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Landscape Report
DC/17/00898/OUT/ EAST
Land North of White Hall Farm
Church Street
Kilham, Driffield
East Riding of Yorkshire
YO254RQ

February 2022

Client
H A C Builders Ltd
Wold Croft
Wold Road
Nafferton
YO25 4LD

LOCATION PLAN (Plan 1A)



LANDSCAPE PLAN (Plan 1B)



Planting Schedules

Hedge Planting

Hedges	Species	Size	Support	Density
H1	Field Hedge Hawthorn (<i>Crateagus monogyna</i>)	60 – 90cm	Cane and 0.75m guard	4 per m planted in a double staggered row.
H2	Beech Hedge (<i>Fagus sylvatica</i>)	60 – 90cm		3 per m planted in a double staggered row.
H3	Privet Hedge (<i>Ligustrum vulgare</i>)	60- 90cm		3 per m planted in a double staggered row

Tree Planting

Trees	Species	Size	Support	Density	Number
T1, T2, T20	Field Maple (<i>Acer campestre</i>)	10-12cm	Stake and tie	As illustrated	3
T3, T18, T19	Bird Cherry (<i>Prunus padus</i>)	10-12cm	Stake and tie	As illustrated	3
T4, T9, 10, T11	Silver Birch (<i>Betula pendula</i>)	10-12cm	Stake and tie	As illustrated	3
T5, T6	Thorn (<i>Crateagus prunifolia</i>)	10-12cm	Stake and tie	As illustrated	3
T12, T13, T14	Small Leafed Lime (<i>Tilia cordata</i>)	10-12cm	Stake and tie	As illustrated	3
T7, T8, T15	Oak (<i>Quercus robur</i>)	10-12cm	Stake and tie	As illustrated	3
T16, T17, T21	Rowan (<i>Sorbus aucuparia</i> ‘Sunshine’)	10-12cm	Stake and tie	As illustrated	3

Note - Size of trees is girth measured at 1.2m

Appendix A LANDSCAPE SPECIFICATION

1.0 Site Preparation, Existing Trees and Soil

- 1.1 Existing Vegetation: No existing trees, shrubs or other plants shall be removed or cut without specific instructions from the client. Existing trees to be retained, protected and undisturbed throughout the contract in accordance with tree protection measures described and in accordance with BS 5837:2012. No branches are to be cut or damaged and no roots larger than 75mm in diameter are to be cut or damaged. No fires are to be lit under or within 15m of the trees. No debris, fuel, or building material of any sort to be stacked against or piled around the trunks.
- 1.2 Weed Control: All weeds shall be cut down and removed off site to a facility found by the contractor. An approved, contact herbicide spray shall be applied to all areas of site to eliminate any remaining green weed vegetation.
- 1.3 Sub-Soil Preparation: All stone, brick, concrete, wood, wire, pipes debris, rubbish, weed roots and foreign matter of any kind above a maximum dimension of 150mm shall be removed from the sub-soil formation layer to a depth of 225mm.
- 1.4 Removal of surplus excavated material: Remove all surplus excavated material from the site. Topsoil may be required to bring the level back to existing ground level where debris have been removed and where drains have been installed. Unless otherwise approved, the minimum depths of topsoil shall be as follows:-
- Grassed areas - 225mm
Shrub beds – 600mm
Tree pits – 900mm
- 1.5 Imported topsoil will be to BS3882 of high humus content and have a good crumb structure. The pH value should be neutral and the soil should be free from roots and other deleterious material.
- 1.6 Final levelling adjoining kerbs shall be completed by hand and for grassed areas shall be 25mm above the kerbs to allow for settlement and future ease of mowing operations. The soil level for shrub borders shall be left 75 mm below the kerb to allow a 50 - 75mm layer of bark mulch to be placed on the top soil surface to reduce weed competition. These should be agreed with the contractor but additional topsoil may be required to achieve an even surface free from deviations or delves that may encourage ponding. The final preparation of the soil shall be carried out by cultivators, harrows and rollers so that the ground is broken down to an approved degree of tilth and firmness. The finished

surface for turfing shall be free from stones exceeding 50mm in any dimension and shall consist of a crumbly structure. Allow for removing any further weeds from all top-soiled areas, immediately prior to turfing and remove off site.

- 1.7 All boundaries will be clearly marked on site. Areas of planting will be delineated using clear and identifiable lines that are either straight or smooth curves – as per drawing.

2.0 Grass seeding/turfing

- 2.1 Weed Control – Prior to cultivation, all areas to be grassed shall be given an application of an approved, glyphosate based herbicide and left for a minimum of 4 weeks to destroy all weed growth.
- 2.2 Cultivation – The areas to be sown shall be cultivated to a depth of 150mm using a rotary cultivator or a power harrow, removing all stones greater than 15mm in size. All debris collected shall be removed from site. Cultivation shall only be carried out when the surface material is reasonably dry. Before final grading, light firming of the area is required using a crumbler roller or treading. The whole area should be cultivated to provide a fine tilth before finally raking and grading to produce uniform and even finished levels.
- 2.3 Pre-seed Fertiliser – Shall be applied to the area 7-10 days prior to sowing. The fertiliser shall be a recognised compound, e.g. Trident, Pre-seed fertiliser, NPK or similar approved at an application rate of 35g per m sq, and lightly raked into the surface soil.
- 2.4 Sowing of Grass Seed – Shall only be carried out in calm weather conditions when the season and soil conditions are suitable. This normally applies late summer and early spring when the soil temperature and moisture content is adequate for germination. The seed shall be broadcast in a recognised manner providing an even distribution of 35g per sq m.
- 2.5 Seed Mix – The seed mix for amenity grassland and gardens shall contain the following ratio of varieties for durability and future ease of maintenance.
 - 50% Perennial Rye
 - 20% Chewing fescue
 - 20% Slender Creeping Red Fescue
 - 10% Brown Bent
- 2.6 All grass seed must comply with British Standard BS4428 section 5.3 and be from the previous year's harvest with a seed certification label.
- 2.7 After sowing the seed shall be covered evenly with a dressing of screened loam and applied at a rate of 2kg per sq m, followed by a lightly rolling of the area.

- 2.8 Establishment - Following successful germination and when the grass has reached a height of 50mm in height the area shall be stone picked, to remove all arisings over 15mm and rolled using a smooth agricultural roller or similar. Over seeding of poorly germinated areas shall be carried out at this stage.
- 2.9 The full topsoil will be wetted without displacing seeds, seedlings or soils. The frequency of watering will be regular to ensure the continued thriving of all seeding/turfing.
- 2.10 The first cut will be undertaken in dry conditions and when the sward is at a height of 45mm – 75mm. The first cut will be to 40mm. All stones and clods greater than 25mm will be removed. All arisings will be collected and removed off site.

3.0 Planting Trees and Shrubs

3.1 Planting

Tree Pits for trees (12 – 14 cm) to be dug 1200 x 1200 x 750mm deep. Dig out holes large enough to receive the roots of the plant fully extended and well spread out. Carefully work top-soil among roots and backfill. Plants to be well firmed by heeling and the surface left neat and even. Planting must be to the same depth as in the nursery. Care must be taken not to disturb the root balls of pot grown plants and not let any roots dry out at any time.

Notch planting for tree and shrub bare root seedlings planting may be undertaken by notch planting. This is where the notch in the ground will provide a slit of sufficient size to accommodate the roots of the plants without any trimming or being forced into the slits.

Shrub Planting - All plants are to be planted so that the top of the nursery mark is level with the final soil level. Excavation for the shrubs to be in pits of adequate size to comfortably accommodate all the root system.

- 3.2 **Planting Spacing** - The shrub planting will be undertaken at the density described in the planting schedule with plants in groups of the same species. The trees will be planted as indicated.
- 3.3 **Stakes and Supports** - Trees to be staked and tied at low level using 75mm peeled larch stakes and durable rubber ties. Triple staked trees to have 3 peeled larch stakes 2.1m in length set 600mm into the ground. Trees held in place centrally using rubber ties. The base of the tree to have a 1m diameter circle of grass free area which can be mulched or maintained weed free.
- 3.4 **Planting Stock** - all shrubs and trees to conform to the current British Standards - BS 3936.

4.0 Planting Season

- 4.1 Unless otherwise specified all transplanting shall be carried out between the end of October and the end of March. Container grown trees may be transplanted at times other than these at the discretion of the clients Project Manager. The transplanting shall be carried out when the weather is dull and the ground is moist and workable. On no account must the planting take place when there is freezing wind. Where approval is given by the developer to transplant between March and September, the trees shall be given a transplanting spray before transplanting and again between 7 and 10 days after planting, at the Contractor's expense.
- 4.2 Transplanting in Frosty Conditions: Planting of trees in frosty conditions will only be permitted if adequate precautions are taken. The prepared root balls must have additional wrapping. The bottom and sides of the tree pits, and the piles of top-soil, must be protected from freezing by the use of boards, tarpaulins or other approved materials.
- 4.3 Watering: During dry conditions shrubs shall be well watered especially where container plants are used outside the winter planting season.

5.0 Programme of implementation

- 5.1 Planting to be undertaken during the first planting season October – March following completion of building work unless otherwise agreed.

6.0 Maintenance

- 5.1 **Trees and Shrubs** - A maintenance programme will be drawn up ensuring that all trees that fail to make active growth are replaced during the first available planting season for the first 3 years.
- 5.2 **Weeding** - During March, an application of Glyphosate will control competitive weeds and grass around trees and hedges for the first 3 years after planting. A weed free zone of 1 metre around each plant will be adequate. Glyphosate is a non-selective herbicide that is absorbed through leaves. The chemical should be applied by someone who has a relevant pesticide application certificate.
- 5.3 **Grass** - All grass seeded areas and areas of turf are established and maintained for the first 12 months. Grass cutting – following successful establishment of the grassed areas, cutting shall be carried out every 20 working days thereafter unless excessive growth or lack of growth due to weather conditions dictate otherwise, during the period of March to October, inclusive. The height of the grass shall be 50mm. All grass spillage on to the surrounding hard surfaces shall be thoroughly swept away on completion of the work. Rotary strimmers can be used to keep grass cut alongside obstacles such as walls, posts etc. It is the contractor's responsibility to make good any areas of damage to the grassed areas and areas of bare or thin grass cover during the first 12 months from the date of sowing or turfing.

5.4 Watering - during the first 12 months from the date of seeding the contractor will be responsible for adequate watering during periods of dry weather all new turf and grass seeded areas so as to ensure their survival. All failed areas of turf or seeded grass will be replaced at the contractor's expense.