- T23 will be transplanted outside all RPAs and construction zones.
- Relocation must occur during the dormant season.
- Works supervised by the project arboriculturist.

9 Contractor Compliance Requirements

1. All Category A and B trees shall be retained and protected.
 2. CEZs must not be breached.
 3. All fencing and ground protection must follow TPP specifications.
 4. Only approved access routes may be used.
 5. No storage, mixing or refuelling is permitted within RPAs.
 6. Any damage must be reported immediately.
 7. Reinstatement works completed as required.
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10 Arboricultural Method Statement (Summary)

This AMS outlines essential arboricultural procedures.

10.1 Pre-commencement

- Contractor briefing on RPAs and CEZs.
- Arboriculturist to inspect all fencing and ground protection.

10.2 CEZ compliance

- CEZs remain fenced and undisturbed.
- No storage or mixing within RPAs.

10.3 Excavation

- No planned excavation.
- Any unforeseen excavation within 2 m of RPAs must be hand-dug.

10.4 Hard surfaces

- No-dig specification where surfacing enters RPA influence zones.

10.5 Services

- Services routed outside RPAs or installed using trenchless methods.

10.6 Relocation of T23

- Undertaken during dormant season.
- Rootball protected; arboricultural supervision required.

10.7 Monitoring

- Supervision at critical stages.
 - Supervision log to be maintained.
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11 Conclusions

The Phase 2 development can proceed without unacceptable impact on the retained tree stock. With the mitigation and protection measures detailed in this combined AIA–TPP–AMS, the retained trees will be safeguarded throughout construction.

No tree removals are required. The relocation of T23 will allow the scheme to progress without arboricultural loss.

Post-Development Tree Care Recommendations

To support successful long-term retention:

- **Watering:** Newly relocated T23 shall be watered during dry periods for the first two summers.
 - **Mulching:** A 50–75 mm organic mulch layer should be applied around retained young trees where feasible.
 - **Inspection:** A light-touch arboricultural inspection after the first and second growing seasons is recommended.
 - **Soil care:** Decompaction or aeration shall be carried out if post-construction compaction is identified.
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Appendix A: Tree Survey Summary

The following table sets out the full BS 5837:2012 tree survey information for trees T01 to T27 assessed as part of this project.

Tree Ref	Species (Common)	Latin Name	Height (m)	Stem Dia (mm)	Life Stage	Phys. condition	Structural condition (summary)	Est. remaining years	BS Cat	RPA radius (m)
T01	Giant Redwood	<i>Sequoiadendron giganteum</i>	17	1500	Mature	Good	No major defects, strong central stem	40+	A1	18.0
T02	Young Birch	<i>Betula sp.</i>	4.0	100	Young	Good	Multi-stem, no defects	40+	C1	1.2
T03	Ornamental Lime	<i>Tilia cordata</i>	4.0	150	Semi-mature	Good	Pollarded crown, sound	40+	C1	1.8
T04	Young Birch	<i>Betula sp.</i>	4.0	100	Young	Good	Multi-stem, sound	40+	C1	1.2
T05	Ornamental Lime	<i>Tilia cordata</i>	4.0	150	Semi-mature	Good	Pollarded crown, sound	40+	C1	1.8
T06	Ornamental Lime	<i>Tilia cordata</i>	4.0	150	Semi-mature	Good	Pollarded crown, sound	40+	C1	1.8
T07	Lime	<i>Tilia cordata</i>	5.0	100	Early-mature	Good	Balanced crown, no defects	40+	B1	1.2
T08	Lime	<i>Tilia cordata</i>	5.0	100	Early-mature	Good	Balanced crown, no defects	40+	B1	1.2
T09	Lime	<i>Tilia cordata</i>	5.0	100	Early-mature	Good	Balanced crown, no defects	40+	B1	1.2
T10	Lime	<i>Tilia cordata</i>	5.0	100	Early-mature	Good	Balanced crown, no defects	40+	B1	1.2
T11	Lime	<i>Tilia cordata</i>	7.0	150	Early-mature	Good	Balanced crown, no defects	40+	B1	1.8
T12	Lime	<i>Tilia cordata</i>	7.0	150	Early-mature	Good	Balanced crown, no defects	40+	B1	1.8
T13	Lime	<i>Tilia cordata</i>	7.0	150	Early-mature	Good	Balanced crown, no defects	40+	B1	1.8
T14	Lime	<i>Tilia cordata</i>	3.0	100	Early-mature	Good	Balanced crown, no defects	40+	B1	1.2
T15	Lime	<i>Tilia cordata</i>	7.0	150	Early-mature	Good	Balanced crown, no defects	40+	B1	1.8
T16	Lime	<i>Tilia cordata</i>	7.0	150	Early-mature	Good	Balanced crown, no defects	40+	B1	1.8
T17	Lime	<i>Tilia cordata</i>	7.0	150	Early-mature	Good	Strong upright stem, balanced crown	40+	B1	1.8
T18	Camellia	<i>Camellia sp.</i>	2.0	150	Semi-mature	Good	Leaning but stable	20-40	C1	1.8
T19	English Oak	<i>Quercus robur</i>	15	1500	Mature	Good	Veteran form, no major defects	40+	A1	18.0
T20	Young Birch	<i>Betula sp.</i>	4.0	100	Young	Good	Upright stem, no defects	40+	C1	1.2
T21	Young Birch	<i>Betula sp.</i>	4.0	100	Young	Good	Upright stem, no defects	40+	C1	1.2
T22	Young Birch	<i>Betula sp.</i>	4.0	100	Young	Good	Upright stem, no defects	40+	C1	1.2

Tree Ref	Species (Common)	Latin Name	Height (m)	Stem Dia (mm)	Life Stage	Phys. condition	Structural condition (summary)	Est. remaining years	BS Cat	RPA radius (m)
T23	Young Birch	<i>Betula sp.</i>	4.0	100	Young	Good	Upright stem, no defects	40+	C1	1.2
T24	English Oak	<i>Quercus robur</i>	20	700	Mature	Good	Broad crown, minor deadwood	40+	A1	8.4
T25	Oak monolith (dead)	<i>Quercus robur</i>	7.0	450	Dead/monolith	Poor	Standing deadwood habitat	<10	U	5.4
T26	Broadleaf group (Oak dominated)	<i>Quercus robur</i> group	18	700	Mature	Good	Woodland edge group, high crowns, minor deadwood	40+	A1	8.4
T27	Sycamore (ivy clad)	<i>Acer pseudoplatanus</i>	15	500	Mature	Fair-Good	Ivy obscuring stem, no major observed defects	20-40	B2	6.0