

ARBORICULTURAL IMPACT ASSESSMENT - ADDENDUM

Proposed Residential Development on Land at Brick Hill Farm, 48 Bath Road, Warminster, Wiltshire

Reserved Matters



November 2025

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PROPOSED RESIDENTIAL DEVELOPMENT ON LAND AT BRICK HILL FARM, 48 BATH ROAD, WARMINSTER, WILTSHIRE – ARBORICULTURAL IMPACT ASSESSMENT - ADDENDUM

Clark Landscape Design were appointed by Greatworth Property Managers Ltd in liaison with Boon Brown to undertake a re-assessment of the Tree Survey and Arboricultural Impact Assessment undertaken by Hellis Solutions Ltd, October 2021, as four of the trees near the entrance to the site had been felled, see Appendix 2 for the schedule and root protection areas extracted from the report. From the original survey Trees T6, T7, T8 and T9 have been felled. The Tree Protection Plan below shows the configuration of the approved housing layout with the tree protection fencing indicated. The protective fencing, see appendix 1, will meet the requirements of BS5837:2012.



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Arboricultural Method Statement

Introduction

This Arboricultural Method Statement has been prepared and supplied to the Local Planning Authority and the Site Agent/Manager as part of detailed planning conditions and prior to commencement of any works on site and following approval of the Planning Application.

General

This section sets out the basis of the methodology for all proposed works in relation to the proposed new development in proximity to trees and hedgerows located within the development site boundary and for those trees outside the development site boundary where they overhang the site or where their RPAs extend into the site.

Copies of the detailed Arboricultural Method Statement document will be available for inspection on site and will form the basis of the management of all works relating to the trees on the site for the Site Agent/Manager following commencement of the project.

The developer will inform the Local Planning Authority of the project Arboriculturalist charged with overseeing and monitoring the works related to the trees retained on site and will notify the Local Planning Authority within twenty four hours if the Project Arboriculturalist is replaced.

Site Location at: Land north of Brick Hill Cottage, 46 Bath Road, Warminster BA12 8PF

Contact Details: Not known

Site Promoters: Greatworth Property Managers Ltd

Project: Residential development

Local Authority: Wiltshire Unitary Authority

Tree Officer: Not known

Telephone: E-mail:

Legislation and Guidance

Town & Country Planning Act 1990

Town & Country Planning (Tree Preservation) (England) Regulations 2012

Health & Safety at Work Act 1974

Construction (Design & Management) Regulations 1994

BS 5837:2012 'Trees in relation to design, demolition and construction – Recommendations'

BS 3998:2010 'Tree Work – Recommendations'

National Joint Utilities Group Publication No.4:

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Tree Protection Barriers – Tree Protection Plan

Before the commencement of any works on site protective barriers, see Appendix 2, will be erected in the positions to be agreed with the local authority.

The Local Planning Authority will be notified in writing once the barriers are in place.

The protective barriers will consist of a scaffold framework in accordance with Figure 2 and Figure 3 of BS5837:2012 'Trees in relation to design, demolition and construction – Recommendations' (Appendix D), "...should consist of a vertical and horizontal framework, well braced to resist impacts... vertical tubes should be spaced at a maximum interval of 3m and driven securely into the ground. On to this weldmesh panels should be securely fixed".

The protective barriers will remain in place until completion of the main construction phase and will then only be removed with the written consent of the Local Planning Authority.

Tree protection will be undertaken in accordance with the specific method statement relating to the approved design details. Such operations will be undertaken with the close monitoring by the appointed Project Arboriculturalist and together with liaison with the Local Planning Authority Tree Officer.

Other than works detailed within this method statement or approved in writing by the Local Planning Authority, no works (including the storage or dumping of materials, or the storage or operation of machinery or plant) shall take place within the Construction Exclusion Zones defined by the protective barriers or ground protection measures.

Protective barrier site notices (of a form similar to those presented in Appendix 1) will be attached to the exterior of the protective fencing where they can be easily read by site personnel.

'5.7 General Precautions'

No materials that are likely to have an adverse effect on tree health will be stored or discharged within 8 metres of the canopy spread of a tree or hedgerow that is to be retained. Stored material may include: oil; petrochemical waste; bitumen; and cement

No fires will be lit within 8m of the canopy spread of a tree.

Concrete mixing will not take place within 8 metres of the canopy spread of any tree or hedgerow.

Access for Construction Works – Plant and Machinery

Details of the type and number of machines and plant to be used on the site will be submitted in writing to the Local Planning Authority prior to the commencement of any works on site within the site Health and Safety Plan and Method Statement.

Access for Construction Works – Site Hut and Contractors' Compound

Plant and storage areas including site compound, staff welfare facilities etc will be clearly identified within the site Method Statement and Health and Safety document.

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Arboricultural Works

Any remedial arboricultural will be carried out before commencement of other site operations including the erection of protective barriers.

No vehicles will be allowed to enter areas to be protected by barriers.

All works will be carried out in accordance with BS3998:2010 'Tree Work Recommendations'. 5.11 Supervision and Monitoring

It is recommended that a Project Arboriculturalist is employed to oversee operations relating to works close to or within RPAs.

- The erection of protective barriers around the retained trees in accordance with Appendix B and signed (Appendix C).
- The construction of any additional structures within the identified Root Protection Areas (Not currently applicable). 5.11 Supervision and Monitoring 5.11.1 It is recommended that a Project Arboriculturalist is employed to oversee operations relating to works close to or within RPAs.
- The erection of protective barriers around the retained trees in accordance with Appendix B and signed (Appendix C).
- The construction of any additional structures within the identified Root Protection Areas (Not currently applicable).

It is recommended that a record of site visits completed by the Project Arboriculturalist is maintained for inspection on site and copies are forwarded to the appointed developer, site agent, and the Local Planning Authority Tree Officer (Example Appendix E)

Contingency Plans

In the event of unforeseen incidents occurring, that may adversely affect or threaten the welfare or security of the trees, the resident Site Agent/Manager shall inform the Project Arboriculturalist at the earliest opportunity and not more than one working day following the incident.

The Project Arboriculturalist will visit the site to inspect and assess the circumstances and make any appropriate recommendations. The Local Planning Authority Tree Officer will be informed by the Project Arboriculturalist of such incidents and recommendations will be submitted for approval by the Local Planning Authority, initially verbally, and then in writing.

A record of any emergency incidents and works shall be maintained by the Project Arboriculturalist.

Incidents which may merit such contingency plans include:

- Accidental / unauthorised damage to the limbs, roots or trunk of trees
- The spill of chemicals.

Appendix 1 – Tree Protection

BS 5837:2012

BRITISH STANDARD

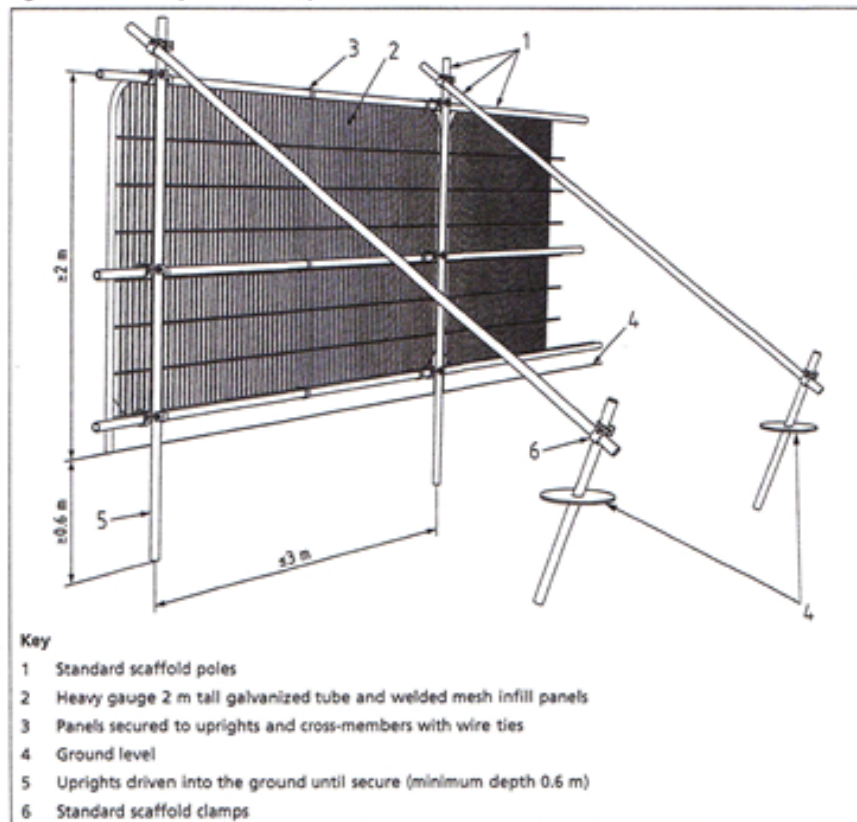
on retained hard surfacing or it is otherwise unfeasible to use ground pins, e.g. due to the presence of underground services, the stabilizer struts should be mounted on a block tray (Figure 3b).

NOTE 1 Examples of configurations for steel mesh perimeter fencing systems are given in BS 1722-18.

NOTE 2 It might be feasible on some sites to use temporary site office buildings as components of the tree protection barriers, provided these can be installed and removed without damaging the retained trees or their rooting environment.

6.2.2.4 All-weather notices should be attached to the barrier with words such as: "CONSTRUCTION EXCLUSION ZONE – NO ACCESS".

Figure 2 Default specification for protective barrier



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Appendix 2 – Hellis Tree Survey & Arboricultural Impact Assessment

The following excerpts from the Hellis report include the schedule of trees and a plan showing the root protection areas at the time of the report in 2021.

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Tree Survey and Tree Quality Assessment

Tree No.	Species	Height (m)	Stem Diameter (mm)	Average Crown Spread NESW (m)	Height of Canopy (m)	Life Stage	Observations Recommendations Management	Contribution in years	Category	RPA radius (m)
T1	Common ash	7.0	330	6.0	2.1	Young	None	40+	C	4.2
T2	Common ash	11.0	390	5.0	2.4	Young	None	40+	C	4.8
T3	Common ash	9.0	320	6.0	1.8	Young	None	40+	C	3.9
T4	Common ash	9.0	360	4.0	1.8	Young	None	40+	C	4.5
T5	Common ash	13.0	#1000	10.0	2.1	Mature	None	40+	B 1/2	12.0
T6	Horse chestnut	7.0	280	4.5	2.1	Young	None	40+	C	3.6

agl: above ground level #: estimated dimension
 tree works required by proposed development are noted in **bold orange** type
 recommended tree works to manage the existing tree stock are noted in **bold blue** italic text
 T: Individual tree H: Hedgerow or garden hedge G: Cohesive group of trees W: Woodland

Tree Survey and Arboricultural Impact Assessment
 Site: Land north of Brick Hill Cottage, 46 Bath Road, Warminster BA12 8PF
 Version: October 2021 V1.0

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Tree Survey and Tree Quality Assessment

Tree No.	Species	Height (m)	Stem Diameter (mm)	Average Crown Spread NESW (m)	Height of Canopy (m)	Life Stage	Observations Recommendations Management	Contribution in years	Category	RPA radius (m)
T7	Blue Atlas cedar	14.0	570	5.0	1.5	Young	None	40+	B 2	6.9
T8	Norway maple	10.0	450	6.0	2.4	Young	None	40+	B 2	5.4
T9	White poplar	15.0	510	7.0	1.8	Young	None	40+	B 2	6.3
T10	Silver birch	12.0	310	4.0	1.5	Young	None	40+	B 2	3.9
T11	Gean cherry	9.0	550 @ 0.9m agl	5.0	1.5	Young	None	40+	B 2	6.0
T12	Common beech	9.0	380	5.0	1.8	Young	None	40+	C	4.8

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Tree Survey and Tree Quality Assessment

Tree No.	Species	Height (m)	Stem Diameter (mm)	Average Crown Spread NESW (m)	Height of Canopy (m)	Life Stage	Observations Recommendations Management	Contribution in years	Category	RPA radius (m)
T13	Common ash	9.0	370	4.5	1.8	Young	None	40+	C	4.5
G14	Norway maple and common beech	up to 12.0	up to #550	7.0	2.1	Young	None	40+	B 2	maximum 6.5
G15	Norway maple	up to 12.0	up to #400	5.0	2.1	Young	None	40+	B 2	maximum 4.8
T16	Common ash	12.0	#300 & #300	5.0	3.5	Young	Twin stemmed	40+	B 2	5.1

There are various other small/young or otherwise unremarkable trees and shrubs present both on and immediately adjacent to the site. These trees and shrubs are not considered a constraint to any proposed design or subsequent development.

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