Tree Care Consultancy
ARBORICULTURAL CONSULTANTS

Arboricultural Method Statement
Potato Wharf Marketing Suite
Castlefield
Manchester

Report Reference: AMS2158.1
24 January 2024

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Appendix 1: Tree Survey Schedule & Protection Information

Appendix 2: Tree Constraints & Impact Plan

Appendix 3: Tree Protection Plan

Appendix 4: Signage for Tree Protective Fencing

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Prepared For:
Northern Design Partnership

1. Introduction

1.1.1. An Arboricultural Method Statement (AMS) is often requested to identify methods that will ensure the welfare of retained trees during the construction phase of a development. It assumes the standards for development are those set out in British Standard BS5873:2012 'Trees in relation to design, demolition and construction'- Recommendations.

1.1.2. This AMS has been produced to assist in the discharge of Planning Permission 141410/F/2024, condition 4. As required by condition 4, I have carried out an initial tree survey from which a BS5837 Tree Constraints and Impact Plan was generated. This in turn helped inform the recommended tree management detailed in the AMS.

1.1.3. This document is to be made available to all operatives on site during the construction, so that they understand the scope and importance of the AMS. It should also be supplied to any subcontractor prior to their arrival on site. This document sets out the methodology and timing of work necessary to ensure successful tree retention both during and post development.

1.1.4. The AMS should be read in conjunction with a Tree Survey Schedule/ Protection Information at appendix 1, Tree Constraints/Impact Plan at appendix 2 and Tree Protection Plan at Appendix 3.

2. Tree Work

2.1.1. Any tree work deemed acceptable by the Council should be carried out prior to any construction activity including the installation of tree protective measures. Tree surgery is easier and more cost effective to undertake with no obstacles. In this case the tree survey recommendations are such that tree retention is limited to 1No. Alder T1.

2.1.2. All workers should adhere to the following conditions:-

- All tree work shall be undertaken by a suitably qualified, experienced and insured contractor.
- In the event of any necessary tree work, the contractor will work in accordance with BS 3998: 2010 'Tree Work Recommendations'.
- The work should be planned to avoid the bird nesting season (1 March-31 August). If works are deemed necessary within this period they must only be implemented if checks have been made to ascertain there are no nesting birds present.

3. Tree Protection

3.1.1. Any tree scheduled for retention will require protection in accordance with BS5837, regardless of its initial retention category. This must be undertaken prior to any work beginning on site.

3.1.2. With regard to safeguarding the RPA of Alder T1 the distant location of the proposed extension, combined with the presence of hard surfacing, restricted access, and level of construction work required makes the use of the BS5837:2012 default and lesser specification BS5837 tree protection fencing excessive and unnecessary.

3.1.3. However a method for protecting the stem of the retained Alder T1 is required. Figure 1 below is an example of the proposed fencing. It involves a combination of wooden stakes, timber slats and cross member slats. This will adequately safeguard the tree stem without constraining access. More particularly four upright stakes will be fastened to the ground clear of the tree stem and three cross member slats attached to each side. Downward slats will then be attached at 20cm intervals.



Figure 1. Example of BS5837:2012 Protective Fencing

3.1.4. Signage will be attached to each side of the fencing stating its purpose. The signs will remain in place for the duration of construction. An example sign is included at Appendix 4.

3.1.5. The area to of the east of the proposed extension a hard standing. As such this surface provides a satisfactory base from which to service construction work without compromising the RPA of the retained Alder T1 which stands to the west of the existing Marketing Suite. See additional comments at paragraph 5 regarding storage of materials and cement mixing.

3.1.6. It is considered the proposed AMS, allied to existing ground conditions and site usage provides a reasoned and proportionate response to requirement to safeguard retained tree(s) during the course of construction.

4. Services

4.1.1. Now new services are to be installed within of RPA's of retained tree(s).

5. Material Storage & Cement Mixing

5.1.1. Material storage shall be limited to the hard standing east of the existing outbuilding.

6. Site Supervision & Monitoring

6.1.1. For a scheme of this size and duration of build no specialist site supervision is deemed necessary.

7. Contact Details

7.1.1. The table below has been included to aid lines of communication.

Role	Name	Contact Details
Architect	Alan Davies	07753859616
Local Authority Landscape/Tree Officer	TBC	TBC
Project Arboriculturist	Steve Waterson	0788 403 8025

8. Additional Precautions/Contingency Plans

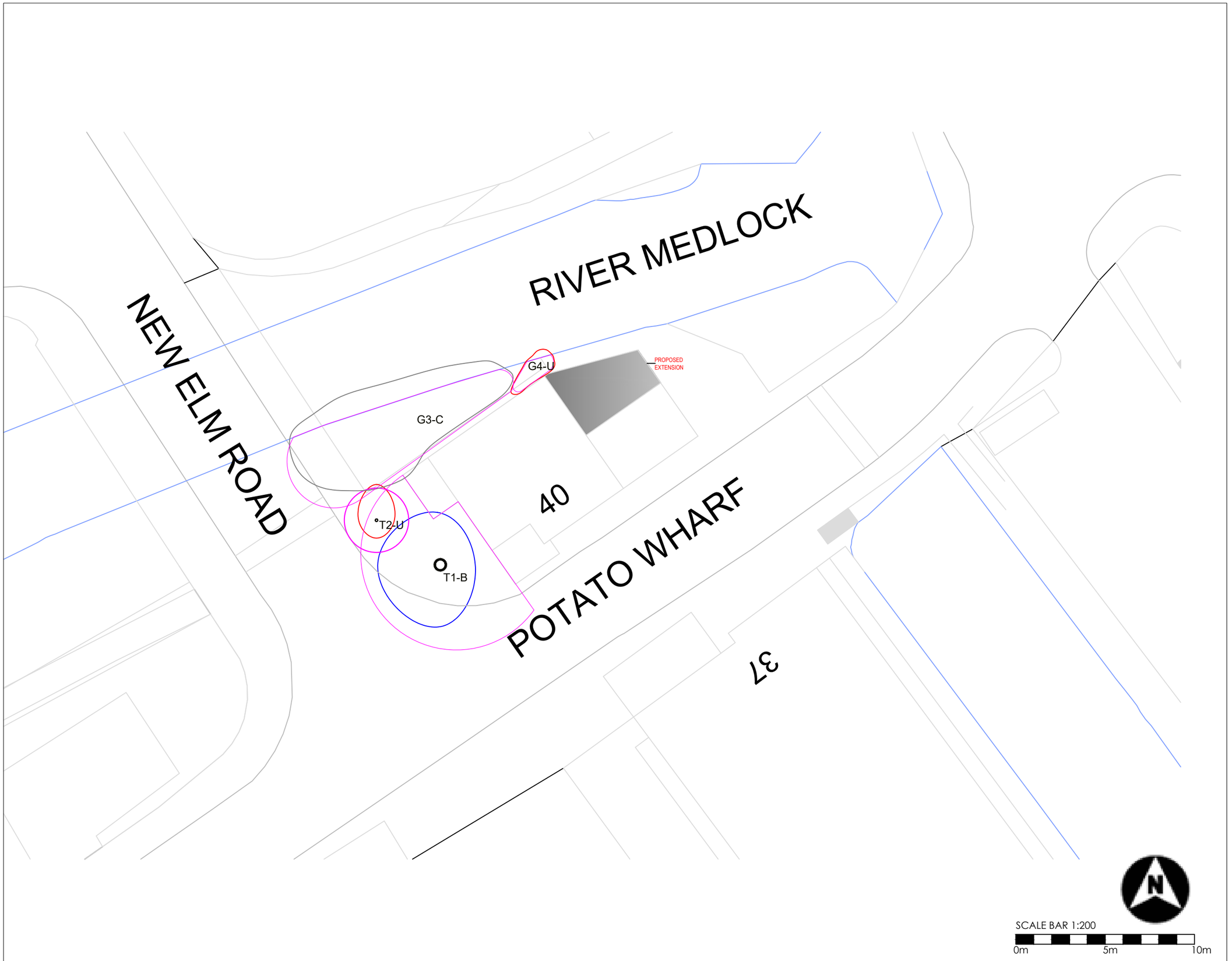
8.1.1. No notice boards, cables or other services will be attached to any tree.

8.1.2. Materials which may contaminate the soil will not be discharged within 10m of any tree stem. When undertaking the mixing of materials, it is essential that any slope of the ground does not allow contaminates to run towards a trees RPA.

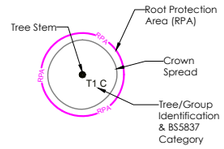
8.1.3. In the event of unforeseen incidents occurring that may adversely affect or threaten the welfare of trees including accidental damage to limbs, roots or stems including the spillage of chemicals or un-scheduled access over RPA's, the site manger shall inform the Project Arboriculturist who will notify LPA Tree Officer.

Appendix 3 - Tree Survey Schedule & Protection Information

Tree ID	Species, Botanical Name	Height (m)	No of stems	Stem @ 1.5M (mm)	Spread - N,E,S,W				Crown height+ direction (m)	Life stage	Physiological (P) and Structural (S) condition. Observations- negative and positive	Recommendations, including tree protection measures.	Life expectancy	Retention category	RPA Radius & Area
T1	Common Alder - *Alnus gutinosa*	11	1	360	3.5	2.5	3.5	3.5	3 all round	Semi mature	P= Good. S= Good. Visually prominent tree at junction of New Elm Road & Potato Wharf. No major defects evident though presence of basal epicormic growth will require routine pruning back. Easterly extending crown encroaching towards building and will require periodic crown reduction work.	Retain, crown reduce easterly extending branch tips to provide 1m clearance to building & prune back basal epicormic growth. Install Tree Protection Fencing as per AMS and Tree Protection Plan.	20-40 years	B2	4.3m with an offset RPA of 69 sq. m shown
T2	*Common Alder - Alnus gutinosa*	10	1	150	2	1	1	1	3 north	Semi mature	P= Fair. S= Poor. Heavily suppressed by T1 and of very poor form. Major basal wound extending to 4m height with extensive decay present leaving main stem liable to fracture. Crown exhibits low vitality. Dominance of T1 limits opportunity to replant in existing planting pit.	Remove tree.	0-10 years	U	1.8m
G3	7No. Common Alder - Alnus gutinosa, *1No Buddleia spp*	<13	1	<190	See plan				3 north	Semi mature	P= Good. S= Fair. Trees of self set origins growing at close centres all of which are either within 2m of the existing building or 2m of the engineered retaining wall bordering River Medlock. Retention will increasingly conflict with fabric and performance of both structures if not controlled. Not viable other than in relative short term.	Remove tree group.	10+ years	C2	2.3m with an offset RPA of 17 sq. m shown
G4	Beech - *Fagus sylvatica*	<10	1	<130	See plan				ground level north	Semi mature	P= Good. S= Poor. Located within 0.5m of existing building and within 1m of the Engineered retaining wall bordering the River Medlock and as such likely to interfere with the fabric and performance of both structures if not controlled. Presumably planted with intention to manage in clipped form, though with absence of management now outgrown. Not viable beyond short term and only then in a coppiced form.	Remove tree group.	0-10 years	U	1.6m with an offset RPA of 8 sq. m shown



KEY



Category A
Tree/group of high quality with an estimated remaining life expectancy of at least 40 years.

Category B
Tree/group of moderate quality with an estimated remaining life expectancy of at least 20 years.

Category C
Tree/group of low quality with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150mm.

Category U
Trees in such condition that they can not realistically be retained as living trees in the context of the current land use for longer than 10 years.

TREE CONSTRAINTS & IMPACT PLAN

Appendix-2

Drawing Title:

Site Address:
POTATO WHARF MARKETING SUITE
CASTLEFIELD, MANCHESTER

Client:
Northern Design (Oldham)

Date:	Job Ref:
15/01/2025	TCC-2158-1

Scale:	Revision:
1:200 at A3	1

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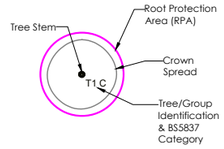


Insert 1- Example stem protection

SCALE BAR 1:200

0m 5m 10m

KEY



Tree to be retained
Tree/group to be retained & protected

Tree to be removed
Tree/group to be removed

Stem Protection
Location of stem protection- See insert for details

Appendix-3

Drawing Title:
Tree Protection Plan

Site Address:
POTATO WHARF MARKETING SUITE
CASTLEFIELD, MANCHESTER

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Appendix 3 – British Standards Signage



