Causeway Coast & Glens Borough Council

Title of Report:	**TPO Confirmation – at Lands At and Adjacent to Dungiven Castle/Gaelcholaiste Dhoire and Lands At and Adjacent to 1-5 Chapel Road, Dungiven**
Committee Report Submitted To:	**PLANNING COMMITTEE**
Date of Meeting:	**25th February 2026**
For Decision or For Information	**For Decision**

Linkage to Council Strategy (2021-25)	
Strategic Theme	Cohesive Leadership
Outcome	Our elected members work collaboratively and make decisions on an evidence-led basis and in line with its policies.
Lead Officer	Principal Planning Officer

Budgetary Considerations:	
Cost of Proposal	TPO Survey £750 (excl. VAT)
Included in Current Year Estimates	Within Budget
Capital/Revenue	
Code	34000 5301
Staffing Costs	Within budget/working hours

Screening Requirements	Required for new or revised Policies, Plans, Strategies or Service Delivery Proposals. **Not applicable in this case.**		
Section 75 Screening	Screening Completed:	Yes/No	Date:
	EQIA Required and Completed:	Yes/No	Date:
Rural Needs Assessment (RNA)	Screening Completed	Yes/No	Date:
	RNA Required and Completed:	Yes/No	Date:
Data Protection Impact Assessment (DPIA)	Screening Completed:	Yes/No	Date:
	DPIA Required and Completed:	Yes/No	Date:

1.0 Purpose of Report

1.1 To present the TPO Confirmation, with Modification, for Lands At and Adjacent to Dungiven Castle/Gaelcholaiste Dhoire and Lands At and Adjacent to 1-5 Chapel Road, Dungiven.

2.0 Background

2.1 Under Sections 122 and 123 of the Planning Act (NI) 2011 and the provisions of the Planning (Trees) Regulations (Northern Ireland) 2015 the Council may make Tree Preservation Orders (TPOs) to afford statutory protection to selected trees or woodlands if their removal is likely to have a significant impact on the local environment and its enjoyment by the public.

2.2 Trees can have a high amenity value and can make an important contribution to the environment, creating a varied, interesting and attractive landscape. They can help define the character of an area and create a sense of place acting as landmark features in urban and rural areas. They also have nature conservation, historic and recreational value. Trees in the Northern Ireland landscape are limited, therefore, where they do exist their contribution is valued.

2.3 The Council may make a TPO for the purpose of protecting trees if they are considered to be of special value in terms of amenity, history or rarity, which may or may not be under threat. Therefore, to be considered for a TPO, trees must be of high amenity value and in reasonable condition. The following criteria are used when assessing the merits of a potential TPO:

- Potential Threat: Priority will be given to the protection of those trees deemed to be at immediate risk from active felling or damage from development on site. All other requests will be assessed and prioritised accordingly.
- Visibility: The extent to which the trees or woodlands can be seen by the general public will inform the assessment of whether the impact on the local environment is significant.
- Individual Impact: The mere fact that a tree is publicly visible will not itself be sufficient to warrant a TPO. The tree's particular importance will be assessed by reference to its size and form. Its future potential as an amenity should also be assessed, taking into account any special factors such as its screening value or contribution to the character or appearance of an area. In relation to a group of trees or woodland, an assessment will be made of the collective impact.
- Wider Impact: The significance of the trees in their local surroundings will also be assessed, taking into account how suitable they are to their particular setting, as well as the presence of other trees in the vicinity.
- Historical Importance: Certain trees, because of their age, association with the setting of listed buildings, or the contribution they make to the special character of a conservation area, may require consideration for TPO protection.

- Rarity: There may be occasions where a tree(s) may be considered for TPO protection solely on the grounds of its rarity. The priority of the consideration will reflect the rarity of the species.

2.4 All types of tree can be protected. The Order can cover anything from a single tree to woodlands. Normally, unless a Woodland TPO is proposed, only trees over 3.5m in height are considered for a TPO. Hedges, bushes and shrubs will not be protected.

2.5 In terms of the process and timescales, a Provisional TPO is normally served first, with the final confirmation within six months, or it can be allowed to lapse if, as a result of detailed assessment, it is considered that the trees are not worthy of protection.

3.0 Site Context

3.1 The site is located on the western side of Main Street, Dungiven, and comprises a range of public/community uses, including Dungiven Castle and its immediate associated grounds, health care facilities, and a public carpark. The current TPO is focused largely on the established trees along the Main Street frontage to the rear of the high stone wall. There have been no Consented Works to the trees since the original TPO was confirmed back in 2006.

3.2 A total of 160no. trees/groups were surveyed in August 2025, and the vast majority of these were found to be in a condition suitable for retention as a TPO.

Northern Area Plan

3.3 The Northern Area Plan (NAP) 2016 defines the surveyed lands as lying within the Settlement Development Limit of Dungiven. The Castle and its Grounds are located within the Local Landscape Policy Area (LLPA) DGL 03: Dungiven Castle. The land and Grounds identified as part of the larger Major Area of Existing Open Space. The wider area of the TPO is identified as being an Area of Archaeological Potential.

Reason for Consideration of a TPO Review

3.4 The review of the existing TPO was considered appropriate, given the original provisional TPO was undertaken in 2006. This allowed a qualified Arboriculturist to be appointed to carry out a detailed assessment of the trees, identifying the current physical condition of each individual tree, allowing for consideration of whether a tree is suitable for protection.

3.5 A Provisional TPO was served on site on 18th December 2025 (see Appendix 1). This notice took effect immediately and provided protection for all trees on the site for a period of six months (until 18th June 2026). In line with legislation, a copy of the Provisional TPO documentation was also posted to inform interested parties and adjoining neighbours and copies of the Order were also attached to protected trees in obvious locations within the site on 18th December 2025.

3.6 The consultation process allowed for comments/representations to be submitted within 28 days from the date of Notice of the Provisional TPO (up to 15th January 2026).

Detailed Assessment of Trees

3.7 The tree survey sets out that a total of 160no. individual trees/tree groups were surveyed. The report includes specific observations and recommendations for all trees, identifying a range of trees on the site, including Oak, Lime, Sycamore, Beech, Common Alder, and Aspen, providing an attractive variety of trees, along with a mixed woodland in the grounds to the south east of the castle.

3.8 On assessment of the report and in terms of recommendations for the confirmation of the TPO, it is important to note that the majority of trees (other than those referred to above) are considered to be in a fair condition, with a remaining life expectancy of at least 20 years, and suitable for TPO protection. They are considered to still have visual public amenity value, and enhance the townscape along Main Street, and the setting of the Castle, as reflected in the LLPA designation.

3.9 Six trees, two Goat Willow (T007, 008) and four Sycamore (T020, 022,023, 024), are not considered suitable for protection due to their poor physiological and/or structural condition. The exclusion of these trees will not undermine the TPO.

Representation

3.10 One representation was received from an adjoining owner with regard to the boundary between the site and the former livestock market. The landowner had no objection to the Order, subject to an amendment to the red line to remove any protection of the leylandii trees which abut the livestock market in front of Dungiven Castle. The respondent considered the leylandii do not offer any amenity value and the TPO would prevent their removal or alteration without a long process of approval being required.

Consideration of Issues Raised

3.11 It is considered the leylandii on this boundary are managed as a hedge. This, and another Leylandii hedge frame the carpark associated with the school. Hedges are not normally covered by a TPO. It is not possible to amend the red line of the provisional TPO, however, these leylandii hedges were not surveyed as part of the tree survey, and will not form part of the confirmed order. Their removal would therefore not require permission.

Summary

3.12 The TPO site contains significant trees which are considered to be worthy and suitable for TPO protection. These trees have high public amenity value, being located in a prominent location along the Main Street in Dungiven, and being associated with Dungiven Castle, and contribute to the character of the wider area, as recognised by their inclusion in the LLPA designation. Although the leylandii hedges lie within the pTPO red line site, they are

managed as hedges, were not surveyed as part of the tree report, and do not form part of the TPO.

3.13 The TPO is to be Confirmed, with Modification, to include all trees in the tree survey numbered 1 to 35 inclusive, with the exception of tree no's. 007, 008, 020, 022, 023, and 024.

4.0 Financial Implications

4.1 No financial implications for the Council.

5.0 Options

5.1 **Option 1:** Resolve to confirm the TPO, with modifications, as detailed at paragraph 3.13 above.

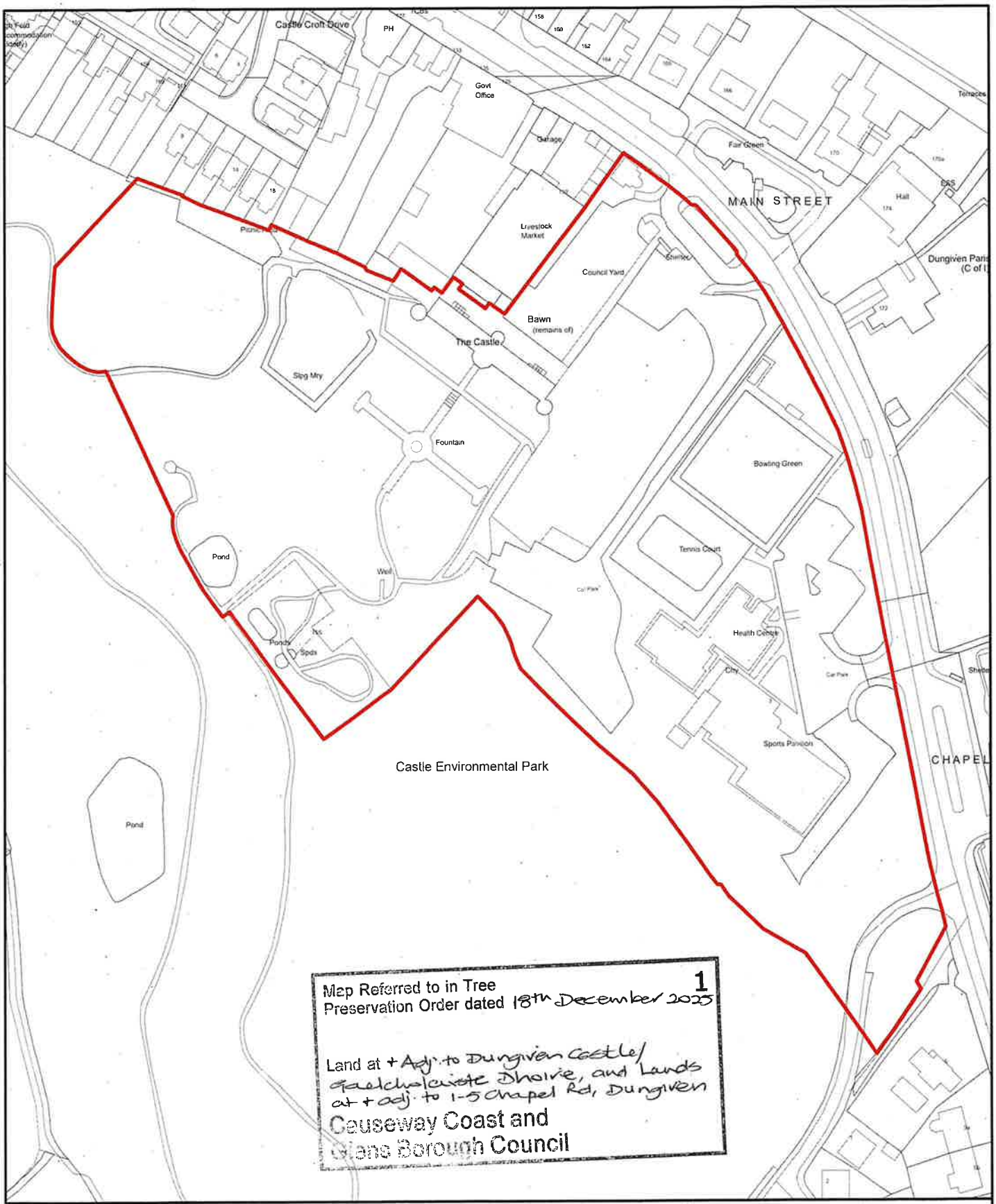
Option 2: Resolve not to confirm the TPO.

6.0 Recommendations

6.1 **IT IS RECOMMENDED** that Members note the content of this report and agree to either Option 1 or Option 2 as set out above.

Appendices:

Appendix 1: Provisional TPO Notice and Map
Appendix 2: Tree Report



Map Referred to in Tree Preservation Order dated 18th December 2025 1

Land at + Adj. to Dungiven Castle/ Gaelcholaiste Dhoire, and Lands at + adj. to 1-5 Chapel Rd, Dungiven

Causeway Coast and Glens Borough Council

Causeway Coast & Glens Borough Council

Tree Preservation Order (TPO) LA01/2025/0005/TPO

Lands at & adjacent to Dungiven Castle / Gaelcholaiste Dhoire and Lands at & adjacent to 1 - 5 Chapel Road, Dungiven

N

Map A

18th December 2025

Tree Preservation Order Boundary

0 30 60 Metres

AUGUST 15, 2025

TREE SURVEY REPORT

Lands at Dungiven Castle, Main Street, Dungiven –Causeway Coast and Glens Borough Council

ANDREW BOE BSC (HONS) MARBORA
INDEPENDENT ARBORICULTURAL CONSULTANT
Tel: 07834895556 / Email: ajboe@hotmail.co.uk

Table of Contents

Ref: Lands at Dungiven Castle, Main Street, Dungiven

Survey details

This tree survey report was requested by Causeway Coast and Glens Borough Council and concerns the tree population growing around the above site.

All information proved to the author of this report is assumed to be accurate.

The scope of this report is to complete a BS5837 2012 specification tree survey of the trees and suggest recommendations for any tree management required.

The survey was carried out using Visual Tree Assessment (VTA) methodologies from ground level only. No below ground, invasive or destructive tests where undertaken. No soil / root samples were taken for analysis.

Weather conditions during the survey were dry with a light wind.

Due to the changing nature of trees and other site circumstances this report and any recommendations made are limited to a 1-year period. Any alteration to the subject site, trees or any development could change the current circumstances and may invalidate this report and any recommendations made.

The report is valid only for normal weather conditions. Healthy trees or parts of healthy trees may fail in normal weather situations although the risk is significantly increased in storm conditions and as the consequences of such weather phenomena are unforeseeable the tree surveyor cannot be held liable for any such failures.

Any alteration or deletion from this report shall invalidate it as a whole.

Tree details

All of the trees found are considered common and no specimen trees where found.

The trees within the property are a mixture of age brackets.

There are a number of other properties of separate ownership bordering the site.

A small copse of woodland has continued to mature to the West.

BS5837 Category

Trees have been assigned a Bs5837 category to provide an additional layer of information. A brief summary of each category can be found below.

C- Trees in this category include unremarkable trees of limited merit, small-growing, young species which have a relatively low potential amenity value, and low landscape benefits.

U- Trees assigned to this category are in such a condition that they cannot realistically be retained as living trees in the context of the current land use for longer than 10 years and/or are unsuitable for retention in the proximity of new dwellings or areas of public open space.

B- Trees assigned to this category include healthy attractive trees with remediable defects that are in a condition as to be able to make a significant contribution for a minimum of 20 years.

See Appendix 1 for full definitions of each category.

Trees suitable for retention

Where possible, it is generally considered desirable for Category 'A' and Category 'B' trees to be retained. Category 'U' trees are not considered to be appropriate for retention.

Other factors worth consideration in long term management include:-

- Shading
- Future Pressure for Tree Removal and Pruning
- Seasonal Nuisance
- Infrastructure
- Direct Damage
- Root Protection Areas
- Future Management
- Demolition/Ground Works
- Construction Activity

Recommendations

All recommendations are as per the survey schedule below. Recommendations are based on the site at present and may change as its usage develops.

Andrew Boe *BSc (Hons) MArborA*

Photographic Record

Photograph 1.

Photograph 2.

Bibliography

Web Information & Bibliography Web Information

Health and Safety
Executive - http://www.hse.gov.uk/foi/internalops/sims/ag_food/010705.htm

Arboricultural Association – http://www.trees.org.uk/index.php Bibliography

- British Standards 3998 (2010) Tree Work - Recommendations UK; British Standards Intuition

- British Standards 5837 (2012) Trees in relation to design, demolition and construction. Recommendations; British Standards Intuition

- Lonsdale, D (1999) Principle of Tree Hazard Assessment and Management Edinburgh; Forestry Commission

- Mattheck, C (2007) Field Guide for Visual Tree Assessment Germany; Karlsruhe Research Centre

- Shigo, A.L (1991) Modern Arboriculture USA; Shigo and Trees, Association

- Sterry, P (2007) Collins Complete British Trees London; Collins

- Strouts, R.G (2000) Diagnosis of ill-health in trees Edinburgh; Forestry Commission

- Weber,K & Mattheck, C (2003) Manual of wood decay UK; Arboricultural Association

Tree survey Schedule Key.

The following information is collected for each tree.

- Sequential reference number;
- Structure;
- Species;
- Height in M;
- Stem diameter in mm;
- Branch spread in Metres.
- Life stage;
  - Y – Young,
  - SM – Semi Mature,
  - EM – Early Mature,
  - M – Mature,
  - OM – Over Mature
- Estimated remaining contribution in years.
- General observations, particularly of structural and/or physiological condition.
- Category ‘U’ or ‘A’ to ‘C’ grading with the subcategory 1, 2 or 3 reflecting arboricultural, landscape or cultural values, respectively. See Appendix 1.
- RPA. Root Protection radius in M and Root Protection Area in sqm
- Recommendations for tree work.

BS5837 Report

Causeway Coast and Glen's Borough Council

TPO/2006/0024 - Lands at Dungiven Castle, Main Street, Dungiven

Retention Category	No. trees
B	154
C	3
U	3
Total	160

Rem. Contrib.	No. trees
<10 years	3
10+ Years	3
20+ Years	154

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-BS5837 Tree Surveys, Tree Constraints Plans-
-Arboricultural Impact Assessments
-Arboricultural Method Statements Tree Protection Plans-
-Arboricultural Supervision and Site Monitoring-
-Mortgage Tree Report-

Arboricultural ASSOCIATION Professional Member

Ref.	Species	Full Structure	Measurements	Survey Notes	Retention Category	RPA	Measurements2	Recommendations	TPO
G001	Mixed species x100 *(Mixed species)*	Group 100 trees	Height (m): 15 100 stems, avg.(mm): 400 Spread (m): 4N, 4E, 4S, 4W Crown Clearance (m): 2 Lowest Branch (m): 2 Life Stage: Mature Rem. Contrib.: 20+ Years	Normal levels of deadwood within the group. Ivy throughout. the edges of the group overhang path/paths. Several dead trees within the group are well away from paths and present a wildlife resource. A mixture of single and multi-stemmed trees. No apparent thinning due to density.	B1	Area: 7117 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T001	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 16 Stem Diam(mm): 1470 Spread (m): 7N, 7E, 7S, 7W Life Stage: Veteran Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown. Deadwood in the crown. Large decaying cavity in the crown. Internal decay. Fungus: Honey Fungus (Armillaria mellea)	B1	Radius: 22.1m. Area: 1534 sq m.	Other Reference: Physiological Cond: Poor Structural Cond: Poor Bat Habitat:	No action required	Yes
T002	Common alder *(Alnus glutinosa)*	Tree	Height (m): 4 Stem Diam(mm): 100 Spread (m): 2N, 2E, 2S, 2W Life Stage: Young Rem. Contrib.: 20+ Years	Healthy spreading crown. Beside fence.	B1	Radius: 1.2m. Area: 5 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T003	Common alder *(Alnus glutinosa)*	Tree	Height (m): 4 Stem Diam(mm): 100 Spread (m): 2N, 2E, 2S, 2W Life Stage: Young Rem. Contrib.: 20+ Years	Healthy spreading crown. Beside fence.	B1	Radius: 1.2m. Area: 5 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes

Ref.	Species	Full Structure	Measurements	Survey Notes	Retention Category	RPA	Measurements2	Recommendations	TPO
T004	Common alder *(Alnus glutinosa)*	Tree	Height (m): 4 Stem Diam(mm): 100 Spread (m): 2N, 2E, 2S, 2W Life Stage: Young Rem. Contrib.: 20+ Years	Healthy spreading crown. Beside fence.	B1	Radius: 1.2m. Area: 5 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T005	Common alder *(Alnus glutinosa)*	Tree	Height (m): 4 Stem Diam(mm): 70 Spread (m): 2N, 2E, 2S, 2W Life Stage: Young Rem. Contrib.: 20+ Years	Healthy spreading crown. Beside fence.	B1	Radius: 1.6m. Area: 8 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T006	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 16 Stem Diam(mm): 830 Spread (m): 6N, 6E, 6S, 6W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown. Deadwood in the crown. Partially overgrown with Ivy.	B1	Radius: 10.0m. Area: 314 sq m.	Other Reference: Tpo59 Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T007	Goat willow *(Salix caprea)*	Tree	Height (m): 5 Stem Diam(mm): 400 Spread (m): 4N, 4E, 4S, 4W Life Stage: Mature Rem. Contrib.: <10 years	A Single stemmed tree. Poor crown with loss of vigour.	U	Radius: 4.8m. Area: 72 sq m.	Other Reference: Physiological Cond: Poor Structural Cond: Poor Bat Habitat:	Fell tree.	No
T008	Goat willow *(Salix caprea)*	Tree	Height (m): 6 Stem Diam(mm): 200 Spread (m): 3N, 4E, 4S, 4W Life Stage: Mature Rem. Contrib.: <10 years	A Single stemmed tree. Poor crown with loss of vigour.	U	Radius: 2.4m. Area: 18 sq m.	Other Reference: Physiological Cond: Poor Structural Cond: Poor Bat Habitat:	Fell tree.	No
T009	Lime *(Tilia sp.)*	Tree	Height (m): 6 Stem Diam(mm): 500 Spread (m): 2N, 2E, 2S, 2W Life Stage: Mature Rem. Contrib.: 20+ Years	Heavily reduced. A Single stemmed tree. Healthy spreading crown. Minor decay pockets on the main stem. Minor decay pockets around the base.	B1	Radius: 6.0m. Area: 113 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T010	Lime *(Tilia sp.)*	Tree	Height (m): 6 Stem Diam(mm): 300 Spread (m): 3N, 3E, 3S, 3W Life Stage: Early Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown.	B1	Radius: 3.6m. Area: 41 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T011	Cherry *(Prunus sp. 'Cherry')*	Tree	Height (m): 3 Stem Diam(mm): 110 Spread (m): 1.5N, 1.5E, 1.5S, 1.5W Life Stage: Semi Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown.	B1	Radius: 1.3m. Area: 5 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes

Ref.	Species	Full Structure	Measurements	Survey Notes	Retention Category	RPA	Measurements2	Recommendations	TPO
T012	Lime *(Tilia sp.)*	Tree	Height (m): 17 Stem Diam(mm): 650 Spread (m): 9N, 6E, 4S, 6W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Overhangs adjacent road Deadwood in the crown. Partially overgrown with Ivy. Minor decay pockets on the main stem.	B1	Radius: 7.8m. Area: 191 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	Crown reduce by 3m	Yes
T013	Lime *(Tilia sp.)*	Tree	Height (m): 17 Stem Diam(mm): 900 Spread (m): 9N, 8E, 4S, 6W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Overhangs adjacent road Deadwood in the crown. Partially overgrown with Ivy. Minor decay pockets on the main stem.	B1	Radius: 10.8m. Area: 366 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	Crown reduce by 3m	Yes
T014	Lime *(Tilia sp.)*	Tree	Height (m): 17 Stem Diam(mm): 650 Spread (m): 7N, 6E, 4S, 6W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Overhangs adjacent road Deadwood in the crown. Partially overgrown with Ivy. Minor decay pockets on the main stem.	B1	Radius: 7.8m. Area: 191 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	Crown reduce by 3m	Yes
T015	Oak *(Quercus sp.)*	Tree	Height (m): 15 Stem Diam(mm): 410 Spread (m): 3N, 4E, 6S, 6W Life Stage: Early Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown.	B1	Radius: 4.9m. Area: 75 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T016	Oak *(Quercus sp.)*	Tree	Height (m): 12 Stem Diam(mm): 460 Spread (m): 6N, 6E, 6S, 6W Life Stage: Early Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown.	B1	Radius: 5.5m. Area: 95 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T017	Oak *(Quercus sp.)*	Tree	Height (m): 12 Stem Diam(mm): 460 Spread (m): 7N, 6E, 6S, 6W Life Stage: Early Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown.	B1	Radius: 5.5m. Area: 95 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T018	Oak *(Quercus sp.)*	Tree	Height (m): 12 Stem Diam(mm): 300 Spread (m): 6N, 4E, 4S, 4W Life Stage: Early Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown.	B1	Radius: 3.6m. Area: 41 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T019	Oak *(Quercus sp.)*	Tree	Height (m): 12 Stem Diam(mm): 400 Spread (m): 5N, 5E, 5S, 5W Life Stage: Early Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown.	B1	Radius: 4.8m. Area: 72 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes

Ref.	Species	Full Structure	Measurements	Survey Notes	Retention Category	RPA	Measurements2	Recommendations	TPO
T020	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 14 Stem Diam(mm): 900 Spread (m): 5N, 5E, 5S, 5W Life Stage: Over Mature Rem. Contrib.: 10+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Deadwood in the crown. Heavily overgrown with Ivy. Internal decay suspected.	C1	Radius: 10.8m. Area: 366 sq m.	Other Reference: Physiological Cond: Poor Structural Cond: Fair Bat Habitat:	Crown reduce by 3m Sever ivy at base.	No
T021	Oak *(Quercus sp.)*	Tree	Height (m): 12 Stem Diam(mm): 400 Spread (m): 6N, 6E, 5S, 5W Life Stage: Early Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy spreading crown.	B1	Radius: 4.8m. Area: 72 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T022	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 14 Stem Diam(mm): 550 Spread (m): 4N, 5E, 5S, 3W Life Stage: Mature Rem. Contrib.: 10+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Deadwood in the crown. Heavily overgrown with Ivy.	C1	Radius: 6.0m. Area: 113 sq m.	Other Reference: Physiological Cond: Poor Structural Cond: Fair Bat Habitat:	Crown reduce by 3m Sever ivy at base.	No
T023	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 16 Stem Diam(mm): 1000 Spread (m): 6N, 6E, 6S, 6W Life Stage: Over Mature Rem. Contrib.: <10 years	A Single stemmed tree. Poor crown with loss of vigour. Overhangs adjacent road Major deadwood in the crown. Dieback - poor foliage Heavily overgrown with Ivy. Internal decay.	U	Radius: 12.0m. Area: 452 sq m.	Other Reference: Physiological Cond: Poor Structural Cond: Poor Bat Habitat:	Fell tree.	No
T024	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 14 Stem Diam(mm): 1000 Spread (m): 6N, 6E, 6S, 3W Life Stage: Over Mature Rem. Contrib.: 10+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Deadwood in the crown. Heavily overgrown with Ivy.	C1	Radius: 12.0m. Area: 452 sq m.	Other Reference: Physiological Cond: Poor Structural Cond: Fair Bat Habitat:	Crown reduce by 3m Sever ivy at base.	No
T025	Aspen *(Populus tremula)*	Tree	Height (m): 16 Stem Diam(mm): 300 Spread (m): 5N, 5E, 3S, 4W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown.	B1	Radius: 3.6m. Area: 41 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T026	Aspen x20 *(Populus tremula)*	Group 20 trees	Height (m): 8 20 stems, avg.(mm): 120 Spread (m): 3N, 3E, 3S, 3W Life Stage: Young Rem. Contrib.: 20+ Years	Self seeded group.	B1	Area: 81 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T027	Lime *(Tilia sp.)*	Tree	Height (m): 17 Stem Diam(mm): 600 Spread (m): 6N, 6E, 6S, 6W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Overhangs adjacent road Deadwood in the crown. Partially overgrown with Ivy. Minor decay pockets on the main stem.	B1	Radius: 7.2m. Area: 163 sq m.	Other Reference: Tpo28 Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	Crown reduce by 3m	Yes

Ref.	Species	Full Structure	Measurements	Survey Notes	Retention Category	RPA	Measurements2	Recommendations	TPO
T028	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 17 Stem Diam(mm): 900 Spread (m): 7N, 7E, 7S, 7W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Overhangs adjacent road Deadwood in the crown. Partially overgrown with Ivy. Minor decay pockets on the main stem.	B1	Radius: 10.8m. Area: 366 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	Crown reduce by 3m	Yes
T029	Common beech x3 *(Fagus sylvatica)* Sycamore x2 *(Acer pseudoplatanus)*	Group 5 trees	Height (m): 8 5 stems, avg.(mm): 250 Spread (m): 3N, 4E, 2S, 3W Life Stage: Early Mature Rem. Contrib.: 20+ Years	A mixture of single and multi-stemmed trees.	B1	Area: 41 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes
T030	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 17 Stem Diam(mm): 500 Spread (m): 5N, 5E, 5S, 5W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Overhangs adjacent road Deadwood in the crown. Partially overgrown with Ivy. Minor decay pockets on the main stem.	B1	Radius: 6.0m. Area: 113 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	Crown reduce by 3m	Yes
T031	Oak *(Quercus sp.)*	Tree	Height (m): 17 Stem Diam(mm): 500 Spread (m): 7N, 7E, 4S, 4W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Overhangs adjacent road Deadwood in the crown. Minor decay pockets on the main stem.	B1	Radius: 6.0m. Area: 113 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	Crown reduce by 3m	Yes
T032	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 17 Stem Diam(mm): 700 Spread (m): 6N, 7E, 6S, 6W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Overhangs adjacent road Deadwood in the crown. Minor decay pockets on the main stem.	B1	Radius: 8.4m. Area: 222 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	Crown reduce by 3m	Yes
T033	Sycamore *(Acer pseudoplatanus)*	Tree	Height (m): 17 Stem Diam(mm): 800 Spread (m): 5N, 7E, 7S, 7W Life Stage: Mature Rem. Contrib.: 20+ Years	A Single stemmed tree. Healthy but partially suppressed crown. Overhangs adjacent road Deadwood in the crown. Partially overgrown with Ivy. Minor decay pockets on the main stem.	B1	Radius: 9.6m. Area: 290 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	Crown reduce by 3m	Yes
T034	Cherry *(Prunus sp. 'Cherry')*	Tree	Height (m): 6 Stem Diam(mm): 400 Spread (m): 5N, 5E, 5S, 5W Life Stage: Mature Rem. Contrib.: 20+ Years	A multi-stemmed tree. Healthy spreading crown. Heavily overgrown with Ivy.	B1	Radius: 4.8m. Area: 72 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes

Ref.	Species	Full Structure	Measurements	Survey Notes	Retention Category	RPA	Measurements2	Recommendations	TPO
T035	Hawthorn x3 *(Crataegus sp.)*	Group 3 trees	Height (m): 4 3 stems, avg.(mm): 150 Spread (m): 2N, 2E, 2S, 2W Life Stage: Early Mature Rem. Contrib.: 20+ Years	No apparent thinning due to density.	B1	Area: 55 sq m.	Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat:	No action required	Yes

Causeway Coast and Glen's Borough Council

Lands at Dungiven Castle, Main Street, Dungiven
Tree Location Plan

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1 : 500

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N

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BS5837 Tree Surveys, Tree Constraints Plans
Arboricultural Impact Assessments
Arboricultural Method Statements Tree Protection Plans
Arboricultural Supervision and Site Monitoring
Heritage Tree Reports

Arboricultural Association Professional Member

Appendix 1.

BS5837:2012 Table 1 – Cascade chart for tree quality assessment

Category and definition	Criteria (including subcategories where appropriate)			Identification on plan
Trees unsuitable for retention (see Note)				
Category U Those in such a condition that they cannot realistically be retained as living trees in the context of the current land use for longer than 10 years	• Trees that have a serious, irremediable, structural defect, such that their early loss is expected due to collapse, including those that will become unviable after removal of other category U trees (e.g. where, for whatever reason, the loss of companion shelter cannot be mitigated by pruning) • Trees that are dead or are showing signs of significant, immediate, and irreversible overall decline • Trees infected with pathogens of significance to the health and/or safety of other trees nearby, or very low quality trees suppressing adjacent trees of better quality *NOTE Category U trees can have existing or potential conservation value which it might be desirable to preserve; see [BS5837:2012]* ***4.5.7****.*			
	1 Mainly arboricultural qualities	**2 Mainly landscape qualities**	**3 Mainly cultural values, including conservation**	
Trees to be considered for retention				
Category A **Trees of high quality** with an estimated remaining life expectancy of at least 40 years	Trees that are particularly good examples of their species, especially if rare or unusual; or those that are essential components of groups or formal or semi-formal arboricultural features (e.g. the dominant and/or principal trees within an avenue)	Trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features	Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood-pasture)	
Category B **Trees of moderate quality** with an estimated remaining life expectancy of at least 20 years	Trees that might be included in category A, but are downgraded because of impaired condition (e.g. presence of significant though remediable defects, including unsympathetic past management and storm damage), such that they are unlikely to be suitable for retention for beyond 40 years; or trees lacking the special quality necessary to merit the category A designation	Trees present in numbers, usually growing as groups or woodlands, such that they attract a higher collective rating than they might as individuals; or trees occurring as collectives but situated so as to make little visual contribution to the wider locality	Trees with material conservation or other cultural value	
Category C **Trees of low quality** with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150 mm	Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories	Trees present in groups or woodlands, but without this conferring on them significantly greater collective landscape value; and/or trees offering low or only temporary/transient landscape benefits	Trees with no material conservation or other cultural value	