



# Arboricultural Impact Assessment Report

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**Site Location:** 13-23 Gibbons  
Street Redfern NSW

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**Prepared for:** Allen Jack + Cottier C/-  
Wee Hur Capital

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Urban Arbor Pty Ltd  
**Ref:** 19/07/10/13GSR  
**Date prepared:** 10 July 2019

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## **1. INTRODUCTION**

- 1.1 Urban Arbor have been instructed by Allen Jack + Cottier, on behalf of Wee Hur Capital, to provide an Arboricultural Impact Assessment Report for trees located at the site and adjoining neighbouring sites in relation to a proposed development.
- 1.2 Below is a list of all documents and information provided for assessment in this report;
  - A) Detail and Level Survey, L.T.S Lockley, 26 July 2018.
  - B) Architectural Plans, Allen Jack + Cottier, Issue 1 - 10 January 2019, Drawing Numbers; DA0001, DA0002, DA0003, DA0004, DA0005, DA1001, DA1002, DA1003, DA1004, DA1005, DA1006, DA2001, DA2002, DA2003, DA2004, DA2005, DA3001, DA3002, DA3003, DA3104, DA4001, DA4002, DA5001, DA5002, DA5003, DA5103, DA5104, DA5106.
- 1.3 The site and tree inspections were carried out on 5 July 2019. Access was available to the subject site and adjoining public areas only.

## **2. SCOPE OF THE REPORT**

- 2.1 This report has been undertaken to meet the following objectives.
  - 2.1.1 Conduct a ground level visual assessment of all significant trees located within 5 metres of development works from ground level. For the purpose of this report, a significant tree is a tree with a height greater than 5 metres.
  - 2.1.2 Determine the trees estimated contribution years and remaining, useful life expectancy and award the trees a retention value.
  - 2.1.3 Provide an assessment of the potential impact the proposed development is likely to cause to the condition of the subject trees in accordance with AS4970 Protection of trees on development sites (2009).
  - 2.1.4 Specify tree protection measures for trees to be retained in accordance with AS4970 Protection of trees on development sites (2009).

## **3. LIMITATIONS**

- 3.1 The observations and recommendations are based on the site inspections identified in section 1 only. The findings of this report are based on the observations and site conditions at the time of inspection.
- 3.2 All of the observations were carried out from ground level. The accuracy of the assessment of the subject trees structural condition and health is limited to the visibility of the tree at the time of inspection.
- 3.3 The tree inspection was visual from ground level only. No soil or tissue testing was carried out as part of the tree inspection. None of the surrounding surfaces adjacent to trees were lifted or removed during the tree inspections.

- 3.4 Root decay can sometimes be present with no visual indication above ground. It is also impossible to know the extent of any root damage caused by mechanical damage such as underground root cutting during the installation of services without undertaking detailed root investigation. Any form of tree failure due to these activities is beyond the scope of this assessment.
- 3.5 The report reflects the subject tree(s) as found on the day of inspection. Any changes to the growing environment of the subject tree, or tree management works beyond those recommended in this report may alter the findings of the report. There is no warranty, expressed or implied, that problems or deficiencies relating to the subject tree, or subject site may not arise in the future.
- 3.6 Tree identification is based on accessible visual characteristics at the time of inspection. As key identifying features are not always available the accuracy of identification is not guaranteed. Where tree species is unknown, it is indicated with an *spp.*
- 3.7 All diagrams, plans and photographs included in this report are visual aids only, and are not to scale unless otherwise indicated.
- 3.8 Alteration of this report invalidates the entire report.

## 4. METHODOLOGY

- 4.1 The following information was collected during the assessment of the subject tree(s).
- 4.1.1 Tree common name
  - 4.1.2 Tree botanical name
  - 4.1.3 Tree age class
  - 4.1.4 DBH (Trunk/Stem diameter at breast height/1.4m) - millimetres.
  - 4.1.5 Estimated height - metres
  - 4.1.6 Estimated crown spread (diameter of crown) - metres
  - 4.1.7 Health
  - 4.1.8 Structural condition
  - 4.1.1 Amenity value
  - 4.1.2 Estimated remaining contribution years (SULE)<sup>1</sup>
  - 4.1.3 Retention value (Tree AZ)<sup>2</sup>
  - 4.1.4 Notes/comments
- 4.2 An assessment of the trees condition was made using the visual tree assessment (VTA) model (Mattheck & Breloer, 1994).<sup>3</sup>

<sup>1</sup> Barrell, J. (2001), 'SULE: Its use and status in the new millennium' in *Management of Mature Trees proceedings of the 4th NAAA Workshop*, Sydney, 2001. Barrell.

<sup>2</sup> Barrell Tree Consultancy, *Tree AZ version 10.10-ANZ*, <http://www.treeaz.com/>.

<sup>3</sup> Mattheck, C. & Breloer, H., *The body language of trees - A handbook for failure analysis*, The Stationary Office, London, England (1994).

- 4.3 Tree diameter was measured using a DBH tape or in some cases estimated. Tree height and tree canopy spread was measured with a clinometer or in some cases estimated. All other measurements were estimations unless otherwise stated. The other tools used during the assessment were a nylon mallet, compass, camera and a steel probe.
- 4.4 All information was imported into our computerised geographical information system (GIS) PT-mapper pro. This software was used to measure/calculate all encroachment estimates included in this report.
- 4.5 All DBH measurements, tree protection zones, and structural root zones were calculated in accordance with methods set out in AS4970 Protection of trees on development sites (2009).<sup>4</sup>
- 4.6 Details of how the observations in this report have been assessed are listed in the appendices.

## 5. SITE LOCATION AND BRIEF DESCRIPTION

- 5.1 The site is located in the City of Sydney Local Government Area (LGA) and all trees at the site are subject to protection by the Sydney Local Environmental Plan 2013 (LEP)<sup>5</sup> and Sydney Development Control Plan 2012 (DCP).<sup>6</sup> The site is not located within a heritage conservation area or identified as a heritage item in the LEP maps.<sup>7</sup>

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<sup>4</sup> Council Of Standards Australia, *AS4970 Protection of trees on development sites* (2009).

<sup>5</sup> *Sydney Local Environmental Plan 2012*, <https://www.legislation.nsw.gov.au/#/view/EPI/2012/628>.

<sup>6</sup> *Sydney Development Control Plan 2012*, <http://www.cityofsydney.nsw.gov.au/development/planning-controls/development-control-plans>.

<sup>7</sup> *Sydney LEP Heritage map - Sheet HER\_010*, [https://www.legislation.nsw.gov.au/maps/088a4c09-5f34-471d-811d-6e36c2dd1c23/7200\\_COM\\_HER\\_010\\_005\\_20160308.pdf](https://www.legislation.nsw.gov.au/maps/088a4c09-5f34-471d-811d-6e36c2dd1c23/7200_COM_HER_010_005_20160308.pdf), accessed 4 July 2019.

## 6. GENERAL INFORMATION IN RELATION TO PROTECTING TREES ON DEVELOPMENT SITES

- 6.1 Tree protection zone (TPZ):** The TPZ is the principle means of protecting trees on development sites and is an area required to maintain the viability of trees during development. It is commonly observed that tree roots will extend significantly further than the indicative TPZ, however the TPZ is an area identified in AS4970-2009 to be the area where root loss or disturbance will generally impact the viability of the tree. The TPZ is identified as a restricted area to prevent damage to trees either above or below ground during a development. Where trees are intended to be retained proposed developments must provide an adequate TPZ around trees. The TPZ is set aside for the tree's root zone, trunk and crown and it is essential for the stability and longevity of the tree. The TPZ also incorporates the SRZ (see below for more information about the SRZ). The TPZ is calculated by multiplying the DBH by twelve, with the exception of palms, other monocots, cycads and tree ferns, the TPZ of which have been calculated at one metre outside the crown projection. Additional information about the TPZ is included in appendix 3.
- 6.2 Structural Root Zone (SRZ):** This is the area around the base of a tree required for the trees stability in the ground. An area larger than the SRZ always needs to be maintained to preserve a viable tree. The SRZ is calculated using the following formula;  $(DAB \times 50)^{0.42} \times 0.64$ . There are several factors that can vary the SRZ which include height, crown area, soil type and soil moisture. It can also be influenced by other factors such as natural or built structures. Generally, work within the SRZ should be avoided. Soil level changes should also generally be avoided inside the SRZ of trees to be retained. Palms, other monocots, cycads and tree ferns do not have an SRZ. See the appendices for more information about the SRZ.
- 6.3 Minor encroachment into TPZ:** Sometimes encroachment into the TPZ is unavoidable. Encroachment includes but is not limited to activities such as excavation, compacted fill and machine trenching. Minor encroachment of up to 10% of the overall TPZ area is normally considered acceptable, providing there is space adjacent to the TPZ for the tree to compensate and the tree is displaying adequate vigour/health to tolerate changes to its growing environment.

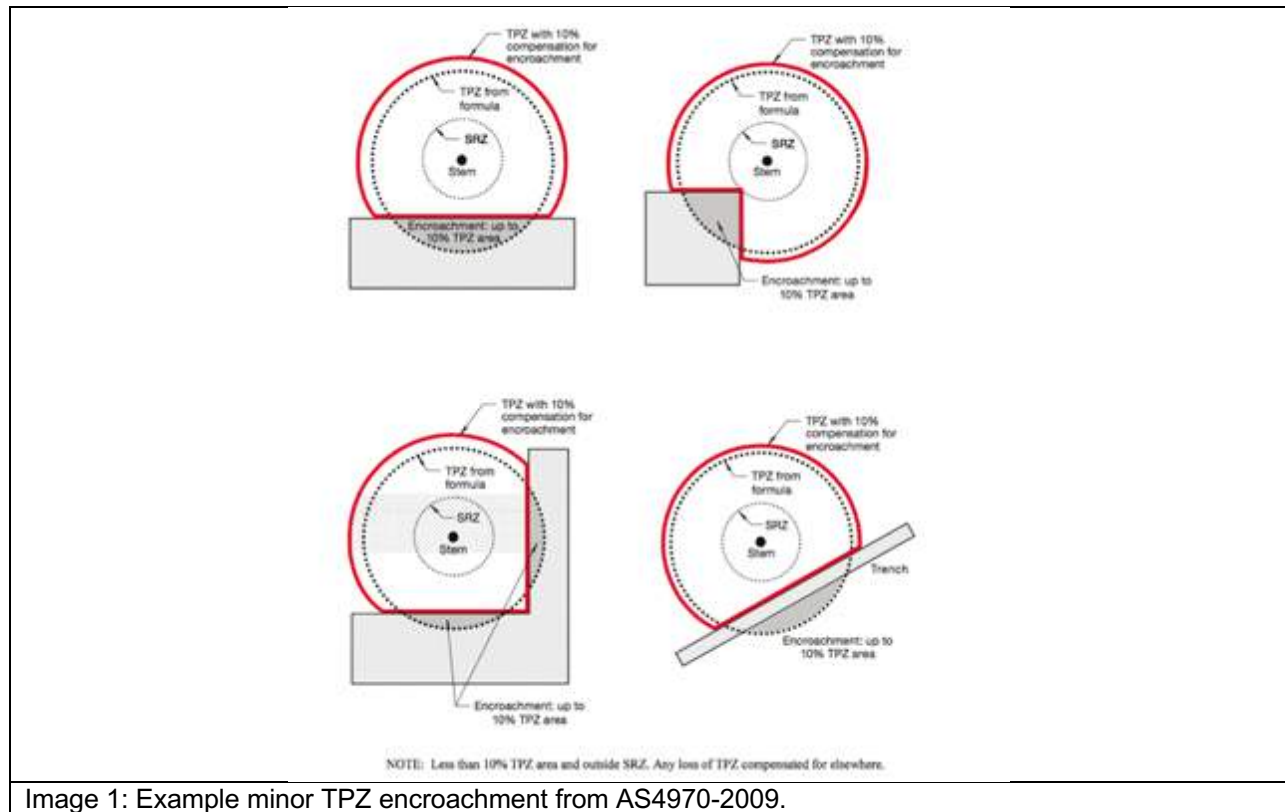


Image 1: Example minor TPZ encroachment from AS4970-2009.

**6.4 Major encroachment into TPZ:** Where encroachment of more than 10% of the overall TPZ area is proposed the project Arborist must investigate and demonstrate that the tree will remain in a viable condition. In some cases, tree sensitive construction methods such as pier and beam footings, suspended slabs, or cantilevered sections, can be utilised to allow additional encroachment into the TPZ by bridging over roots and minimising root disturbance. Major encroachment is only possible if it can be undertaken without severing significant size roots, or if it can be demonstrated that significant roots will not be impacted. Root investigations may be required to identify roots that will be impacted during major TPZ encroachment (see appendix 3 for more information in relation to root investigations).

## 7. OBSERVATIONS

- 7.1 **Tree information:** Details of each individual tree assessed, including the observations taken during the site inspection, can be found in the tree inspection schedule in appendix 2, where the indicative tree protection zone (TPZ) and Structural Root Zone (SRZ) has been calculated for each of the subject trees. The TPZ and SRZ should be measured in radius from the centre of the trunk. Each of the subject trees have been awarded a retention value based on the observations using the Tree AZ method. Tree AZ is used to identify higher value trees worthy of being a constraint to development and lower value trees that should generally not be a constraint to the development. The Tree AZ categories sheet (Barrell Tree Consultancy) has been included in appendix 3 to assist with understanding the retention values. The retention value that has been allocated to the subject trees in this report is not definitive and should only be used as a guideline.
- 7.2 **Site plan:** In appendix 1 a site plan have been prepared, where the tree information including canopy spread, TPZ and SRZ have been overlaid onto the existing site plan.



## 8. ASSESSMENT OF CONSTRUCTION IMPACTS

8.1 Table 1: In the table below, the impact of the proposed development has been assessed for all trees included in the report. The assessed TPZ encroachments include proposed structures and hard landscaping only. All soft landscaping should be completed in accordance with section 11.10.

Tree ID	Botanical Name	Retention value	TPZ radius (m)	TPZ area (m <sup>2</sup> )	SRZ radius (m)	TPZ encroachment	Discussion/ Conclusion	Recommendation
1	<i>Platanus x acerifolia</i>	Z10	3.7	43.5	2.1	Minor	<p>This is a street tree that adjoins the site at Gibbons Street and 9% (4m<sup>2</sup>) of the TPZ extends into the site, the proposed building will be located within this area. Section 3.3.4 of AS4970-2009 discusses that the presence of existing or past structures or obstacles affecting root growth should be considered when assessing the impact of TPZ encroachments.</p> <p>There is an existing masonry wall that is approximately 1 metre in height adjacent the site boundary, which is restricting root growth into the area of the TPZ that extends into the site. The proposed development works within the site will therefore not significantly impact the root system of the tree.</p> <p>Significant canopy pruning will be required to accommodate the proposed building within the site and the awning that will overhang the public footpath. The majority of the canopy has been removed during previous pruning for the overhead powerlines, with the remaining section of the crown extending into the site. The pruning required for the building and awning will result in the loss of the whole of the remaining crown area (see image 1, section 10) and the tree will be adversely impacted.</p>	Remove
2	<i>Platanus x acerifolia</i>	Z10	3.2	33.0	2.0	Minor	<p>This is a street tree that adjoins the site at Gibbons Street and 5% (15m<sup>2</sup>) of the TPZ extends into the site, the proposed building will be located within this area. Section 3.3.4 of AS4970-2009 discusses that the presence of existing or past structures or obstacles affecting root growth should be considered when assessing the impact of TPZ encroachments.</p> <p>There is an existing masonry wall that is approximately 1 metre in height adjacent the site boundary, which is restricting root growth into the area of the TPZ that extends into the site. The proposed development works within the site</p>	Remove

Tree ID	Botanical Name	Retention value	TPZ radius (m)	TPZ area (m <sup>2</sup> )	SRZ radius (m)	TPZ encroachment	Discussion/ Conclusion	Recommendation
							will therefore not significantly impact the root system of the tree. Significant canopy pruning will be required to accommodate the proposed building within the site and the awning that will overhang the public footpath. The majority of the canopy has been removed during previous pruning for the overhead powerlines, with the remaining section of the crown extending into the site. The pruning required for the building and awning will result in the loss of the whole of the remaining crown area (see image 2, section 10) and the tree will be adversely impacted.	
3	<i>Platanus x acerifolia</i>	Z10	4.4	61.9	2.3	Major	<p>This is a street tree that adjoins the site at Gibbons Street and 13% (8m<sup>2</sup>) of the TPZ extends into the site, the proposed building will be located within this area. Section 3.3.4 of AS4970-2009 discusses that the presence of existing or past structures or obstacles affecting root growth should be considered when assessing the impact of TPZ encroachments.</p> <p>There is an existing masonry wall that is approximately 1 metre in height adjacent the site boundary, which is restricting root growth into the area of the TPZ that extends into the site. The proposed development works within the site will therefore not significantly impact the root system of the tree.</p> <p>Significant canopy pruning will be required to accommodate the proposed building within the site and the awning that will overhang the public footpath. The majority of the canopy has been removed during previous pruning for the overhead powerlines, with the remaining section of the crown extending into the site. The pruning required for the building and awning will result in the loss of the whole of the remaining crown area (see image 3, section 10) and the tree will be adversely impacted.</p>	Remove
4	<i>Syzygium luehmannii</i>	Z1	2.0	12.6	1.5	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove
5	<i>Syzygium luehmannii</i>	Z1	2.0	13.1	1.7	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove

Site Address: 13-23 Gibbons Street, Redfern, NSW.

Prepared for: Allen Jack + Cottier C/- Wee Hur Capital.

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Date prepared: 10 July 2019.

Tree ID	Botanical Name	Retention value	TPZ radius (m)	TPZ area (m <sup>2</sup> )	SRZ radius (m)	TPZ encroachment	Discussion/ Conclusion	Recommendation
6	<i>Syzygium luehmannii</i>	A1	2.5	20.0	1.8	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove
7	<i>Syzygium luehmannii</i>	Z1	2.0	12.6	1.5	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove
8	<i>Celtis sinensis</i>	Z3	2.0	12.6	1.5	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove
9	<i>Triadica sebifera</i>	A1	2.0	12.6	1.6	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove
10	<i>Acmena smithii</i>	Z1	2.0	12.6	1.6	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove
11	<i>Syzygium luehmannii</i>	Z1	2.2	14.7	1.7	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove
12	<i>Murraya paniculata</i>	Z1	2.0	12.6	1.5	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove
13	<i>Murraya paniculata</i>	Z1	2.0	12.6	1.5	Footprint	The tree is within the footprint of the proposed building and is to be removed.	Remove
14	<i>Murraya paniculata</i>	Z1	2.0	12.6	1.5	Footprint	The tree is within an existing raised planter bed that is to be demolished as part of the re-development and is to be removed.	Remove
15	<i>Murraya paniculata</i>	Z1	2.0	12.6	1.5	Footprint	The tree is within an existing raised planter bed that is to be demolished as part of the re-development and is to be removed.	Remove
16	<i>Murraya paniculata</i>	Z1	2.0	12.6	1.5	Footprint	The tree is within an existing raised planter bed that is to be demolished as part of the re-development and is to be removed.	Remove
17	<i>Murraya paniculata</i>	Z1	2.2	14.7	1.8	Footprint	The tree is within an existing raised planter bed that is to be demolished as part of the re-development and is to be removed.	Remove
18	<i>Archontophoenix cunninghamiana</i>	Z1	2.0	12.6	N/A	Footprint	The tree is within an existing raised planter bed that is to be demolished as part of the re-development and is to be removed.	Remove

Site Address: 13-23 Gibbons Street, Redfern, NSW.

Prepared for: Allen Jack + Cottier C/- Wee Hur Capital.

Prepared by: Jack Williams, Urban Arbor Pty Ltd, sales@urbanarbor.com.au, (02) 8004 2802.

Date prepared: 10 July 2019.

Tree ID	Botanical Name	Retention value	TPZ radius (m)	TPZ area (m <sup>2</sup> )	SRZ radius (m)	TPZ encroachment	Discussion/ Conclusion	Recommendation
19	<i>Archontophoenix cunninghamiana</i>	Z1	2.0	12.6	N/A	Footprint	The tree is within an existing raised planter bed that is to be demolished as part of the re-development and is to be removed.	Remove

## 9. CONCLUSIONS

9.1 **Table 2:** Summary of the impact to trees by the development;

Impact	Reason	Category A	Category Z
		A	Z
Trees recommended to be removed	Building construction, new surfacing and/or proximity, trees in poor condition	6, 9	1, 2, 3, 4, 5, 7, 8, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19
Trees recommended to be retained	Removal of existing surfacing/structures and/or installation of new surfacing/structures will not impact the trees	None	None

## 10. PHOTOGRAPHS



Image 1: Looking North/North West at the crown of tree 1. The red line indicates the location of the boundary/building, an awning is also proposed above the footpath between the red line and trunk.



Image 2: Looking South at tree 2. The red line indicates the location of the boundary/building, an awning is also proposed above the footpath between the red line and trunk.



Image 3: Looking North at the crown of tree 3. The red line indicates the location of the boundary/building, an awning is also proposed above the footpath between the red line and trunk.

## **11. RECOMMENDATIONS**

- 11.1 This report assesses the impact of a proposed development at the subject site to all significant trees located inside or adjoining the site. Nineteen trees have been identified and assessed.
- 11.2 In appendix 1 a site plan have been prepared, where the tree information including canopy spread, TPZ and SRZ have been overlaid onto the existing site plan.
- 11.3 All nineteen trees assessed have been recommended for removal to accommodate the development. Three of the trees are street trees located at Gibbons Street (tree 1, 2 and 3)
- 11.4 No landscape plan has been assessed in this report. It is recommended that trees that are removed are replaced with at least one tree that will grow to similar dimensions when mature, preferably the replacement planting should increase overall canopy cover at site when mature. Any replacement tree must be selected in accordance with AS2303-2015 Tree stock for landscape use.
- 11.5 All tree work must be carried out by a qualified and experienced Arborist with a minimum of AQF level 2 in arboriculture, in accordance with NSW Work Cover Code of Practice for the Amenity Tree Industry (1998) and AS4373 Pruning of amenity trees (2007).
- 11.6 This report does not provide approval for tree removal or pruning works. All recommendations in this report are subject to approval by the relevant authorities and/or tree owners. This report should be submitted as supporting evidence with the development application.



## 12. BIBLIOGRAPHY/REFERENCES

- Council Of Standards Australia, *AS4970 Protection of trees on development sites* (2009).
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- *Sydney Local Environmental Plan 2012*,  
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- Barrell Tree Consultancy, *Tree AZ version 10.10-ANZ*, <http://www.treeaz.com/>.

## 13. LIST OF APPENDICES

The following are included in the appendices:

- Appendix 1: Site Plan
- Appendix 2: Tree Inspection Schedule
- Appendix 3: Further Information of Methodology



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## Appendix 2 - Tree Inspection Schedule

Tree ID	Common Name	Botanical Name	Age Class	Height (m)	Canopy Spread Radius (m)	Stem 1	Stem 2	Stem 3	DBH (mm)	DAB (mm)	Health	Structure	Amenity Value	SULE	Retention Value	TPZ Radius (m)	SRZ Radius (m)	Notes
1	London Plane	<i>Platanus x acerifolia</i>	Early mature	10	4	310			310	350	Good	Fair	Medium	2. Medium	Z10	3.7	2.1	Street tree heavily pruned for overhead powerline clearance pruning. Approximately 70-80% of normal crown area topped at 3m for powerline clearance, only natural crown area above this height is to East over subject site.
2	London Plane	<i>Platanus x acerifolia</i>	Early mature	9	4	270			270	310	Good	Fair	Medium	2. Medium	Z10	3.2	2.0	Street tree heavily pruned for overhead powerline clearance pruning. Approximately 70-80% of normal crown area topped at 3m for powerline clearance, only natural crown area above this height is to East over subject site.
3	London Plane	<i>Platanus x acerifolia</i>	Early mature	12	4	370			370	420	Good	Fair	Medium	2. Medium	Z10	4.4	2.3	Street tree heavily pruned for overhead powerline clearance pruning. Approximately 70-80% of normal crown area topped at 3m for powerline clearance, only natural crown area above this height is to East over subject site.
4	Small Leaved Lilly Pilly	<i>Syzygium luehmannii</i>	Semi mature	6	2	130			130	160	Good	Good	Low	1. Long	Z1	2.0	1.5	None.
5	Small Leaved Lilly Pilly	<i>Syzygium luehmannii</i>	Semi mature	7	2	170			170	200	Good	Good	Low	1. Long	Z1	2.0	1.7	None.
6	Small Leaved Lilly Pilly	<i>Syzygium luehmannii</i>	Mature	7	3	210			210	250	Good	Good	Medium	1. Long	A1	2.5	1.8	None.
7	Small Leaved Lilly Pilly	<i>Syzygium luehmannii</i>	Semi mature	7	2	130			130	150	Good	Good	Low	1. Long	Z1	2.0	1.5	None.
8	Chinese Hackberry	<i>Celtis sinensis</i>	Semi mature	7	3	120			120	140	Good	Good	Low	1. Long	Z3	2.0	1.5	Exempt species.
9	Chinese Tallow	<i>Triadica sebifera</i>	Semi mature	8	3	150			150	180	Good	Good	Medium	1. Long	A1	2.0	1.6	None.
10	Common Lilly Pilly	<i>Acmena smithii</i>	Semi mature	7	2	160			160	190	Good	Good	Low	1. Long	Z1	2.0	1.6	None.
11	Small Leaved Lilly Pilly	<i>Syzygium luehmannii</i>	Semi mature	7	1.5	180			180	210	Good	Good	Low	1. Long	Z1	2.2	1.7	None.
12	Orange Jessamine	<i>Murraya paniculata</i>	Semi mature	5	1	130			130	150	Good	Good	Low	1. Long	Z1	2.0	1.5	None.
13	Orange Jessamine	<i>Murraya paniculata</i>	Semi mature	5	1	120			120	140	Good	Good	Low	1. Long	Z1	2.0	1.5	None.
14	Orange Jessamine	<i>Murraya paniculata</i>	Semi mature	5	1	90			90	100	Good	Good	Low	1. Long	Z1	2.0	1.5	None.
15	Orange Jessamine	<i>Murraya paniculata</i>	Semi mature	5	1	120			120	140	Good	Good	Low	1. Long	Z1	2.0	1.5	None.
16	Orange Jessamine	<i>Murraya paniculata</i>	Semi mature	5	1	130			130	150	Good	Good	Low	1. Long	Z1	2.0	1.5	None.
17	Orange Jessamine	<i>Murraya paniculata</i>	Semi mature	5	2	180			180	220	Good	Good	Low	1. Long	Z1	2.2	1.8	None.
18	Bangalow Palm	<i>Archontophoenix cunninghamiana</i>	Semi mature	5	1	110			110	N/A	Good	Good	Low	1. Long	Z1	2.0	N/A	Not marked on survey.
19	Bangalow Palm	<i>Archontophoenix cunninghamiana</i>	Semi mature	7	1	120			120	N/A	Good	Good	Low	1. Long	Z1	2.0	N/A	Not marked on survey.

### Explanatory Notes

**Tree Species** - Botanical name followed by common name in brackets. Where species is unknown it is indicated with an 'spp'.

**Age Class** - Over mature (OM), Mature (M), Early mature (EM), Semi mature (SM), Young (Y).

**Diameter at Breast Height (DBH)** - Measured with a DBH tape or estimated at approximately 1.4m above ground level.

**Diameter Above root Buttresses (DAB)**: Measured with a DBH tape or estimated above root buttresses (DAB) for calculating the SRZ.

**Height** - Height from ground level to top of crown. All heights are estimated unless otherwise indicated.

**Spread** - Radius of crown at widest section. All tree spreads are estimated unless otherwise indicated.

**Tree Protection Zone (TPZ)** - DBH x 12. Measured in radius from the centre of the trunk. Rounded to nearest 0.1m. For monocots, the TPZ is set at 1 metre outside the crown projection.

**Structural Root Zone (SRZ)** - (DAB x 50)<sup>0.42</sup> x 0.64. Measured in radius from the centre of the trunk. Rounded up to nearest 0.1m.

**Health** - Good/Fair/Poor/Dead

**Structure** - Good/Fair/Poor

**Safe Useful Life Expectancy (SULE)** - 1. Long (40+years), 2. Medium (15 - 40 years), 3. Short (5 - 15 years), 4. Remove (under 5 years), 5. Small/young.

**Amenity Value** - Very High/High/Medium/Low/Very Low.

**Retention Value** - Tree AZ, see appendix 3 for categories. A = High value, Z = Low value.

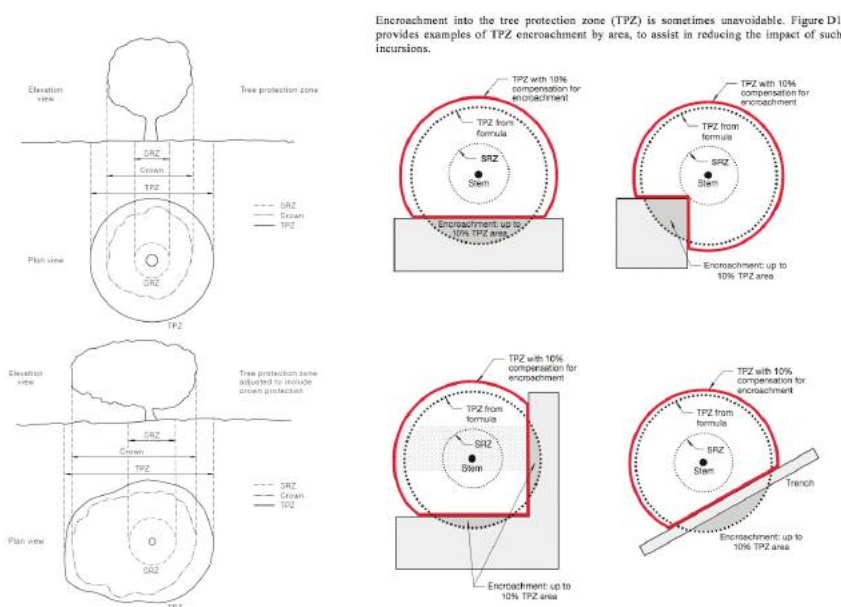


### Appendix 3 - Further Information of Methodology

1. **Tree Protection Zone:** The tree protection zone (TPZ) is the principle means of protecting trees on development sites. The TPZ is a combination of the root area and crown area requiring protection. It is an area isolated from construction disturbance, so that the tree remains viable. The radius of the TPZ is calculated for each tree by multiplying its DBH x 12. The derived value is measured in radius from the centre of the stem/trunk at ground level. A TPZ should not be less than 2.0 metres nor greater than 15 metres (except where crown protection is required). It is commonly observed that tree roots will extend significant further than the indicative TPZ, however the TPZ is an area identified AS4970-2009 to be extent where root loss or disturbance will generally not impact the viability of the tree. The TPZ is identified as a restricted area to prevent damage to trees either above or below ground during a development. Where trees are intended to be retained proposed developments must provide an adequate TPZ around trees. The TPZ is set aside for the tree's root zone, trunk and crown and it is essential for the stability and longevity of the tree. The tree protection also incorporates the SRZ (see below for more information about the SRZ). I have calculated the TPZ of palms, other monocots, cycads and tree ferns at one metre outside the crown projection. See appendices for additional information about the TPZ including information about calculating the TPZ and examples of TPZ encroachment.

**Minor encroachment into TPZ:** Sometimes encroachment into the TPZ is unavoidable. Encroachment includes but is not limited to activities such as excavation, compacted fill and machine trenching. Minor encroachment of up to 10% of the overall TPZ area is normally considered acceptable, providing there is space adjacent to the TPZ for the tree to compensate and the tree is displaying adequate vigour/health to tolerate changes to its growing environment.

**Major encroachment into TPZ:** Where encroachment of more than 10% of the overall TPZ area is proposed the project Arborist must investigate and demonstrate that the tree will remain in a viable condition. In some cases, tree sensitive construction methods such as pier and beam footings, suspended slabs, or cantilevered sections, can be utilised to allow additional encroachment into the TPZ by bridging over roots and minimising root disturbance. Major encroachment is only possible if it can be undertaken without severing significant size roots, or if it can be demonstrated that significant roots will not be impacted.



2. **Structural Root Zone:** This is the area around the base of a tree required for the trees stability in the ground. An area larger than the SRZ always need to be maintained to preserve a viable tree as it will only have a minor effect on the trees vigour and health. There are several factors that determine the SRZ which include height, crown area, soil type and soil moisture. It can also be influenced by other factors such as natural or built structures. Generally work within the SRZ should be avoided.

An indicative SRZ radius can be determined from the diameter of the trunk measured immediately above the root buttresses. Root investigation could provide more information about the extent of the SRZ. The following formula should be used to calculate the SRZ.

SRZ radius =  $(D \times 50)^{0.42} \times 0.64$  (D = Diameter above root buttress).

3. **Tree Age Class:** If can be difficult to determine the age of a tree without carrying out invasive tests that may damage the tree, so we have categorised there likely age class which is defined below;
  - Young/Newly planted: Young or recently planted tree.
  - Semi Mature: Up to 20% of the usual life expectancy for the species.
  - Early mature/Mature: Between 20%-80% of the usual life expectancy for the species.
  - Over mature: Over 80% of the usual life expectancy for the species.
  - Dead: Tree is dead or almost dead.

4. **Health/Physiological Condition:** Below are examples conditions used when assigning a category for tree health.

<u>Category</u>	<u>Example condition</u>	<u>Summary</u>
Good	<ul style="list-style-type: none"> <li>• Crown has good foliage density for species.</li> <li>• Tree shows no or minimal signs of pathogens that are unlikely to have an effect on the health of the tree.</li> <li>• Tree is displaying good vigour and reactive growth development.</li> </ul>	<ul style="list-style-type: none"> <li>• The tree is in above average health and condition and no remedial works are required.</li> </ul>
Fair	<ul style="list-style-type: none"> <li>• The tree may be starting to dieback or have over 25% deadwood.</li> <li>• Tree may have slightly reduced crown density or thinning.</li> <li>• There may be some discolouration of foliage.</li> <li>• Average reactive growth development.</li> <li>• There may be early signs of pathogens which may further deteriorate the health of the tree.</li> <li>• There may be epicormic growth indicating increased levels of stress within the tree.</li> </ul>	<ul style="list-style-type: none"> <li>• The tree is in below average health and condition and may require remedial works to improve the trees health.</li> </ul>
Poor	<ul style="list-style-type: none"> <li>• The tree may be in decline, have extensive dieback or have over 30% deadwood.</li> <li>• The canopy may be sparse or the leaves may be unusually small for species.</li> <li>• Pathogens or pests are having a significant detrimental effect on the tree health.</li> </ul>	<ul style="list-style-type: none"> <li>• The tree is displaying low levels of health and removal or remedial works may be required.</li> </ul>
Dead	<ul style="list-style-type: none"> <li>• The tree is dead or almost dead.</li> </ul>	<ul style="list-style-type: none"> <li>• The tree should generally be removed.</li> </ul>

5. **Structural Condition:** Below are examples conditions used when assigning a category for structural condition.

<u>Category</u>	<u>Example condition</u>	<u>Summary</u>
Good	<ul style="list-style-type: none"> <li>• Branch unions appear to be strong with no sign of defects.</li> <li>• There are no significant cavities.</li> <li>• The tree is unlikely to fail in usual conditions.</li> <li>• The tree has a balanced crown shape and form.</li> </ul>	<ul style="list-style-type: none"> <li>• The tree is considered structurally good with well developed form.</li> </ul>
Fair	<ul style="list-style-type: none"> <li>• The tree may have minor structural defects within the structure of the crown that could potentially develop into more significant defects.</li> <li>• The tree may have a cavity that is currently unlikely to fail but may deteriorate in the future.</li> <li>• The tree is an unbalanced shape or leans significantly.</li> <li>• The tree may have minor damage to its roots.</li> <li>• The root plate may have moved in the past but the tree has now compensated for this.</li> <li>• Branches may be rubbing or crossing.</li> </ul>	<ul style="list-style-type: none"> <li>• The identified defects are unlikely cause major failure.</li> <li>• Some branch failure may occur in usual conditions.</li> <li>• Remedial works can be undertaken to alleviate potential defects.</li> </ul>
Poor	<ul style="list-style-type: none"> <li>• The tree has significant structural defects.</li> <li>• Branch unions may be poor or weak.</li> <li>• The tree may have a cavity or cavities with excessive levels of decay that could cause catastrophic failure.</li> <li>• The tree may have root damage or is displaying signs of recent movement.</li> <li>• The tree crown may have poor weight distribution which could cause failure.</li> </ul>	<ul style="list-style-type: none"> <li>• The identified defects are likely to cause either partial or whole failure of the tree.</li> </ul>

6. **Amenity Value:** To determine the amenity value of a tree we assess a number of different factors, which include but are not limited to the information below.

- The visibility of the tree to adjacent sites.
- The relationship between the tree and the site.
- Whether the tree is protected by any statutory conditions.
- The habitat value of the tree.
- Whether the tree is considered a noxious weed species.

The amenity value is rated using one of the following values.

- Very High
- High
- Moderate
- Low
- Very Low

7. **Safe Useful Life Expectancy (SULE), (Barrel, 2001):** A trees safe useful life expectancy is determined by assessing a number of different factors including the health and vitality, estimated age in relation to expected life expectancy for the species, structural defects, and remedial works that could allow retention in the existing situation.

Category	Description
1. Long - Over 40 years	(a) Structurally sound trees located in positions that can accommodate future growth. (b) Trees that could be made suitable for retention in the long term by remedial tree care. (c) Trees of special significance for historical, commemorative or rarity reasons that would warrant extraordinary efforts to secure their long term retention.
2. Medium - 15 to 40 years	(a) Trees that may only live between 15 and 40 more years. (b) Trees that could live for more than 40 years but may be removed for safety or nuisance reasons. (c) Trees that could live for more than 40 years but may be removed to prevent interference with more suitable individuals or to provide space for new planting. (d) Trees that could be made suitable for retention in the medium term by remedial tree care.
3. Short - 5 to 15 years	(a) Trees that may only live between 5 and 15 more years. (b) Trees that could live for more than 15 years but may be removed for safety or nuisance reasons. (c) Trees that could live for more than 15 years but may be removed to prevent interference with more suitable individuals or to provide space for new planting. (d) Trees that require substantial remedial tree care and are only suitable for retention in the short term.
4. Remove - Under 5 years	(a) Dead, dying, suppressed or declining trees because of disease or inhospitable conditions. (b) Dangerous trees because of instability or recent loss of adjacent trees. (c) Dangerous trees because of structural defects including cavities, decay, included bark, wounds or poor form. (d) Damaged trees that are clearly not safe to retain. (e) Trees that could live for more than 5 years but may be removed to prevent interference with more suitable individuals or to provide space for new planting. (f) Trees that are damaging or may cause damage to existing structures within 5 years. (g) Trees that will become dangerous after removal of other trees for the reasons given in (a) to (f). (h) Trees in categories (a) to (g) that have a high wildlife habitat value and, with appropriate treatment, could be retained subject to regular review.
5. Small/Young	(a) Small trees less than 5m in height. (b) Young trees less than 15 years old but over 5m in height. (c) Formal hedges and trees intended for regular pruning to artificially control growth.

8. **Root investigations:** The root investigations should identify roots greater than 30mm in diameter that are located along the edge of the structures footprint or in the location of footings. Root investigations must be carried out using non-invasive methods, such as manual excavations or ground penetrating radar (GPR). Any excavations for the root investigations must be carried out manually to avoid damaging the roots during excavations. Manual excavation may include the use of a high-pressure air/air knife, or a combination of high-pressure water and a vacuum device. When hand excavating carefully work around roots retaining as many as possible. Take care to not fray, wound, or cause damage to any roots during excavations as this may cause decay or infection from pathogens. It is essential that exposed roots are kept moist and the excavation back filled as soon as possible. The root investigations should be carried out by a qualified Arborist minimum AQF3. Once roots are exposed, a visual assessment can be carried out by a consulting Arborist to evaluate the potential impact of the proposed root loss on the health and stability of the tree. A root map/report should be prepared identifying the findings of investigations, including photographs as supporting evidence in the report.

9. **Retention Value:** The system I have used to award the retention value is Tree AZ. Tree AZ is used to identify higher value trees worthy of being a constraint to development and lower value trees that should generally not be a constraint to the development. The table below provides a brief description of each category.

### TreeAZ Categories (Version 10.04-ANZ)

**CAUTION:** TreeAZ assessments must be carried out by a competent person qualified and experienced in arboriculture. The following category descriptions are designed to be a brief field reference and are not intended to be self-explanatory. They must be read in conjunction with the most current explanations published at [www.TreeAZ.com](http://www.TreeAZ.com).

#### Category Z: Unimportant trees not worthy of being a material constraint

**Local policy exemptions:** Trees that are unsuitable for legal protection for local policy reasons including size, proximity and species

- Z1** Young or insignificant small trees, i.e. below the local size threshold for legal protection, etc
- Z2** Too close to a building, i.e. exempt from legal protection because of proximity, etc
- Z3** Species that cannot be protected for other reasons, i.e. scheduled noxious weeds, out of character in a setting of acknowledged importance, etc

**High risk of death or failure:** Trees that are likely to be removed within 10 years because of acute health issues or severe structural failure

- Z4** Dead, dying, diseased or declining
- Z5** Severe damage and/or structural defects where a high risk of failure cannot be satisfactorily reduced by reasonable remedial care, i.e. cavities, decay, included bark, wounds, excessive imbalance, overgrown and vulnerable to adverse weather conditions, etc
- Z6** Instability, i.e. poor anchorage, increased exposure, etc
- Z7** **Excessive nuisance:** Trees that are likely to be removed within 10 years because of unacceptable impact on people
- Z7** Excessive, severe and intolerable inconvenience to the extent that a locally recognized court or tribunal would be likely to authorize removal, i.e. dominance, debris, interference, etc
- Z8** Excessive, severe and intolerable damage to property to the extent that a locally recognized court or tribunal would be likely to authorize removal, i.e. severe structural damage to surfacing and buildings, etc

**Good management:** Trees that are likely to be removed within 10 years through responsible management of the tree population

- Z9** Severe damage and/or structural defects where a high risk of failure can be temporarily reduced by reasonable remedial care, i.e. cavities, decay, included bark, wounds, excessive imbalance, vulnerable to adverse weather conditions, etc
- Z10** Poor condition or location with a low potential for recovery or improvement, i.e. dominated by adjacent trees or buildings, poor architectural framework, etc
- Z11** Removal would benefit better adjacent trees, i.e. relieve physical interference, suppression, etc
- Z12** Unacceptably expensive to retain, i.e. severe defects requiring excessive levels of maintenance, etc

**NOTE:** Z trees with a high risk of death/failure (Z4, Z5 & Z6) or causing severe inconvenience (Z7 & Z8) at the time of assessment and need an urgent risk assessment can be designated as ZZ. ZZ trees are likely to be unsuitable for retention and at the bottom of the categorization hierarchy. In contrast, although Z trees are not worthy of influencing new designs, urgent removal is not essential and they could be retained in the short term, if appropriate.

#### Category A: Important trees suitable for retention for more than 10 years and worthy of being a material constraint

- A1** No significant defects and could be retained with minimal remedial care
- A2** Minor defects that could be addressed by remedial care and/or work to adjacent trees
- A3** Special significance for historical, cultural, commemorative or rarity reasons that would warrant extraordinary efforts to retain for more than 10 years
- A4** Trees that may be worthy of legal protection for ecological reasons (Advisory requiring specialist assessment)

**NOTE:** Category A1 trees that are already large and exceptional, or have the potential to become so with minimal maintenance, can be designated as AA at the discretion of the assessor. Although all A and AA trees are sufficiently important to be material constraints, AA trees are at the top of the categorization hierarchy and should be given the most weight in any selection process.

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## Glossary of Terms

**Abiotic** - Pertaining to non-living agents; e.g. environmental factors

**Adventitious shoots** - Shoots that develop other than from apical, axillary or dormant buds; see also 'epicormic'

**Anchorage** - The system whereby a tree is fixed within the soil, involving cohesion between roots and soil and the development of a branched system of roots which withstands wind and gravitational forces transmitted from the aerial parts of the tree

**Bark** - A term usually applied to all the tissues of a woody plant lying outside the vascular cambium, thus including the phloem, cortex and periderm; occasionally applied only to the periderm or the phellem

**Branch:**

- **Primary.** A first order branch arising from a stem
- **Lateral.** A second order branch, subordinate to a primary branch or stem and bearing sub-lateral branches
- **Sub-lateral.** A third order branch, subordinate to a lateral or primary branch, or stem and usually bearing only twigs

**Branch collar** - A visible swelling formed at the base of a branch whose diameter growth has been disproportionately slow compared to that of the parent stem; a term sometimes applied also to the pattern of growth of the cells of the parent stem around the branch base

**Brown-rot** - A type of wood decay in which cellulose is degraded, while lignin is only modified

**Buckling** - An irreversible deformation of a structure subjected to a bending load

**Buttress zone** - The region at the base of a tree where the major lateral roots join the stem, with buttress-like formations on the upper side of the junctions

**Cambium** - Layer of dividing cells producing xylem (woody) tissue internally and phloem (bark) tissue externally

**Canker** - A persistent lesion formed by the death of bark and cambium due to colonisation by fungi or bacteria

**Compartmentalisation** - The confinement of disease, decay or other dysfunction within an anatomically discrete region of plant tissue, due to passive and/or active defences operating at the boundaries of the affected region

**Compressive loading** - Mechanical loading which exerts a positive pressure; the opposite to tensile loading

**Condition** - An indication of the physiological condition of the tree. Where the term 'condition' is used in a report, it should not be taken as an indication of the stability of the tree

**Crown/Canopy** - The main foliage bearing section of the tree

**Crown lifting** - The removal of limbs and small branches to a specified height above ground level

**Crown thinning** - The removal of a proportion of secondary branch growth throughout the crown to produce an even density of foliage around a well-balanced branch structure

**Crown reduction/shaping** - A specified reduction in crown size whilst preserving, as far as possible, the natural tree shape

**DAB (Diameter Above Buttress)** - Trunk diameter measured above the root buttress

**Defect** - In relation to tree hazards, any feature of a tree which detracts from the uniform distribution of mechanical stress, or which makes the tree mechanically unsuited to its environment

**Dieback** - The death of parts of a woody plant, starting at shoot-tips or root-tips

**Disease** - A malfunction in or destruction of tissues within a living organism, usually excluding mechanical damage; in trees, usually caused by pathogenic micro-organisms

**Dominance** - In trees, the tendency for a leading shoot to grow faster or more vigorously than the lateral shoots; also the tendency of a tree to maintain a taller crown than its neighbours

**Dormant bud** - An axial bud which does not develop into a shoot until after the formation of two or more annual wood increments; many such buds persist through the life of a tree and develop only if stimulated to do so

**Dysfunction** - In woody tissues, the loss of physiological function, especially water conduction, in sapwood

**DBH (Diameter at Breast Height)** - Stem diameter measured at a height of 1.4 metres or the nearest measurable point. Where measurement at a height of 1.4 metres is not possible, another height may be specified

**Deadwood** - Branch or stem wood bearing no live tissues. Retention of deadwood provides valuable habitat for a wide range of species and seldom represents a threat to the health of the tree. Removal of deadwood can result in the ingress of decay to otherwise sound tissues and climbing operations to access deadwood can cause significant damage to a tree. Removal of deadwood is generally recommended only where it represents an unacceptable level of hazard

**Epicormic shoot** - A shoot having developed from a dormant or adventitious bud and not having developed from a first year shoot

**Flush-cut** - A pruning cut which removes part of the branch bark ridge and or branch-collar

**Girdling root** - A root which circles and constricts the stem or roots possibly causing death of phloem and/or cambial tissue

**Habit** - The overall growth characteristics, shape of the tree and branch structure

**Hazard beam** - An upwardly curved part of a tree in which strong internal stresses may occur without being reduced by adaptive growth; prone to longitudinal splitting

**Heartwood/false-heartwood** - The dead central wood that has become dysfunctional as part of the aging processes and being distinct from the sapwood

**Heave** - A term mainly applicable to a shrinkable clay soil which expands due to re-wetting after the felling of a tree which was previously extracting moisture from the deeper layers; also the lifting of pavements and other structures by root diameter expansion; also the lifting of one side of a wind-rocked root-plate

**Included bark (ingrown bark)** - Bark of adjacent parts of a tree (usually forks, acutely joined branches or basal flutes) which is in face-to-face contact

**Lever arm** - A mechanical term denoting the length of the lever represented by a structure that is free to move at one end, such as a tree or an individual branch

**Lignin** - The hard, cement-like constituent of wood cells; deposition of lignin within the matrix of cellulose microfibrils in the cell wall is termed Lignification

**Lions tailing** - A term applied to a branch of a tree that has few if any side-branches except at its end, and is thus liable to snap due to end-loading

**Loading** - A mechanical term describing the force acting on a structure from a particular source; e.g. the weight of the structure itself or wind pressure

**Mycelium** - The body of a fungus, consisting of branched filaments (hyphae)

**Occlusion** - The process whereby a wound is progressively closed by the formation of new wood and bark around it

**Pathogen** - A micro-organism which causes disease in another organism

**Photosynthesis** - The process whereby plants use light energy to split hydrogen from water molecules, and combine it with carbon dioxide to form the molecular building blocks for synthesizing carbohydrates and other biochemical products

**Probability** - A statistical measure of the likelihood that a particular event might occur

**Pruning** - The removal or cutting back of twigs or branches, sometimes applied to twigs or small branches only, but often used to describe most activities involving the cutting of trees or shrubs

**Radial** - In the plane or direction of the radius of a circular object such as a tree stem

**Reactive Growth/Reaction Wood** - Production of woody tissue in response to altered mechanical loading; often in response to internal defect or decay and associated strength loss (cf. adaptive growth)

**Ring-barking** - The removal of a ring of bark and phloem around the circumference of a stem or branch, normally resulting in an inability to transport photosynthetic assimilates below the area of damage. Almost inevitably results in the eventual death of the affected stem or branch above the damage

**Root-collar** - The transitional area between the stem/s and roots

**Sapwood** - Living xylem tissues

**Soft-rot** - A kind of wood decay in which a fungus degrades cellulose within the cell walls, without any general degradation of the wall as a whole

**Stem/s** - Principle above-ground structural component(s) of a tree that supports its branches

**Stress** - In plant physiology, a condition under which one or more physiological functions are not operating within their optimum range, for example due to lack of water, inadequate nutrition or extremes of temperature

**SRZ (Structural Root Zone)** - The area around the base of the tree required for the tree's stability in the ground.

**Subsidence** - In relation to soil or structures resting in or on soil, a sinking due to shrinkage when certain types of clay soil dry out, sometimes due to extraction of moisture by tree roots

**Taper** - In stems and branches, the degree of change in girth along a given length

**Targets** - In tree risk assessment (with slight misuse of normal meaning) persons or property or other things of value which might be harmed by mechanical failure of the tree or by objects falling from it

**Topping** - In arboriculture, the removal of the crown of a tree, or of a major proportion of it

**Transpiration** - The evaporation of moisture from the surface of a plant, especially via the stomata of leaves; it exerts a suction which draws water up from the roots and through the intervening xylem cells

**TPZ (Tree Protection Zone)** - A specified area above and below ground and at a given distance from the trunk set aside for the protection of a tree's roots and crown to provide for the viability and stability of a tree to be retained where it is potentially subject to damage by development.

**Understory** - This layer consists of younger individuals of the dominant trees, together with smaller trees and shrubs which are adapted to grow under lower light conditions

**Veteran tree** - Tree that, by recognised criteria, shows 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. These characteristics might typically include a large girth, signs of crown retrenchment and hollowing of the stem

**Vigour** - The expression of carbohydrate expenditure to growth (in trees)

**White-rot** - A range of kinds of wood decay in which lignin, usually together with cellulose and other wood constituents, is degraded

**Wind exposure** - The degree to which a tree or other object is exposed to wind, both in terms of duration and velocity

**Wind pressure** - The force exerted by a wind on a particular object

**Windthrow** - The blowing over of a tree at its roots