

Tree Survey

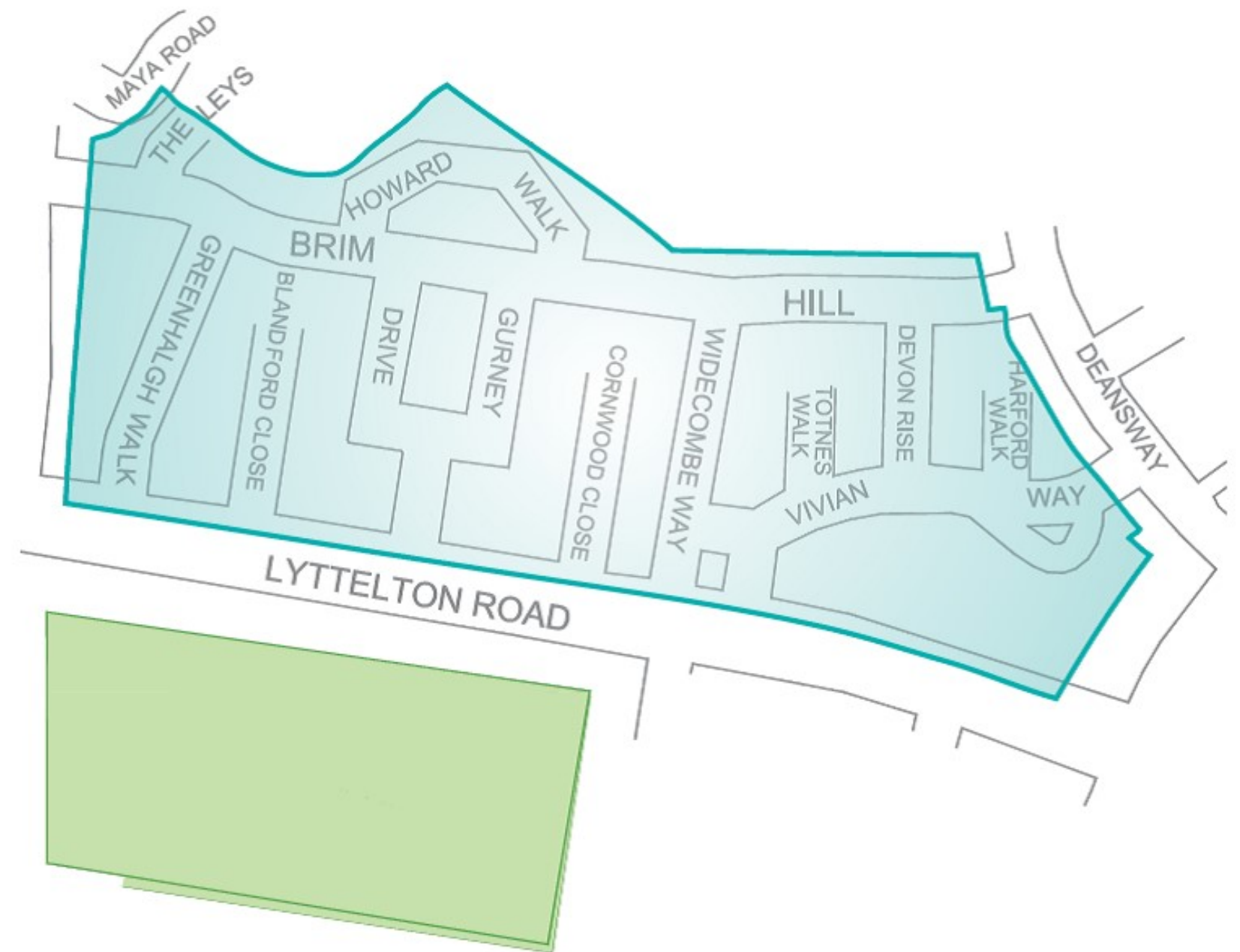
Hampstead Garden
Suburb

BRIM HILL – AREA 11

Date of observations: June 2012

This report has three elements.

1. A brief overview account of the trees in the area.
2. An area map showing;
 - the location of TPO trees,
 - trees shown on Unwin's 1913 map and,
 - other trees which make a significant contribution to the local streetscape.
3. A spreadsheet providing full details of the observations.



Area 11 Overview

Date of Observations May 2013 - October 2013

Introduction

Area 11 occupies a south-facing slope running from the northern boundary of the Suburb down to Lyttelton Road, which forms a section of the A1 arterial road. It is a quiet residential area developed in the 1930s and therefore outside the scope of the 1913 Unwin map. Of the trees that are included within the remit of this Survey, those contributing most to the character of the area are concentrated in three places: in rear gardens on the northern boundary; Gurney Drive and Cornwood Close; and in the grounds of Widecombe Court and Belvedere Court.

Lyttelton Road in Area 11 exemplifies one of the problems faced in the Survey, namely that the impact of trees can be very location specific. Where the local environment suffers from noise and traffic pollution, then groups of trees of quite modest quality make a tremendous difference to the ambiance of an area. Where this happens, this is flagged in the report and detailed in the notes.

There are also mature trees in rear gardens, which makes the identification of their species and exact location difficult. Such trees are detailed in the notes. The overall impression is of the most significant trees being visible above rooftops and between houses. These views make a particular contribution to the heads of cul-de-sacs. Cornwood Close and Totnes Close both have a green crescent of trees visible over and between houses, most of which are probably in rear gardens in the adjacent streets. However, as elsewhere in the Suburb, there is a lot of overcrowding from self-seeded trees, resulting in spindly growth-damaged crowns. This reduces the impact that mature trees can make in the landscape.

Species in Area 11

Birch is the most numerous species followed by ash, oak, various varieties of cherry, conifer, maple (including field and Norway maple, sycamore and Cappadocian acer) and lime. Outside these concentrations, there are individual trees from a rather wider range of species than is commonly found in other parts of the Suburb. Amongst these are catalpa, tulip tree, false acacia as well as the more usual horse-chestnut, beech and copper beech, box-elder and willow.

TPO Trees in Area 11

Twenty one TPO trees are shown on Barnet's map of this section of the conservation area. Of these, 8 are missing:

In the group TPO-F1-Gen2 (Howard Walk)

- T2 listed as oak is missing
- T3 listed as oak is missing

In the group TPO-C38 (Lyttelton Road and Belvedere Court)

- T3 listed as sycamore is missing
- T4 listed as purple-leaved plum is missing
- T5 listed as hornbeam is missing
- T6 listed as thorn is missing
- T7 listed as false acacia is missing (wrongly listed as Deacons Rise although map indicates Belvedere Court)

In Gurney Drive

- TPO/CA/382/T is missing

There are 5 TPO queries for this area where the information given in the listings does not correspond with the Survey observations. Often the species observed is other than that listed which may be because the TPO listing has carried over to a replacement tree:

- TPO-C38 T10 is listed as a birch but is a mature beech
- TPO-F1-GEN2 T1 is listed as an oak but appears to be a maple
- TPO-F1-GEN2 T4 is listed as an oak but there is only a small oak sapling in this location which may be a replacement tree
- TPO-F1-GEN2 T7 is listed as an ash but there is only a very small tree here, barely visible from the road. Again, this may be a replacement tree.

In one case the species are correct but the position on the Barnet map is different from that observed. TPO-C38 T9 is a willow located further to the W than shown on the Barnet map; it stands at the point where Mutton Brook goes underground.

Unwin Trees in Area 11

This area was developed between 1931 and 1938 and the land was not included on the 1913 Unwin map. Thus there are no Unwin trees.

Groups of significant trees in Area 11

There are three groups of trees of note within this area plus the trees on the two greens in Vivian Way.

Firstly, there is a rough line of trees in the rear gardens of Howard Walk and the eastern section of Brim Hill. It was not possible to ascertain the exact location of these trees; nonetheless they are examples of a key feature of the Suburb, namely the marking of boundaries – in this case a ‘wall’ of trees hiding the buildings outside the Suburb. The species are mixed, including birch, beech, maple, sycamore and, in Brim Hill, two huge and spectacular weeping willows.

Secondly, there is a concentration of trees in the eastern branch of Gurney Drive and in Cornwood Close. Unusually, there are mature forest trees in front gardens as well as ornamental species, both of which make a substantial contribution to the streetscape; for example, the horse-chestnut at 60 Gurney Drive and the tulip tree at 13 Cornwood Close. Between these two streets there are major oaks and other mature trees which provide such good cover that the houses in the SE corner of Gurney Drive seem to be almost embedded in the trees. There is a similar effect at the head of Cornwood Close where the major oaks and ashes to the rear can be seen from Brim Hill as well as from the two streets described.

Thirdly, the groups of trees in the grounds of Widecombe Court and Belvedere Court on Lyttelton Road are of interest; they mark the end of the rather bleak stretch of Lyttelton Road where the trees are few in number and set well to the rear of houses. The front gardens of Widecombe Court lie on either side of the central entrance path. Here there are two significant groupings of attractive mature and semi-mature trees. Of particular note is the lime that anchors the western half of the garden and which the purple-leaved cherries enhance. The spectacular ash in the centre of the eastern half of the garden dominates this section of Lyttelton Road. The smaller sycamore marks the corner with Widecombe Way, which is further enhanced by the purple-leaved cherries that front onto Widecombe Way from the grounds of the flats. A small cockspur thorn adds autumn interest to this group of trees.

The Belvedere Court section of Lyttelton Road begins with an inaccessible area on the apex of the junction of the Mutton Brook with Vivian Way and Lyttelton Road. The scrubby, tangled trees here shield the gardens of Vivian Way from the noise of the A1. There is a landscaped square to the east of this but to the west of the main block. A TPO is missing here but the groups of trees include two false acacias and three red horse-chestnuts, any of which may have been planted to replace the original TPO. At the rear of the flats to the north, bordering the Mutton Brook, there is a beautiful but dense border of hornbeam, oak, beech, willow and sycamore. The trees identified as TPOs have clearly spread and created large stands of hornbeam, sycamore and willow in particular. They may even have been coppiced in the past. It is the ensemble of these trees that create their significance. The whole rear grounds of Belvedere Court are an oasis of 'wildness' in an environment dominated by arterial and main roads.

The pleasant greens at the junction of Vivian Way and Lyttelton Road and further along Vivian Way are technically outside the scope of this Survey. They belong to LB Barnet and most of the trees are documented in the Barnet Street Tree database. However they are such important focal points in the streetscape that we have treated them in the same way as we treated Willifield Green in Area 2. We have described the trees and indicated in the notes which ones are listed on the Barnet database.

Individual trees of note in Area 11

The tulip tree in Cornwood Close is outstanding in its shape, size and condition and adds greatly to the ambiance of the Close. The copper beech BRIMT12 is a roof-height tree shading a road junction and notable in an area with few mature trees. BRIMT06 is unusual; a grafted birch of weeping habit, its stylised shape complements the modernist style of the house.

Tree Preservation Order Recommendations

One tree in Area 11 is recommended for consideration for a Tree Preservation Order (see Spreadsheet).

NOT TO SCALE



Area	TPO	Unwin trees	Signifi cant Trees	TPO Ref no/SIG Ref no.	TPO Tree No.	Street	Location	Species	Notes
11			1	BELVT01		Belvedere Court	open area NE corner of garden area	Ash	mature, well shaped tree. Group TPO in place
11			4	BELVT02g		Belvedere Court	Open area to W of flats between brook and Lyttelton Road	sycamore, false acacia, hawthorn, laurel.	dense hedge of these trees in scrub land, nearer to the flats it edges a lawn. Many small trees providing a green barrier from the road, 4 reasonable size trees contained within this rough wooded area
11			3	BELVT03g		Belvedere Court	Open area at Western side	horse chestnuts	Small - with red flowers in spring?
11				TPO-C38	T5	Belvedere Court	open area N of 9 - 16	hornbeam	MISSING listed as a hornbeam but there is a large oak near this location
11				TPO-C38	T6	Belvedere Court	open area N of 17 - 24	thorn	MISSING there is, however, a group of trees in this location; they appear to be seedlings from a very old, multi-trunked hornbeam tree; the 'parent tree' is positioned opposite block 25-32. There is also a fine beech in this clump.
11				TPO-C38	T7	Belvedere Court	Open area to N of Lyttelton Rd and W of Belvedere Ct	false acacia	MISSING but 2 small false acacias are found in the hedge surrounding the lawn; these could be seedlings See BELVT01g
11	1			TPO-C38	T8	Belvedere Court	open area N of 33 - 40	sycamore	very old tree surrounded by many seedlings, some of which are now mature trees.
11	1			TPO-C38	T9	Belvedere Court	open area N of 41 - 48	willow	TPO QUERY very old multi-trunked willow tree, but not in the listed location, this tree is actually to the N of the boundary of 40 and 41 where the brook goes underground.
11	1			TPO-C38	T10	Belvedere Court	open area NE corner of garden area	beech	TPO QUERY listed as a birch, there is now a large beech in this location
11			1	BRIMT01		Brim Hill	107-9 rear boundary	weeping willow	magnificent shaped tree, very large, attractive view between 109 and 111, providing green background
11			1	BRIMT02		Brim Hill	105 rear boundary	weeping willow	huge, well shaped tree, ,attractive view between 105 and 107, providing green background to houses.
11			3	BRIMT03g		Brim Hill	105-107 rear boundary	apple, prunus, willow	group of trees towering over garages between 105-107, too distant to be sure of location and species , includes the large willow in 105 rear garden. The willow can also be seen between 103 and 101, with a small beech CHECK in front
11			2	BRIMT04g		Brim Hill	93-95 behind garages to rear	sycamore, eucalyptus	provides green background to houses, trees are somewhat straggly individually but have impact as a group
11			1	BRIMT05		Brim Hill	92-90 behind garages to rear	birch	provides green view over garage, good shape
11			1	BRIMT06		Brim Hill	78 in front garden	weeping birch	grafted birch, umbrella shape of weeping habit. A stylised shape, very attractive and complementing the modernist formality of No. 78.
11			2	BRIMT07g		Brim Hill	Between 70 and 72	Ash	2 large spreading trees, very open growth, adds movement to the streetscape. Also visible from Cornwood Close and located very close to the boundary, if not actually in Cornwood Close
11			1	BRIMT08		Brim Hill	64 front near boundary with 62	catalpa	tall, good shape, adds interest to streetscape
11			1	BRIMT09		Brim Hill	between 48-50 to rear	robinia	tall, feathery attractive pale green foliage-attractive backdrop to houses, also seen from both arms of Gurney Drive
11			1	BRIMT10		Brim Hill	46 front garden	purple plum	well shaped tree marks corner with Gurney Drive (E)
11			1	BRIMT11		Brim Hill	No 20 front garden	maple	small maple close to the copper beech in the front side garden, Attractive entrance to Greenhalgh Walk
11			1	BRIMT12		Brim Hill	No 20 front garden	copper beech	very large copper beech, roof height marks road junction. Near the house. Front/side garden.
11			1	BRIMT13		Brim Hill	No 12 front garden	silver birch	roof height tree, good shape, softens streetscape as road begins to dip.
11	1			TPO-CA111	T1	Brim Hill	34 front garden	birch	mature healthy tree. Good shape.
11			1	CORWT01		Cornwood Close	1 front garden	birch	mature tree, spreads over garden of 3, provides leafy entry to the Close
11			1	CORWT02		Cornwood Close	5 garden	cherry	large, old tree with particularly attractive trunk
11			1	CORWT03		Cornwood Close	6 front garden	hawthorn	over roof height - mature trunk, lots of berries, attractive autumn colour.
11			1	CORWT04		Cornwood Close	9 front garden	silver birch	2 x house height - lean giraffe-like over pavement, with far reach.
11			1	CORWT05		Cornwood Close	13 front garden	tulip tree	huge mature Liriodendron tulipifera, 2 x height of the house, multi-stemmed trunk, exceptionally beautiful tree TPO RECOMMENDATION
11			1	CORWT06		Cornwood Close	Between 19-21	oak	major oak, exact location unclear, part of a group of smaller trees visible from Gurney Drive and entered there.
11			1	CORWT07		Cornwood Close	23 behind garage	conifer	very tall conifer, reasonable shape, contributes to green background at head of Close (with the ashes on the opposite side of the twitten on boundary with 70 -72 Brim Hill)
11			1	DEVOT01		Devon Rise	9 rear garden abutting twitten	oak	tall oak somewhat masked by other trees but still a good tree contributing to twitten character
11			5	GRWKT 01g		Greenhalgh Walk	No 2 South side	sycamore	a row of rather untidy but attractive sycamores and a conifer on south side of the house, next to garage; shields road from noise of A1
11			2	GURNT01g		Gurney Drive	34a and 34b to rear	birch	2 tall birches providing green view over garage and reaching out into the service lane between 34a and 34
11			1	GURNT02		Gurney Drive	38 N boundary	ash	large well shaped ash in hedge (not on LLB street tree list) .
11			2	GURNT03g		Gurney Drive	42 boundary with 44	silver birch	group of three running diagonally along the boundary with 44; points to 44 which is set diagonally across the corner. 2 are attractive trees complementing the architecture, middle tree in very poor condition and is not included as significant

11			2	GURNT04		Gurney Drive	50 front garden	cherry	frames front door half way down garden path, overcrowded by holly and fir in garden of 48
11			2	GURNT05g		Gurney Drive	52-54 to rear	oak	large oak in 54 and smaller oak in 52, good shapes visible over roofs, exact locations not visible from road
11			1	GURNT06		Gurney Drive	60 front garden	horse chestnut	very large, ancient on front garden border; quite sparse foliage, still producing some conkers (owners report beautiful foliage and flowers until the leaf blotch occurs in August)
11			2	GURNT07g		Gurney Drive	62-60 rear	birch, oak	attractive group of trees viewed over garages between 60-62 of which the oak and the birch are the largest; 1 location not visible from road but the oak is probably in garden of 21 Cornwood Close and is entered there as a single tree
11			2	GURNT08g		Gurney Drive	68 front garden either side of path	cherry, magnolia	2 small trees either side of the garden path, together they frame the front door-attractive complement to the architecture
11			1	GURNT09		Gurney Drive	between 22-24 garden of 22?	oak	huge, spreading tree marking the corner view between houses; green backdrop to this section of Gurney Drive . Exact location not possible to identify from the road.
11			1	GURNT10		Gurney Drive	8 front garden	oak	mature oak, wide span, roof height, spreads over pavement
11			1	GURNT11		Gurney Drive	3 front garden	hawthorn	mature, roof height, attractive shape
11			1	GURNT12		Gurney Drive	between 8 and10	?white beam?	very large and beautiful tree to rear, need binocs to identify
11			1	GURNT13		Gurney Drive	19 rear garden	oak	tall , good shape ,only visible from SE (marked on map)
11				TPO/CA/382/T1	T1	Gurney Drive	front of 31	cherry	MISSING
11	1			TPO-F1-GEN2	T8	Gurney Drive	SW of 32	oak	tall, well shaped tree , good mature tree
11	1			TPO-F1-GEN2	T9	Gurney Drive	W of 32	oak	tall, well shaped tree , good mature tree
11			2	HARFT01g		Harford Walk	16 in rear garden which runs along Vivian Way	apple, cherry	a group of established fruit trees which face onto the green at the w end of Vivian Way; this is a picturesque area of trees and grass and the view to the fruit trees adds to the ambiance.
11			2	HOWWT01		Howard Walk	5 rear garden	conifer	very tall conifer with rounded crown which is most visible from Gurney Drive where it forms a focal point at the end of the street
11			2	HOWWT02g		Howard Walk	4-10 rear boundaries of gardens	ash, sycamore	a bank of trees mixed species mostly ash and sycamore, visible over garages and roof. Screen houses from buildings behind. 4+
11			5	HOWWT03g		Howard Walk	12-18 rear gardens	maple	group of tall trees maple and probably sycamore, crowns visible from street as boundary trees, screens houses -Suburb boundary not clear if location is in the Suburb or beyond the boundary 4+
11			1	HOWWT04		Howard Walk	20-22 rear garden	conifer	well over roof height - ok condition, somewhat straggly shape, very prominent feature of street
11	1			TPO-F1-GEN2	T1	Howard Walk	rear NW corner of 32	oak	TPO QUERY It looks as though it is a maple and not an oak as TPO listed. It is over roof height, handsome looking tree visible between houses 34 and 32
11				TPO-F1-GEN2	T2	Howard Walk	rear NE corner of 36	oak	MISSING conifers in this location
11				TPO-F1-GEN2	T3	Howard Walk	rear NE corner of 38	oak	MISSING conifers in this location
11	1			TPO-F1-GEN2	T4	Howard Walk	mid rear corner of 40	oak	TPO QUERY - one small oak sapling appears to be in place, possibly a replacement sapling
11			1	LYTRT01		Lyttelton Road	Corner of Blandford Close and Lyttelton Road	Holly	Small but well shaped, mature well shaped tree marking corner
11			3	LYTRT02g		Lyttelton Road	between 49 and 51 view behind garage	fir, ash, oak	small to medium size trees which can be seen over the garages and form a good barrier for the gardens beyond
11			1	LYTRT03		Lyttelton Road	between 85 and 87 view behind garage	birch	elegant tree visible between flats
11			13	LYTRT04g		Lyttelton Road	Widcombe Court W front garden	cherries, 4 firs plus saplings, 2 holly trees,	a group of trees of varying size; crowding has affected the quality of the individual shapes, nonetheless this group is a major group in this streetscape adding colour and foliage into a busy road environment and providing a barrier to pollution for the flat
11			5	LYTRT05g		Lyttelton Road	Widcombe Court middle of front E garden	Ash	a very large fine ash with round crown surrounded by smaller trees including purple leaved cherry, holly, cockspur thorn. Group TPO in place
11			1	LYTRT06		Lyttelton Road	Widcombe Court E front garden, corner with Widcombe Way	Sycamore	anchors the groups of trees in the front garden of Widcombe Court, marks corner with Widcombe Way
11			2	LYTRT07g		Lyttelton Road	Widcombe Court side adjoining Widcombe Way	2 purple-leaved cherries	mature multi-trunked trees, attractive entrance to Widcombe Way in spring
11			5	LYTRT08g		Lyttelton Road	Green between Widcombe Way, Vivian Way and Lyttelton Road	5 silver birches	included on Barnet street tree list but included here to be consistent with the treatment of other small greens in the Survey. Arranged offset to the rectangle: one larger birch and 4 smaller birches
11	1			TPO-C38	T1	Lyttelton Road	NW near Widcombe Court	sycamore	good shape, mature tree , above roof height
11	1			TPO-C38	T2	Lyttelton Road	N centre near Widcombe Ct.	flowering cherry	small but well shaped, ornamental value in spring
11				TPO-C38	T3	Lyttelton Road	NE near Widcombe Court	sycamore	MISSING
11				TPO-C38	T4	Lyttelton Road	S front of Widcombe Court 14-20	purple leaved plum	MISSING there is a lime in this position now; this tree forms part of the LYTRT04g which contains purple flowering cherry which could be a source of confusion or a misattribution.
11	1			TPO-F1-GEN2	T5	Lyttelton Road	garden W of 56/57	oak	large mature tree, good shape, above roof height
11	1			TPO-F1-GEN2	T6	Lyttelton Road	57	oak	smaller tree hidden somewhat by other trees

11	1			TPO-F1-GEN2	T7	Lyttelton Road	open area behind 57	ash	TPO QUERY. Very small tree in this location, barely visible from road. Possibly a seedling of original TPO tree
11			1	LEYST01		The Leys	No 1 front garden	birch	attractive and mature tree above roof height.
11			2	LEYST02g		The Leys	No 9 back garden	spruce, copper beech	these trees rise over the garage and add some green to an otherwise rather bare head of close . Only tops can be seen from the road. Good view at side of house.
11			5	TOTNT01g		Totnes Walk	2-5 rear garden boundaries	conifer	long row of conifers, too distant to identify species, but providing a pleasant green boundary and views in the gaps between houses
11			1	TOTNT02		Totnes Walk	7 rear garden on boundary with 6	copper beech	check with binocs. Attractive tree, neat shape, good view between houses
11			2	TOTNT03g		Totnes Walk	between 7 and 8	ash, maple	two very large trees filling gap between houses
11			2	TOTNT04g		Totnes Walk	to rear of 8 between 8 - 9	ash ,willow	two very large trees filling gap between houses, part of a green background that characterises the head of this close. The ash can also be seen from Brill Hill between 84-82.
11			4	TOTNT05g		Totnes Walk	to rear between 10 and 11	birch, maple, eucalyptus , ash	group of trees of various species; not possible to ascertain how many exactly but there are 4 main trees here which add to the character of the Close.
11			1	TOTNT06		Totnes Walk	11 rear side garden by twitten	oak	young oak, partially masked by smaller trees and shrubs; forms a big feature in twitten together the fastigate conifer at 12 and another oak bordering the twitten in the rear garden of 9 Devon Rise
11			1	TOTNT07		Totnes Walk	12 side garden by twitten	fastigate conifer	huge, well shaped tree dominating the twitten
11			1	VIVWT01		Vivian Way	between 3 and 5, to rear	oak	large, somewhat untidy in shape but provides a green focus between houses.
11			1	VIVWT02		Vivian Way	in rear garden of 31	maple (? liquidambar)	this well shaped and very large tree is a major feature in Harford Walk . A really beautiful tree in a street without other trees in the gardens which are visible from the street.
11			3	VIVWT03g		Vivian Way	on Green opposite 40 and 42	birch	3 Betula pendula, triangular planting provides attractive entry to the Green. The first tree is not in particularly good condition. Area TPO in place
11			1	VIVWT04		Vivian Way	on Green opposite 46	ash	Claret Ash, good shape and height, vivid autumn colour. Area TPO in place
11			1	VIVWT05		Vivian Way	on Green opposite 48	ash	Claret Ash, good shape and height. Vivid autumn colour. Area TPO in place
11			1	VIVWT06		Vivian Way	on Green opposite 50	Norway maple	mature tree, good height. Area TPO in place
11			1	VIVWT07		Vivian Way	on Green opposite 52	hornbeam	a fine well shaped fastigate hornbeam NB VIVWT04-07 form a fine group together. They are documented on the Barnet street tree database. Area TPO in place
11			3	VIVWT08g		Vivian Way	on Green opposite 35	birch	3 Betula pendula, not on the Barnet database. Area TPO in place
11			3	WIDWT01g		Widecombe Way	11-9 between houses	2 conifers, maple	a group which provides a background stretch of green adding to the character of the street