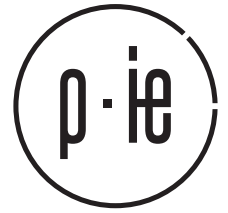

ARBORICULTURAL NOTE

Document ref: 1832-ID-004



Introduction:

This note considers arboricultural issues relating to the proposed development at Echo Street. This addresses the impact of development on existing trees, including those which are being retained and those being removed, and provides an outline to the proposed tree planting. A Tree Retention, Removals Protection & Constraints Plan (drawing no. PL1832-PLA-XX-ZZ-DR-L-2001) is enclosed with the note.

Tree Protection:

Tree protection fencing is proposed at site's boundary with Vimto Park to mitigate potential risk to the mature existing trees in this area through site works.

The existing retaining wall and extent of footpath along Vimto Park forms a natural barrier to the works, with no excavations expected within the root protection areas of the trees marked for protection.

All tree protection works must comply with BS5837:2012. For locations of the fencing and further information, please refer to the tree protection drawing.

Tree Replacements:

4no. trees are proposed within the public realm along Granby Road. These will be semi-mature at planting for instant visual impact. A further 8no. trees are proposed within the ground floor podium courtyards. The species selected will be suitable for the planting locations and resilient to future climate changes. The single row of trees along Granby Road introduces greening and will provide a net arboricultural improvement as part of the proposals.

NOTES

- Approved tree protection fencing is to be erected, as shown on the plan, and must remain intact throughout the contract period.
- Tree protection fencing is not to be removed or altered without consultation with arboriculturalist and approval of the local planning authority.
- Location of tree protection fencing to be approved by arboriculturalist prior to construction.

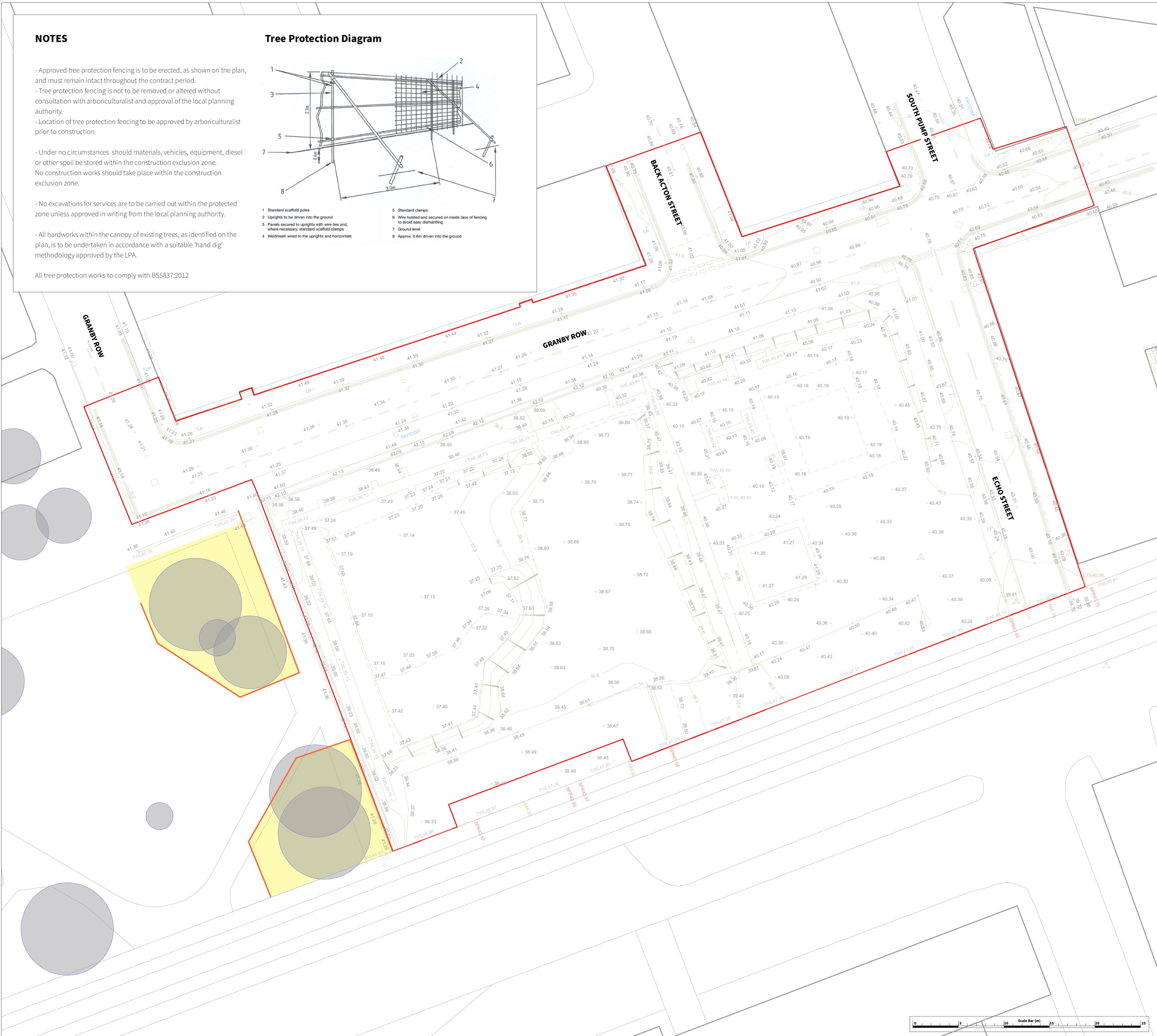
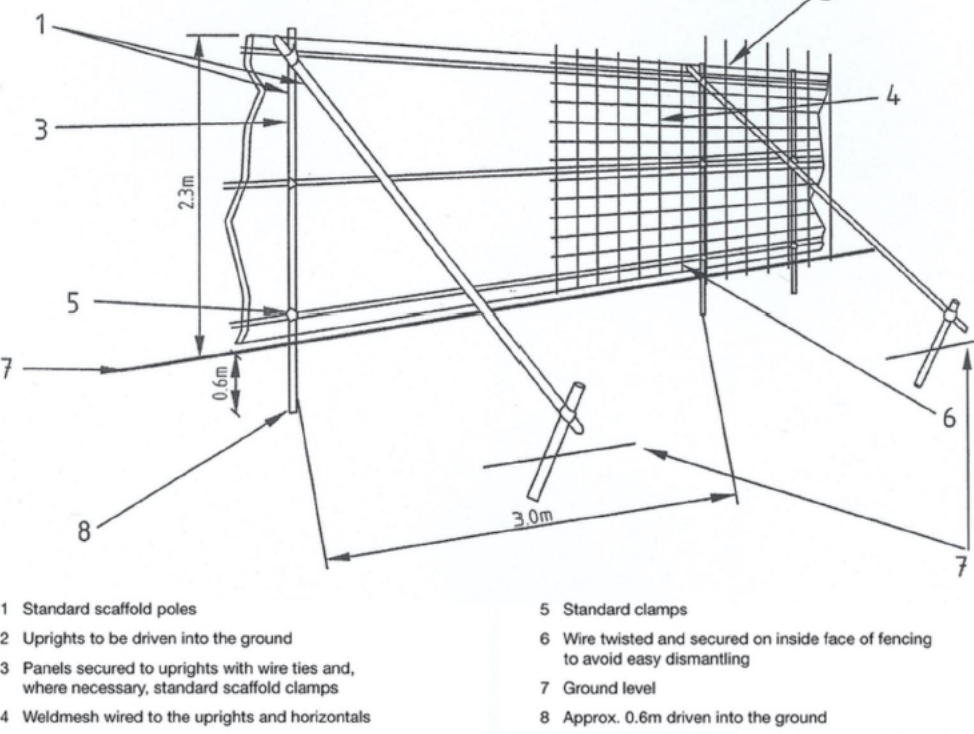
- Under no circumstances should materials, vehicles, equipment, diesel or other spoil be stored within the construction exclusion zone.
No construction works should take place within the construction exclusion zone.

- No excavations for services are to be carried out within the protected zone unless approved in writing from the local planning authority.

- All hardworks within the canopy of existing trees, as identified on the plan, is to be undertaken in accordance with a suitable 'hand dig' methodology approved by the LPA.

All tree protection works to comply with BS5837:2012

Tree Protection Diagram



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NOTES:

1. Do not scale from this drawing.
2. Always work to noted dimensions.
3. All dimensions are in millimetres unless otherwise stated.
4. All setting out, levels and dimensions to be agreed on site.
5. The dimensions of all materials must be checked on site before being laid out.
6. This drawing must be read with the relevant specification clauses and detail drawings.
7. Order of construction and setting out to be agreed on site.

SURVEY ORIGIN:

Topographic Survey - April 2017
Drawing 19268-1. Rev. n/a. Originator: Malcolm Hughes Surveyors

KEY

PLANNING APPLICATION BOUNDARY

EXISTING TREE TO BE RETAINED

Temporary Tree Protection Fencing & protected Area
in accordance with BS5837:2012

P03	12-04-23	Updated topo base	YH	RM
P02	29-03-23	Dwg no. updates	YH	RM
P01	02-03-23	ADOPTED FROM OLD DWG	EF	RM

Revision	Date	Description	Drawn	Apprvd.
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Client	IQ Student Accommodation
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Project	Echo Street, Manchester
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Drg Title	Tree Constraints Plan
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Created on	Created by	Approved by
02-03-23	EF	RM

Scale	Size	Workstage
1:200	A1	Planning

Drg No.	Suitability
PL1832-PLA-XX-ZZ-DR-L-2001	S4