

Arboricultural Assessment
(Tree survey)

To assess the trees

On the site at

West Gate House
Drogheda
Co. Louth

March 2025



Arboricultural
ASSOCIATION

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PART ONE – ARBORICULTURAL ASSESSMENT

Introduction

The purpose of this report is to set out the findings following the inspection of trees on site at, **Westgate House, Drogheda, Co. Louth** and set out their condition. The survey work was undertaken 10th March 2025 by the undersigned a qualified arboricultural consultant. The term of reference for the report is a submission as part of a planning application on the site. The following categories have been used within the tree report tables and, where appropriate, the criterion used to define each category is defined.

- **Tree No.** : refers to the identification tag attached to a tree [also identified as such on the accompanying survey drawings]
- **Species** : refers to the common and scientific name given to the tree.
- **Stem diameter**: refers to the diameter of the tree stem in millimetres, as measured at 1.5 metres above ground level and above the root flare for multi-stemmed trees.
- **Height** : refers to the total height of the tree in metres. (Heights measured with a TruPluse® 200)
- **Crown spread** : refers to the width of the crown in metres, measured at each cardinal point on the compass. [Dimensions marked with # are estimates as per 4.4.2.6 c) – BS 5837:2012]
- **Condition** : refers to the physiological condition of the tree as a whole described as:
 - Good** – Full healthy canopy but possibly including some suppressed or damaged branches
 - Fair** – Slightly reduced leaf cover, minor dead wood or isolated major dead wood
 - Poor** – Overall sparse leafing or extensive dead wood
- **Age** An estimation of the age of the tree described as;
 - V- Veteran, trees, which by recognized criteria, show features of biological, cultural or aesthetic value that are characteristic of, but not exclusive to individuals surviving beyond the typical age range for the species concerned.
 - OM – Over Mature, trees reaching the end of their life, in decline and senescent.
 - M – Mature, fully grown, with only small annual increments.
 - EM – Early Mature, one-third to two thirds of total life expired.
 - Y – Young, recent planting, with up to one third of total life expired.

- **Remarks:** Descriptive comments about the health (physiological) or form (structural) of the tree, its environment or external influences and may include preliminary management recommendations.

Category grade

- **U** -Those trees in such a condition that any existing value would be lost within 10years and which should be in the correct context, be removed for reasons of sound arboricultural management.
- **A** -Those trees of a high quality and value in such a condition as to be able to make a substantial contribution.
- **B** - Those trees of a moderate quality and value in such a condition as to be able to make a significant contribution.
- **C**- Those trees of a low quality and value currently inadequate condition to remain until new planting could be established, or young trees with a stem diameter below 150mm
- **Estimated remaining contribution in years (ERC):** Expressed as less than 10, 10+, 20+, more than 40

Glossary of terms used:

Basal: The base of the tree close to the ground, (basal shoots are those emanating from the base).

Crown (canopy): The leaves and branches of a tree.

Epicormic : Pertaining to shoots or roots, which are initiated on mature woody stems; shoots may form in this way from dormant buds or they may be adventitious.

Scaffold Branch: The branches, which form the main framework of the crown of a tree with a decurrent growth habit.

Stub/peg: A short section of a branch, which may have, been left after previous pruning or storm damage.

Survey Results

Tree no. 037

Species Hornbeam (*Carpinus betulus*)

Height 9.0 metres

Stem Diameter 340mm at base

Crown spread N 5.4, S 3.8m, E 3.5, W 4.3

Age Mature

ERC 40+

Condition Good

Grade B

Remarks

The tree is growing in a shrub bed adjoining a tall retaining wall. It has a short stem which divides to form a canopy with multiple scaffold branches. It has dense ivy cover and some very minor deadwood. It has a dense branch structure forming its canopy which is typical of its species. The upper crown on the east side is level with the footpath. Branches have been pruned away from the footpath leaving truncated branches with epicormic shoots.

Assumptions and Limitations

This tree survey was carried out from the ground, no invasive or destructive evaluation techniques were used; all findings observations and recommendations are based on the knowledge and experience of the undersigned a qualified Arboriculturalist. Information contained in this report covers only those items that were examined and reflects the condition of those items at the time of the inspection.

Findings are based on a visual report from ground level only and it should be borne in mind it is subject only to faults visible at the time of inspection, certain pathogens only produce seasonal fruiting bodies and consequentially may not have been noted during this assessment.

All trees should be monitored on a regular basis for signs of defects and should be reported to a person qualified to diagnose them and to recommend treatment.

In the event of adverse weather conditions, there is the possibility of any tree, despite having a good report, falling over or suffering crown damage. In the event of a falling tree causing damage to residential or non residential buildings in their proximity, or to any person, any property public or private, or any mechanical vehicle or otherwise no liability will attach to this firm.

There is no warranty or guarantee, expressed or implied, that problems or deficiencies of the trees in question may not arise in the future. The author takes no responsibility for any actions taken by the landowner or their agents by reasons of this report unless subsequent contractual arrangements are made.

This report is intended solely for the benefit of the parties to whom it is addressed and no responsibility is extended to any third party for the whole or any part of its contents. All trees mentioned in this report should be subject to reassessment every two years to assess physiological and environmental changes.

PART TWO - ARBORICULTURAL IMPACT ASSESSMENT

General Description of Site and Surroundings

The site is located at Westgate House, a protected structure, built against the medieval Town walls. It is located at Narrow West Street junction with George's Street and Fr. Connolly Way. The part of the site is current being used as a car park. There is a shrub bed approximately 3.0 metres wide at the base of the retaining wall along Fr. Connolly way. There Hornbeam trees, include in the schedule together with other Hornbeam trees, seedling Ash, Willow and Sycamore with Bramble and ivy cover, as well as Berberis and Buddleia bushes. Near the existing building are self-seeded Sycamore and a Forsythia bush.

Description of Proposed Development

The development comprises the restoration, adaptation and extension of west Gate House.

Designations Relating to Trees

There are no Tree Preservation Orders on the site. There is no specific objective in the County Development plan to protect and preserve trees at locations within the site.

Implications of Proposed Development

The current proposal under consideration has the following impact on the existing trees.

(1) Direct Loss of Trees

A single tree will have to be removed due to a direct impact;
Summary Table of survey trees

Grade	Total No.	No. to be removed	% of all trees (1)
U (worst – remove)	0	0	0

Grade	Total No.	No. to be removed*	% of grade	% of all trees (1)
'V' Veteran	0	0	0	0
'A' (best quality)	0	0	0	0
'B' (moderate quality)	1	1	100%	100%
'C' (low quality)	0			
Total	1	1		100%

(2) Indirect Impacts

There are no indirect impacts

PART THREE - ARBORICULTURAL METHOD STATEMENT

Introduction

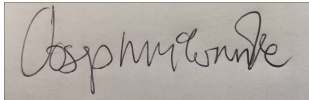
This document sets out the methodology for all proposed works that affect trees on and adjacent to the site. Compliance with this method statement will be a requirement of all relevant contractors associated with the development proposals. Copies of this document will be available for inspection on site. The developer will inform the local planning authority within twenty-four hours if the arboricultural consultant is replaced.

Root Protection Area

As no trees are being retained, no root protection measures are required.

Prior Notice and Tree removal

All necessary tree works are to be undertaken prior to the commencement of any other works on site. Trees must only be removed with the necessary licenses (*Forestry Act 2014*)¹ or permits. All necessary licenses and permits should be inspected by the appointed Consultant Arboriculturalist or Site Manager prior to commencement of works.



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March 2025

¹ Note that under the Forestry Act 2014, no felling licence will be required as the tree is located within the functional area of a borough district.