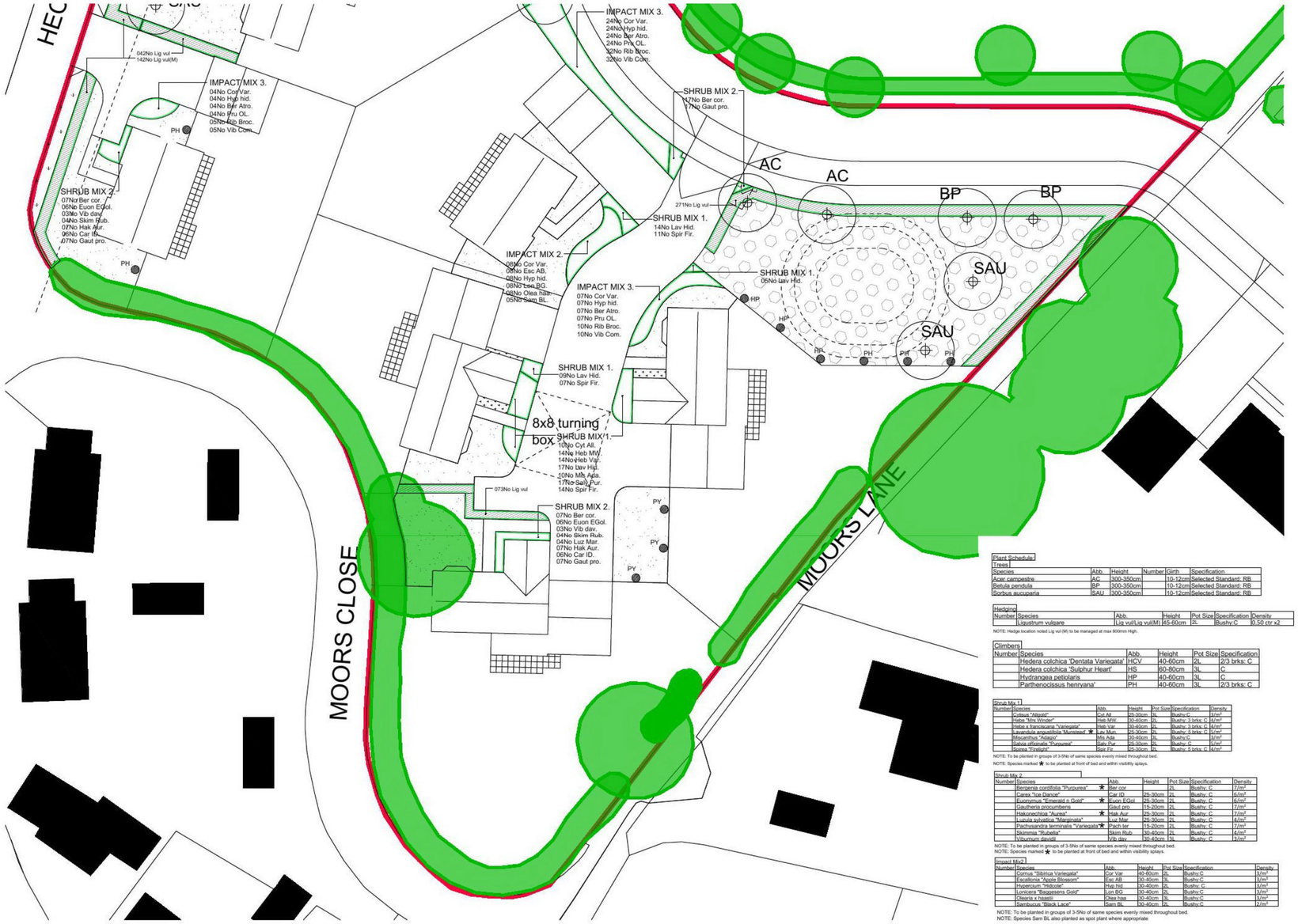


Plant Schedule						
Trees						
Species	Abb.	Height	Number	Girth	Specification	
Acer campestre	AC	300-350cm		10-12cm	Selected Standard: RB	
Betula pendula	BP	300-350cm		10-12cm	Selected Standard: RB	
Sorbus aucuparia	SAU	300-350cm		10-12cm	Selected Standard: RB	

Hedging						
Number	Species	Abb.	Height	Pot Size	Specification	Density
	Ligustrum vulgare	Lig vul/Lig vul(M)	45-60cm	2L	Bushy:C	0.50 ctr x2

NOTE: Hedge location noted Lig vul (M) to be managed at max 600mm High.

Climbers					
Number	Species	Abb.	Height	Pot Size	Specification
	Hedera colchica 'Dentata Variegata'	HCV	40-60cm	2L	2/3 brks: C
	Hedera colchica 'Sulphur Heart'	HS	60-80cm	3L	C
	Hydrangea petiolaris	HP	40-60cm	3L	C
	Parthenocissus henryana'	PH	40-60cm	3L	2/3 brks: C

Shrub Mix 1						
Number	Species	Abb.	Height	Pot Size	Specification	Density
	Cytisus "Allgold"	Cyt All	25-30cm	3L	Bushy:C	3/m²
	Hebe "Mrs Winder"	Heb MW.	30-40cm	2L	Bushy: 3 brks: C	3/m²
	Hebe x franciscana "Variegata"	Heb Var	30-40cm	2L	Bushy: 3 brks: C	4/m²
★	Lavandula angustifolia 'Munstead'	Lav Mun.	30-30cm	2L	Bushy: 3 brks: C	5/m²
	Miscanthus "Adagio"	Mis Ada	30-40cm	3L	Bushy:C	3/m²
	Salvia officinalis "Purpurea"	Salv Pur	30-30cm	3L	Bushy:C	3/m²
	Spiraea "Firelight"	Spir Fir	40-50cm	3L	Bushy: 5 brks: C	4/m²

NOTE: To be planted in groups of 3-5No of same species evenly mixed throughout bed.
NOTE: Species marked ★ to be planted at front of bed and within visibility splays.

Shrub Mix 2						
Number	Species	Abb.	Height	Pot Size	Specification	Density
	Berberis cordifolia "Purpurea" ★	Ber cor		2L	Bushy: C	7/m²
	Carex "Ice Dance"	Car ID	25-30cm	2L	Bushy: C	6/m²
	Euonymus "Emerald n Gold" ★	Euon EGol	25-30cm	2L	Bushy: C	6/m²
	Gaultheria procumbens	Gaut pro	15-20cm	2L	Bushy: C	7/m²
	Hakonechloa "Aurea" ★	Hak Aur	25-30cm	2L	Bushy: C	7/m²
	Luzula sylvatica "Marginata"	Luz Mar	25-30cm	2L	Bushy: C	4/m²
	Pachysandra terminalis "Variegata" ★	Pach ter	15-20cm	2L	Bushy: C	7/m²
	Skimmia "Rubella"	Skim Rub	30-40cm	2L	Bushy: C	4/m²
	Viburnum davidii	Vib dav	30-40cm	3L	Bushy: C	3/m²

NOTE: To be planted in groups of 3-5No of same species evenly mixed throughout bed.
NOTE: Species marked ★ be planted at front of bed and within visibility splays.

Impact Mix2						
Number	Species	Abb.	Height	Pot Size	Specification	Density
	Cornus "Sibirica Variegata"	Cor Var	40-60cm	2L	Bushy:C	1/m²
	Escallonia "Apple Blossom"	Esc AB	30-40cm	3L	Bushy:C	1/m²
	Hypericum "Hidcote"	Hyp hid	30-40cm	2L	Bushy:C	1/m²
	Lonicera "Baggesens Gold"	Lon BG	30-40cm	2L	Bushy:C	1/m²
	Osteria x haasii	Olea has	30-40cm	3L	Bushy:C	1/m²
	Sambucus "Black Lace"	Sam BL	60-80cm	2L	Bushy:C	2/m²

NOTE: To be planted in groups of 3-5No of same species evenly mixed throughout bed.
NOTE: Species Sam BL also planted as spot plant where appropriate

Impact Mix3						
Number	Species	Abb.	Height	Pot Size	Specification	Density
	Cornus "Sibirica Variegata"	Cor Var	40-60cm	2L	Bushy:C	1/m²
	Berberis "Atropurpurea"	Ber Atro	30-40cm	3L	Bushy:C	1/m²
	Hypericum "Hidcote"	Hyp hid	30-40cm	2L	Bushy:C	1/m²
	Prunus "Otto Luyken"	Pru OL	30-40cm	2L	Bushy:C	1/m²
	Ribes sanguineum' Brocklebanii"	Rib Broc	30-40cm	3L	Bushy:C	4/m²
	Viburnum opulus "Compactum"	Vib Com	30-40cm	2L	Bushy:C	4/m²

NOTE: To be planted in groups of 3-5No of same species evenly mixed throughout bed.

MANAGEMENT OF SOFT LANDSCAPE AREAS.

YEAR 1/3

7.01.01 AIMS OF PLAN
TO INSURE PLANTING ESTABLISHES SUCCESSFULLY AND SHRUB CANOPY CLOSES (NO GAPS OR BARE AREAS)
CARRY OUT MAINTENANCE OPERATIONS TO INSURE PLANTING AREAS REMAIN CLEAN AND TIDY AT ALL TIMES AND THAT EACH PLANT/TREE DEVELOPS TO ITS TRUE FORM AND SHAPE AND ASSOCIATES CORRECTLY WITH OTHER SPECIES WITHIN THE BED.
ASSESS NEED TO REMOVE STAKES,CANES AND OTHER SUPPORTS

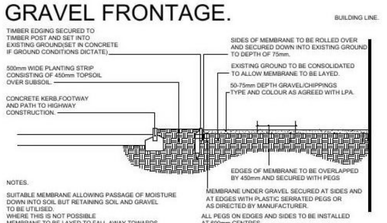
7.01.02 MAINTENANCE OPERATIONS (Based on a minimum number of visits of 6No during growing season and 2No during dormant season)
WATER ALL SOFT LANDSCAPE AREAS AS REQUIRED TO AID ESTABLISHMENT
WEED ALL PLANTING AREAS ** Including spot treatment of all
PEST AND DISEASE CONTROL.(grass and planting
APPLICATION OF FERTILISER
ADJUST STAKES AND TIES.
REMOVAL OF TREE/SHRUB STAKES/TIES/GUARDS When plants are stable/mature enough to no longer required to support protection.
REFIRM PLANTING.
REPLACE DEAD,DYING,DEFECTIVE,DANGEROUS TREES AND DEAD,DEFECTIVE,DYING SHRUBS.
REPLACE DISTRESSED/FAILING TURF.
LITTER PICK, REMOVAL OF LEAF LITTER AND GENERAL TIDYING/SWEEPING OF LANDSCAPE AREAS.
PRUNING SHRUBS AND TREES
Hedges to all other curtilage areas to be maintained at min1200-1500mm height.
Hedges to open space areas to be managed at MIN height 2000mm.
NOTE: Native hedges to have one third of each years growth cut back for years 1 -3.
NOTE: After year 3 -Native hedges to be cut in January/February on 3 year cycle.
New established and existing hedges to be cut one third total each year over three year cycle.
Established hedges to be cut as "A" profile with thick base unless good ground flora at base. Then standard profile maintained.
TOP UP BARK MULCH
GRASS CUTTING Short- medium grass 8-12 cuts/yr Short Grass paths and edges min 16 cuts/yr
BIRD BOXES: All boxes monitored annually (February) all repairs and removal of old nesting material.
INVERTIBRATE/REFUGIA:All monitored every third year(October) - repairs and additions.

ASSOCIATED HARD MAINTENANCE OPERATIONS.(PUBLIC OPEN SPACE)
(Based on 12No monthly visits during each 12 month period)
REPAIR OF DEFECTIVE HARD LANDSCAPE, FENCING/ENCLOSURE, GATES AND STREET FURNITURE.
WEED TREATMENT/REMOVAL AND TIDYING, SWEEPING OF HARD SURFACES. INCLUDING REMOVAL OF LEAF LITTER.

7.01.03 YEAR 4/5
AIMS OF PLAN
TO INSURE PLANTING ESTABLISHES SUCCESSFULLY AND SHRUB CANOPY CLOSES (NO GAPS OR BARE AREAS)
CARRY OUT MAINTENANCE OPERATIONS TO INSURE PLANTING AREAS REMAIN CLEAN AND TIDY AT ALL TIMES AND THAT EACH PLANT/TREE DEVELOPS TO ITS TRUE FORM AND SHAPE AND ASSOCIATES CORRECTLY WITH OTHER SPECIES WITHIN THE BED
ASSESS NEED TO THIN OUT FASTER GROWING SPECIES OR THICKEN UP UNDERDEVELOPED AREAS OF THE SCHEME IN STRICT ACCORDANCE WITH THE APPROVED PLANTING PLAN.
ASSESS NEED TO REMOVE STAKES,CANES AND OTHER SUPPORTS
INSURE THAT ALL MANAGEMENT AND MAINTENANCE OPERATIONS FAVOR THE ULTIMATE PLANT SELECTIONS (INFRASTRUCTURE TREE AND SHRUB POSITIONS)

7.01.04 YEAR 6 ONWARDS
AIMS OF PLAN
AS YEARS 1-5 BUT ALSO INCLUDING THE FOLLOWING
AS SHRUB SPECIES BECOME OVERMATURE REPLACE WITH NEW SPECIMENS OR WHERE APPROPRIATE CUT BACK AND ALLOW TO REGENERATE
ALL IN ACCORDANCE WITH APPROVED PLANTING PLAN.

GRAVEL FRONTAGE.



EXISTING TREES/VEGETATION.

6.01.01 FOR LOCATION AND CONSTRUCTION DETAILS OF ALL PROTECTIVE FENCING TO EXISTING TREES,TREE NUMBERS AND SPECIALIST CONSTRUCTION AREAS ALSO DETAILS OF EXISTING TREES (SIZE,VIGOUR,SPECIES ETC) REFER TO ARBORICULTURAL CONSULTANTS REPORTS AND DRAWINGS.

DRAWING REFERENCE.

6.01.02 This drawing to be read in conjunction with the following.
Architectural details and Site Layout (Hills 170116 series)
Tree Survey ,Assessment and Method Statement.( )
Adopted road, footpath and highway verge. ( )

6.01.03 This drawing to be read in conjunction with drainage and service information. minor adjustment to be undertaken on site. Significant changes to be agreed with landscape Architect.(Trees not to be moved closer to buildings than shown on drawings.)

NOTE: SURFACE LEVELS /DRAINAGE.

6.01.04 FOR DETAILS OF ALL EXISTING AND PROPOSED SURFACE LEVELS, FINISHED FLOOR LEVELS TO BUILDINGS AND TYPE AND ARRANGEMENT OF DRAINAGE/SERVICES REFER TO PROJECT ARCHITECTS AND ENGINEERS DRAWINGS.

IMPLEMENTATION AND MONITORING.

8.01.01 The setting out and maintenance of landscape feature protection and the implementation of landscape schemes will be regularly and professionally monitored by the relevant competent person.

8.01.02 When seeking practical completion of areas scheduled for adoption by the council as Public Open Space the relevant competent person will confirm in writing with the landscape planning officer that these areas have been suitably protected/decompacted and (if applicable) that prior to spreading topsoil finish the site was assessed and all detritus connected with development (building materials,construction access roads etc) has been removed and any areas affected by pollutant spillage (oil, cement etc) adequately decontaminated sufficient to allow satisfactory establishment of plant stock.

8.01.03 When seeking practical completion of any areas scheduled for adoption as public open space containing trees retained as part of the development, the developers arboricultural consultant will formally confirm with the councils landscape planning officer that the findings/works scheduled in the original arboricultural report have been fully adhered to, all trees are in a safe condition and therefore no post construction remedial arboricultural works are required. If such remedial works are required the report will be updated to detail any changes resulting from the devlopment (eg additional trees lost, additional pruning works, decompaction required) and will include a programme of works to be completed by the developer that will be submitted to the councils landscape planning officer for agreement prior to any practical completion inspection taking place.

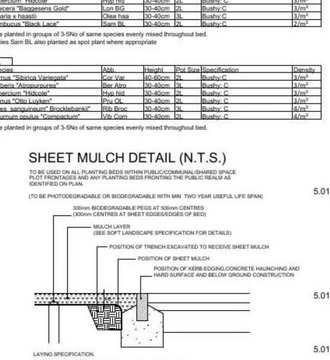
8.01.04 Immediately prior to practical completion (PC) inspection of public open space the relevant competent person will inspect the site and once satisfied that it has been laid out in full accordance with the agreed scheme will notify the councils landscape planning officer that the site is ready for PC inspection.

8.01.05 Soft landscape in areas proposed as open space will be laid out and implemented only during the planting season.Where these areas are to be adopted then any practical completion inspection of those areas of POS will only take place at the earliest, following full flush in the first spring following implementation of those soft landscape works.

SHEET MULCH DETAIL (N.T.S.)

TO BE USED ON ALL PLANTING BEDS WITHIN PUBLIC/COMMUNAL/SHARED SPACE
PLOT FRONTAGES AND ANY PLANTING BEDS FRONTING THE PUBLIC REALM AS IDENTIFIED ON PLAN.

(TO BE PHOTODEGRADABLE OR BIODEGRADABLE WITH MIN. TWO YEAR USEFUL LIFE SPAN)



SPECIFICATION NOTES.

ESTABLISHMENT AND IMPLEMENTATION

1.01.01 No soft landscape operations to be undertaken during periods of prolonged waterlogging, frozen ground, adverse high or low temperature or drought.
Prior to planting and soil preparation. All unsuitable existing vegetation to be suitably sprayed off (refer to notes on chemical use below) and then removed. including bramble,perennial weeds and stressed and unsuitable elements of existing boundary vegetation and hedgerow.

1.01.02 Assumes main contractor provides adequate topsoil (Existing or imported) to all planting areas as shown (in accordance with B.S.3882:1994) and in accordance with finished ground levels on external works drawings. All subsoil to be broken up to min depth of 300mm prior to topsoil application. to improve root zone,drainage and remove compaction

1.01.03 Imported soil and screened topsoil to be a fertile medium loam pH 6.0-7.5 and should be free from any perennial weeds,weed seeds,contamination,rubble,subsoil and stones bigger than 50mm with a maximum stone content of 20% (contractor to organise sample to be sent for lab lab testing and to make results available for approval)
Topsoil areas to be cultivated by hand or machine prior to planting.
(.Topsoil planting depths to be min 450mm for shrub/tree beds and 150mm for turf/seeded areas.

1.01.04 Areas to be treated and methodology to be agreed with inspecting Landscape Architect and Borough Landscape Officer to be notified accordingly on completion of all works.
All tree pits in soft areas to be planted in pits with sides/bases broken up to 300mm. (width of pit increased if required to accommodate root system without bending)
Extra Heavy Standards - 800mm square pit,450-750mm deep, Standards - 650mm square pit, 400mm deep.

1.01.05 Trees in uncompacted ground to be planted in a minimum 1.0M squared tree pit 300-400mm deep.

1.01.06 All trees within hard paved areas are in accordance with detail Tp1.

1.01.07 All tree stakes and fixings to be sufficiently low to allow free movement of the crown.
Tree support to comprise a stake set at uniform height,300mm min depth below ground level with a biodegradable tie toward the head of the stake.Or be underground guyed using Arborguy tree guying system (Green leaf Planting Products) or similar approved.
(single stake with single biodegradable tie - standard trees,double with double biodegradable tie for heavy) triple with triple biodegradable tie for "instant" heavy standard NB: Or as details shown on Tree Pit Cross sections.
Stakes to be removed at between 2-3 years, in accordance with management plan or when trees are established.

1.01.08 Backfill to pits (other than trees within hard paved areas) to be clean topsoil with tree fertiliser added,firmed in after planting.All trees to have irrigation system units fitted to fully surround the root ball.
at base of pit
backfill to be 30% excavated soil, 60% imported topsoil and 10% non peat compost.

1.01.09 All trees to have root zone suitably irrigated prior to planting

1.01.10 Trees,shrubs or other planting damaged by plant handling will not be accepted.this includes broken root containers at time of delivery, broken central Tree leaders, more than 10% lateral branch damage to trees/shrubs, bark removed from main stems.

1.01.11 All plant materal delivered to site must be/have a well established compact fibrous root system,be free from pest and disease/ other defects, be healthy and display good form characteristic of species, trees to have a clearly defined central leader (unless multi stemmed) and be correct match to species and quantities specified on drawing.

1.01.12 All formative pruning after planting in accordance with B.S.3998:2010 "Tree work- recommendations" remove branches damaged/broken during planting,remove unwanted secondary shoots,weak forks, or crossing/rubbing branches or dead material.

1.01.13 All trees,shrubs etc to be planted at depth of soil mark from nursery or soil level of container. All trees,shrubs etc to have all root coverings removed and any damaged roots removed with suitable pruning tool.

1.01.14 All plant material to be Certified nursery stock,of local provenance and in accordance with B.S.3936:1992 All planting operations to be in accordance with B.S.4428:1989

1.01.15 Where herbicides and other chemicals are utilised in conjunction with the following plan these are to be in strict accordance with COSH and Control of Pesticide Regulations

1.01.16 Shrub planting(container grown) to be planted in a planting hole big enough to accomodate the plant without root damage, to a min of 300mm cubed.Min pot size to be 2/3 litre unless specified differently in schedule.

1.01.17 All climbers noted TR require wire or trellis support
All hedges are specified as double staggered rows
In shrub specification all breaks are to be strong and within the lower third (Where no breaks are identified assume min 3 breaks in lower third)

1.01.18 A slow release fertiliser is to be applied immediately after planting in accordance with manufacturers instructions (NOTE; to all public/communal/shared space,plot frontages). and planting beds exposed to the public realm.

1.01.19 All plants to be firmed,ameliorants added,watered in and dead or damaged branches removed after after planting,prior to sheet mulch and bark mulch being added.
All planting beds should be mulched with
75mm min deep layer dark matured woodchip.
All mulch to have an even particle size between 15-65mm
spread taking care not to smother ground cover plants and watering all plants immediately prior to spreading mulch.(Mulch sample and source to be approved).

1.01.20 NOTE:
All trees in grassed zones to be planted centrally within a 1.0M square/round recessed planting bed grass/weed free base with 50mm depth bark mulch or to incorporate a strimmer guard.
All specimen shrubs in grassed zones to be planted centrally within a 0.75M square/round recessed planting bed grass/weed free base with 50mm depth bark mulch or to incorporate a strimmer guard.

2.01.01 HIGHWAY TREES.
All trees to be underground guyed and be adequately supplied with a root protection system (GR1005 or GL1007 by Greenleaf Planting Products or as required to fit individual situation and agreed with monitoring professional)

3.01.01 ROOT BARRIERS. (SEPERATE TO TREE PIT DETAIL Tp1)
Utilise geotextile root barrier to depth of filter layer (Min 1.0M) to outer edge of pit and to min 3000mm either side of tree to protect foul sewers.

3.01.02 TREE PITS WITHIN HARD AREAS. (Tp1.)
To be in accordance with tree pit construction detail shown on drawing.

BARE ROOT SHRUB PLANTING.

4.01.01 All native/indigenous planting should utilise plants of local provenance
All bare root plant material delivered to be lifted November - early march dependant on weather conditions.
To be planted within 24 hours of site delivery. Root zone to be protected prior to planting either by healing into ground, covered with bare earth, hessian sacking or min 300mm of straw(adequately irrigated and kept moist to avoid roots drying).

4.01.02 Native whip and shrub mix. Use 900mm tube guarding and 1.0M mulch matting, watering all plants immediately prior to laying matting.
Plant between mid November and mid March,slit planted incorporating slow release fertiliser.

4.01.03 Plant between mid November and end February,slit planted or pit planted incorporating slow release fertiliser.

4.01.04 Hedge planting(1+1 or 1+2 transplants or container grown stock) to be planted in double staggered rows 300mm apart on raised cams at 450mm intervals. Plants to be cane supported mulch matted(photodegradable or biodegradable) and rabbit/tube guarded (recycled),firmed in and watered in, with slow release fertiliser added and dead or damaged branches removed after planting.
Transplants to be planted between mid november and end February.(NOTE: Refer also to shrub planting For ameliorants.)

4.01.05 NOTE: All guards to be photo degradable.Do not smother plants with mulch.
NB: All mulch matting must have specified and proven minimum useful life expectancy of 2No growing seasons and be covered with min 50mm dark bark chip layer

AMENITY GRASS AREAS.

5.01.01 The finished surface level of grassed areas to be set above the height of adjacent hard surfacing to a minimum 10mm compacted level or sufficient to enable effective mowing of the grass without the potential for damaging blades against kerbs.
Prior to turfing rotovate and level topsoil as required and remove any debris and stones above 30mm diameter and add pre turfseeding fertiliser to manufacturers recommendations.
Use cultivated, weed free amenity turf laid with broken joints well butted up
Work from planks as required to avoid damage to turf and water in as necessary to avoid shrinkage.

5.01.02 Seeding to be undertaken during march,april or september.Rotovate and level topsoil as required and remove any debris and stones above 20mm diameter, add pre seed fertiliser to manufacturers recomendations. Apply at 50gms per square metre lightly raking after sowing.(Contractor to supply mix details and source for approval)

PREPARATION OF SPECIES RICH GRASSLAND/WILDFLOWER AREAS.

5.01.03 MOW OFF AND REMOVE VEGETATION WITHIN WILDFLOWER ZONE.
REMOVE TOPSOIL ZONE (300-450mm DEPENDING ON SITE CONDITIONS) AS REQUIRED TO REACH SUBSOIL ZONE.

CULTIVATE SEED BED AREA.(MIN 6 WEEKS PRIOR TO SOWING) TO MIN DEPTH 80-100mm
SPRAY OFF REGROWTH ON SEED BED(PRIMARILY ANNUAL WEED GROWTH) WITH APPROPRIATE HERBICIDE (ROUND UP OR SIMILAR APPROVED).
REMOVE ALL DEBRIS ONCE WEEDS HAVE DIED BACK.

BRING SEED BED TO FINE TILTH BY REPEATED SURFACE CULTIVATION
REMOVE ALL DEBRIS AND STONES OVER 25mm FROM SEED BED.

5.01.04 UNDERTAKE AUTUMN SOWING (LATE AUGUST - MID SEPTEMBER).SOW ONLY AFTER SEPTEMBER IF AGREEMENT WITH LANDSCAPE ARCHITECT/ECOLOGIST HAS BEEN CONFIRMED.
MIX SEED WITH DRY SILVER SAND AT 1:5 RATIO. SOW IN CALM AND MOIST CONDITIONS
SOW ACROSS AREA IN 2No DIRECTIONS (50% OF MIX SOWN AT 90 DEGREES TO EACH OTHER)
INSURE SEED BED IS MOIST.MIX SEEDS INTO TOP 10mm OF SOIL.LIGHTLY RAKE AND FIRM IN WITH ROLLER.

5.01.05 RESTRICT SEED MIX TO SPECIES SPECIFIED WITHIN SUPPLIERS MIX (AS STATED BELOW) ALL TO BE NATIVE AND OF LOCAL PROVENANCE
SOW AT 35-40Kg PER HA.(FOR SPECIES RICH GRASSLAND/WILDFLOWER MIX) AND 15-20Kg PER HA (FOR ANNUAL MIX)
MIX TO BE AS SPECIFIED WITHIN KEY..

5.01.06 MAINTENANCE - YEAR 1.

LATE JUNE/EARLY JULY - CUT TO 4cm AFTER CORNFIELD ANNUALS HAVE FLOWERED.
CUT MONTHLY FOR REMAINDER OF YEAR ONE.
ROLL SEED BED PRIOR TO FIRST CUT.
IN ALL CASES USE SHARP BLADED ROTARY CUTTER BAR MOWER AND REMOVE ARISING FROM SITE.

5.01.07 MAINTENANCE - YEAR 2. ONWARDS

Subsequent cutting regimes will be dependent on quality of germination/establishment success and local resident preference. The two management regimes are as follows.

Mid summer flowering - with yellow rattle, ox eye daisy, self heal, birds foot trefoil, tufted vetch, ladys bedstraw, Meadow cranesbill.
1No cut and collection in mid July and 1No cut and collection in autumn (if growth requires)

Late summer meadow - with knapweeds, musk mallow, hawkbits and field scabious.
1No cut and collection in early october.

CUT TO 4cm AFTER FLOWERING
IN ALL CASES USE SHARP BLADED ROTARY CUTTER BAR MOWER AND REMOVE ARISING FROM SITE.
(ONLY CUT MEADOW BETWEEN FLOWERING CUT - MARCH IF SWARD REACHES 100mm HEIGHT)

NORTH

SCALE 1:250 (Meters to cm)

0 2.5 5 10 15 20
0 1.0cm 2.0cm 4.0cm 6.0cm 8.0cm

LEGEND:

HARD SURFACES, GATES AND ENCLOSURE
REFER TO HARD LANDSCAPE DRAWINGS (HILLS 170116 SERIES DRAWINGS)

PROPOSED STANDARD TREE POSITION

PROPOSED HEDGE PLANTING

PROPOSED SHRUB PLANTING

CLIMBERS

PROPOSED SURFACE TO GENERAL AREAS.
GENERAL AMENITY GRASS SEED MIX.
BRITISH SEED HOUSES A22 MIX (OR SIMILAR APPROVED)

PROPOSED GRASS AREA
GENERAL AMENITY TURF
FULLY TREATED AND CULTIVATED

Perennial Ryegrass	Lolium perenne
Slender creeping red fescue	Festuca rubra Litoralis
Strong creeping red fescue	Festuca rubre rubra
Chewings fescue	Festuca rubra Commutata
Smooth stalked meadowgrass	Poa pratensis
Brown top bent	Agrostis capillaris

Root barrier
ROOT BARRIER.
REFER TO ITEM 2.01.01+3.01.01
WITHIN SPECIFICATION NOTES.

ATTENUATION AREA
To be: Wetland/wet soil seed mix
Rate: 40g per Sq M.
Managed min 20mm height
Phoenix Amenity Supplies

HARD SCAPE AREAS.
20mm DIA GRAVEL (COLOUR AMBER/BUFF)
IN ACCORDANCE WITH DETAIL.
OR AS AGREED WITH CLIENT.

EXISTING TREES (RETAINED)
To be retained in accordance with Arboricultural Consultants Tree Survey and Assessment.
NOTE: ALL PROTECTIVE FENCING TO BE IN ACCORDANCE WITH ARBORICULTURAL REPORT AND DRAWING

EXISTING VEGETATION (REMOVED)
To be removed in accordance with Arboricultural Consultants Tree Survey and Assessment.

6.01.05 ALL OVER+UNDERGROUND SERVICE ROUTES
TO BE CONFIRMED AS NOT CONFLICTING WITH AND LYING OUTSIDE OF ROOT PROTECTION AREA OF ANY RETAINED TREES OR THE MATURE CROWN SPREAD OF ANY RETAINED OR PROPOSED TREE ON OR ADJACENT TO THE SITE.
WHERE THIS IS NOT THE CASE SERVICE LOCATION TO BE SUPPORTED BY ARBORICULTURAL IMPACT ASSESSMENT IN ACCORDANCE WITH B.S.5837 SUBMITTED FOR AGREEMENT.

6.01.06 SERVICE ACCESS.

Service access covers, manholes and iron works to be set outside of areas of public open space.
Where this is not possible justification to be given.

NOTE: ALL FENCING SHOWN AS INDICATIVE ONLY. REFER TO EXTERNAL WORKS DRAWINGS FOR DETAILS

A: Proposals updated to latest site layout	23.07.21
B: Proposals updated to latest site layout	06.08.21

Andrew Hastings. Landscape Consultants Ltd.
Chartered Landscape Architects.
The Fairways, 9 Fairfield, Chase Road,Hare Green, Great Bromley,Essex. CO7 7UF
Landscape Institute Registered practice

DRAWING STATUS
FOR APPROVAL

CLIENT
HILLS RESIDENTIAL.

PROJECT
RESIDENTIAL DEVELOPMENT, ADMIRALS FARM -PHASE 5. GREAT BENTLEY, ESSEX.

DRAWING TITLE
SOFT LANDSCAPE PROPOSALS. SHEET 2 OF 2.

SCALE	DATE	DRAWN	CHECKED	DRAWING NUMBER
1:250@A1.	15.06.21	OB	AH	21.5181.02

No dimensions are to be scaled from this drawing
All written dimensions to be checked by the contractor
discrepancies notified immediately to this consultant

REV B