

CONDITION AND TREE RISK INSPECTION OF TREES AT **1 HELLIFIELD RD BOLTON BY BOWLAND**

Client: Mr and Mrs J Caswell. Resident Owners.

Date of Tree Inspection: 22.11.22

Weather conditions: Clear, cool and dry

REMIT

The inspection was carried out as a result of the clients concern about the condition of one of the trees and the potential use of the garden for amenity purposes and any associated collateral root zone damage.

The trees were viewed from ground level and were in a state of late leaf fall. Hammer tests and a fine investigation bore were used as appropriate together with normal VTA methods.

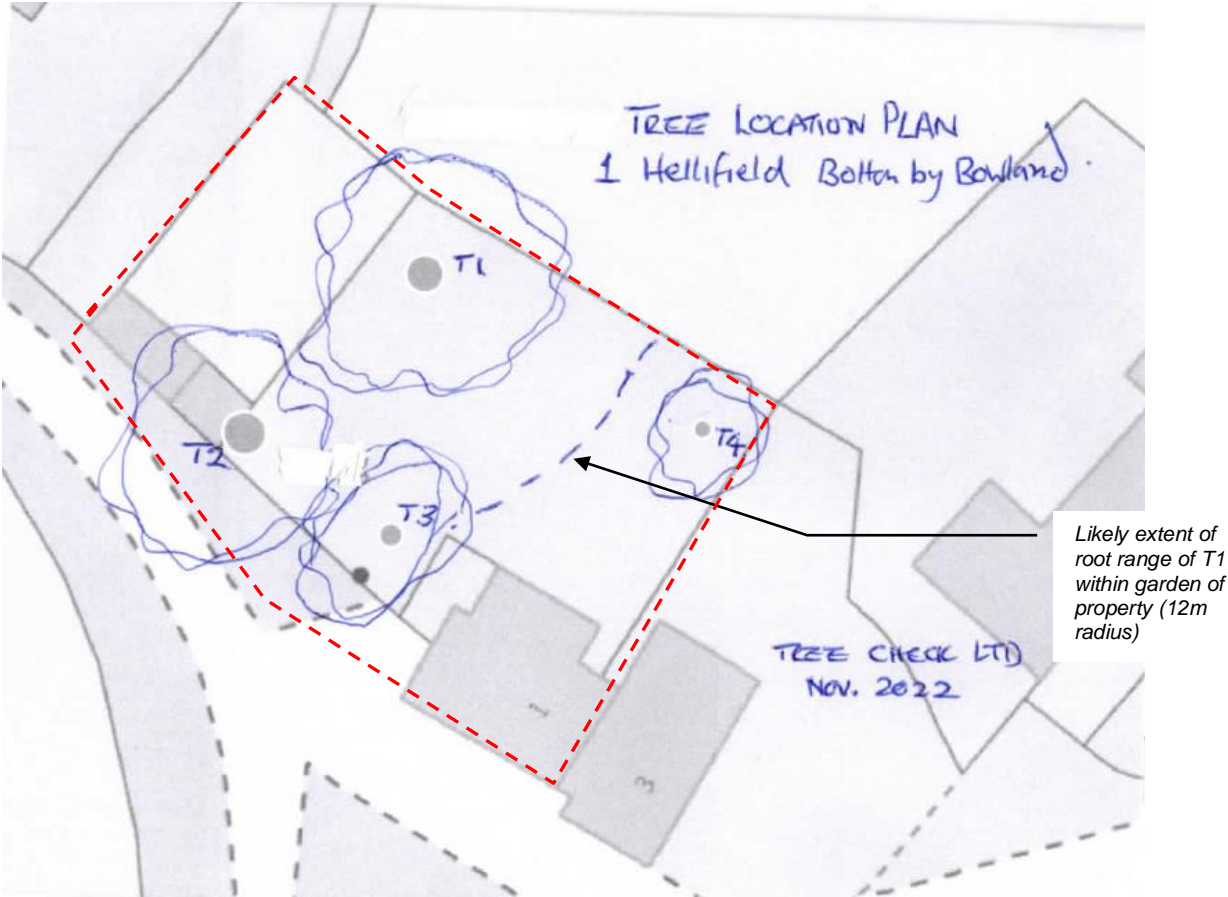
THE SURVEYOR

I am Ken Linford, a consulting arborist, trained in Quantified Tree Risk Assessment, application of BS 5837 (2012) and Tree Defect identification. I have experience as a tree care contractor for more than 25 years and have been providing a consulting service for Local Councils, private persons and architects for 24 years. My CPD record is open to inspection if required. I am covered by PI insurance by Trust Insurance to a value of £1,000,000.

QTRA (Quantified Tree Risk Assessment)

The urgency of the required work has been rated using the Quantified Tree Risk Assessment System of which we are licensees. The system involves assessing the condition of the tree and the type of possible failure, the use of the site and the proximity of people and buildings and the assessed likelihood of tree failure. In consideration of the risks associated with the trees I have applied the Quantified Tree Risk Assessment methodology (Ellison 2005), details of which can be supplied to you if required.

TREE LOCATION PLAN



Do Not Scale

T1
Lower arrow showing decay cavity
Upper arrow showing over dominant lower lateral limb



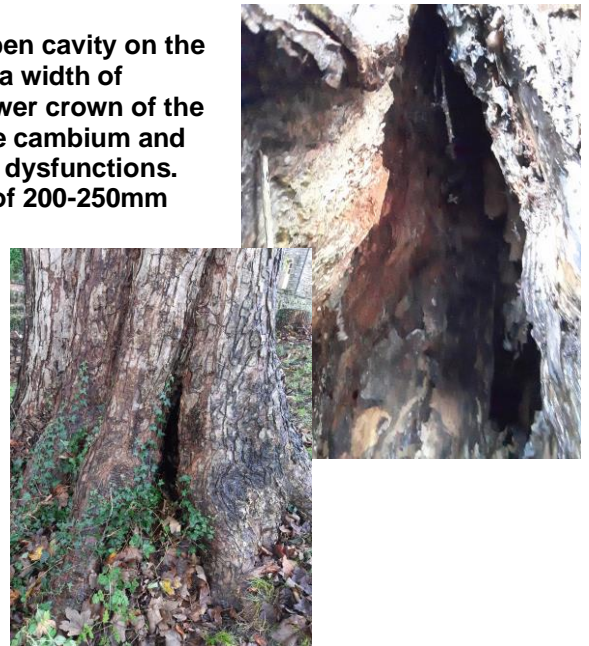
FINDINGS

1. We understand that all the trees are within the village Conservation Area. A TPO has not been installed.
2. The trees date from the late 19th century and will have been self-sown. They are all mature verging on late maturity with no evidence of planned maintenance in recent years. The village is characterised by rural village terraced and farming related properties with mature trees located within gardens and on fence lines.

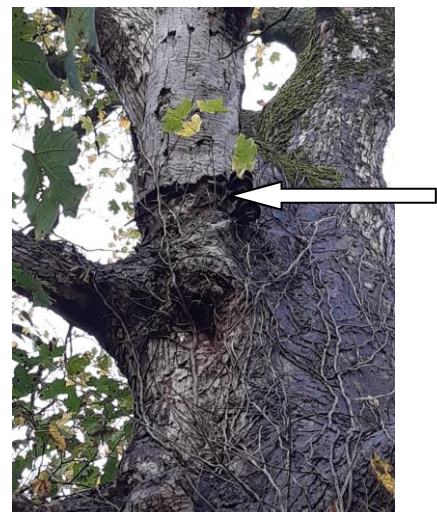
3. T1 Sycamore:

Late mature Tree with a height of 20m, DBH of 1060mm and an overall canopy spread to the east of 10m.

- The buttress roots appear sound with an open cavity on the south side at ground level. The cavity with a width of 400mm extends from ground level to the lower crown of the tree. No Fruiting bodies are visible from the cambium and there is no evidence of bark canker or stem dysfunctions. Tests suggest a sound butt wall thickness of 200-250mm



- The overall scaffold structure suggest regeneration growth of the lower canopy with extending lower limbs and increasing canopy weight with larger leaf size than in the thinner upper canopy with evident lower vigour.
- A single 350mm diameter limb has died because it was girdled by a Utility Company fixing bracket. (See photo) The limb needs to be removed as failure would present risks to the Client and collateral damage to the tree



We would rate the tree condition to be fair to good and subject to completion of the removal of heavy deadwood and an upper canopy reduction of 3m and the weight reduction of a lower major limb consistent with the standards of BS 3998, we would regard the tree as having a low risk of main stem failure and a low risk of harm in the future Review 2025

4. T2 Sycamore:

- Mature Tree with a height of 20m, DBH of 1000mm and an overall canopy spread to the Garage and the road of 8m.
- Tree vigour appears low. In the past a buttress root was severed when the adjacent building was refurbished. The canopy is suppressed by the dominance of T1 and the canopy extends to the road and further crown raising may be required in future years.

A slight crown raising by the removal of a single limb extending over the garage/workshop is recommended at the present time. Review June 2025

5. T3 Beech:

- Mature tree with low crown and codominant fork. Height of 20m with Dbh of 770mm. Thought to be copper beech.
- Three leaders now developed with several stubs and evidence of side canopy reduction in the past.

The stubs and deadwood should be removed and clearance of 1m be assured to end gable and roof of building

Review June 2025

6. T4 Apple

Mature tree. 15m height Dbh of 350.

- Pruning to reduce height and encourage fruiting spurs in 2024 if fruit crop is required.
- Otherwise the tree has little value as an amenity feature.

As the trees are with The Conservation Area, prior to any works the Council will need to be given 6 weeks formal notice and the opportunity to apply a Tree Preservation Order. On your instructions we will make application for the listed works and advise you when the Council responds.

Ken Linford.
Consulting Arborist

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