

Tree Condition Report

Location of property:

The Grange,
Wilpshire,
Blackburn
BB1 9JU

Arboricultural report for:

The Grange Man. Co.
(Wilpshire) Ltd

Date of site survey:

28/06/2026

Date of report:

30/06/2026

Job Ref: 2301

Survey undertaken by:

Gary Marsden
FDSc Arb, M.Arbor.A.



GMTREE
CONSULTANTS



- * 19.5. There is a large dead limb over the A666 from T301, this needs removing a priority to prevent it failing and dropping on a car or pedestrian – see photos. *

19.6. The Beech tree T300 has started to decline in canopy cover, at the time of inspection removal is not required but ongoing management and inspections are needed, this is recommended for a 12-month reinspection to reassess the canopy cover and condition. Structurally the tree is in good condition at present with no decay fungi present.

19.7. Any trees that have dense ivy growing on the stem and main branch structures restricts the scope of the visual assessment in these areas. Ivy can also encroach into the upper canopy area and restrict bud development and act as a 'sail effect' when not in leaf during autumn / winter when winds are generally at their greatest, increasing the risk of branch failure. It is recommended that the ivy is cut back / removed to allow a fuller assessment of these areas on future inspections and increase wind flow through the canopy.

20. Photos.

20.1. Below are photographs of some relevant trees to aid in documenting the trees current condition, identification of any notable defects or required tree management actions. Other works may be needed on the trees, please see the tree schedule for a full list of recommended works.

- * T301 – dead branch to be removed as a priority *



Job Ref:	2301	Survey Date:			28 June 2026			Surveyor:		Gary Marsden		Site Address:		The Grange Estate			VTA site survey			GMIREE	
Type	Ref.	Species	Number of stems	Stem diameter @ 1.5m (cm)	Height	Spread	Life Stage	Physiological Condition	Structural Condition	Life Expectancy	Survey Notes	Fungus	Pests and Diseases	Description	In RISK 'ALARP' As Low As Reasonably Practicable	Recommendations	Timescale for recommended works	Re-inspect within			
Tree	T300	Common beech (Fagus sylvatica)	1	70	15	N:6 E:8 S:6 W:6	Mature	Fair	Fair	10+ Years	— Leaning stem 15 degrees (natural). — Moderate deadwood 25-100 mm diameter. — Abnormal foliage density. — Abnormal foliage size. — Tip dieback.	No significant visible fungal growth present at the time of inspection	No significant visible pests or diseases present at the time of inspection	Owned by the client. Target # - Road Target # - Footpath - highway Target # - Footpath - private access Target # - Parking / driveway	YES	— Re-inspect.	28-Jun-2027 (1 Year)	1 Year			
Tree	T301	Oak (Quercus sp.)	1	80	16	N:6 E:6 S:6 W:6	Mature	Good	Good	20+ Years	— Major deadwood >100 mm diameter.	No significant visible fungal growth present at the time of inspection	No significant visible pests or diseases present at the time of inspection	Owned by the client. Target # - Road Target # - Footpath - highway	NO	— Remove dead wood / crown clear.	28-Jul-2028 (1 Month)	2 Years			
Tree	T471	Pine (Pinus sp.)	1	90	0.5	N:0.5 E:0.5 S:0.5 W:0.5	Mature	Good	Good	40+ Years	— Tree removed.	No significant visible fungal growth present at the time of inspection	No significant visible pests or diseases present at the time of inspection	Owned by the client.	YES	— No work required at time of survey.	No works	Not Applicable			
Group	G472	Mixed species (Mixed species)	40	50	18	N:5 E:5 S:6 W:5	Mature	Good	Good	40+ Years	— The group of trees has no significant visual defects.	No significant visible fungal growth present at the time of inspection	No significant visible pests or diseases present at the time of inspection	Owned by the client. Target # - Road Target # - Footpath - highway Target # - Footpath - woodland / track Target # - Dwelling Target # - Open Space	YES	— No work required at time of survey.	No works	2 Years			





Work Due

- None
- Overdue
- Within 30 days
- Within 90 days
- Within 6 months
- Within 1 year
- Within 2 years
- Within 3 years
- Within 9 years

