



Arboriculture Impact Assessment

Project:
12 South Park Road, Kirkby

Date:
February 2026

MPTREES



Disclaimer:

Unless otherwise stated, tree inspections have been undertaken from ground level and using non-invasive techniques only. Comments upon the condition and safety of any tree relate to the condition of the tree at the time of the survey. It should be recognized that tree condition is subject to change due to, for example, the effects of disease, wind or nearby development works. Changes in land use are also significant in respect of risk assessment. Trees should therefore be inspected at intervals relative to identified site risks.

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Contents	Page
1.0 Introduction	3
2.0 Site Description	3
3.0 Application Proposal	3
4.0 Impact Assessment	4
5.0 Conclusions & Recommendations	5

Appendix 1: Tree Constraints Plan Drawing MPT324.01.26

Appendix 2: BS5837: 2012 Tree Survey Data Tables 12 South Park Road, February 2026

Appendix 3: Tree Protection Plan Drawing MPT324.02.26

Appendix 4: Section 211 Notice

Appendix 5: Tree Protection Fencing Fig. 3 BS5837: 2012

1.0 Introduction

- 1.1 MPTrees have prepared this Arboriculture Impact Assessment (AIA) further to the instructions of Mr P Klavelle who seeks planning permission at 12 South Park Road, Kirkby, hereby referred to as the application site or the site.
- 1.2 The purpose of this AIA is to provide an assessment of the existing arboricultural resource on the application site, and of the significance of the potential impacts of the application proposal on the resource.
- 1.3 To assess the significance of the potential impacts of the proposal, all trees on the application site were surveyed by a qualified surveyor using ground based, non-invasive, visual survey techniques. The surveyor recorded the baseline arboricultural conditions present in accordance with British Standard 5837: 2012 *Trees in relation to construction – Recommendations*. Appendices 1 and 2 of this report contain the full survey details.

2.0 Site Description

- 2.1 The application site consists of a level, vacant plot of land located in an urban residential area, at no.12 South Park Road, and an existing detached residential property, set in mature landscaped grounds, at no.10 South Park Road. Trees on site are primarily located along the frontage of the site on South Park Road. The current site layout and the location of all trees surveyed for this assessment can be seen on drawing MPT324.01.26 at appendix 2 of this report.
- 2.2 The application site is located within the South Park Road Conservation Area and collectively the trees on site offer a certain level of visual and wider amenity benefit value to the Conservation Area and local landscape.

3.0 Application Proposal

- 3.1 Planning approval is sought for the construction of a new detached residential property with garden annex and associated hard and soft landscaping, and an extension to the existing property at no.10 South Park Road. The proposed site layout can be seen on drawing MPT324.02.24 at appendix 3 of this report.

4.0 Impact Assessment

- 4.1 The application proposal will have a direct impact on trees through the removal of 5no. individual trees, and 2no. groups of trees from the application site.
- 4.2 Of the 5no. individual trees proposed for removal, 2no. are early mature sycamores, trees T2 and T3 as per appended tables and plans, that are located at the frontage of the site. They are of relatively poor form, but because they are growing as part of a group, on or close to the frontage of the site, they have a higher collective rating than they would if they were growing as individuals and are therefore classified as category B2 as per Table 1 of BS5837: 2012. The remaining 3no. individual trees proposed for removal, trees T1, T12 and T13, are categorised as either category C1 or C2 due to either their life expectancy, size, poor form, or condition, and/or their limited landscape value.
- 4.3 Of the 2no. groups of trees proposed for removal, 1no. group, G1, is classified as category B2 as per Table 1 of BS5837: 2012. It is a group of self-seeded sycamores of relatively poor form. Because they are growing as a group on or close to the frontage of the site, they have a higher collective rating than they would if they were growing as individuals. The other group of trees proposed for removal, G2, is classified as category C2 as per Table 1 of BS5837: 2012 due to their location and limited landscape value.
- 4.4 All trees on site were subject of a section 211 notice to Knowsley Council in October 2021 that notified the Council of the intention to remove all trees on site, a copy of which can be found at appendix 4 of this report. No objection was raised by Knowsley Council and six after the date of the notice no Tree Preservation Order was made to protect the trees. The notice is dated over two years ago, and the trees have not been removed in this period.
- 4.5 The proposed removal of trees from site will have a negative impact on the local landscape and Conservation Area but this can be mitigated by the planting of new trees of suitable species in appropriate locations as part of new landscaping for the site. New trees should be a variety of species and families that will diversify and provide a more sustainable local arboricultural resource.

- 4.6 In addition to the proposed removal of trees from site the application will require construction activities in the Root Protection Areas of retained trees. These activities include the construction of new boundary walls, a new vehicle access, and new soft landscaping. These activities have the potential to have a significant negative impact on retained trees through root damage and loss, which could have a potentially significant impact on the health and condition of retained trees.

5.0 Conclusions and Recommendations

- 5.1 The application will require the removal of 5no. individual trees, and 2no. groups of trees from the application site. These trees have previously given permission by Knowsley Council to be removed from the site (see appendix 4).
- 5.2 The removal of the trees will have only a minor negative impact on the local landscape and South Park Conservation Area, and this impact can be relatively mitigated by the planting of new trees on site.
- 5.3 There is the potential for significant negative impacts on retained trees. To mitigate the potentially significant negative impacts of the application proposal the Method Statement at section 6 of this report will need to be understood and agreed by all relevant parties before the start of any development activities on site. Provided that the Method Statement at section 6 of this report is understood and agreed by all relevant parties, and new trees are planted on site, it is recommended that there are no arboriculture reasons why planning permission cannot be granted for this application.
- 5.4 It is recommended therefore that any planning permission granted for this application should include relevant conditions to ensure that the details of the Method Statement at section 6 are fully implemented, and that new trees of a variety of species and families are planted on site as part of new landscaping to ensure a diverse and sustainable arboricultural resource in the local landscape and Conservation Area.

6.0 Arboriculture Method statement

6.1 Relevant Contact Details –

Developer: Mr P Klavelle

Site address: No's 10 and 12 South Park Road, Kirkby

Site manager: Unconfirmed

Local Planning Authority: Knowsley Council, 01514432043

Project Arboriculturist: M Potier, matthew@mptrees.com, 07575360202.

Arboriculture Clerk of Works: Unconfirmed

6.2 Tree Works

6.21 Remove trees T1, T2, T3, T12 and T13, and all trees in G1 and G2, as per survey data tables at appendix 2 and drawing MPT323.02.26 at appendix 3.

6.22 All work to be carried out by a fully qualified and insured tree work contractor working as a minimum to the recommendations of BS3998: 2010.

6.3 Site Clearance

6.31 Remove any shrubs and existing vegetation in Root Protection Areas (RPA) of retained trees by hand.

6.32 Where required, level areas in RPA using hand tools only.

6.33 Level any dips, hollows or depressions using sharp sand (not builders' sand due to high salt content) or topsoil conforming to BS3882: 2015.

6.34 Remove debris and spoil and store outside of retained trees RPA as shown on drawing MPT323.02.26 at appendix 3.

6.4 Tree Protection Fencing

6.41 Install tree protection fencing as per appendix 4 in locations shown on drawing MPT323.02.26 at appendix 3.

6.42 Fencing to remain in locations shown until completion of construction.

6.43 Fencing to act as a barrier to all construction site activities, including the passage of men and machinery and the storage of materials, other than those detailed in this Method statement.

6.5 New Vehicle Entrance

6.51 Excavations for foundations for new vehicle entrance using hand tools only in RPA of trees T4 and T5, as shown on drawing MPT323.02.26 at appendix 3.

6.52 Roots exposed by excavations to be treated as follows:

- Any roots less than 25mm diameter exposed to be pruned back to edge of excavations using sharp secateurs or saw.
- Any exposed roots greater than 25mm or occurring in clumps to be cut only after agreement from project Arboriculturist.
- Any exposed roots to be covered with sheeting or sacking if left exposed overnight or longer.
- Any exposed roots left overnight or longer to be kept moist by watering with clean tap or rainwater, as and when required, depending on prevailing weather conditions.

6.6 New Boundary Walls Foundations

6.61 Insert as small a diameter piles as possible, as per project engineer specifications, place ground beams at existing ground levels, on top of piles, and construct new walls and piers on top of beams.

6.7 New Soft Landscaping

6.71 Remove tree protection fencing.

6.72 All operations in Root Protection Areas of retained trees as shown on drawing MPT338.02.25 at appendix 3, and on drawing MP338.03.25 submitted separately, to be carried out by hand.

6.73 No reduction or increase in existing ground levels permitted other than to spread 150mm topsoil conforming to BS3882: 2015 *Topsoil*.

6.74 All landscaping operations to be in accordance with BS4428: 1989 *Code of Practice for General Landscape Operations* and BS8545: 2014 *Trees from nursery to independence in the landscape*.

6.8 Sequence of Operations

Pre-start:

- Nominate Arboriculture Clerk of Works (ACoW) and provide copy of this Method statement.
- Nominated construction contractor(s) to be provided with a copy of this Method statement and to be fully aware of its implications prior to the start of site activities.
- Nominated ACoW and nominated construction contractor(s) to have pre-commencement site meeting to agree on details of this Method statement.

Site set-up:

- Carry out Tree Works as per section 6.2.
- Carry out site clearance as per section 6.3.
- Install tree protection fencing as per section 6.4.

Construction:

- Construct new entrance as per section 6.5.
- Construct new boundary walls as per section 6.6.

Landscaping:

- Carry out soft landscaping as per section 6.7.

Completion:

- Carry out any remedial works to retained trees and their RPA only after consultation with ACoW and agreement from Arboriculture Planning Officer.

6.9 Monitoring Specification

The ACoW is to be notified by the site agent at the following times and is to visit site when notified to ensure compliance with this Method statement:

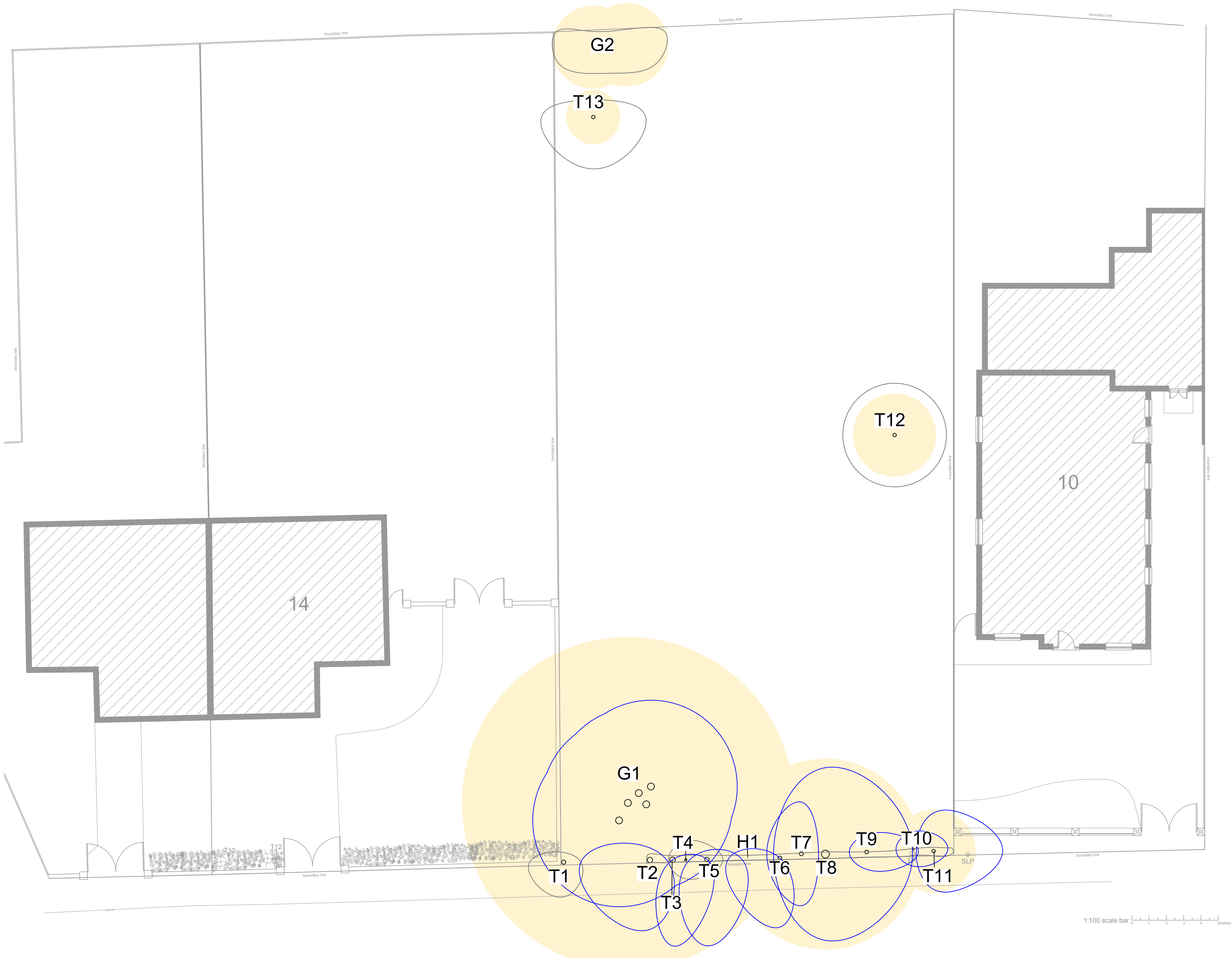
- I. At site clearance stage.



- II. After tree works and installation of tree protection fencing.
- III. During excavations for foundations for new vehicle entrance.
- IV. During excavations for concrete slab for new vehicle entrance.
- V. At start of construction of new boundary walls.
- VI. At Completion. Any remedial works to retained trees or amelioration works to their RPA to be notified by project ACoW to client and Arboriculture Planning Officer.

Appendix 1





LEGEND

Category B Trees as per Table 1 BS5837: 2012.

Category C Trees as per Table 1 BS5837: 2012.

Nominal Root Protection Area (RPA) as per BS5837: 2012.

Notes:

- PLAN TO BE READ IN CONJUNCTION WITH MPTREES AIA &AMS 12 SOUTH PARK ROAD, FEBRUARY 2026.
- ALL COORDINATES RELATED TO LOCAL GRID LOCATED TO OS NG BY BEST FIT TO DETAIL, EXTRACTED FROM OS DIGITAL DATA.
- DO NOT SCALE FROM THIS DRAWING AS PRINTING MAY DISTORT THE SCALE. WORK FROM FIGURED DIMENSIONS ONLY.



PLANNING APPLICATION ISSUE

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	MP	CS	MP		18/02/2026
VERSION	DRAWN	CHKD	REVD		DATE
DRAWING NO.				MPT324.01.26	

100, Meridale Avenue, St Helens, Merseyside, WA10 6BP
MPTrees.com

CLIENT:
Mr P Klavelle
LOCATION:
12 South Park Road, Kirkby
DRAWING TITLE:
BS5837: 2012 Tree Constraints Plan
SCALE:
as shown@ A2

Appendix 2

BS5837: 2012 Tree Data Tables

Site: 12 South Park Road, Kirkby

Date: 18/02/2026

Key:

Ref. No.: Reference number (T = Tree, G – Group, W = Woodland, H = Hedge, Cpt. = Compartment)

Ht: Height of tree/group of trees measured in meters (to nearest 0.5m)

Species: Common name used

Stem DBH: Diameter at Breast Height measured at 1.5m above ground level (in mm to nearest 10mm).

RPA Area & Radius: Root Protection Area dimensions in m2/m

Branch Spread: in meters to each of the four cardinal points (to nearest 0.5m)

Cr. Cl.: Canopy ground clearance (to nearest 0.5m) with compass direction of lowest primary branch

Age Class: Y=Young, SM=Semi Mature, EM=Early Mature, M=Mature, FM=Fully Mature, D=Dead

Observations and Recommendations: General observations and preliminary recommendations for planning

Est. (yrs): Estimated remaining contribution in years

Cat.: Tree Category in accordance with Table 1 of BS5837: 2012. **Cat. A - High Value Trees**, **Cat. B - Medium Value Trees**, Cat. C - Low Value Trees, **Cat. U - Trees recommended for removal irrespective of development.**

Ref. No.	Species	Ht.	Stem DBH	RPA Area & Radius	Branch Spread				Cr. Cl.	Age Class	Observations & Recommendations	Est. Yrs	Cat.
					N	S	E	W					
T1	Hawthorn	5	245	27.15	0	2	1	2	3W	M	Multi stem at base. Relatively poor form and condition. Remove for development.	20	C1
				2.94									
T2	Sycamore	10	310	43.47	0	4	1	4	4S	EM	Canopy all to south. Part of linear group of sycamore that offer screening to site. Remove for development.	60+	B2
				3.72									

T3	Sycamore	10	320	46.32	0	5	2	0	4S	EM	Canopy all to south. Part of linear group of sycamore that offer screening to site. Remove for development.	60+	B2
				3.84									
T4	Sycamore	9	130	7.65	1	1	2	1	8E	SM	Tall, thin, suppressed. Poor form. Will require protection to BS5837: 2012.	20	C1
				1.56									
T5	Sycamore	10	255	29.42	0	5	2	1	3.5S	EM	Canopy all to south. Part of linear group of sycamore that offer screening to site. Will require protection to BS5837: 2012.	60+	B2
				3.06									
T6	Sycamore	10	220	21.90	0	4	0	3	4S	EM	Canopy all to south. Part of linear group of sycamore that offer screening to site. Will require protection to BS5837: 2012.	60+	B2
				2.64									
T7	Sycamore	9	230	23.93	3	3	1	2	3W	EM	Twin stem at 5m. Part of linear group of sycamore that offer screening to site. Will require protection to BS5837: 2012.	60+	B2
				2.76									

T8	Sycamore	10	460	95.73	5	5	5	3	2.5E	EM/M	Twin stem at 3m with poor included bark union between stems Part of linear group of sycamore that offer screening to site. Will require protection to BS5837:2012.	60+	B2
				5.52									
T9	Sycamore	7	220	21.90	1	1	3	1	3E	EM	Part of linear group of sycamore that offer screening to site. Will require protection to BS5837: 2012.	60+	B2
				2.64									
T10	Hawthorn	5	110	5.47	1	1	2	1	2S	M	Leans east. Twin stem at 1.75m. Will require protection to BS5837:2012.	20	B2
				1.32									
T11	Sycamore	7	200	18.10	2	2	4	1	4W	EM	Part of linear group of sycamore that offer screening to site. Main stem growing at angle to north west. Will require protection to BS5837: 2012.	60+	B2
				2.40									
H1	Holly	4	100	4.52	1	1	1	1	0	SM	Dbh maximum value for linear group of multiple stems that offer screening to site. Some privet at eastern end. Retain.	40+	C2
				1.20									

G1	Sycamore	12	800	289.53	5	5	5	5	4W	EM/M	Five stems forming one canopy. Remove for development.	60+	B2
				9.60									
T12	Holly	5	200	18.10	3	3	3	3	2S	EM	Sparse canopy. Poor condition. Remove for development.	<20	C1
				2.40									
T13	Plum	5	130	7.65	1	3	3	3	2S	EM	Tree inaccessible due to dense vegetation. Relatively poor form. Dimensions estimated. Remove for development.	<20	C1
				1.56									
G2	Sycamore, Holly	7	200	18.10	2	2	2	2	0	SM/EM	Trees inaccessible due to dense vegetation. Dimensions estimated. Remove for development.	60+	C2
				2.40									



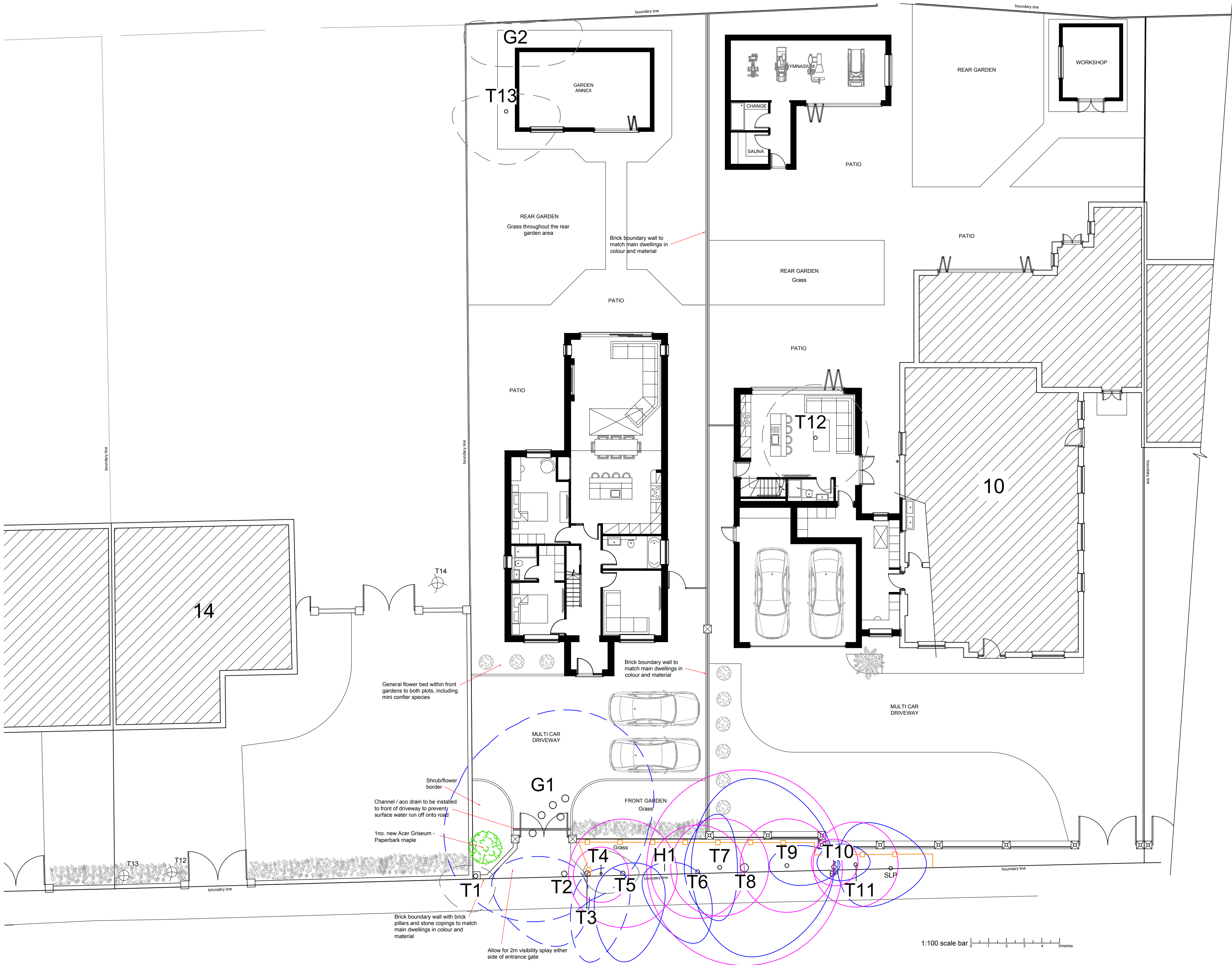
MPTREES

Appendix 3

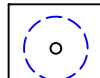
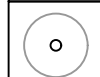
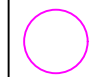
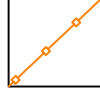
MPTrees

101 Marsden Avenue, St Helens, Merseyside WA10 4DY





LEGEND

-  Category B Trees as per Table 1 BS5837: 2012 proposed for retention.
-  Category B Trees as per Table 1 BS5837: 2012 proposed for removal.
-  Category C Trees as per Table 1 BS5837: 2012 proposed for retention.
-  Category C Trees as per Table 1 BS5837: 2012 proposed for removal.
-  Nominal Root Protection Area (RPA) BS5837: 2012 of trees proposed for retention.
-  Tree Protection Fencing as per Fig.3 BS5837: 2012.

Notes:

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MPTREES

103, Mermaid Avenue, St Helens, Merseyside WA10 4BP
MPTrees.com

CLIENT:
Mr P Klavelle
LOCATION:
12 South Park Road, Kirkby
DRAWING TITLE:
BS5837: 2012 Tree Protection Plan
SCALE:
as shown@ A2

Appendix 4



Knowsley Council

Arcadia Maintenance Ltd
c/o Mr Graham Coule - Shoreside Architects
Limited
12 Shore Road
Ainsdale
PR8 2PU

Our Ref: 21/00786/TCA

Date: 11 October 2021

Dear Sir/Madam

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (TREES) REGULATIONS 1999**

LOCATION: 10 South Park Road, Kirkby Park, Kirkby, L32 2AG

I acknowledge receipt of your letter of 7 October 2021 giving us notice that you propose to carry out the following tree work:

PROPOSAL: FELL 22NO TREES

The tree(s) are in South Park Road Conservation Area Conservation Area

Your application was registered on 7 October 2021 and we now have six weeks to consider making a Tree Preservation Order on the tree(s). If by 18 November 2021 you do not hear from us, you may carry out the work as long as you do so within two years from the date of your letter and do no more work on the tree(s) than is set out in your letter. We will, however, aim to inform you of the outcome of your proposal before this date.

An officer of the Council will visit the site to assess your proposals.

If you would like any further information about your application or our procedures, please contact on quoting the reference number given above.

Yours faithfully

Joanne Bide
Technical Assistant - Development



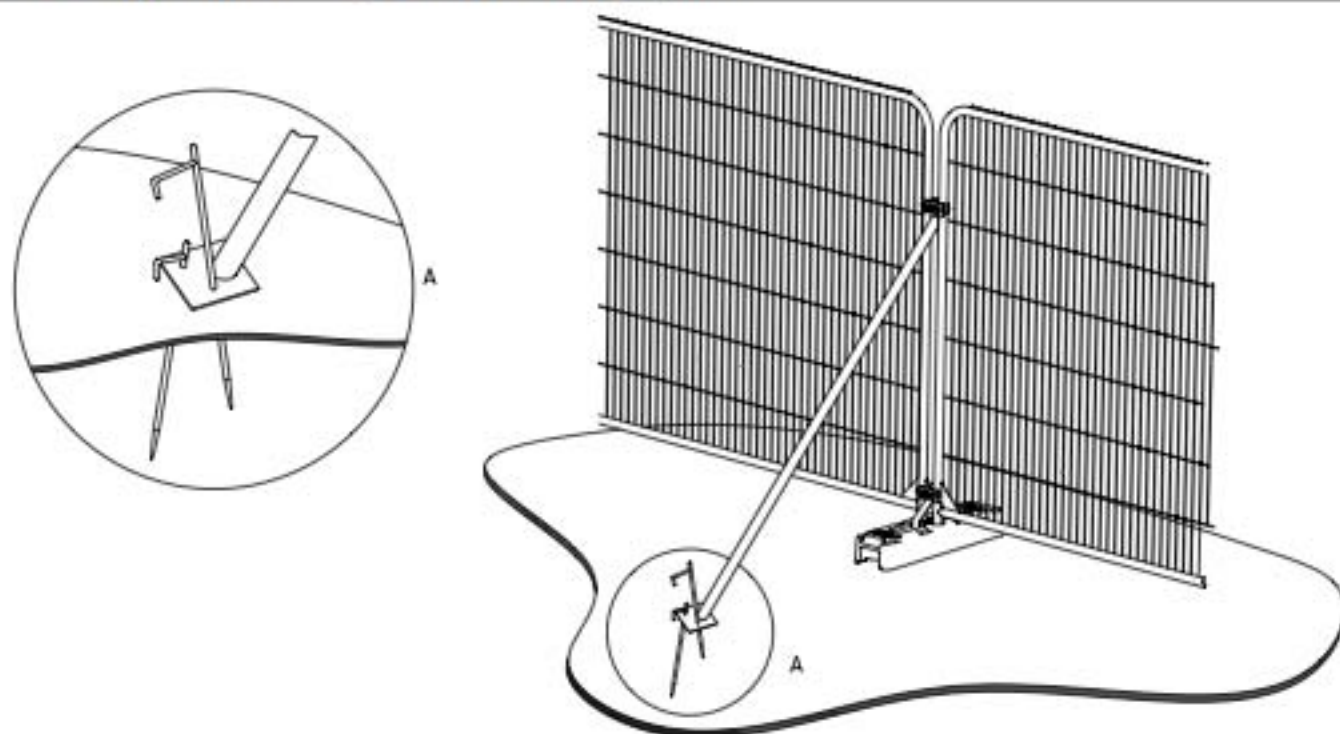
Knowsley Metropolitan Borough Council
PO Box 21 Archway Road Huyton Knowsley Merseyside L36 9YU
Telephone: 0151 489 6000 www.knowsley.gov.uk



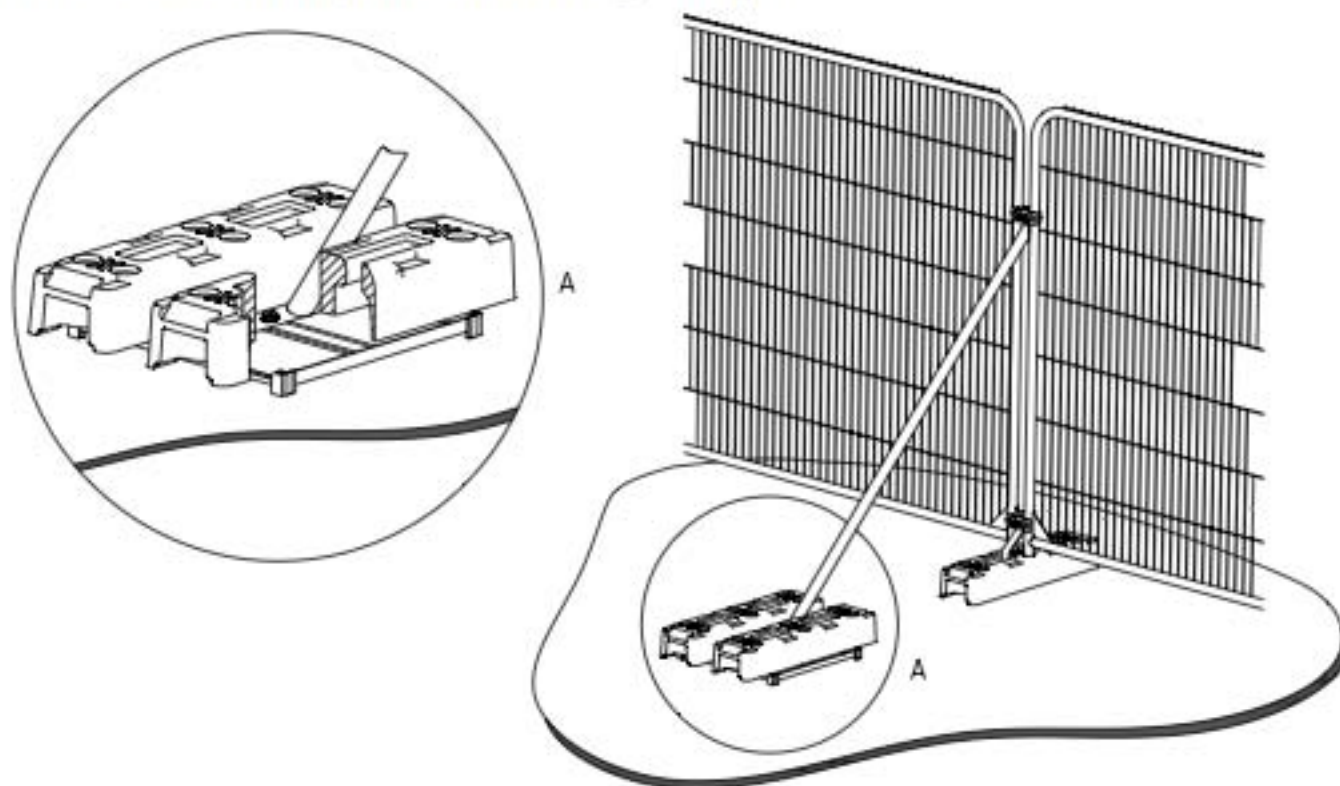
Appendix 5



Figure 3 Examples of above-ground stabilizing systems



a) Stabilizer strut with base plate secured with ground pins



b) Stabilizer strut mounted on block tray



**PROTECTIVE FENCING. THIS
FENCING MUST BE
MAINTAINED IN ACCORDANCE
WITH THE APPROVED PLANS
AND DRAWINGS FOR THIS
DEVELOPMENT.**



**TREE PROTECTION AREA
KEEP OUT !**

**(TOWN & COUNTRY PLANNING ACT 1990)
TREES ENCLOSED BY THIS FENCE ARE PROTECTED BY
PLANNING CONDITIONS AND/OR ARE THE SUBJECTS OF A
TREE PRESERVATION ORDER.
CONTRAVENTION OF A TREE PRESERVATION ORDER MAY
LEAD TO CRIMINAL PROSECUTION**

**ANY INCURSION INTO THE PROTECTED AREA MUST BE
WITH THE WRITTEN PERMISSION OF THE LOCAL
PLANNING AUTHORITY**