Survey conducted on land at
81A Palatine Road, Didsbury, Manchester
M20 3LJ

Surveyor- Mike Fisher

PLANNING AND
BUILDING CONTROL

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Report on a survey conducted on land at 81A Palatine Road, Didsbury, Manchester M20 3LJ

1. Introduction

1.1 Reason for Survey

A tree survey was commissioned on a compartment of land at 81A Palatine Road, Didsbury, Manchester M20 3LJ. The object of this survey was to establish what species of tree and shrub were present on the site and ascertain if any of the trees or shrubs required special consideration

1.2 The Site

The site was a single storey dwelling and surrounding garden.

1.3 Surrounding Land

The site is adjacent to several properties, all with their own gardens.

2. Method

2.1 Risk Assessment, Possible Hazards

The required access to the site was relatively easy and all parts of the site were easy to search.

2.2 The Survey

The survey took place on 1st March 2012 and was carried out in order to assess the site and establish what species of tree and shrub were present.

The weather conditions at the start of the survey were good with little cloud cover and a light breeze, (Beaufort Scale 1/2). The temperature taken at the start of the survey was 11°C and such conditions were suitable for a survey of this type.

3. Results

3.1 Within the Site

Within the site boundaries were 16 identifiable trees and shrubs and these have been listed as A – Q, and consist of any tree and shrub over a meter in height.

Tree A was a small common juniper (*Juniperus communis)* approximately 1.25m tall, *(see fig 1, Photo 1 and also Appendix 1).*

Tree B is a leylandii tree (*Cupressocyparis leylandii)* approximately 1.25m tall, *(see fig 1, Photo 2 and also Appendix 1).*

Tree C is a cherry laurel (*Prunus laurocerasus)*, approximately 1.5m tall, *(see fig 1, Photo 2 & 3 and also Appendix 1).*

Tree D is a dead birch tree (*Betula pendula*), approximately 1.75m tall, *(see fig 1, Photo 3 and also Appendix 1).*

Trees E, F & G are all birch trees (*Betula pendula*), and are approximately 4 - 5m tall, *(see fig 1, Photos 4, 5 & 6 and also Appendix 1).*

Trees H & I are both castor oil plants (*Fatsia japonica*) and were both approximately 1.5m tall, *(see fig 1, Photos 7 & 8 and also Appendix 1).*

Tree J is a eucalyptus tree and as there are over 700 species of eucalypts it is difficult to establish exactly which species. It was approximately 4 - 5m tall, *(see fig 1, Photos 9 & 10 and also Appendix 1).*

Tree K is a birch tree (*Betula pendula*), and is approximately 4 - 5m tall, *(see fig 1, Photo 11 and also Appendix 1).*

Shrub L is a snowberry *(Symphoricarpos albus)* and was approximately 4 - 5m tall, *(see fig 1, Photo 12 and also Appendix 1).*

Tree M is a birch tree (*Betula pendula*), and is approximately 4 - 5m tall, *(see fig 1, Photo 13 and also Appendix 1).*

Tree N is a small elder (*Sambucus nigra*) approximately 2.5m tall, *(see fig 1, Photo 14 and also Appendix 1).*

Trees labelled O are several leylandii trees *(Cupressocyparis leylandii)* forming a tall 4m hedge, *(see fig 1, Photos 14, 15 & 16 and also Appendix 1).*

Tree P is a birch tree (*Betula pendula*), approximately 3.5m tall, *(see fig 1, Photo 16 and also Appendix 1).*

Trees labelled O are several willow trees (*Salix alba)* forming a 2.5m hedge, *(see fig 1, Photo 17 and also Appendix 1).*

3.2 Surrounding Area.

Surrounding the site on all sides were houses all of similar age and construction, all with their own gardens. Immediately to the northeast of the site was an area of open land containing a few buddleia bushes (*Buddleia davidii)*, whilst in the garden to the west was a large birch tree whose branches overshadow the south western corner of the site, *(see fig 1).*

4. Conclusions and Recommendations

4.1 If during the development these trees are felled then it is concluded that there would be no noticeable loss of beneficial habitat, nor would any wildlife corridor be affected by the development of this site

4.2 It is likely that birds could nest in any of these trees, so if any felling that is to be done should not take place during the nesting season of March to August inclusive, and it must be preceded by a site check by an experienced ecologist.

4.3 If there is to be any tree planting on the site as part of the development, it is recommended that the trees used are British native trees as far as is possible. These trees are more likely to attract insects and are therefore beneficial to foraging bats and other wildlife. Suitable species include: Hawthorn, Rowan, Wild Cherry, Guelder Rose and Crab Apple. These have been chosen for their attractive blossom and fruits. Oak, Ash and Willow species are recommended away from buildings and drains.

4.4 If the development is to take place within a Conservation Area then it is recommended that a check is made with the tree section of the local council to ensure that there are no Tree Preservation Orders in place.

5. Surveyor

The surveyor, Mr Mike Fisher is a registered Bat Warden with Natural England.
He has successfully trained for and obtained a Natural England Conservation Licence (Licence Number 20114776).

He has obtained a licence to disturb and take bats for scientific, educational or conservational purposes by Countryside Council for Wales (Licence Number 34087:OTH:CSAB;2011)

6. Plan & Photographs

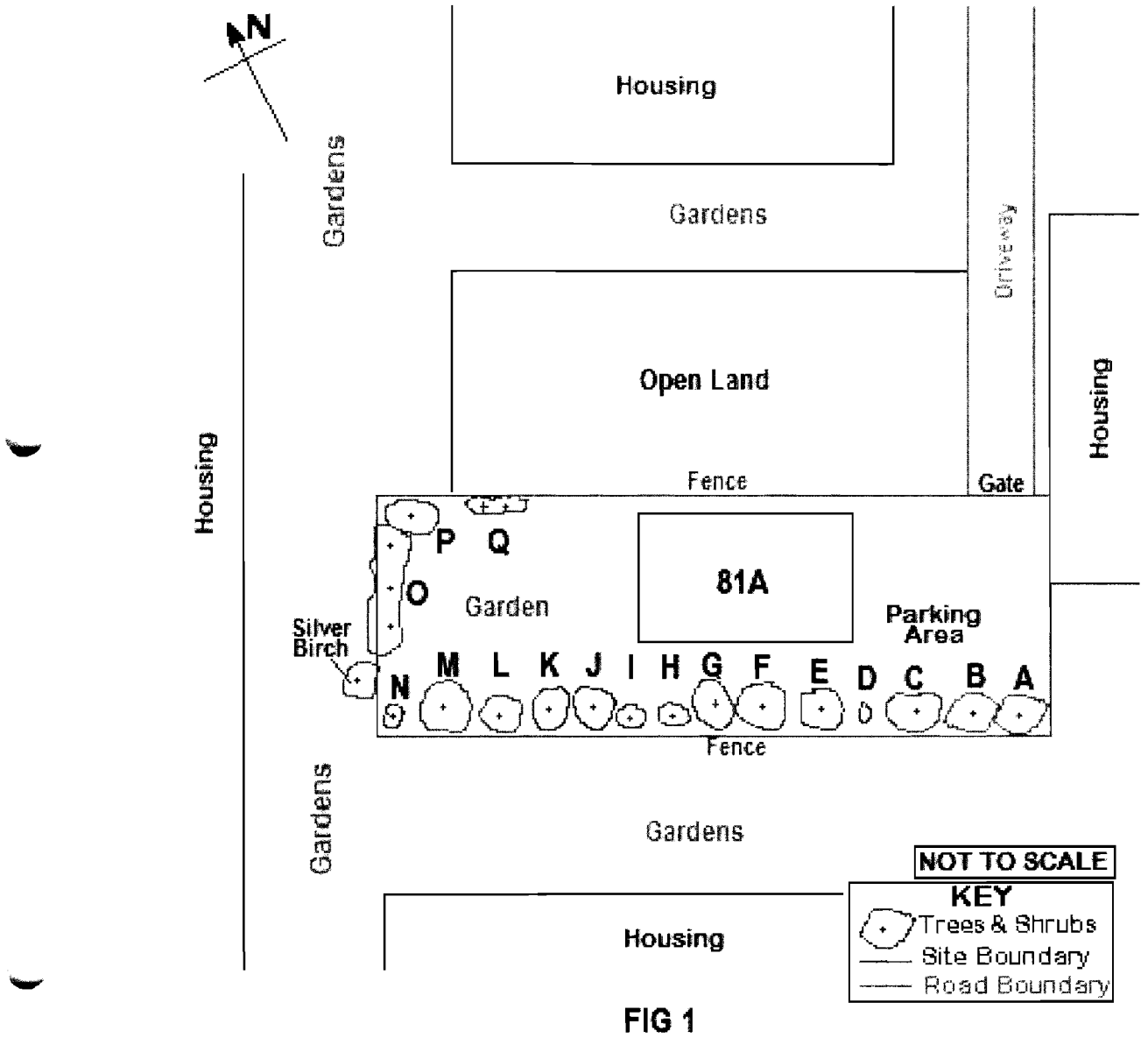

FIG 1



PHOTO 1
Tree A - Juniper



PHOTO 2
Trees B & C - Leylandii & Cherry Laurel



PHOTO 3
Tree D - Dead Birch



PHOTO 4
Tree E - Birch



PHOTO 5
Tree F - Birch



PHOTO 6
Tree G - Birch



PHOTO 7
Shrubs F & G - Caster Oil Plant

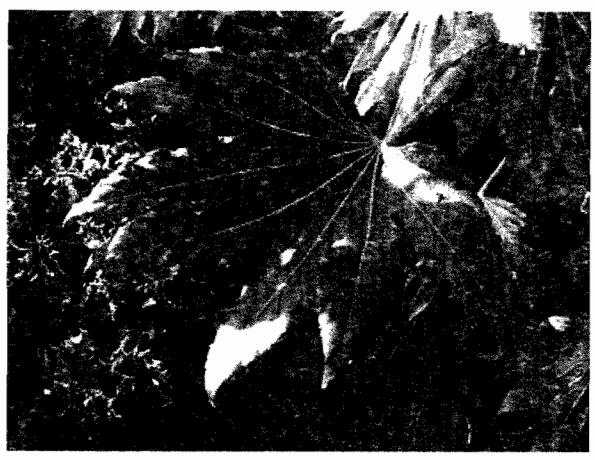

PHOTO 8
Caster Oil Plant Leaf



PHOTO 9
Tree J - Eucalyptus



PHOTO 10
Eucalyptus Trunk



PHOTO 11
Tree K - Birch



PHOTO 12
Shrub L - Snowberry Leaf



PHOTO 13
Tree M - Birch



PHOTO 14
Trees N & O - Leylandii & Elder



PHOTO 15
Hedge O - Leylandii



PHOTO 16
Tree P - Birch



PHOTO 17
Trees Q - Willow

7. Appendix

Common Name	Latin Name
Birch	*Betula pendula*
Castor Oil Plant	*Fatsia japonica*
Cherry Laurel	*Prunus laurocerasus*
Common Juniper	*Juniperus communis*
Eucalyptus Spe.	*Eucalyptus spe.*
Elder	*Sambucus nigra*
Leylandii	*Cupressocyparis leylandii*
Snowberry	*Symphoricarpos albus*
Willow	*Salix alba*

Mike Fisher
Holder of Natural England Conservation Licence
2nd March 2012