Arboricultural Impact Statement
(Prepared in accordance with BS5837:2012 – Trees in relation to design, demolition and construction)

Site Address: 29 BIGGIN LANE, RAMSEY, PE26 1NB
Planning Reference: 25/00944/HHFUL
Date: 01/09/2025
Prepared by: Craig Lynch

1. Introduction

This statement has been prepared to identify any potential arboricultural impacts arising from the proposed development at the above address. It is based on a survey of trees in and adjacent to the site, and follows the guidance set out in BS5837:2012.

2. Tree Constraints

All trees were assessed in terms of their Root Protection Areas (RPAs) and canopy spreads, as defined by BS5837. The proposed development has been carefully designed so that:

- No part of the development footprint encroaches within the RPAs of any retained trees.
- No above-ground structures (including building footprint, hardstanding, or boundary treatments) will impact tree canopies.
- No tree works are required to facilitate the proposals.

3. Arboricultural Impact Assessment

As the development is located wholly outside the RPAs and canopy spreads of all retained trees, **there will be no direct or indirect impact on the health, stability, or amenity value of trees on or adjacent to the site**.

4. Protection Measures

Standard precautions will be adopted to ensure trees remain unaffected, including:

- Installation and removal of any protective fencing or barriers in accordance with BS5837:2012.
- No storage of materials, plant, or spoil within RPAs.
- No level changes or excavation within RPAs.

5. Tree Location Plan and Tree Survey Table

A location plan of all trees and a summary table is supplied below in the APPENDIX.

Any trees previously removed via planning applications 25/00720/TRCA or 24/01343/TRCA have not been referenced in this location plan or survey.

6. Conclusion

The proposed development does not encroach into any Root Protection Areas or canopies. Therefore, the scheme presents **no arboricultural impact** and is fully compliant with the requirements of BS5837:2012.

Signed: 

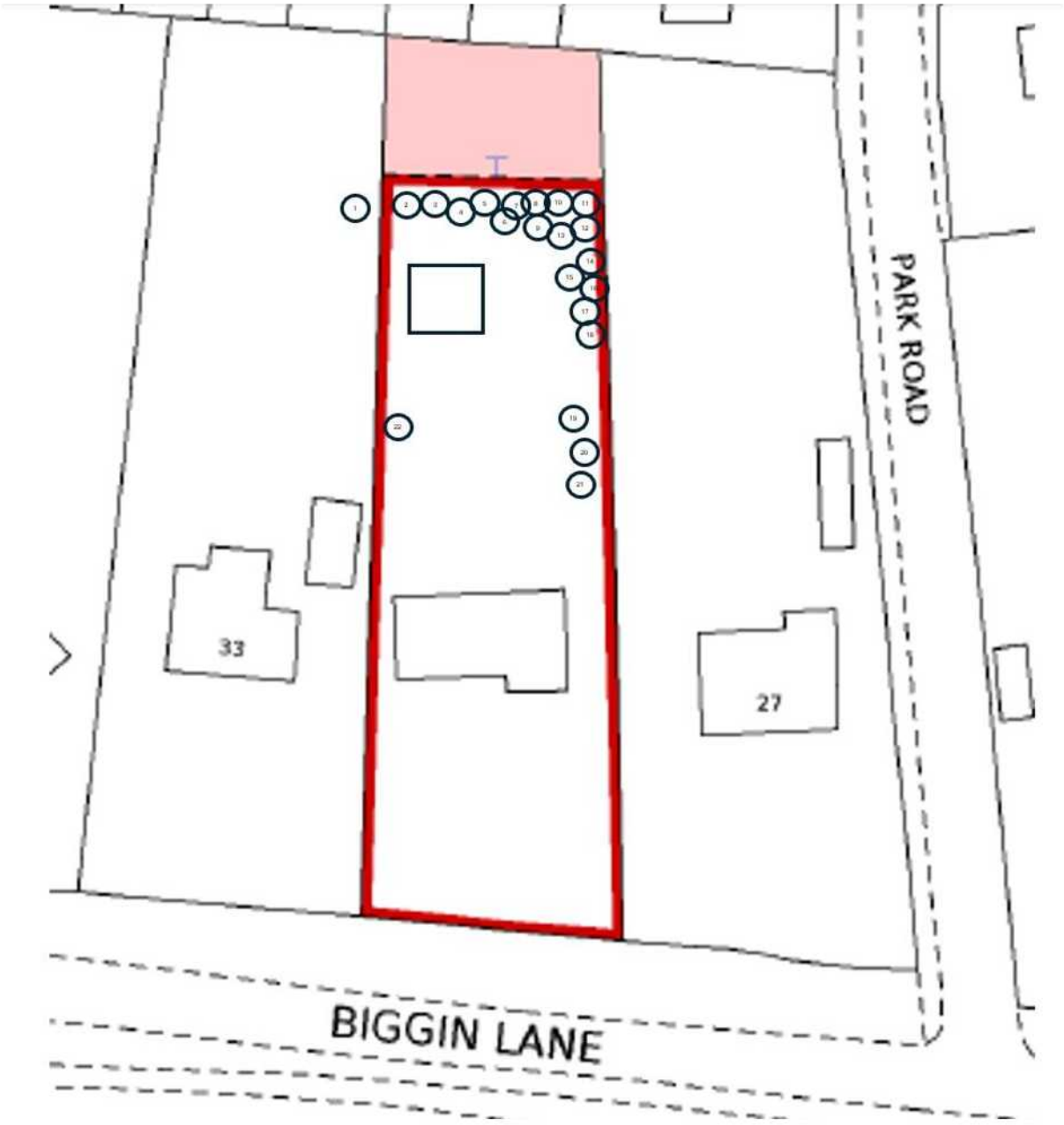
Name: Craig Lynch

APPENDIX

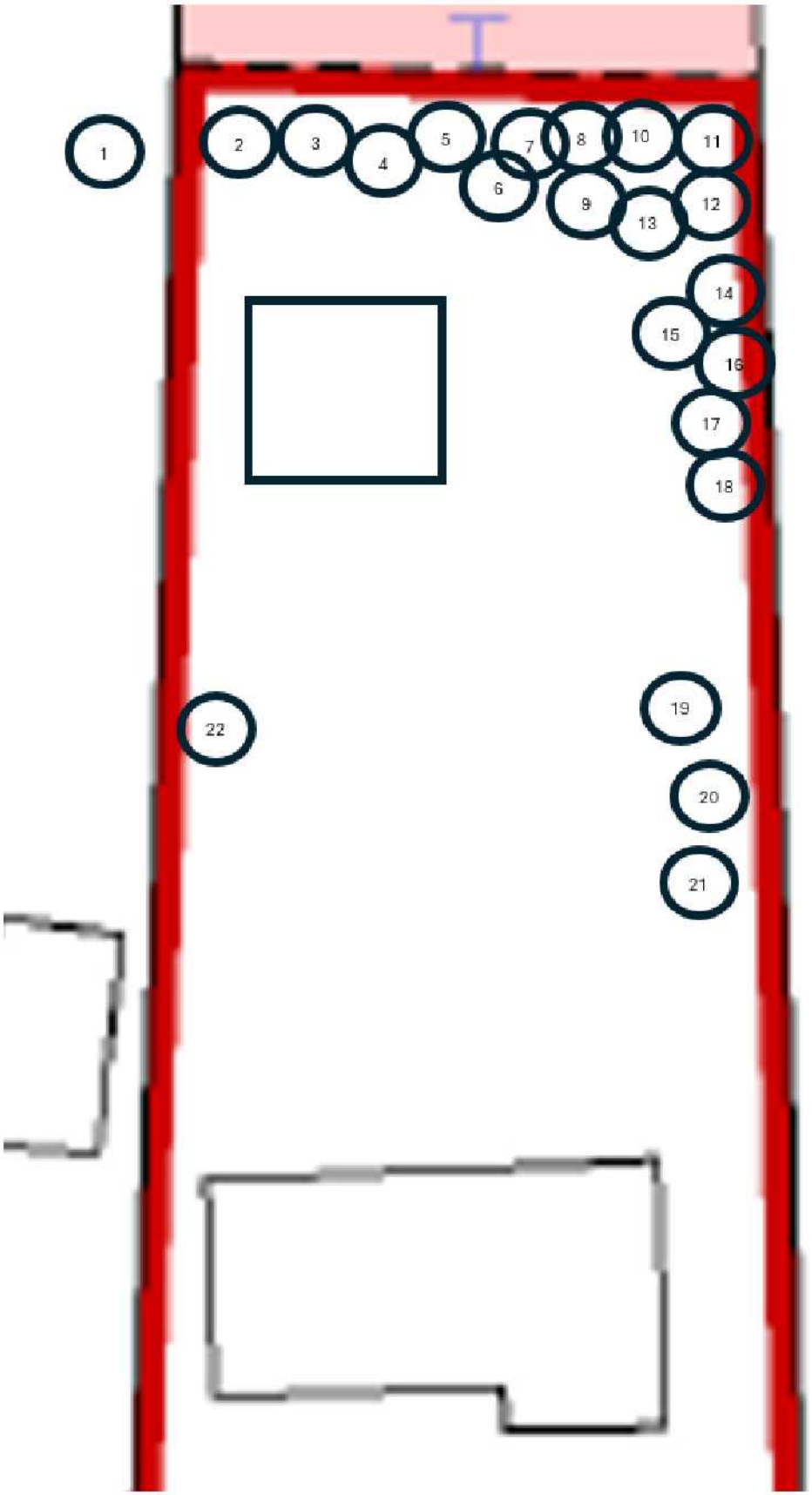
1. Site Plan

The tree location plan is shown in the diagrams below, with trees numerically annotated. Neither of these plans are to scale, they are for reference only.

Site Plan of 29 Biggin Lane – NOT TO SCALE



Zoomed Site Plan of 29 Biggin Lane – NOT TO SCALE



2. Tree Survey Table

Below is a summary table of all trees in the vicinity of the proposed development area. This has been calculated as per BS5837:2012. The proposed development does not encroach into any Root Protection Areas or canopies. Therefore, the scheme presents no arboricultural impact and is fully compliant with the requirements of BS5837:2012.

Tree Survey Table

Tree Number	Tree Diameter At 1.5M DBH (mm)	Actual Distance from Development (m)	Calculated RPA (DBH x 12/1000)
1	254	7.5	3.0
2	388	6.4	4.7
3	210	7.2	2.5
4	216	7.4	2.6
5	197	6.9	2.4
6	290	7.0	3.5
7	146	6.0	1.8
8	181	7.4	2.2
9	271	5.1	3.3
10	207	8.4	2.5
11	213	8.1	2.6
12	382	11.2	4.6
13	257	5.0	3.1
14	194	9.0	2.3
15	261	10.8	3.1
16	258	10.9	3.1
17	477	10.8	5.7
18	264	9.0	3.2
19	160	8.1	1.9
20	630	10.1	7.6
21	130	18.2	1.6
22	102	3.7	1.2