

T&T ARBORICULTURE - LIMITATION OF LIABILITY

Information contained in this report covers the tree(s) that were examined and reflect the condition of those tree(s) at the time of inspection. There is no warranty or guarantee expressed or implied that the problems or deficiencies of the trees or property in question may not arise in the future. Trees can be managed, but they cannot be controlled. To live or work near a tree involves a degree of risk. The only way to eliminate all risks involved with a tree is to eliminate the tree.

Property boundaries and ownership, disputes between neighbours, landlord-tenant matters, and related incidents are beyond the scope of the engagement of the author and are not considered in this report.

Unless stated otherwise, there was no access to neighbouring properties, assessment is therefore limited only to parts of the trees that are visible from within the subject site and any neighbouring tree dimensions are estimated.

Unless otherwise expressed in this report, this report only applies to and only covers identifiable defects and issues present at the time of an external, visual and non-disturbance tree inspection requested by the client. It does not include an internal/invasive inspection inside the tree trunk or below the ground (i.e. a root inspection) and accordingly it is always possible that defects including decay, could remain undetected, concealed or out of reasonable view and examination.

Trees are living entities and as such are subject to the forces of nature and third-party intervention, all of which are outside the control of the author. The inspection and recommendations in this report whilst undertaken with all due care, skill and appropriate arboriculture expertise, can only apply to what is reasonably identifiable in the specific inspection requested by the client and which is the subject of this report.

Accordingly, the author cannot guarantee that the tree(s) inspected as part of this report are and will remain structurally sound and safe under all circumstances and cannot guarantee that the recommendations made in this report will categorically render the tree(s) hazard free.

The author accepts no responsibility for and cannot be held liable for:

- Any structural defects (including internal defects within the tree itself – unless part of the requested inspection) that only become reasonably apparent post the inspection contained in this report, unless they are clearly contemplated and set out in and part of, and within the time validity, of this report.
- Any damage or injury caused by any act or omission of the client in implementing or not implementing recommendations made by the author; or
- Any unforeseen weather events/conditions or any third-party intervention that impacts upon the inspected tree(s), which occurs post, the inspection contained in this report.
- Any actual or implied impacts or delay to the planning or construction of the project.
- Any costs related to amendments or changes to any planning or construction as a result of a recommendation made in this report.
- The health and structure of the tree post development.
- Any material facts which you have withheld from us when providing your instructions (whether knowingly or recklessly) which ought reasonably to have been disclosed to us as they may have had a bearing on the outcome of our findings.
- Any adverse effects as a result of the implementation of recommendations made within tree management plans produced by T&T Arboriculture (or from another arborist's report provided by you) undertaken in the capacity of Project Arborist or otherwise.

All written reports must be read in their entirety, at no time shall part of the written assessment be referred to unless taken in full context of the whole written report.

This report and its recommendations are valid as at the time of the inspection only.