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S1489-J2-R2

REPORT

on trees at

Ravensburgh, Hexton, Hitchin, SG5 3JN



View of front boundary trees from Barton Road

John Cromar, Dip. Arb. (RFS), F. Arbor A.



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1 Introduction and Instructions

1.1

My instructions are in essence to report on the amenity contribution and safety of trees at Ravensburgh, Hexton, Hitchin, SG5 3JN on behalf of the owners Melanie & Sean McLoughlin. The trees are indicated on a sketch plan, ref: S1489-J2-P1 v2 appended, the basis for which was supplied by the client.

1.2

I made an inspection on 9th July 2025, and report as follows.

2 Sources and Documents

2.1

Ground level inspection.

According to British Geological Survey data, the subsoil underlying the site is West Melbury Marly Chalk Formation - chalk.

3 Statutory constraints

3.1

The site is within the administrative area of North Hertfordshire District Council.

The site stands within the Hitchin Conservation Area.

No information on Tree Preservation Orders is available on the local authority website.

4 Observations and appraisal

4.1 Tree data

The tree numbering is part of a larger cohort initially used in a previous report.

Tree number	Tree type	Height range (m)	Height (m)	Stem diameters (mm)	Comments	Spot	Urgency
G7	common ash	16–20	16.0	400, 375	Tree stands just outside (the road side of) the chain-link fencing. Remove dead wood. Trim branches to source on trunk arising around 4m above ground level previously truncated so as to form clearance above site. Reduce tip of the branch (to the left in the photograph) now lying above the newly built garage. The main cut should be about 9.5m above ground level where the stem measures about 120mm. NB the remaining side branches to be retained should first be tip-reduced, maximum cut size 60mm in diameter.	None	Medium
G8	English yews	5–10	10.0		Crown lift over the driveway to clear 3.5m. Remove ivy and treat at the base of the trees.	None	Low
G9	Leyland cypress 'Castlewellan'	11–15	11.0	<400	Group. No particular landscape function; more or less invisible from the road; remove, grind stumps to 250mm below ground level.	None	Low
10	Norway maple	11–15	15.0	375	Remove branch measuring about 120mm in diameter overhanging the road to source on trunk.	None	Medium
11	sycamore	16–20	18.0	*1100	Noticeably of low vitality with much scattered deadwood throughout the crown; heavily ivy invested; appears to be appears to have been affected by <i>Cryptostroma corticale</i> . Remove dead wood throughout crown and remove to source on trunk lowest cluster of 3no. branches overhanging the road. The branches measure about 120mm in diameter each. *Basal diameter.	None	Medium

Tree number	Tree type	Height range (m)	Height (m)	Stem diameters (mm)	Comments	Spot	Urgency
12	white willow	16-20	17.0	800, 400	Neglected pollard, once reduced to about 2m in height. Recommend reduce to about 4m in height. Trunks rather decayed; high conservation value.	None	High
13	sycamore	11-15	13.0	375	Prune to clear 5.5m over road, and 1.5m back from kerb-line.	None	Medium
14	sycamore	11-15	13.0	220, 220	Prune to clear 5.5m over road, and 1.5m back from kerb-line.	None	Medium
15	item				Any trees under the control of the owner not covered by specific items relating to road clearance above; prune to clear 5.5m over road, and 1.5m back from kerb-line.	None	Medium
16	purple plum				Outside CA. Untidy appearance. For ornamental reasons: prune to spread of about 5m, removing ungainly branches beyond main crown spread.	None	Low
17	domestic apple	<5		<300	Dieback noted; likely cankered. Remove including stump.	None	Low
18	purple plum	<6		<250	Unthrifty; suppressed. Remove; grind stump to 250mm below ground level.	None	Low
19	English yew	<6		Multi-stem	Very poor form; remove; grind stump to 250mm below ground level.	None	Low
	item				All trees: cut ivy at base of trees and treat or grub out ivy roots to prevent ivy getting established in the crowns of trees and preventing proper inspection in the future.	None	

URGENCY RATING:

"very high" – immediate, "high" - within 2 months, "medium" - within 12 months, "low" - within 24 months.

5 Photos



Views of trees





Views of trees





Views of trees



6 Appraisal

6.1

The tree cohort *en masse* makes a significant contribution to the nature of the site and to the local character of the Conservation Area.

6.2

The individual works will not materially alter the local character of the Conservation Area. The works are necessary both for safety and routine maintenance reasons and to accommodate certain trees to the new conditions on site entailed by the implementation of the consented development.

7 Conclusions

7.1

Some tree management is considered necessary. This report entails support for the works as appropriate. The character of the Conservation Area will not be harmed by the proposed works.

8 Recommendations

8.1

All tree work should be carried out to BS 3998: 2010 'Tree Work - Recommendations'. The Wildlife and Countryside Act 1981 protects with certain exceptions all birds and their nests. It is an offence to destroy such nests or take or injure such birds in the course of tree works operations.

8.2

If a tree is a bat-roost, a licence to work on the tree must first be obtained from the relevant Statutory Nature Conservation Organization (in England: Natural England 0845 601 4523.) Acting without a licence is likely to be justifiable only in acute emergencies threatening human life and where all other legally available option such as footpath diversion, fencing and warning signs cannot be applied.

8.3

Conservation Area restrictions do apply and therefore a formal notification of intent should be given to the local planning authority and the notification period allowed to expire, before carrying out work to any such protected trees.

9 General

9.1

All trees growing close to life and property require regular inspection and sometimes maintenance, to ensure conflict between the arboreal and human spheres of existence is avoided. A basic annual inspection should be carried out by the landowner. An inspection by a properly qualified and experienced arboriculturist, such as a Fellow of the Arboricultural Association should be instructed, if there is cause, for example if obvious deterioration, gale or other damage has taken place, or fungal fruiting bodies (mushrooms or bracket-type) appear on or close to any tree.

Dated: 15th August 2025

Signed:

A handwritten signature in black ink, appearing to read 'John C. M. Cromar', with a stylized flourish at the end.

John C. M. Cromar,

Dip.Arb.(RFS), F.Arbor A.

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10 Limitations

10.1

Copyright is retained by the writer. This is a report for the sole use of the client(s) named above. It may be copied and used by the client only in connection with the subject of the instructions. Its reproduction or use in whole or in part by anyone else without the written consent of the writer is expressly forbidden. Any appended schedule of tree work, and any plan, may, without the written consent of the writer, be reproduced to contractors for the sole purpose of tendering.

10.2

This is not a subsidence management or subsidence risk assessment survey. This can be provided but a further fee is payable. Whilst comments relating to matters involving built structures or soil data may appear, any opinion thus expressed should be viewed as qualified, and confirmation from an appropriately qualified professional sought. Such points are usually clearly identified within the body of the report.

10.3

It will be appreciated, and deemed to be accepted by the client, that inherent in tree inspection is assessment of the risk associated with trees close to people and their property. Most human activities involve a degree of risk, such risks being commonly accepted if the associated benefits are perceived to be commensurate. Risks associated with trees tend to increase with the age of the trees concerned, but so do many of the benefits.

10.4

Recommendations will therefore be formulated on the basis of:

1. The arboricultural considerations- safety, good practice and aesthetics.
2. The cost-benefit analysis (cost being in terms of amenity) of measures needed to avoid the threat of all damage and/or injury.

11 Schedule

This section and the plan together constitute the core of the formal notification of intent to carry out tree work in a Conservation Area.

Works to trees at Ravensburgh, Hexton, Hitchin, SG5 3JN.

Please read in conjunction with plan S1489-J2-P1 v2 appended.

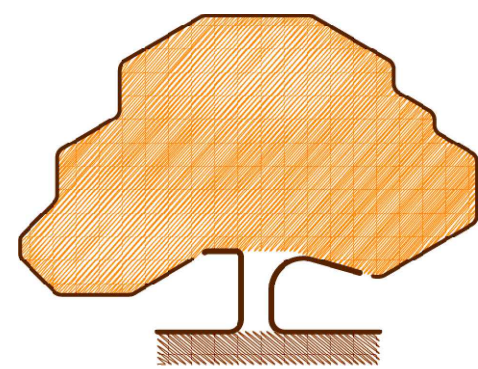
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13	sycamore	11–15	13.0	375	Prune to clear 5.5m over road, and 1.5m back from kerb-line.
14	sycamore	11–15	13.0	220, 220	Prune to clear 5.5m over road, and 1.5m back from kerb-line.
15	item				Any trees under the control of the owner not covered by specific items relating to road clearance above; prune to clear 5.5m over road, and 1.5m back from kerb-line.
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Tree number	Tree type	Height range (m)	Height (m)	Stem diameters (mm)	Comments
18	purple plum	<6		<250	Remove; grind stump to 250mm below ground level.
19	English yew	<6		Multi-stem	Remove; grind stump to 250mm below ground level.

NOTES:

All tree work should be carried out to BS 3998: 2010 'Tree Work - Recommendations'. The Wildlife and Countryside Act 1981 protects with certain exceptions all birds and their nests. It is an offence to destroy such nests or take or injure such birds in the course of tree works operations. If a tree is a bat-roost, a licence to work on the tree must first be obtained from the relevant Statutory Nature Conservation Organization (in England: Natural England 0845 601 4523.) Acting without a licence is likely to be justifiable only in acute emergencies threatening human life and where all other legally available option such as footpath diversion, fencing and warning signs cannot be applied.

12 Plan



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DRG. NAME
**TREE SAFETY
SURVEY**

NOTES
Do not use for setting out purposes.
All dimensions to be checked on site.
Any scale referenced below applies **ONLY** when plan
printed at ISO A1 size.
The original of this drawing was produced in colour - a
monochrome copy should not be relied upon.
TEXT
FOR FULL DETAILS PLEASE SEE
REPORT

BASED ON
JRT ARCHITECTURAL DESIGN DRG.
NO.: MML/2024-01/10 SUPPLIED

SITE ADDRESS
Ravensburgh, Hexton, SG5 3JN

DRG. REF. S1489-J2-P1	REV. NO. v2
SCALE & SIZE 1:200 @ A1	DATE 15-Aug-25
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