

Arboricultural Impact Assessment (AIA)

Bulford, Sling Rd

Report prepared for WSP

NAME OF SITE:	Bulford Sling Road, Bulford Camp, Salisbury, SP4 9AT
PROJECT No:	12751
CLIENT NAME:	WSP
SPECIALIST:	Amenity Tree Care Ltd
DATE PREPARED:	21.01.2026
PREPARED BY:	Paul Springett
REVIEWED BY:	Chris Gaughan
DATE REVIEWED:	21.01.2026
VERSION CONTROL:	Version 1

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1.0 Introduction

1.1 Instruction, Scope, Methodology, Mitigation & Limitations

- 1.2 My name is Paul Springett with 17 years' experience holding the LANTRA Professional Tree Inspection certificate. I have been instructed by WSP (the client) to prepare the following Arboricultural Impact Assessment for land at Bulford Sling Road, Bulford Camp, Salisbury, SP4 9AT.
- 1.3 This Arboricultural Implications Assessment (AIA) is based on the proposed developments as shown on the Proposed Site BULFORD_200126_01a as drawn by WSP and incorporated into the Tree Protection Plans (TPP) in Appendix 1 of this report.
- 1.4 The assessment will be carried out in line with the recommendations in BS 5837:2012 *Trees in relation to design, demolition and construction – Recommendations* and will evaluate the direct and indirect impacts of the proposed design and where necessary recommend mitigation.
- 1.5 The AIA considers constraints posed above and below ground and where appropriate makes recommendations to mitigate impacts associated with development sites and retained trees.
- 1.6 Where specialist design, construction techniques or in areas where supervision of the works is required a Special Measure Area (SMA) has been shown on the TPP for the study areas.
- 1.7 Below ground constraints are influenced by the root protection area and are determined in line with the recommendations set out in BS 5837:2012. These recommendations quantify the root protection area based on a measured stem diameter in accordance with Annex C, and the root protection area determined from Annex D.
- 1.8 It is important to understand that when considering the Root Protection Area (RPA) with regards to the circular plot as delineated on the TPP that a number of site factors can influence root morphology and disposition of tree roots.
- 1.9 Above ground constraints are considered above and below ground and in line with the recommendations in BS 5837:2012 to include; shade, dominance, current and future crown spread as well as the ultimate height of those retained trees.

- 1.10 Impacts associated with development sites and retained trees can be associated with single or multiple site operations that can subject trees to multiple impacts (*root severance, compaction, loss of photosynthetic material*), where this is applicable it will be highlighted in the AIA.
- 1.11 The mitigation measures proposed in this report are essential to ensure that trees marked for retention are adequately protected during the period of post/preconstruction and are relevant to T7 and T8 only.

2.0 Arboricultural Impact Assessment

2.1 Area for proposed development

2.2 The proposed development has been embedded within the Tree Constraints Plan which indicates the following developments associated with this site to have an arboricultural impact:

- New surfacing (including existing surface removal) in the vicinity of retained trees.
- Installation of proposed development infrastructure requiring tree removal

2.3 The arboricultural impacts of these items have been identified below.

2.3.1 New surfacing (including existing surface removal) in the vicinity of retained trees.

New surfacing is within the RPA of T8, T17 T2, T7, T4 `and is within a designated Special Measure Area (SMA) and construction of this can only be proposed as 'no dig' construction if the following items can be achieved:

- A cross section of the existing and proposed ground levels is submitted for arboriculture review.
- A detailed engineer-based drawing specification of the no dig driveway is produced for arboriculture review
- The California Bearing Ratio and soil structure are acquired and have undergone arboriculture review.
- Future maintenance, water interception, pollution potential and deformation potential of the new surface is assessed.
- No walls of any kind will be acceptable in the RPA.
- A full AMS is needed when these matters have been managed to support a planning application which will detail sequencing, methods, materials, tree protections, personnel and a detailed supervisory timetable with the provision of compliance reporting at regular intervals.

Typical no dig construction can consist of:

- Establishment of the California Bearing Ratio of the land in question order to inform engineers of type and capacity of load bearing cellular confinement system to be used.

- Appoint and confirm engineer for design and supply of a suitable load bearing geo cellular confinement system requiring no more than 25cm of excavation for topsoil preparation only.
- New surfacing is constructed and finished to the agreed specifications before any other general building activity commences on site.
- The cellular confinement system shall be guaranteed by the supplier so as not to cause subsequent compaction for a period of ten years.
- Typically, a 'no dig' approach (based on APN12 Driveways close to trees) will be taken with the confinement system being laid directly onto the existing ground level; where local cuts and fills are required this shall be no more than 75-100mm in depth.
- Typically, a confinement system of 150mm in depth is used.
- Edge restraints shall be required, and they shall be secured by means of small metal ties approximately 50cm+ long at appropriate intervals.
- The cellular confinement system shall be laid by pedestrian means under the consultant's on-site supervision. Small excavators can be used on the surface when it is newly laid and when ground boarding is provided.
- The system shall be filled with granular material that retains porosity and maintain a porous finished wearing surface such as pea gravel or resin bonded gravel. Proprietary surface coverings that may be suitable for some surfaces include Flexipave and Permadrive.
- All surface construction when complete shall be covered in on ground boarding throughout the SMA for the remainder of the build period.
- All surface construction if acceptable will be located with Special Measure Areas (SMA) which is designated on the Tree Protections Plan (TPP). All construction shall be supervised on site by a qualified arboricultural consultant whom shall record all progress and oversee all new surface installations in the RPA's affected and document the installation in the event of any future third party claims.

NOTE: The chronological order of events shall be as follows.

Following installation of the CEZ access is installed under supervision to no dig specification provided and all new surfacing's are protected by on ground boarding such as scaffold boards prior to any other construction activity commencing in the

vicinity. It is however critical that ground boarding is proportionate to the load anticipated to be exerted on the surface. Therefore, in areas of proposed driveway where vehicular (car) and pedestrian traffic is anticipated during / post construction scaffold boarding is enough above the newly laid surface. However, heavier construction related deliveries may be required and ground boarding shall be upgraded to bog mat or similar which must bear the anticipated load. Both types of on ground boarding are required for the construction duration.

- 2.3.2 Installation of proposed development access requires the removal of the following tree references:

- None

3.0 Tree Preservation Orders

- 3.1 A desktop search of the Wiltshire Council Interactive Map for Tree Preservation Orders has confirmed that none of the trees on site are subject to TPO's or fall within a Conservation Area.

4.0 Trees to be removed and retained

- 4.1 No trees have been identified for removal due to their condition (Category U):
- 4.2 No trees are identified to be removed for the direct impact of development as listed in section 2.3.2.
- 4.3 The remaining trees are due to be retained and protected as outlined on the TPP by methodology needed in an AMS.

5.0 Root Protection Areas (RPA)-modifications

- 5.1 Root Protection Areas have been plotted in line with the guidance given in BS 5837: 2012 where ground constraints have had or are likely to affect the root morphology of trees e.g. where underground utilities or building foundations have obstructed root growth this shall require formal confirmation by excavation to establish presence or absence of significant rooting material. No RPA modifications have been shown for this scheme.

6.0 Post construction considerations

- 6.1 Not applicable due to the nature of the development

7.0 Tree pruning to facilitate development and future pruning

- 7.1 There are no requirements for minor levels of tree pruning to facilitate the proposed development.

8.0 New surfacing and ground level modifications

- 8.1 New surfacing is required in RPA of retained trees. Refer to section 2.3.1 and appendix 3 for details of construction.

9.0 Construction Exclusion Zones and Special Measure Areas

- 9.1 The Construction Exclusion Zone has been shown as a black fenced polyline on the TPP in Appendix 1 and shall be constructed using heras panels and rubber feet securely staked to the ground.
- 9.2 The CEZ is purposefully located within proposed new surfacing near TPO trees in order to prompt site supervision and wider protective measures when new surfacing is installed.
- 9.3 The CEZ must be installed as signed off as fit for purpose before any other works commence on site.

10.0 Site supervision and monitoring

- 10.1 Where a tree has been delineated on the TPP as requiring retention there will be a requirement to oversee construction operations in these areas in order to ensure that no damage occurs to the retained tree.
- 10.2 To ensure that there is an auditable system of site monitoring, reports will be compiled by an appointed arborist and following site visits they issued to the site manager and design team, copies of which will be available on site at all times for inspection by a Council planning/Tree officer.

11.0 Installation of below ground infrastructure

- 11.1 No detailed plans have been provided specifying the location of site utilities
- 11.2 Specialist advice with regards to the position of utilities will need to be sought from engineers and must be reviewed by the consulting arboriculturist prior to commencement on site.

11.3 The usual construction techniques for installing site utilities within an RPA will be unacceptable due to the level of root severance that would occur. The impact of root severance will have a detrimental effect on tree health as trees require a healthy root system in order to maintain water and mineral uptake from the soil. Trees need to maintain a balance between shoot and root growth to ensure that the resources supplied by each can meet the demand of the other. Severance of tree roots caused by trenching can lead to reduced water uptake which in turn impacts on the trees ability to supply water to the canopy, resulting in desiccation. A further complication associated with root severance can be problems associated with tree stability. The tree relies on an intact root system in order to maintain stability; this stability will be compromised by root severance.

11.4 The use of trenchless techniques can be acceptable provided the depth of service run that is excavated is below the anticipated root depth.

12.0 Design change requirements

12.1 Design change requirements have not been necessary.

13.0 Amenity Value

The retention of significant arboricultural assets has been achieved within the design.

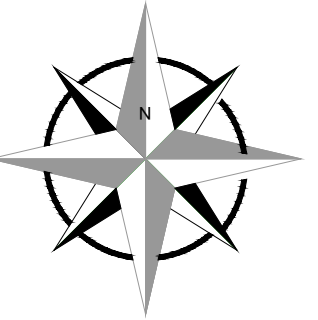
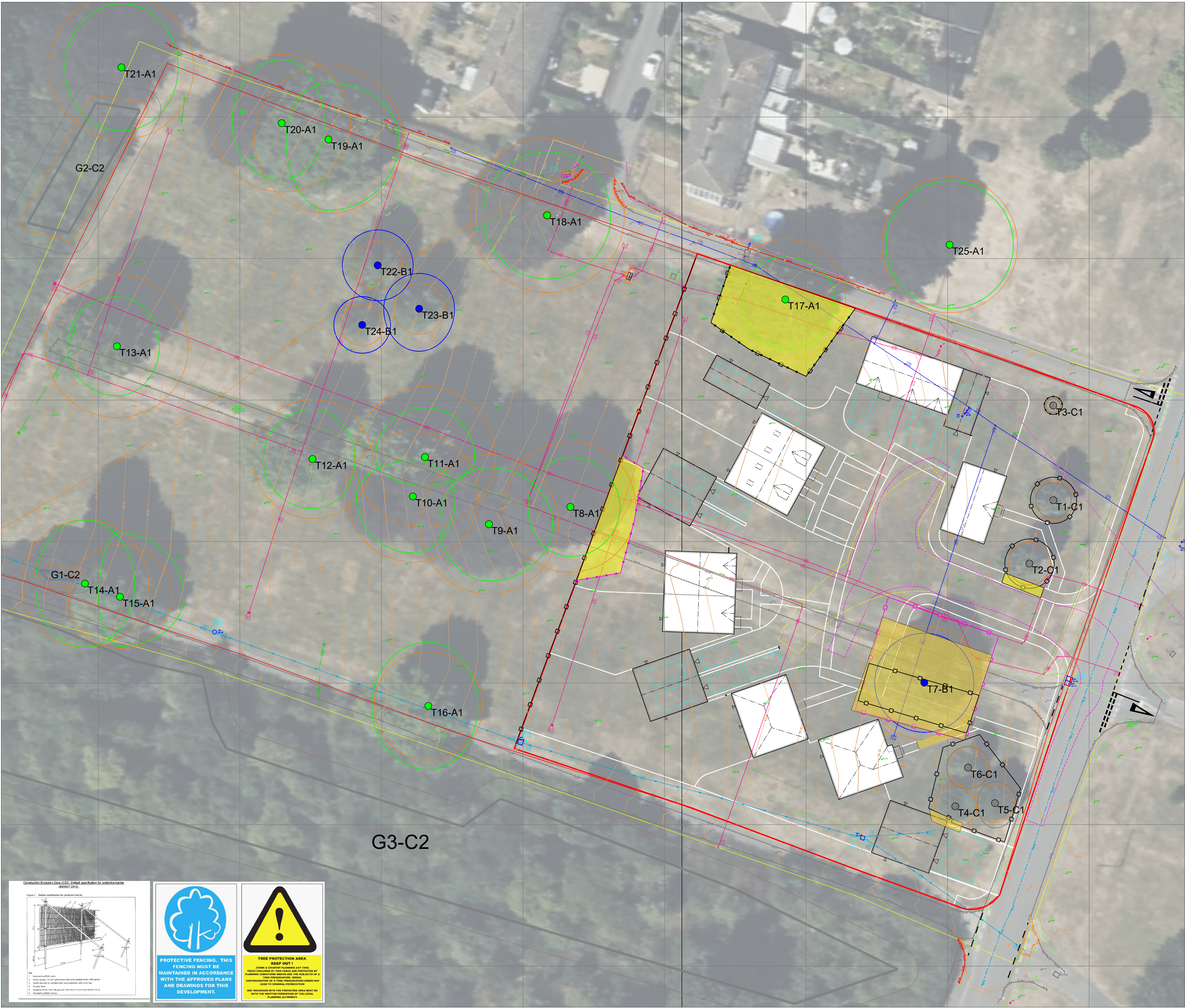
It is considered that the successful establishment of replacement trees. shall mean an improvement in the long term wider visual public amenity associated with the trees on these sites.

14.0 Concluding statement

14.1 The proposed scheme was assessed in line with guidance provided in BS 5837:2012 *Trees in relation to design demolition and construction – Recommendations* with the aim to achieve a harmonious relationship between trees and structures that can be sustained in the long term.

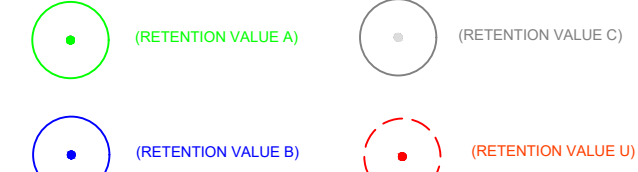
14.2 In my professional opinion as an arboriculturist, the proposed retention and removal of trees would achieve an appropriate and balanced outcome that is considered acceptable to the LPA.

Appendix 1 Tree Protection Plan



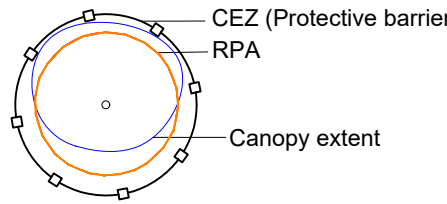
TREE PROTECTION PLAN

Retention value key



Root Protection Areas (RPA) & Construction Exclusion Zones (CEZ)

Root Protection Areas (RPA's) have been identified and are based on BS5837:2012. RPA's and Construction Exclusion Zones (CEZ) have been shown as detailed below. The CEZ shall act as the protective barrier for retained trees.

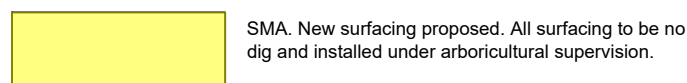


CEZ and re-positioning during build period

The CEZ's will require installation as shown on the TPP. The CEZ shall be repositioned only under ACOW

Special Measure Areas (SMA)

Special Measure Areas (SMA's) have been identified for construction in these areas and they have been shown as detailed below.



Refer to Arboricultural Implications Assessment (AIA) for details of recommended construction in SMA's.

NOTES
This drawing shall not be reproduced in black and white.
This drawing is produced for Planning and Construction



The Annexe, Willow Hill Cottage,
School Lane, Burwardsley, Chester.
CH3 9NX
Tel. 01829 770075

Client:
WSP

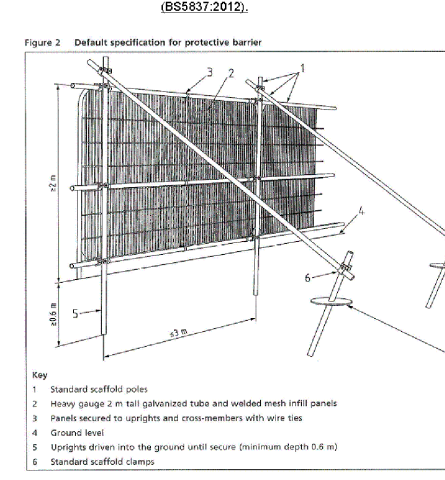
Project:
Bulford Demo Site, Bulford Camp, Salisbury, SP4 9AT
12751

Detail:
TREE PROTECTION PLAN - Overview

Drawn By: PS Date: 28/01/2026 Scale: 1:400 - A1

Drg No: TR-01-Overview Sheet Revision: V1

Construction Exclusion Zone (CEZ). Defined as follows for protective barrier



PROTECTIVE FENCING. THIS FENCING MUST BE MAINTAINED IN ACCORDANCE WITH THE APPROVED PLANS AND DRAWINGS FOR THIS DEVELOPMENT.



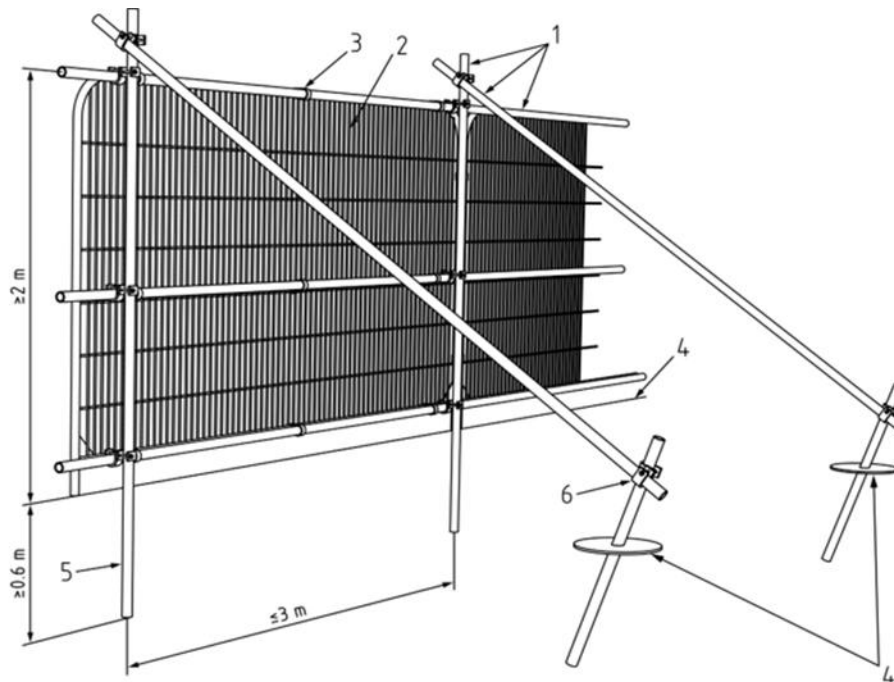
TREE PROTECTION AREA
KEEP OUT!
TREES INCLUDED BY THIS FENCE ARE PROTECTED BY PLANNING CONSTRUCTION ORDER AND THE SUBJETS OF A PLANNING PROTECTION ORDER.
CONSTRUCTION OF A TREE PRESERVATION ORDER MAY BE MADE TO ENFORCE PROTECTION.
ANY BREACH OF THE PROTECTED AREA MUST BE WITHIN THE LIMITS OF THE LOCAL PLANNING AUTHORITY.

Appendix 2 Survey sheets (updated as a result of AIA)

Tree No.	latin name	Life Stage	Diameter(mm)	Stem Count	Height(m) / Crown Height (m)	North(m)	South(m)	East(m)	West(m)	Category	Estimated Remaining Life Expectancy (yrs)	Pick Comments	Comments	Recommendations	RPR(m)	RPA(m)
T1	Acer campestre (Field Maple)	SM	240	1	8(2.5)	2.5	2.5	2.5	2.5	C1	40+		Tree located in a grassed area.	Retained within CEZ	2.88	26.06
T2	Acer campestre (Field Maple)	SM	250	1	9(2.5)	3	3	3	3	C1	40+		Tree located in a grassed area.	SMA no dig for the footpath installation, install CEZ as per TPP	3	28.28
T3	Picea abies (Norway Spruce)	SM	90	1	4(0)	1	1	1	1	C1	40+		Tree located in a grassed area.	Retained within CEZ	1.08	3.66
T4	Acer campestre (Field Maple)	SM	250	1	7(1.5)	3	3	3	3	C1	40+		Tree located in a grassed area.	SMA no dig for the footpath installation, install CEZ as per TPP	3	28.28
T5	Acer campestre (Field Maple)	SM	230	1	7(2)	3	3.5	3	2.5	C1	40+		Tree located in a grassed area.	Retained within CEZ	2.76	23.93
T6	Acer campestre (Field Maple)	SM	240	1	7(2)	3	3	3	3	C1	40+		Tree located in a grassed area.	Retained within CEZ	2.88	26.06
T7	Aesculus hippocastanum (Horse Chestnut)	EM	670	1	14(2)	7	7	7	7	B1	40+		Tree is located within a grassed area, with a hardstanding access track situated approximately 0.5 m to the north. Evidence of historic crown-lifting operations is present.	SMA no dig for existing hard surface removal and the footpath installation, install CEZ as per TPP	8.04	203.1
T8	Fagus sylvatica 'Purpurea' (Copper Beech)	M	770	1	16(1)	7	7	7	6	A1	40+		Tree is located within a grassed area, with a hardstanding access track situated approximately 0.5 m to the south. Evidence of historic crown-lifting operations is present.	SMA no dig, for landscaping and boundary fencing works. All fence holes to be hand dug and sheaved with visqueen to avoid leachate into the RAP. All works to be supervised by the AcOW on site. Install initial CEZ shown as a magenta polyline on the TPP, Ground boarding to be installed in SMA area until Landscape works have due to take place. Once the ground boarding is in place the CEZ can be removed.	9.24	268.26
T9	Fagus sylvatica 'Purpurea' (Copper Beech)	M	820	1	16(0.5)	8	8	9	7	A1	40+		Tree is located within a grassed area, with a hardstanding access track situated approximately 1 m to the north. Evidence of historic crown-lifting operations is present.	Not affected by the development install CEZ as per TPP	9.84	304.23
T10	Fagus sylvatica 'Purpurea' (Copper Beech)	M	770	1	17(1)	5	8	6	8	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 0.5 m to the north. Evidence of historic crown-lifting operations is present. The canopy is biased toward the south as a result of group pressure.	Not affected by the development install CEZ as per TPP	9.24	268.26
T11	Aesculus hippocastanum (Horse Chestnut)	M	830	1	16(1)	7	4	7	7	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 0.5 m to the south. Evidence of historic crown-lifting operations is present. The canopy is biased toward the north as a result of group pressure.	Not affected by the development install CEZ as per TPP	9.96	311.69
T12	Aesculus hippocastanum (Horse Chestnut)	M	700	1	16(2)	7	7	6	7	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 1 m to the north. Evidence of historic crown-lifting operations is present.	Not affected by the development install CEZ as per TPP	8.4	221.7
T13	Aesculus hippocastanum (Horse Chestnut)	M	840	1	16(2)	7	7	6	7	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 0.5 m to the south.	Not affected by the development install CEZ as per TPP	10.08	319.25
G1	Aesculus hippocastanum (Horse Chestnut)	SM	80	1	6(0)	2	2	2	2	C2	40+		A tightly clustered group of naturally regenerated young trees	Not affected by the development install CEZ as per TPP	0.96	2.9
T14	Fagus sylvatica 'Purpurea' (Copper Beech)	M	750	1	17(2)	9	9	7	7	A1	40+		Partially ivy clad tree is located within a grassed area, with a hardstanding access track approximately 1 m to the south.	Not affected by the development install CEZ as per TPP	9	254.5
T15	Aesculus hippocastanum (Horse Chestnut)	M	610	1	14(1.5)	9	7	9	3	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 1 m to the south.	Not affected by the development install CEZ as per TPP	7.32	168.36
T16	Aesculus hippocastanum (Horse Chestnut)	M	640	1	15(1.5)	9	9	7	8	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 1.5 m to the south.	Not affected by the development install CEZ as per TPP	7.68	185.32
T17	Aesculus hippocastanum (Horse Chestnut)	M	710	1	16(1)	6	7	7	6	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 1 m to the north, historical crown lifting works evident on the northern aspect.	SMA no dig, for landscaping and boundary fencing works. All fence holes to be hand dug and sheaved with visqueen to avoid leachate into the RAP. All works to be supervised by the AcOW on site. Install CEZ as shown on TPP.	8.52	228.08
T18	Fagus sylvatica 'Purpurea' (Copper Beech)	M	910	1	17(0.5)	9	9	9	9	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 1 m to the north.	Not affected by the development install CEZ as per TPP	10.92	374.67
T19	Aesculus hippocastanum (Horse Chestnut)	M	870	1	16(1.5)	8	10	10	6	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 1 m to the north.	Not affected by the development install CEZ as per TPP	10.44	342.46
T20	Fagus sylvatica 'Purpurea' (Copper Beech)	M	810	1	17(1)	9	8	6	7	A1	40+		Tree is located within a grassed area, with a hardstanding access track approximately 1 m to the north.	Not affected by the development install CEZ as per TPP	9.72	296.85
T21	Fagus sylvatica 'Purpurea' (Copper Beech)	M	850	1	17(1)	9	9	8	8	A1	40+		Tree located on the site boundary.	Not affected by the development install CEZ as per TPP	10.2	326.89
T22	Fagus sylvatica (Beech)	SM	290	1	12(0.5)	5	5	5	5	B1	40+		Tree located in a grassed area.	Not affected by the development install CEZ as per TPP	3.48	38.05
T23	Fagus sylvatica (Beech)	SM	300	1	12(0.5)	5	6	5	5	B1	40+		Tree located in a grassed area.	Not affected by the development install CEZ as per TPP	3.6	40.72
T24	Fagus sylvatica (Beech)	SM	250	1	12(1)	4	4	4	4	B1	40+		Tree located in a grassed area.	Not affected by the development install CEZ as per TPP	3	28.28
G2	Crataegus monogyna (Hawthorn)	SM	90	1	6(0)	3	3	3	3	C2	40+		Group located on site boundary.	Not affected by the development install CEZ as per TPP	1.08	3.66
G3	Acer campestre (Field Maple),Crataegus monogyna (Hawthorn),Sambucus nigra (Elder)	SM	250	1	8(1)	3	3	3	3	C2	40+		Off site group.	Not affected by the development	3	28.28
T25	Fagus sylvatica 'Purpurea' (Copper Beech)	M	800	1	17(2)	9	9	9	9	A1	40+	Tree not picked up on the topo, plotted by eye by the surveyor on site.	Off site tree located adjacent to residential properties.	Not affected by the development	9.6	289.57

Appendix 3 Tree Protection Fencing Specification

Default specification for protective barrier



Key

- 1 Standard scaffold poles
- 2 Heavy gauge 2 m tall galvanized tube and welded mesh infill panels
- 3 Panels secured to uprights and cross-members with wire ties
- 4 Ground level
- 5 Uprights driven into the ground until secure (minimum depth 0.6 m)
- 6 Standard scaffold clamps

