

Arboricultural Policy 2021-2026

1. Introduction

Our overall aim is to create homes and neighbourhoods which we can all be proud of whilst delivering an efficient and well run business.

Bolton at Home (BH) has a duty to manage and protect trees for their aesthetic, ecological, social, environmental and even historical values. We are committed to the continuous professional assessment and management of our existing and developing tree stock, maintained and promoted in order to provide tree and woodland cover diverse in age, species and habitat values to promote and develop sustainable environmental and ecological benefits within the resources available.

2. Purpose

To set out our approach to maintain and promote a sustainable tree stock capable of providing long-term benefits to residents, visitors and wildlife within areas of Bolton under the responsibility of Bolton at Home.

3. Scope

BH takes responsibility for trees in front gardens and on retained open spaces and all such trees are inspected on a three year cycle.

BH takes a reactive approach to management of trees within rear gardens.

4. Policy Statements

No	Statement Heading	Statement
1	Industry Best Practice	All trees are managed in accordance with Industry Best Practice to provide a balanced, tolerant and harmonious environment between trees, wildlife, people and property.
2	Promoting the Importance of Trees	BH will encourage and provide a greater understanding and appreciation of the benefits and values of urban trees in order to promote greater community ownership, awareness and education.
3	Inspection Programme	Through a 3 year cyclical inspection programme, BH will identify and assess potential tree hazards and, where reasonably practicable, will reduce all associated risks in order to address our responsibilities.

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4	Tree Work Standards	BH will promote and maintain the highest standards of tree surgery and urban tree management promoting best practice and best value.
5	Deadwood Habitat	Providing safety to the public is not compromised, dead or dysfunctional limbs will be retained within the tree or upon the ground upon which it fell or was removed to.
6	Tree Removal	BH will try to retain trees and resist their removal unless justifiable reasons are provided with supporting evidence where appropriate.
7	Emergency Tree Works	Where BH identify a tree presenting a clear, recognised and foreseeable threat to the safety of persons or property, we will ensure responsive action is taken as a matter of urgency.
8	Replacement Planting	Where tree removals are required BH will maintain a replacement planting scheme.
9	Deterring Potential Nuisance	BH will ensure that full consideration has been given towards the proximity of the proposed trees planting to adjacent features.
10	Retaining Trees through Future Development	BH will ensure all proposed development is undertaken in full consideration of trees as per industry guidance.
11	Trees & Utilities	BH will uphold protection for trees according to industry guidance
12	Wildlife	BH will always seek to ensure compliance with the current relevant legislation regarding the protection of the environment, wildlife and habitat.
13	Perceived Risk	A perceived risk that is an indirect consequence of a tree will be rectified through pruning or removal only in special circumstances and where all other options have been assessed. Unfounded fear of a tree, such as fears over its natural height movement in the wind will normally not result in any action.
14	Obstruction of Adjacent Properties	Where parts of a tree, above or below ground, under responsibility of BAH are causing obstruction to neighbouring properties we will, following assessment and subject to resources, undertake the necessary works to address the

No	Statement Heading	Statement
		problem at our own cost. Where BAH do not consider remedial action to be appropriate you may, under Common Law, prune back overhanging branches or encroaching roots to your boundary only however we request that consultation with BAH is undertaken prior to undertaking any works.
15	Road Signage	Road signage and street lighting are the responsibility of the Council Highways Department however, where necessary, the BAH will ensure that its own trees are pruned back to provide adequate clearance.
16	Lack of Light	Where enquiries relating to lack of light into residential properties are received action will be at the BH discretion. There is currently no legal right to light.
17	TV Reception	BH will resist felling or undertaking potentially disfiguring forms of tree work in order to improve the reception of television, satellite and broadband signals or the efficacy of CCTV cameras.
18	Leaves, Seeds and Fruit	Excessive or substantial crown pruning or the removal of a tree will not be undertaken to reduce the fall of leaves, seeds or fruit.
19	Honeydew	The cleaning of privately owned surfaces, such as cars, windows, and property affected by honeydew is classed as routine domestic maintenance and therefore the responsibility of the property owner or tenant.
20	Indirect & Direct Damage	Where concerns are raised regarding the potential risks of damage through the alleged influence of trees under the ownership of BH we will require the claimant to submit evidence as part of a detailed investigative process.
21	Trip Hazards	Where surface roots from BH trees are alleged or contributing to a perceived trip hazard, an inspection will be undertaken.
22	Drains and Underground Services	The appropriate way to deal with tree root blockage of a drain is to ensure that the system watertight and maintained. BH will not take action in response to complaints that our trees are blocking drains unless we are responsible for the drains concerned.
23	Sustainable and Renewable Energy Systems	Where appropriate, BH will encourage the installation and use of current sustainable and renewable energy systems and will

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		be sympathetic when considering management issues and conflicts concerning trees and vegetation.

5. Equality and Diversity

An Equality Assessment has been carried out and has been signed off with effect from 1st April 2021

6. Consultation

This policy is dictated by legislation and therefore no customer consultation has been undertaken. Legislation includes:

- Occupiers Liability Act 1957 & 1984
- The Town and Country Planning Act 1990 - Tree Preservation Orders (TPO)
- Part 2 of the Planning (Listed Buildings and Conservation Areas) Act 1990: Conservation Areas (CA)
- High Hedge Legislation and Disputes
- British Standard for tree work: BS 3998 (2010) Tree Work – Recommendations
- Environmental Legislation & Management

7. Legal and Regulatory Requirements

Bolton at Home has a legal “duty of care” regarding the risk management of trees under its ownership. The policy links to the legislation detailed above in section 6.

8. Related Policy and Strategies

There are no other policies or strategies linked to this policy.

9. Responsibility, Monitoring, Review and Evaluation

Customer and Management Team will ensure this policy is successful, with staff having individual and collective responsibility to implement the policy. Performance information on the Arboricultural Policy will be provided by the Neighbourhood Services Team to the Business Policy Team annually.

Date approved	27 May 2021 (Operations Committee)
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