

BAUHAUS

TREE SPECIFICATION & TREE PIT DETAIL

Condition 3(c) Discharge Submission

Project: 362 Oxford Road, Reading

Prepared by: UK Bauhaus Ltd

1. TREE SPECIES (UPDATED)

2.

The previously proposed Silver Birch has been replaced to address concerns regarding long-term suitability and potential nuisance.

Proposed Replacement Tree:
Carpinus betulus (Hornbeam)
Specification:

- Size: 14–16 cm girth (standard)
- Root: Container grown
- Form: Clear stem
- Height: Approx. 4–5m at planting

3. JUSTIFICATION FOR SPECIES SELECTION

4.

Hornbeam has been selected as it:

- Is suitable for urban environments
- Has good tolerance to climate change
- Provides ecological value (habitat + seasonal interest)
- Has low allergenic impact compared to Birch
- Does not present excessive nuisance (e.g. seed spread)

3. TREE PIT DETAIL (SECTION SPECIFICATION)

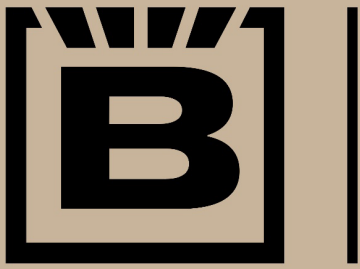
Tree Pit Dimensions

- Minimum: **1200mm (L) x 1200mm (W) x 900mm (D)**

Tree Pit Build-Up

From bottom up:

1. Sub-base (if required)



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- Compacted subsoil, loosened to allow drainage

2. Drainage Layer

- 150mm clean angular stone (20–40mm)

3. Geotextile Membrane

- Separating drainage layer and topsoil

4. Topsoil Backfill

- BS3882 compliant topsoil
- Mixed with organic compost

Root Protection Measures

- Root barrier (e.g. **GT Root Barrier 325**)
- Installed:
 - Minimum depth: 600mm adjacent to services
 - 300mm elsewhere

Tree Support System

- 2x timber stakes (treated softwood)
- Crossbar support system
- Rubber ties with spacers

Irrigation & Aeration

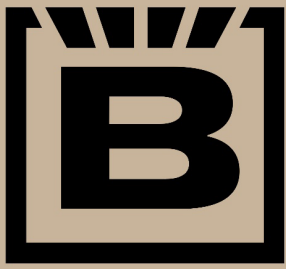
- Perforated irrigation pipe (50–75mm diameter) looped around rootball
- Surface inlet for watering

Surface Finish

- 50mm depth organic mulch (bark)
- Minimum 1m diameter mulch circle

5. INSTALLATION

- Tree to be planted between November–March



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- Rootball positioned at finished ground level
- Backfilled and lightly compacted
- Watered immediately after planting

5. MAINTENANCE

- Weekly watering during first two growing seasons
- Minimum 25 litres per watering
- Stakes removed after 2 years
- Replacement if failure occurs within 5 years

6. COMPLIANCE STATEMENT

This specification provides full tree planting and tree pit detail in accordance with Condition 3(c) and addresses the Natural Environment Officer's comments