



17 Dene Road Northwood, HA6 2BS

(Arboricultural Method Statement [AMS])

**London Borough of Hillingdon
Planning Condition No. 11**

(Ref. 101 987)
Date: 04/02/2025

Update: 09/10/2025
Ref: 101 160

Prepared by:
Russell Ball BSc. (Hons.), P.G. Dip. LM, CBiol., MRSB

Royal Society of Biology *Chartered Biologist*
International Society of Arboriculture *Certified Arborist*
LANTRA Approved *Professional Tree Inspector*

Mobile: 078844 26671

No. 1 Landford Close, Rickmansworth, WD3 1 NG

Email: russell@arboleuro.co.uk

www.arboleuro.co.uk

1.0 INSTRUCTIONS

We have been instructed to discharge the Hillingdon Council (HC) planning condition no. 11 (see below). This follows full-grant of the development at this site for which the Merewood ACS Arb. Impact Assessment (Rev D and dated March 2023) was used. Correspondingly, we have used this reporting as the base line from which to produce our revised Tree Protection Plan. **NB** We were not involved in the above original planning application.

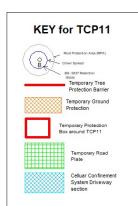
We visited the site with developer on 24th 2025 to view the site entrance off Foxdell, where we identified an additional tree to be surveyed (see section 2.1). Also during on-site discussions, it was made clear that the purposes of the development and this AMS report, the site will be divided into Phase 1 and Phase 2. The latter phase has been grey-shaded on the appended TPP and will be fenced-off (incorporating the welfare hut) whilst the Phase 1 section of the site is being developed for Plot 1 and 2. This AMS therefore only deals with Phase I and Plots one and two.

Condition 11: Notwithstanding the tree protection measures specified in the documents titled 'Arboricultural Implications Assessment', Rev C dated 20.02.2024, 'B.S.5837 Arboricultural Method Statement', Rev C dated 21.02.2024, and 'Tree Protection Plan Rev. D, dated February 2024, (all prepared by Merewood Arboricultural Consultancy Services), revised tree protection measures shall be submitted for approval. These revised documents shall include further details of the methods proposed to ensure that the root protection areas of the trees adjacent to the proposed access from Foxdell are suitably protected. The development hereby approved shall be carried out in accordance with the approved details. REASON To ensure that trees and other vegetation can and will be retained and not damaged during 73243/APP/2022/2535 5 of 13 PDECSTD (ODB 2022) construction work and to ensure that the development conforms with Policy DMHB 14 of the Hillingdon Local Plan Part 2 (2020).

October 2025 Update:

We have been asked to comment on the cross-over/drive passing near the Black Pine TCP11. Specifically, this is to address the concerns from the HC Tree Officer as set out below:

'From the plans, they are going to put a heavy-duty road-plate [green-hatched] over the footpath area to protect that section of Root Protection Area. They show this as only covering the footpath section and do not mention how they plan to deal with the kerb level change within this protection?'



AEC Ltd. comments:

Firstly, this heavy-duty road-plate was specified to protect the public-realm footway from (underlying soil) compaction from construction vehicles. Rationale: the area under this plate is within the Root Protection Area of TCP11.

Secondly, once the construction has been completed, a new drive over this public footway section will be created into the site passing by the aforementioned tree. See more details in section 4.4. of the appended AMS.

2.0 OBSERVATIONS, CONCLUSIONS AND RECOMMENDATIONS

2.1 Black Pine We noted that this Foxdell *public-realm* pine TPC11 was not plotted on the Merewood ACS Tree Protection Plan. Therefore, for the purposes of Condition no. 11 this was surveyed (see photo below & tree survey at appendix 4) and correspondingly plotted on our TPP.



2.2 Root Protection Area (RPA) incursion and trunk protection:

2.2.1 Black Pine TPC11: During the development, a pinned heavy-duty road-plate should be placed on the tarmac footway (that is within the RPA of this tree). Importantly, this should be installed before any further site development works begin. Furthermore, to provide trunk protection for TPC11, a temporary tree box should be installed: heavy-duty ply-board sheeting (see example below). Again to be installed before any further site development works begin.

Photo to show *example* braced heavy-duty ply-board sheeting Tree Protection Box that would be used around TPC11



2.2.3 No-dig entrance into the site (shaded blue cross-hatched on the appended TPP): As this is within the RPAs of both the oak T92 and Deodar Cedar T94 this section has already been laid using an above-ground base layer of Cell-Web (see section 4.2 of the appended AMS). Information as provided by the developer during the aforementioned site visit.

2.2.4 Welfare hut base: This has already been installed as a concrete base and is outside the RPAs of the Deodar Cedar T94, Pine TPC11, Norway Spruce T105, Yew T108 and Silver Birch T109.

2.3.5 Car parking bays: These are also outside the RPAs of the Deodar Cedar T94, Pine TPC11, Norway Spruce T105, Yew T108 and Silver Birch T109.

3.0 HILLINGDON COUNCIL (FOXDELL RPA) PLANNING CONDITION No. 11

In our opinion, this AMS effectively discharges the aforementioned Condition as relating to RPA protection of trees adjacent to the access from Foxdell.

Russell Ball BSc. (Hons.), P.G. Dip. LM, CBiol., MRSB.
Technical Director: Arbol EuroConsulting Ltd.
Royal Society of Biology **Chartered Biologist**
International Society of Arboriculture **Certified Arborist** (ID: UI-1287A)
LANTRA Approved **Professional Tree Inspector** (Ref: HO00178227 504187)

No. 1 Landford Close Rickmansworth WD3 1 NG
Mobile: 078844 26671
Email: russell@arboleuro.co.uk

APPENDIX 2

CONDITION 11 - TREE PROTECTION PLAN

(see appended to the report)

NB The original of this plan was produced in colour – a monochrome copy should not be relied upon.

APPENDIX 3

ARBORICULTURAL METHOD STATEMENT

1 page

ARBORICULTURAL METHOD STATEMENT (AMS)

Site: 17 Dene Road Northwood HA6 2BS

To be read in conjunction with the appended Tree Protection Plan (TPP)

NB The original of this plan was produced in colour – a monochrome copy should not be relied upon.

This AMS lays down the methodology for any demolition and/or construction works that may have an effect upon trees on and adjacent to this site. It is essential within the scope of any contracts - related to this development - that this AMS is observed and adhered to. It is recommended that this document forms part of the work schedule and that specifications are issued to the building contractor(s) and these must be used to form part of their contract.

Consulting Arborist contact details: Russell Ball – mob. No. 078844 26671

SEQUENCE OF WORKS

From commencement of the subject development, the following methodology will be implemented in the manner and sequence described:

1. Arboricultural pruning and/or removal works
2. Erect Tree Protection Barriers (TPBs)
3. Install *temporary* ground protection (TGP): **before** any construction works begin on-site.
4. Main construction works.
5. Remove temporary tree protection barriers, tree protection box and road-plates

1. ARBORICULTURAL PRUNING AND/OR REMOVAL WORKS

1. None required.

2. ERECT **TEMPORARY** STAKED TREE PROTECTION BARRIERS (TPBs)

1. Yet to be installed as per the approved Merewood ACS Arb. Impact Assessment report.

3. INSTALL **TEMPORARY** (ANTI SOIL-COMPACTION) GROUND PROTECTION (TGP)

1. Prior to construction install the TGP as per the approved Merewood ACS Arb. Impact Assessment report.

4. MAIN CONSTRUCTION WORKS

1. See measures as set out in the approved Merewood ACS Arb. Impact Assessment report.
2. Prior to any development works, install a Tree Protection Box around the trunk of TCP11. See red box plotted on the appended TPP.
3. Prior to any development works, install pinned heavy-duty road-plates on the tarmac footway next to TCP11. See green-hatched on the appended TPP.
4. Once the construction has been completed, a new drive section over the public footway will be installed into the site passing by TCP11.

4.1 The kerbstone sections - green outlined below - will be lifted and so as not to disturb or damage any underlying TC11 roots, this kerbstone removal will be carried out using only hand-tools (e.g. a pickaxe and mattock).

4.2 From this section of removed kerbing back into the site, the footway tarmac *surfacing* will be taken up using a pneumatic drill with tarmac sections removed using a mattock and rakes: to reveal the underlying Type 1 base. To match-in with the recently installed *on site* Cell Web (CW) driveway section (see 2.2.3 above) this will be sloped-up to meet this CW section and also sloped-up to match-in with the footway section on the right-hand side of TCP11 (as viewed in photo).

Photo. from Feb. 2025.



5. REMOVE TEMPORARY TREE PROTECTION BARRIERS, TREE PROTECTION BOX, ROAD-PLATES AND TGP

1. These to be removed once the development has been completed and all construction vehicles have been removed off site.

APPENDIX 4
TCP11 - TREE SURVEY
1 page

SITE:	17 Dene Road Northwood, HA6 2BS									
CLIENT:	GAVACAN HOMES									
BRIEF:	CARRY OUT A PHASE II ARBORICULTURAL IMPACT ASSESSMENT ON TREES ADJACENT TO THE FOXDELL ENTRANCE									

SURVEYOR:	R. BALL
ASSESSMENT DATE:	24 TH JAN. 2025
VIEWING CONDITIONS:	SUNNY
JOB REFERENCE:	101 987/101 112

PAGE: 1 of 1

TREE HEDGE GROUP NO.	SPECIES (COMMON NAME)	AGE RANGE/ LIFE STAGE	HEIGHT (m)	RADIAL CROWN SPREAD (m)				CROWN CLEARANCE & DIRECTION OF GROWTH (m)	STEM/ MULTI- STEM* DIA. (mm)	VITALITY	COMMENTS/STRUCTURAL MORPHOLOGY	PRELIMINARY MANAGEMENT	CATEGORY & SUB- CATEGORY GRADING BS 5837	BS 5837 RPA RADIUS (m)	BS 5837 RPA (m ²)
				N	E	S	W								
TCP 11	Black Pine	EM	24+	4	8	6	7	9.0	720	N	Unbalanced crown due to competing deodar cedar to the north but otherwise a significant tree that provides important public visual amenity	Remove low-crown deadwood NB This is a public-realm tree	B1	8.6	234.5

THIS TREE PROTECTION PLAN MUST BE READ IN CONJUNCTION WITH THE ARBORICULTURAL METHOD STATEMENT THAT ACCOMPANIES THE TREE REPORT (IN APPENDIX 3)

NOTES

1. As the base plan the Merewood ACS Arb. Impact Assessment (Rev D and dated March 2023) has been used.
2. For the LPA Condition 11, we have plotted TPC11.
3. TPP realigned as previously plotted through the neighbour's garden.

Arbol EuroConsulting

1 Landford Close Rickmansworth WD3 1NG

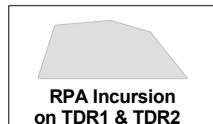
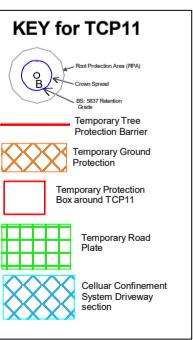
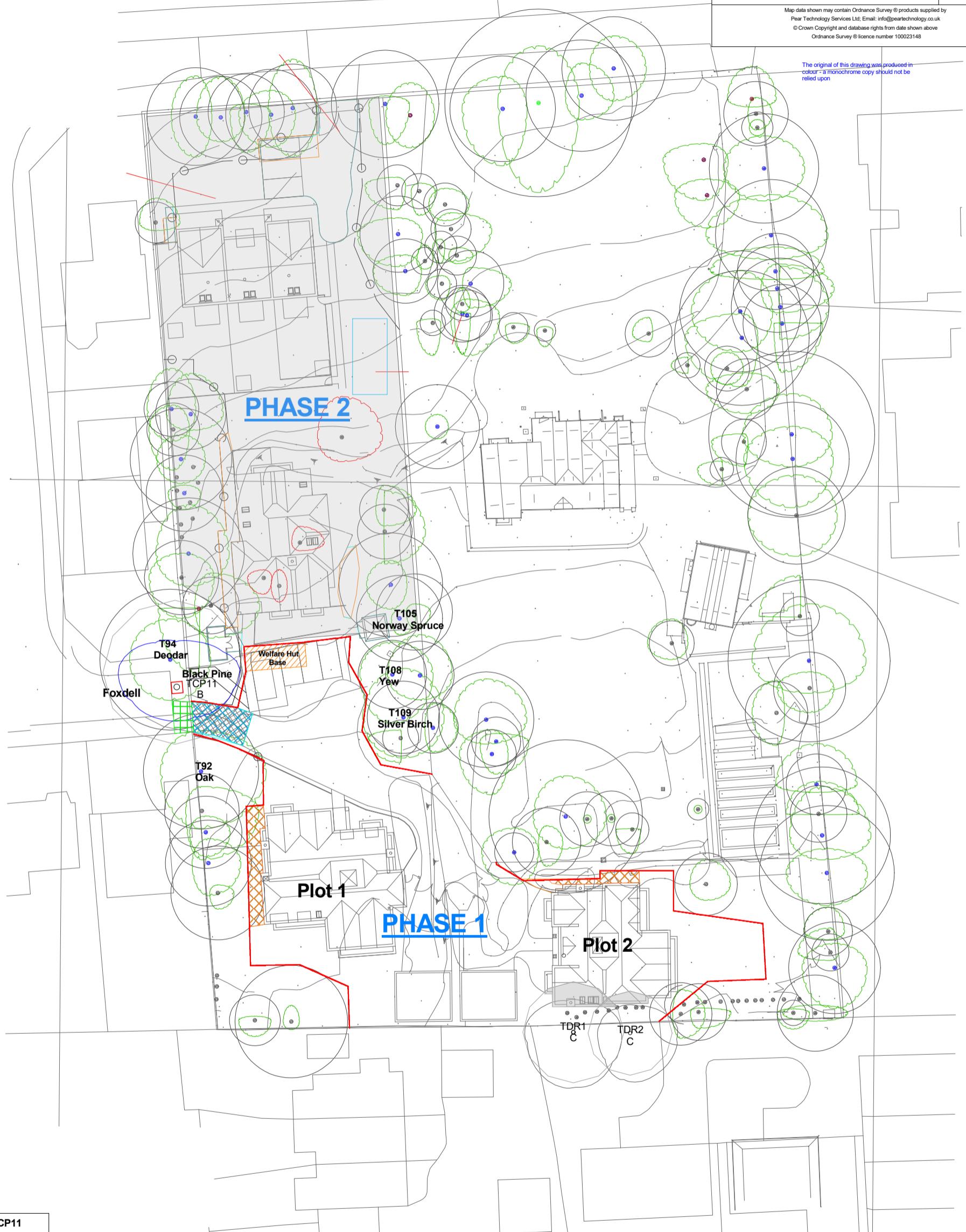
**17 Dene Road N/wood
Condition 11 (Foxdell)**

SCALE : 1 : 500 @ A3 DATE : 06/10/2025
MAP FILENAME : 101 987



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colour - a monochrome copy should not be
relied upon



5m 10m 15m 20m
SCALE BAR