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Tree Condition Report

Lee Symes Tree Services
Green Gables,
Cwmavon Rd,
Blaenavon,
NP49LF,

Date: 17/03/2025

Reference:034

Ty Gwyn,
Groes Rd,
Rogerstone, Newport,
NP10 9LH

Method

A visual tree assessment (VTA) was carried out on 09/03/25, to assess work required for tree health at the request of the owner. The weather was dry and overcast at the time of the inspection. The inspection was carried out from the ground with no excavations carried out or invasive techniques employed.

Aims

The aim of this survey is to identify potential risks/hazards which may arise from the sites tree stock. Recommendations will be made along with a work priority and time scale which should be followed to mitigate any identified issues. Fulfilling the landowners' legal responsibilities. (see below)

The Occupier's Liability Act 1957

The liability under the 1957 Act is **a branch of negligence, where there must have been a breached duty, causing damage or injury to another**. The rules of remoteness of damage apply here. Under s. 2(2) the 1957 Act imposes a common duty of care on occupiers to any lawful visitors.

The Occupier's Liability Act 1984 ("1984 Act")

The 1984 Act was enacted to **regulate the duty of care which an occupier of premises owes to unlawful visitors**. This includes trespassers and those who have exceeded their permission as a lawful visitor.

Adverse Weather

The survey does not cover the potential for adverse weather conditions in which trees could fail during these periods.

Planning Restrictions

G1 under TPO 1 of 2003 trees covered "6 Birch, 12 Beech, 3 Sycamore, 1 Ash, 2 Oak



TPO Cover Plan

Key

Age

NP- Newly Planted

Y-Young- sapling approximately 10cm @ breast height

E/M- Early Mature-between 1/3 and 2/3 of expected mature height.

S/M- Semi Mature-overall height in excess of 4 metres and or a stem girth measurement (circumference) of 20 centimetres or larger

M- Mature- tree that has reached a desired size or age for its intended use

O/M- Over Mature-Fully mature, in last quarter of life expectancy, vigour decreasing.

Veteran - tree is of a age where work is required to assure safety

Condition: Overall or less specified C Crown, S Stem, B Basal area

Physiology

A-Good

B- Fair

C- Poor

D- Dead

I/D- In Decline

Structural

A-Good

B-Fair

C-Poor

Recommended Work

Crown- Cleaning To improve appearance

Fell - Fell and remove stump(s)

Fell -Fell and replant space

Raise low canopy -To 2.5m

Raise low canopy - To 3.0m

Raise low canopy - To 4.0m

Raise low canopy- Unspecified

Reduce crown(s)- By specified percentage

Remove - Suspended or broken branches

Deadwood-Remove deadwood as spec

Grind out stump-as specified

Remove Epicormic-as specified

Fell to ground level

Further recommendations as specified

ie, aerial inspections, picus, fractometer etc

Work Priority

Critical - to be completed as soon as possible

Very High- Completion within 1 Month

High- Completion within 3 months

Medium- Completion within 1 year

Low- Completion within 3 years

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Ash Dieback Health Key

1. Clarification of the condition of the trees in terms of industry recognised guidance:

Such as the use of the Tree Council's Ash Tree Assessment: <https://www.treecouncil.org.uk/Portals/0/Example%20-%20Suffolk%20Canopy%20Description.pdf> - specifically whether the trees are either:

- **Ash Health Class 1** – 100 - 75% Canopy remaining
- **Ash Health Class 2** – 75% -50% Canopy remaining
- **Ash Health Class 3** – 50% - 25% Canopy remaining
- **Ash Health Class 4** – 25% - 0% Canopy remaining

All work is to be carried out to BS3998 2010 recommendations for tree work.
BS5837 Trees in relation to design and construction recommendations.

Tree Number on Plan	Species	Height (m)	Spread (m)	Age Class	Condition/Targets in Area	Recommendations	Informed by Risk Rating	
							Work priority	Inspection Frequency
T1	Ash- <i>fraxinus excelsior</i>	20	8	M	Physiology- I/D (Ash health-class 1) Structural – B <u>Location</u> Rear garden area. <u>Targets</u> Infrastructure, property, neighbouring property.	Fell and replant space. Due to the presence of Ash Die Back and limited access for a MEWP. Fell and mitigate loss by replanting Oak or Beech. Image 1	High	N/A
T2	Beech- <i>fagus sylvatica</i>	20	8	M	Physiology- A Structural – B <u>Location</u> Rear garden area. <u>Targets</u> Infrastructure, property, neighbouring property	Remove 2 x lower limbs as per image. 2 (red arrows) Reduce lateral by 2m utilising NTP to remove end weight. (green arrow) Image 2	Low	3 years
T3	Beech- <i>fagus sylvatica</i>	20	8	M	Physiology- A Structural – B (weak unions, included bark, compression forks) <u>Location</u> Rear garden area. <u>Targets</u> Infrastructure, property,	Crown reduce by 2m utilising NTP to reduce sail/reduce pressure on weak unions. Image 3	Medium	3 years

					neighbouring property			
T4	Oak	18	8	M	Physiology- A Structural – A <u>Location</u> Rear garden area. <u>Targets</u> Infrastructure, property, neighbouring property	Remove lower limb, to remove weight. Image 4 (Green Arrow)	Low	3 years
T5	Beech- <i>fagus sylvatica</i>	18	8	M	Physiology- A Structural – A <u>Location</u> Rear garden area. <u>Targets</u> Infrastructure, property, neighbouring property	Reduce lower over extending lateral by 2m, utilising NTP. Image 4 (Red Arrow)	Medium	3 years.



T1-Ash



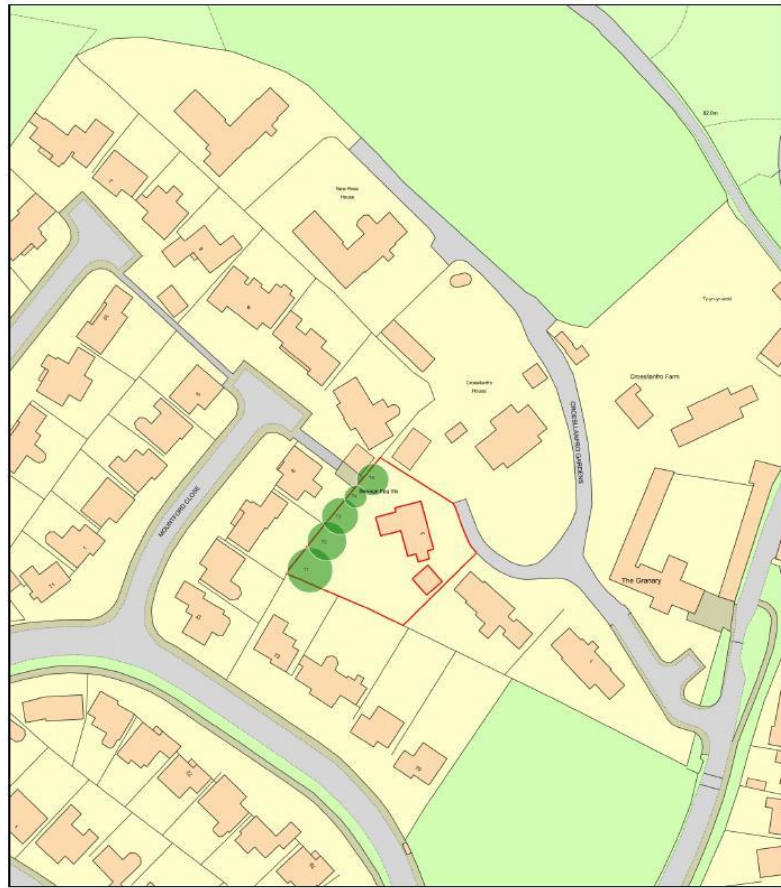
T2-Beech



T3 Beech-compression forks, included bark.



T4/5



0 50
Metres



PLAN 1.

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