Health & Safety Tree Report

GREAT BARROW PARISH COUNCIL

NORMANS WOOD AND BARROW PLAYING FIELDS

GREAT BARROW
CHESTER
CHESHIRE WEST

14th November 2025

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Particulars of Instruction

TreeScope Solutions received written instruction on 3rd October 2025 from Tracey Whitlow (Clerk to Barrow Parish Council) at Barrow Parish Council to carry out a tree condition survey and to produce this summary report, including a General Tree Assessment and a Tree Location Plan. This report has been undertaken to support the occupier's Duty of Care in accordance with their obligations under the Occupiers' Liability Acts and the Health and Safety at Work Act, specifically in relation to the management and safety of trees on site.

Author

My name is Max Bell, and I am an arboricultural consultant representing TreeScope Solutions. I conducted the tree survey on the 3rd April 2025 and have subsequently prepared this summary of my findings. I hold a BSc (Hons) in Arboriculture and have over 12 years of professional experience within the industry.

All advice provided in this report, including any appendices, is covered by our Professional Indemnity Insurance, which is held for the practice of Arboricultural Consultancy, up to the value of one million pounds sterling per claim.

Site Overview

A total of 68 trees were surveyed across both Barrow Playing Fiends and Normas wood, of which 25 trees have recommended works. These works are detailed within the attached Tree Schedule and range from small remedial works such as severing ivy – to larger scale works such as crown reductions.

Of the trees inspected, two stand out are a higher cause of concern given their condition and associated targets. These are T20 & T35. Both recommended works and time frames are given in the attached Tree Schedule.

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Figure 1: Aerial Image (Google Maps)

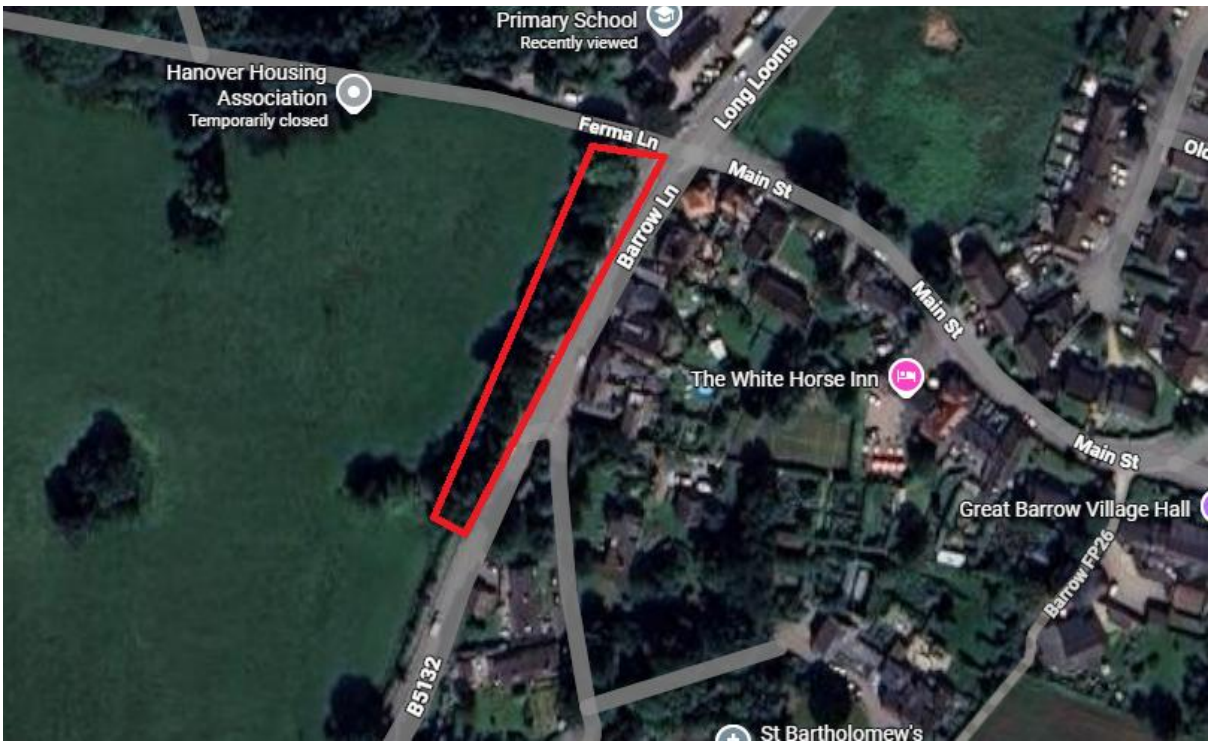

Figure 2: Aerial Image (Google Maps)

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Survey Methodology

In order that the landowner/steward of the site is deemed to be acting in accordance with their statutory duty of care, trees should be inspected on a regular basis by a competent person. This regular inspection should be recorded in an auditable fashion. This survey report constitutes a single inspection which can be included in this auditable inspection record.

A site walk through survey was undertaken to identify trees which displayed outward signs of structural or physiological markers that may be associated with a raised probability of whole tree or partial failure. These trees are located on a plan and observations pertaining to size, life stage (age), physiological condition and structural condition were recorded, and recommendations for remedial works, if required, were made.

The survey was carried out at ground level using visual observation only. Detailed examinations such as climbing inspections and decay detection (beyond use of a sounding hammer) were not employed, though may form part of the survey's management recommendations. All observations were made from within the confines of the site.

Tree Inspection Record

The following tree features are recorded and act as a description of the tree:

- Reference number (to be recorded on the tree survey plan)
- Species (common or scientific names)
- Age class (Newly planted, Young, Semi Mature, Mature, Over Mature)
- Life Expectancy
- Observations, notes relating to the condition of the tree, its location and/or a description of failure indicator.

Outline of Work Required:

Control Measure	Example Indicators
Target management	Target value / vulnerability reduced by exclusion, diversion or relocation: e.g. antisocial Target value / vulnerability reduced by exclusion, diversion or relocation: e.g. antisocial planting / fence off & warn; re-route paths; relocate benches
Further investigation	Decay mapping to establish significance of defect: set results against failure criteria
Install support	Non-invasive brace to support vulnerable member / dividing union

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Localised pruning	Reduce weight loading on vulnerable limb (including shortening dead branches to retain habitat)
Limb removal	Prune out dead/damaged/vulnerable growth
General pruning	Reduce crown by specified amount
Crown removal	Leave stem as a standing carcass (consider habitat piling cord wood, preferably in dappled light)
Tree removal	Takedown and fell to ground level (consider habitat piling & also stump grinding

Definitions

Arboriculturist

An arboriculturist (or arboricultural consultant) is a person who has, through relevant education, training and experience, gained recognized qualifications and expertise in the field of trees in relation to construction.

Tree Survey

A tree survey should be undertaken by an arboriculturist and should record information about the trees on a site independently of and prior to any specific design for development. As a subsequent task, and with reference to a design or potential design, the results of the survey should be included in the preparation of a tree constraints plan, which should be used to assist with site layout design.

Tree Location Plan

A Tree Location Plan, is typically delivered as a scalable plan and in a.pdf format. However, in some instances this may be delivered as a non-scalable hand drawn (sketch) plan, prepared by an arboriculturist for the purposes of identifying the locations of the surveyed trees.

Limitations

Trees were inspected from using visual observation from ground level only. Trees were not climbed or inspected below ground level. Inaccessible trees will have best estimates made about the location, physical dimensions and characteristics. Trees have been grouped where it is expedient to do so. Trees have been excluded from the survey if they are found by us to be sufficiently far away from the site as agreed and set out by our Client for the extent of the survey. Unless specifically stated and requested to do so we have performed no statutory protection checks; such as Conservation Areas (CA) or Tree Preservation Order (TPO. Consequently, we do not seek to offer any comparison between or infer any difference in the quality or importance of TPO trees and other trees.

Caveat

This advice and all appendices are subject to caveat as follows:

1. This report is nullified if any remedial works are undertaken on any area of the site, on or after the date of study/survey.
2. The report is only valid on the date of inspection and any deletion, editing or alteration will void it in its entirety.
3. The responsibility for any works undertaken on the basis of the recommendations of this report does not form part of this contract. No responsibility is assumed by the author of this report or by Treescope Solutions for any legal matters that may arise as a consequence.
4. The report is not valid in adverse or unpredictable weather conditions or for any failure due to Force Majeure.
5. No liability is assumed by the author or by Treescope Solutions for any misuse, misinterpretation or misrepresentation of information contained herein.
6. This report has been compiled using only the information made available to the author as at the above date of inspection.
7. The assessment, unless described as “detailed” was of a preliminary nature, conducted from ground only; no soil samples were taken for analysis, no trees were climbed or inspected below ground level (including roots).
8. The author did not have at the time of writing any information as to the integrity of the site’s main structures, annexes or the drainage system.
9. Treescope Solutions are not responsible for any works other than those invoiced for.
10. All tree work is to be undertaken in accordance with British Standard BS 3998:2010, recommendations for tree work.
11. Prior to any and all specified tree works it is the duty of the landowner/steward and or contractor to undertake a check to see if there are any statuary protections upon the land and trees.
12. All tree works are to be undertaken at an appropriate time and any and where necessary a suitably qualified ecologist has been consulted so not to damage or destroy any protected species and or habitats.

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Appendices

The following documents were released to the Client as appendices to this report:

1. Schedule of Trees
2. Tree Location Plan
3. Summary of Tree Works

These appendices can be found at the bottom of this document.

Yours Sincerely,

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TREESCOPE SOLUTIONS

Appendix 1: Schedule of Trees

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Tree ID	Common Nam	Scientific Name	Physiological Condi	Tree Height [m	Stem Diameter [m	Root Protection Area	Life Stage	Structural Condit	Comments	Recommendations
1	Pedunculate oak	Quercus robur	Good	4	300	3.6	Early-mature	Good	No notable features	N. A
2	Pedunculate oak	Quercus robur	Good	3	160	1.92	Semi-mature	Good	No notable features	N. A
3	Scots pine	Pinus sylvestris	Good	7	480	5.76	Early-mature	Good	Located on boundary of field adjacent highway. Dense ivy growth from base up main stem into crown. Evidence of historic branch loss to limb over highway.	Remove ivy. Remove limb with historic tear
4	Scots pine	Pinus sylvestris	Good	7	440	5.28	Early-mature	Good	Located on boundary of field adjacent highway. Dense ivy growth from base up main stem into crown.	Remove ivy
5	Scots pine	Pinus sylvestris	Good	5	500	0	Early-mature	Good	Located on boundary of field adjacent highway. Dense ivy growth from base up main stem into crown.	Remove ivy
6	Silver birch	Betula pendula		3	100	1.2			Dead standing tree with no crown	Remove
7	Common beech	Fagus sylvatica	Good	8	540	6.48	Early-mature	Good	No notable features	N. A
8	Scots pine	Pinus sylvestris	Good	8		0	Early-mature	Good	Tree on boundary of field adjacent public highway. Leaning tenancy towards highway.	N. A
9	Scots pine	Pinus sylvestris	Good	5	460	5.52	Early-mature	Good	No notable features	N. A
10	Scots pine	Pinus sylvestris	Good	8	540	0	Early-mature	Good	No notable features	N. A
11	Horse chestnut	Aesculus hippocastanum	Good	6	560	6.72	Early-mature	Good	Tree located on boundary line adjacent highway. No notable features. Unable to inspect base due to restricted access.	N. A
12	Silver birch	Betula pendula	Poor	3	90	1.08	Young	Fair	Heavily suppressed with poor form	Remove
13	Common beech	Fagus sylvatica	Good	2	70	0.84	Young	Good	No notable features	N. A
14	Pedunculate oak	Quercus robur	Good	4	260	3.12	Semi-mature	Good	No notable features	N. A
15	Common beech	Fagus sylvatica	Good	6	300	3.6	Semi-mature	Good	No notable features	N. A
16	Pedunculate oak	Quercus robur	Good	9	790	9.48	Mature	Good	No notable features. Good example of species	N. A
17	Common lime	Tilia x europea	Good	11	580	6.96	Mature	Good	Dense epicormic growth around base of tree. Unable to inspect base due to restricted access.	Remove epicormic growth at base and re inspect within 12 months
18	Pedunculate oak	Quercus robur	Good	4	160	1.92	Semi-mature	Good	No notable features	N. A
19	Sycamore	Acer pseudoplatanus	Good	11	640	7.68	Early-mature	Good	Bark defect at base however evidence of occlusion with no signs of extensive decay.	N. A
20	Red oak	Quercus rubra	Good	12	740	8.88	Mature	Good	Fungal fruiting body found at base of tree within rooting area, research suggests giant polypore. Further fruiting body located on historic pruning wound at approx. 6m from ground level.	Given the trees location and associated fungus found, it is recommended a 3m reduction be carried out and the tree monitored in annual basis

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21	Common lime	Tilia x europea	Good	8	320	3.84	Semi-mature	Fair	Included union noted at approx. 3m from ground level however not extensive	N. A
22	Common lime	Tilia x europea	Good	8	310	3.72	Semi-mature	Fair	No notable features	N. A
23	Common lime	Tilia x europea	Good	4	200	2.4	Semi-mature	Good	No notable features	N. A
24	Sycamore	Acer pseudoplatanus	Good	11	720	8.64	Mature	Good	Dense ivy growth from base up main stem into crown	Remove ivy
25	Common lime	Tilia x europea	Good	6	320	3.84	Semi-mature	Good	No notable features	N. A
26	Common lime	Tilia x europea	Good	12	540	6.48	Mature	Good	Dense epicormic growth at base therefore unable to inspect base. Small to medium diameter dead wood within crown	Remove epicormic at base and deadwood from crown
27	Common lime	Tilia x europea	Good	7	320	3.84	Semi-mature	Good	No notable features	N. A
28	Sycamore	Acer pseudoplatanus	Good	11	660	7.92	Mature	Good	No notable features	N. A
29	Pedunculate oak	Quercus robur	Good	4	240	2.88	Semi-mature	Good	No notable features	N. A
30	Common lime	Tilia x europea	Good	11	540	6.48	Mature	Good	Dense epicormic growth at base therefore unable to inspect base of tree. Ivy clad from base into crown	Remove epicormic at base and sever ivy
31	Common lime	Tilia x europea	Good	6	300	3.6	Semi-mature	Good	No notable features	N. A
32	Hornbeam	Carpinus betulus	Good	10	740	8.88	Mature	Good	No notable features	N. A
33	Red oak	Quercus rubra	Good	9	460	5.52	Early-mature	Good	Growing tenancy towards public highway. Small to medium diameter dead wood within crown	Remove deadwood
34	Common lime	Tilia x europea	Good	16	660	7.92	Mature	Good	Dense epicormic growth at base up main stem to approx. 4m. Small to medium diameter dead wood within crown. Unable to inspect base due to restricted access from epicormic growth	Remove epicormic growth and crown lift to 5m
35	Horse chestnut	Aesculus hippocastanum	Good	15	1354.84	15	Mature	Good	Main stem trifurcates at 1m with evidence of soil and debris in union. Signs of bleeding canker on main stems. Small to medium diameter dead wood within crown	Given trifurcation and size of tree, bracing is recommended for installation
36	Pedunculate oak	Quercus robur	Good	12	880	10.56	Mature	Good	Ivy growth from base up main stem to approx. 8m.	Sever ivy
37	Common holly	Ilex aquifolium	Good	4	200	2.4	Semi-mature	Good	No notable features	
38	Sweet chestnut	Castanea sativa	Good	16	890	10.68	Mature	Good	Small to medium diameter dead wood within crown	Remove deadwood
39	Sycamore	Acer pseudoplatanus	Good	15	840	10.08	Mature	Good	Main stem bifurcates at approx. 1.5m where included union is evident up main stem to approx. 4m from ground level. Significant canker and bark necrosis to westernmost stem.	Crown reduce by approx. 4m to remove sail
40	Norway maple	Acer platanoides	Good	14	620	7.44	Early-mature	Good	No notable features	N. A
41	Norway maple	Acer platanoides	Good	12	520	6.24	Early-mature	Good	No notable features	N. A

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42	Crab apple	Malus sylvestris	Good	3	360	4.32	Mature	Good	No notable features	N. A
43	Common beech	Fagus sylvatica	Good	14	520	6.24	Early-mature	Good	No notable features	N. A
44	Common beech	Fagus sylvatica	Good	12	610	7.32	Early-mature	Good	No notable features	N. A
45	Sycamore	Acer pseudoplatanus	Good	11	470	5.64	Early-mature	Good	Small to medium diameter dead wood within crown	Remove dead wood
46	Scots pine	Pinus sylvestris	Good	15	560	6.72	Mature	Good	Heavily clad in ivy from base into structural canopy. Unable to inspect in detail due to restricted visuals from ivy.	Sever ivy
47	Common beech	Fagus sylvatica	Good	16	620	7.44	Early-mature	Good	No notable features	N. A
48	Whitebeam	Sorbus aria	Good	4	100	1.2	Semi-mature	Good	No notable features	N. A
49	Common beech	Fagus sylvatica	Good	11	460	5.52	Early-mature	Good	Crown predominantly growing north west towards highway.	Crown reduce over highway by 3m
50	Common beech	Fagus sylvatica	Good	15	640	7.68	Early-mature	Fair	Tree heavily clad in ivy from base into structural canopy. Unable to inspect due to restricted visuals from ivy	Remove ivy
51	Common beech	Fagus sylvatica	Good	11	460	5.52	Early-mature	Fair	Tree heavily clad in ivy from base into structural canopy. Unable to inspect due to restricted visuals from ivy	Remove ivy
52	Pedunculate oak	Quercus robur	Good	14	660	7.92	Early-mature	Good	No notable features	N. A
53	Common beech	Fagus sylvatica	Good	12	560	6.72	Early-mature	Fair	Heavily clad in ivy from base into structural canopy. Unable to inspect tree in detail due to restricted visuals from ivy.	Remove ivy
54	Common beech	Fagus sylvatica	Good	14	820	9.84	Early-mature	Good	No notable features	N. A
55	Common beech	Fagus sylvatica	Good	14	520	6.24	Early-mature	Good	No notable features	N. A
56	Sycamore	Acer pseudoplatanus	Good	12	640	7.68	Early-mature	Good	No notable features	N. A
57	Common beech	Fagus sylvatica	Good	8	540	6.48	Early-mature	Good	No notable features	N. A
58	Common beech	Fagus sylvatica	Good	12	640	7.68	Early-mature	Good	No notable features	N. A
59	Sycamore	Acer pseudoplatanus	Good	13	640	7.68	Early-mature	Good	Small to medium diameter dead wood within crown	Remove deadwood
60	Common beech	Fagus sylvatica	Good	8	560	6.72	Early-mature	Good	No notable features	N. A
61	Common beech	Fagus sylvatica	Good	13	560	6.72	Early-mature	Good	Growing tenancy to the north west	N. A
62	Norway maple	Acer platanoides	Good	9	450	5.4	Early-mature	Good	No notable features	N. A
63	Sweet chestnut	Castanea sativa	Good	11	680	8.16	Early-mature	Good	No notable features	N. A
64	Common beech	Fagus sylvatica	Good	14	560	6.72	Early-mature	Good	No notable features	N. A
65	Common beech	Fagus sylvatica	Good	9	540.37	6.48	Early-mature	Good	No notable features	N. A
66	Common beech	Fagus sylvatica	Good	15	740	8.88	Mature	Good	No notable features	N. A

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67	Common beech	Fagus sylvatica	Good	12	570	6.84	Early-mature	Good	Small to medium diameter dead wood within crown.	Remove deadwood
68	Sycamore	Acer pseudoplatanus	Good	15	840	10.08	Early-mature	Good	Dense ivy on main stem with small to medium diameter dead wood within crown	Remove ivy and deadwood

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Appendix 2: Tree Location Plan

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Appendix 3: Summary of Tree Works

Tree ID	Common Name	Scientific Name	Comments	Recommendations
3	Scots pine	Pinus sylvestris	Located on boundary of field adjacent highway. Dense ivy growth from base up main stem into crown. Evidence of historic branch loss to limb over highway.	Remove ivy. Remove limb with historic tear
4	Scots pine	Pinus sylvestris	Located on boundary of field adjacent highway. Dense ivy growth from base up main stem into crown.	Remove ivy
5	Scots pine	Pinus sylvestris	Located on boundary of field adjacent highway. Dense ivy growth from base up main stem into crown.	Remove ivy
6	Silver birch	Betula pendula	Dead standing tree with no crown	Remove
12	Silver birch	Betula pendula	Heavily suppressed with poor form	Remove
17	Common lime	Tilia x europea	Dense epicormic growth around base of tree. Unable to inspect base due to restricted access.	Remove epicormic growth at base and re inspect within 12 months
20	Red oak	Quercus rubra	Fungal fruiting body found at base of tree within rooting area, research suggests giant polypore. Further fruiting body located on historic pruning wound at approx. 6m from ground level.	Given the trees location and associated fungus found, it is recommended a 3m reduction be carried out and the tree monitored in annual basis
24	Sycamore	Acer pseudoplatanus	Dense ivy growth from base up main stem into crown	Remove ivy
26	Common lime	Tilia x europea	Dense epicormic growth at base therefore unable to inspect base. Small to medium diameter dead wood within crown	Remove epicormic at base and deadwood from crown
30	Common lime	Tilia x europea	Dense epicormic growth at base therefore unable to inspect base of tree. Ivy clad from base into crown	Remove epicormic at base and sever ivy
33	Red oak	Quercus rubra	Growing tenancy towards public highway. Small to medium diameter dead wood within crown	Remove deadwood
34	Common lime	Tilia x europea	Dense epicormic growth at base up main stem to approx. 4m. Small to medium diameter dead wood within crown. Unable to inspect base due to restricted access from epicormic growth	Remove epicormic growth and crown lift to 5m
35	Horse chestnut	Aesculus hippocastanum	Main stem trifurcates at 1m with evidence of soil and debris in union. Signs of bleeding canker on main stems. Small to medium diameter dead wood within crown	Given trifurcation and size of tree, bracing is recommended for installation
36	Pedunculate oak	Quercus robur	Ivy growth from base up main stem to approx. 8m.	Sever ivy
37	Common holly	Ilex aquifolium	No notable features	
38	Sweet chestnut	Castanea sativa	Small to medium diameter dead wood within crown	Remove deadwood
39	Sycamore	Acer pseudoplatanus	Main stem bifurcates at approx. 1.5m where included union is evident up main stem to approx. 4m from ground level. Significant canker and bark necrosis to westernmost stem.	Crown reduce by approx. 4m to remove sail
45	Sycamore	Acer pseudoplatanus	Small to medium diameter dead wood within crown	Remove dead wood
46	Scots pine	Pinus sylvestris	Heavily clad in ivy from base into structural canopy. Unable to inspect in detail due to restricted visuals from ivy.	Sever ivy
49	Common beech	Fagus sylvatica	Crown predominantly growing north west towards highway. Tree heavily clad in ivy from base into structural canopy.	Crown reduce over highway by 3m
50	Common beech	Fagus sylvatica	Unable to inspect due to restricted visuals from ivy Tree heavily clad in ivy from base into structural canopy.	Remove ivy
51	Common beech	Fagus sylvatica	Unable to inspect due to restricted visuals from ivy Heavily clad in ivy from base into structural canopy. Unable to	Remove ivy
53	Common beech	Fagus sylvatica	inspect tree in detail due to restricted visuals from ivy.	Remove ivy
59	Sycamore	Acer pseudoplatanus	Small to medium diameter dead wood within crown	Remove deadwood
67	Common beech	Fagus sylvatica	Small to medium diameter dead wood within crown.	Remove deadwood
68	Sycamore	Acer pseudoplatanus	Dense ivy on main stem with small to medium diameter dead wood within crown	Remove ivy and deadwood

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Notes

All tree work is to be undertaken in accordance with British Standard BS 3998:2010, Recommendations for tree work. All arisings are to be removed and the site is to be left as found. Care is to be taken of the ground around retained trees to make sure that it does not become compacted as a result of tree surgery operations. No equipment or vehicles such as timber Lorries, tractors, excavators or cranes shall be parked or driven beneath the crowns of any retained trees, to prevent subsequent compaction and root death.

Tree removal

A tree should be felled in one piece only when there is no significant risk of damage to people, property or protected species.

Where restrictions (e.g. lack of space, buildings, other features, land ownership or use, or other trees which are to be retained) cannot be overcome, trees should be dismantled in sections. This also applies where a tall stump is being retained but where branches are to be removed/pruned.

Extensively decayed trees can be unpredictable when they are being felled, and special precautions should therefore be taken, such as the use of a winch to guide the direction of fall.

Stump removal – stump grinding

Stump grinding should be to a minimum of 300mm deep or to extend through the base of the stump leaving the major roots disconnected if the intention is to reduce the potential for the spread of Honey fungus.

The grinding residue should be treated as arising's and removed from site.

NOTE: *Mechanical destruction of a stump by stump grinding is less disruptive to the site than digging out.*

The hole left by stump removal, should be filled with soil or other material. The filling should be appropriate for future site usage, and for any surface treatment that is to be installed.
Where future plant growth is desired, the backfill material should be firmed in 150 mm layers by treading, avoiding excessive compaction and destruction of the soil structure.

Stump removal - digging

Stump removal by digging out should include disposal/utilisation of woody material.

NOTE: *Whether done by hand or machine, digging out can cause severe disturbance of the site.*

Where possible, when winching out a stump, a ground or other type of anchor should be used rather than a tree to be retained. If there is no alternative to using such a tree as an anchor, appropriate protective measures should be adopted.

After stump removal

The hole left by stump removal, whether by digging out or grinding, should be filled with soil or other material. The filling should be appropriate for future site usage and for any surface treatment that is to be installed.

Where future plant growth is desired, the backfill material should be firmed in 150mm layers by treading, avoiding excessive compaction and destruction of the soil structure.

Cut Ivy

Cutting of ivy is to be undertaken using hand tools such as hand saws or secateurs to prevent damage to the bark of the tree; the use of chain saws is prohibited. A 300mm high section of ivy is to be cut and removed from within 1m of ground level.

Protected Species

Conservation Status of British Bats

The general consensus in Britain and Europe is that virtually all bat species are declining and vulnerable. Our understanding of population status is poor as there is very little historical data for most bat species. Certain species, such as the horseshoe bats, are better understood and have well documented contractions in range and population size.

Given this general picture of decline in UK Government within the UK Biodiversity Action Plan has designated five species of bats as priority species (greater and lesser horseshoe bats, barbastelle, Bechstein's and pipistrelle). These plans provide an action pathway whereby the maintenance and restoration of the former populations levels are investigated.

Legal Status of British Bats

Given the above position all British bats as well as their breeding sites and resting places enjoy national and international protection.

All bat species in the UK are fully protected under the Wildlife and Countryside Act 1981 (as amended) through inclusion in Schedule 5. All bats are also listed on Annex IV (and some on Annex II) of the EC Habitats Directive giving further, European protection. Taken together the

act and Conservation of Habitats and Species Regulations 2012 *(as amended)** make it an offence to; intentionally or deliberately kill, injure or capture (take) bats;

- Deliberately disturb bats (whether in a roost or not)
- Damage, destroy or obstruct access to bat roosts
- Possess or transport a bat or any part of a bat, unless acquired legally
- Sell, barter or exchange bats, or parts of bats

The legislation although not strictly affording protection to foraging grounds does protect roost sites. Bat roosts are protected at all times of the year whether or not bats are present. Any disturbance of a roost due to development must be licenced.

**the regulations that delivered by the UK's commitments to the Habitats Directive.*

Breeding birds

All nesting birds are protected under the Wildlife and Countryside Act (as amended) 1981, which makes it an offence to intentionally kill, injure or take any wild bird or take, damage or destroy its nest whilst in use or being built, or take or destroy its eggs. Furthermore, a number of birds enjoy further protection under that Act and are listed on Schedule 1 of the Act. These further protected birds are also protected from disturbance and it may be necessary to operate "no-go" buffer zones around such nests – typically out to 100m.

Planning policy guidance on the treatment of species identified as priorities under the biodiversity action programme suggests that local authorities should take measures to protect the habitats of these species from further decline through policies in local development documents and should ensure that they are protected from the adverse effects of development, where appropriate, by using planning conditions or obligations. The conservation of these species should be promoted through the incorporation of beneficial biodiversity designs within developments.

Limitations

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