



Title:

Tree Hazard Assessment Report

Date:

14 April 2025

Site Address:

Cerne Abbas
46 The Avenue
Poole
BH13 6HF

Ref:

TS/33225/AC

Client:

Cerne Abbas Residents Association

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1.0 Terms of Reference

- 1.1 Trecall Consulting is instructed by the client to inspect the trees at the site and provide a preliminary report which recommends appropriate work to reduce risks to people and property.

2.0 Report Limitations

- 2.1 This report is based on arboricultural findings made at the time of the site visit. Details of my qualifications and experience in arboriculture are included in Appendix A.
- 2.2 The report is for the sole use of the client and was produced in line with the above terms of reference. It should not be used for any other purposes or by any other parties.
- 2.3 All trees within and immediately adjacent to the communal areas of the site were inspected visually and from ground level only unless otherwise stated. A sounding mallet and probe may have been used where appropriate but detailed internal investigation with decay detection equipment was not carried out. Inspection of trees on adjacent land is limited to what can be clearly seen from within the site and is aimed solely at identifying potential hazards to users of the site.

3.0 Introduction

3.1 Context

- 3.1.1 The Occupiers Liability Acts (1957 and 1984) require that premises, including the trees, are kept reasonably safe for residents, employees, guests and visitors.
- 3.1.2 The responsibility for the safety of trees rests with the site owner or the person who has control of tree management. A prudent approach to this issue can be demonstrated by routine inspections of all significant trees, carrying out all recommendations relating to safety of people and property.

3.2 Tree Inspection History

- 3.2.1 According to our records, the trees on site have been inspected by Trecall Consulting on a number of previous occasions and the following reports issued.

Trecall Reference	Report Date
TS/82123/SC	26 September 2023
TS/64723/SC	15 March 2023
SV/29222/SC	25 March 2022

Trecall Reference	Report Date
TS/41120/AL	1 September 2020
TS/56617/AL	23 June 2017
PI/42115/AL	2 April 2015
TS/33615/AL	3 February 2015
TP/78113/AL	20 November 2013
PI/63913/AL	2 July 2013
TS57813AL	22 March 2013
TS/79110	13 October 2010
TS/37909	9 March 2009

3.2.2 The latest inspection, which is the subject of this report, was carried out on 24 March 2025.

3.3 Statutory Tree Protection

3.3.1 According to the BCP Council website, which was checked on 14 April 2025, the site is covered by two area tree preservation orders (TPO) dating from 1951 and 1982. The orders protect all trees that were present at those times and so the later order effectively supersedes the earlier one. A number of trees within Evesham Court and Wellwood Close, to the north of the site are also protected by later orders. The site is not shown to be within a conservation area.

3.3.2 Proposed work to any tree which is protected by a TPO must be submitted as an application to the local planning authority (LPA). The application process takes up to eight weeks and the LPA then issue a decision granting or refusing consent as they consider appropriate.

4.0 Survey Findings

4.1 Notable issues and an appraisal of their significance in respect of either tree safety or general management are recorded in the tree schedule in Appendix C. Trees for which there are no notable issues are not recorded.

4.2 Most of the issues identified are matters of routine maintenance, though there are some trees – T11, T19 & T23 – where pruning is required to prevent failure so is more critical in terms of safety.

5.0 Recommendations

5.1 Tree Work

5.1.1 The tree work schedule in Appendix C includes all the work, identified by the current inspection, which needs to be addressed before the next recommended inspection. Apart from the removal of dead wood from T122, all of the pruning work identified requires consent from the LPA and Trecall

Consulting can submit the necessary application on behalf of the client, if requested.

- 5.1.2 All work specified in this report should be carried out by qualified arboricultural contractors working to industry best practice and in accordance with BS 3998:2010 'Tree work – Recommendations'. All tree management work must take account of the Wildlife and Countryside Act, 1981, as amended by the Countryside and Rights of Way Act 2000, and the Conservation of Habitats and Species Regulations 2017. This legislation makes it a criminal offence to disturb the nests and to injure or kill nesting birds or bats.

5.2 Monitoring & Re-inspection

- 5.2.1 Tree health and condition can change over time and be affected by the environment; therefore, regular periodic inspections are needed to ensure any changes are identified and appropriate, timely action taken.
- 5.2.2 The trees within the site are recommended to be re-inspected in summer 2027.
- 5.2.3 In the event of high winds, floods or other climatic extremes all trees should be checked for obvious signs of problems. Changes to the trees should be noted, including uplifted roots, raised soil around the tree base and cracked or broken branches that are suspended in the crown. Where any problems are identified or suspected, Trecall Consulting should be contacted for further advice.

Andrew Cleaves MArborA

Principal Arboricultural Consultant



Appendix A: Qualifications and Experience

Andrew Cleaves

BA(Hons), Dip Arb L6 (ABC), MArborA

Andrew has achieved the Awarding Body Consortium Level 6 Diploma in Arboriculture, which is endorsed by the Royal Forestry Society and is the premier qualification within the arboricultural profession. He also holds the Royal Forestry Society Certificate in Arboriculture, the Arboricultural Association Technician's Certificate in Arboriculture and the LANTRA professional tree inspection certificate. He is a Professional member of the Arboricultural Association.

He has worked in the arboricultural industry for over 15 years, beginning at Bournemouth Borough Council where he was part of the development management team providing advice and guidance regarding trees and construction and dealing with all aspects of the management of protected trees.

In 2015 Andrew joined Trecall Consulting as an Arboricultural Consultant, bringing his public-sector planning and enforcement expertise to the private sector.

The information presented in this report is based on the information provided and site observations. Conclusions and recommendations are the result of experience within the arboricultural industry.



Appendix B: Site Plan

See attached plan



Appendix C: Tree Work Schedule

Key:

- **Tree No** – Refer to site plan for tree locations.
- **Species** – Identifies the tree as clearly as possible according to common or botanical name.
- **Life Stage** – Estimated development stage of the tree, based on age and species and chosen from the following categories;
 - **Young:** Tree which is only recently planted
 - **Semi Mature:** Tree which is established but still in the first phase of its safe useful life
 - **Early Mature:** Tree in the second phase of its safe useful life, still with significant capacity for future growth
 - **Mature:** Tree in the final phase of its safe useful life, with no significant capacity for future growth
 - **Over Mature:** Tree nearing the end of its safe useful life expectancy
- **Observations & Appraisal** – Notable issues / observations and an assessment of their significance.
- **Recommendations** – Tree work identified as necessary to reduce risks to people and property or to aid tree development.
- **Timescale** – Timescale within which work should be carried out, assessed using size of defects, likelihood of failure and likelihood of injury/damage if failure occurs. The following categories are used;
 - **Urgent** – Reserved for the most serious issues where failure is likely to be imminent and work needs to be carried out as soon as possible
 - **1 month** – Work to prevent failure where serious damage may not be inevitable, perhaps because access to an area can be excluded, but it still needs to be carried out quickly
 - **6 months** – Routine work where there is a moderate chance of damage and / or where seasonal considerations are relevant, such as stormy weather or bird-nesting
 - **12 months** – Routine work where there is only a low chance of damage occurring and no seasonal considerations
 - **n/a** – Used for work identified for reasons other than safety that can be carried out when convenient (though delays can lead to other problems)

Tree Work Schedule

Tree No	Species	Observations & Appraisal	Recommendations	Work priority
3	Beech	Close to adjacent store building – touching roof. Rope tightly attached to stem to support adjacent tree. Potential damage to tree and/or building from contact during stormy weather. Potential damage to stem through constriction of vascular system.	Prune to give 2m clearance from building. Remove rope –adjacent tree should be supported using stake if necessary.	6 months
6	Western red cedar	Low over drive. Potential damage to tree and/or vehicles.	Prune to give 3m clearance above drive.	6 months
8	Holly	Low over pavement. Potential injury to users.	Prune to give 2.5m clearance above pavement.	6 months
11	Beech	Two stems from near ground level. East stem leans severely over pavement and reaches edge of road. The length and slenderness of the stem means that it has an increased likelihood of failure at the stem union, which could result in serious injury.	Prune stem back to a suitable growth point near to outer edge of pavement.	6 months
15	Strawberry tree	Low over pavement. Potential injury to users.	Prune to give 2.5m clearance above pavement.	6 months

Tree Work Schedule

Tree No	Species	Observations & Appraisal	Recommendations	Work priority
19	Strawberry tree	<p>Lowest branch on south side is split. Next branch up has a bulge near attachment point. One-sided crown growing far over drive. Large amount of young growth on lower stem and ascending high shoots.</p> <p>The split branch has an increased likelihood of failure. The branch with a bulge probably has an internal crack, increasing its likelihood of failure. There is generally excessive end weight on branches. The new growth suggests that the tree still has good vitality so will respond well to pruning.</p>	Reduce branches overhanging drive by 4m approx. to centre of drive.	6 months
23	Deodar	<p>Low pendulous branch over drive. Poor form and ribbing near attachment point.</p> <p>The branch does not appear to be stable and the stress on its attachment point will increase as it continues to grow further out over the drive.</p>	Remove branch.	6 months
33	Lawson cypress	<p>Low over pavement.</p> <p>Potential injury to users.</p>	Prune to give 2.5m clearance above pavement.	6 months
61	Beech	<p>Large old tear out wound on north side of stem.</p> <p>Wound may represent a point of weakness on the stem if the internal wood is decayed.</p>	Inspect again using ladder for access and microdrill to analyse integrity of remaining wood.	6 months
122	Monterey cypress	<p>Dead wood over parking bay.</p> <p>Potential injury/damage to users/vehicles.</p>	Remove all dead wood greater than 50mm diameter or 50cm length.	6 months

Tree No	Species	Observations & Appraisal	Recommendations	Work priority
166	Strawberry tree	Multiple leggy stems, some already reduced. Close to lamp column. Potential failure of stems and obscuring of streetlight.	Reduce remaining stems in keeping with others.	6 months
167g	Ash	Recently planted. Stakes and ties still in place – ties tight around stems. Tight ties can result in damage to stems and vascular system.	Remove stakes and ties.	6 months





T11



T19



T23

Appendix D: Select Bibliography

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Revision	Comments	Date
-	First issue	



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