



SOFT LANDSCAPE SPECIFICATION

**NEW RETAIL FOODSTORE
NEWFOUNDLAND ROAD
DEEPCUT
CAMBERLEY
GU16 6SJ**

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This report has been prepared by
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Table of Amendments:			
SECTION / PARAGRAPH	REVISION	DESCRIPTION	DATE



CONTENTS

LANDSCAPE SPECIFICATION

INTRODUCTION

Creation & Implementation

1. PREPERATION WORKS

2. SOFT LANDSCAPE PLANTING

3. GRASSWORKS

REFERENCES:

1. PJC/1280-001 – LANDSCAPE GENERAL ARRANGEMENT PLAN
2. PJC/1280-002 – LANDSCAPE DETAILED PLANTING PLAN
3. PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL
4. PJC/1280-004 – LANDSCAPE & ECOLOGICAL ENHANCEMENT PLAN FOR BIODIVERSITY
5. PJC/1280-005 – SOFT LANDSCAPE SPECIFICATION
6. PJC/1280-006 – LANDSCAPE MAINTENANCE & MANAGEMENT PLAN



LANDSCAPE SPECIFICATION

INTRODUCTION.

A. Contract Documents: the following specification is to be read in conjunction with the wider contract and tender documents supplied during the tender process.

B. Drawings: this specification is to be read in conjunction with the following drawings.

PJC/1280-001 – LANDSCAPE GENERAL ARRANGEMENT PLAN

PJC/1280-002 – LANDSCAPE DETAILED PLANTING PLAN

PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL

Landscape plans (as above) showing location, orientation of proposed new retail foodstore using existing / converted building with adapted associated existing car parking arrangement. Proposed soft landscaping aims to settle the change of use within the existing landscape of mature trees and self set trees while allowing offering low maintenance planting and native hedge planting. Proposed native tree planting further add to the mature treescape and offers mitigation for removed trees. A wildflower seeding treatment and species rich turf keep a soft naturalised feel to the surrounding landscape.

C. Setting Out: Landscape features are to be set out on site as arrangements shown on current (Tender Issue) Landscape Plans.

PJC/1280-001 – LANDSCAPE GENERAL ARRANGEMENT PLAN

PJC/1280-002 – LANDSCAPE DETAILED PLANTING PLAN

PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL

The project landscape designer should verify any variations in the positions of trees or large shrubs at soft landscaping mobilisation if any unforeseen ground conditions or services are discovered during installation.

D. Contract Administrator (CA): **Newfoundland Developments Ltd** (Client)



Creation & Implementation.

1. SITE PREPARATION WORKS

1.1 Site preparation includes the following works;

1.2 Removal of all debris from the site that may be left over from earlier ground works, land forming and the construction phases. Ensure that all temporarily hard standing ground surface material has been removed following the construction phases prior to landscape mobilisation with appropriate depth of BS topsoil applied at planting bed locations as referenced within landscape plans

PJC/1280-001 – LANDSCAPE GENERAL ARRANGEMENT PLAN

PJC/1280-002 – LANDSCAPE DETAILED PLANTING PLAN

PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL

1.3 All waste material is to be removed from site during these preparation works prior to soft landscape installation phases.

1.4 Works Order: The programme for the landscaping works is to be set by the progress of the construction phases. Upon completion of the major construction phases including car park rejuvenation, areas of Hard Landscaping should be completed. Areas stated as to required BS Topsoil should be applied to correct depths at each location.

Once suitably prepared, each area of planting can be installed with its soft landscaping elements.

Consideration within the construction programme should allow for care of the retained self set trees adjacent to the car park.

Final surface finishes to pathways and patios should be completed once all 'heavy' soft works are completed where possible. [Tree planting / planting delivery / installation to prevent damage to any newly laid finished surfaces.

Mulch application of 75mm depth and final soft works dressing should complete the site works.



2. PLANTING SPECIFICATION

To be read alongside:

PJC/1280-001 – LANDSCAPE GENERAL ARRANGEMENT PLAN

PJC/1280-002 – LANDSCAPE DETAILED PLANTING PLAN

PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL

2.1 PLANTING SCHEDULE -

TREES						
QUANTITY	SPECIES	HEIGHT (cm)	GIRTH	FORM / TYPE		
Planted at marked position each with two post and timber crossbar installed with arb strapping and clear spiral rabbit guard. Dressed with 75mm organic bark mulch each at base.						
7	Betula pendula	350-450	12-14cmg	HStd / CG		
2	Pinus sylvestris	400-500	25-30cmg	ExHStd / CG		
SPECIMEN SHRUBS						
Planted at marked position & dressed with 75mm organic bark mulch each at base						
18	Hamamelis × intermedia 'Vesna'	150-175	Bush Multi-stem	CG / 20lt		
UK NATIVE MIX SPECIES HEDGE						
Total length of mixed hedge throughout the scheme: 48 lin m						
Double staggered row - 5 per metre. Planting in species groups of 3 excluding Ilex. All whip planting to be installed with clear spiral guard and supported with cane with the exception of Ilex which should be installed with plastic mesh guard and sawn timber stake. Dressed with 75mm organic bark mulch at base of hedge						
QUANTITY	SPECIES	PERCENTAGE	HEIGHT (cm)	SIZE	TYPE	SPACING
48	Acer campestre	20 %	60-80	-	BR	5 per linear metre
120	Crataegus monogyna	50 %	60-80	-	BR	
12	Ilex aquifolium	5 %	30-40	2lt	CG	
48	Malus sylvatica	20 %	60-80	-	BR	
12	Rosa canina	5 %	40-60	-	BR	



UK NATIVE SINGLE SPECIES HEDGE					
Double staggered row - All whip planting to be installed with clear spiral guard and supported with cane. Taxus baccata to be installed with no guard or staking. Dressed with 75mm organic bark mulch at base of hedge					
QUANTITY	SPECIES	HEIGHT (cm)	POT SIZE (lt)	TYPE	SPACING
520	Acer campestre	60-80	-	BR	(Double staggered row - 5 per metre)
256	Taxus baccata	20-30	2lt	CG or RB	(Double staggered row - 4 per metre)
SHRUB & HERBACEOUS PERENNIALS					
Dressed with 75mm depth of medium grade ornamental organic bark across planting areas					
QUANTITY	SPECIES	HEIGHT (cm)	POT SIZE (lt)	SPACING	
23	Bergenia 'Silberlicht'	30-40	2lt	400	
60	Cornus sanguinea	30-40	3 lt	800	
60	Cornus sanguinea 'Winter Beauty'	30-40	3 lt	800	
95	Cyclamen hederifolium	10-15	1 lt	400	
25	Hebe albicans	20-30	3 lt	600	
45	Helleborus niger	10-20	2 lt	600	
12	Philadelphus coronarius 'Aureus'	40-60	5 lt	800	
7	Potentilla fruticosa 'Hopleys Orange'	30-40	3 lt	600	
9	Tiarella 'Spring Symphony'	20-30	2 lt	400	
6	Verbena bonariensis 'Lollipop'	30-40	2 lt	800	
GRASSES					
QUANTITY	SPECIES	HEIGHT (cm)	POT SIZE (lt)	SPACING	
10	Anemanthele lessoniana	30-40	2 lt	600	
80	Carex divulsa	20-30	2 lt	600	
82	Carex testacea 'Prairie Fire'	10-20	2 lt	600	
FERNS					
QUANTITY	SPECIES	HEIGHT (cm)	POT SIZE (lt)	SPACING	
47	Dryopteris erythrosora 'Brilliance'	30-40	2lt	600	

Fth: Feathered
Std: Standard
CG: Container Grown



GENERAL INFORMATION / REQUIREMENTS

2.2 SITE CLEARANCE GENERALLY

Remove all rubbish, concrete, metal, dead grass, decayed vegetation and any contaminated topsoil from planting areas.

Stone picking: Remove stones from planting areas, which exceed 75mm

Contamination: Remove any material containing toxins, pathogens, controlled species or other extraneous substances harmful to plant, animal or human life.

Vegetation: Clear all / any scrub within planting areas to ground level by flail mowing with all arisings removed from the area prior to planting.

Remove any remnants of old fence posts, wire and mesh disturbed by scrub clearance.

2.3 SOIL CONDITIONS

Topsoil within planting beds should be cultivated prior to planting to ensure Moist, friable and not waterlogged conditions for planting.

Frozen or snow covered ground. Ensure planting pit sides and backfill materials are NOT frozen at time of planting. See planting plans for required subsoil and topsoil removal depths and replacement clean subsoil and topsoil depths as stated within contamination report.

2.4 CLIMATIC CONDITIONS

General: Only carry out planting works while weather and soil conditions are favourable for healthy establishment of planted stock.

Waterlogged soils: Do not plant within waterlogged ground conditions to prevent soil structure damage.

2.5 TIMES OF YEAR FOR PLANTING

Deciduous trees and shrubs: Late October to late march. (Root stock dependant)

Conifers and evergreens: September / October to April.

Herbaceous plants September / October or March / April.

Container grown plants: Year round, providing ground and weather conditions are favourable.

Note: Additional watering and weed control may be required. Provide as necessary,



2.6 MECHANICAL TOOLS

Proximity restrictions around existing and newly planted trees, shrubs, herbaceous plants.
Exclusion zone of 150mm.

2.7 WATERING

Water application to full-saturated depth of topsoil.

Method: Apply evenly and without damage to soils around plants root.

Frequency: Weather dependant.

2.8 WATERING RESTRICTIONS

If emergency legislation restricts water supply, seek instruction from contract administrator prior to likely watering requirements.

2.9 NOTICE

Give notification to contract administrators prior to the following actions.

- Herbicide application
- Setting out
- Delivery of plant / machinery and planting stock to site
- Planting operations
- Watering
- Maintenance visits.

Period of notice: One full working week at a minimum.

2.10 PLANTS / TREES – GENERAL

Condition: Sturdy, Healthy – free of pests and diseases, signs of vigorous growth and undamaged.

Appearance: Good uniform shape with no elongated ‘leggy’ shoots showing signs of stress

Hardiness: Grown in a suitable environment and hardened off prior to supply.

Health: No sign of discolouration, growing medium free from weed growth and free from pests. Root system: Signs of balanced root system with good form branch structure.

Species: Label true match to species.



Origin / Provenance:

- **Region 405** where reasonably possible.
- British provenance. **Trees Must have 12 months confirmed quarantine.**

2.11 PLANTS / TREES – SPECIFIC.

Name, form, dimensions and root type to match specified schedules within Landscape Planting Plan.

2.12 CONTAINER GROWN PLANTS / TREES

Growing Medium: Supplied with nutrients to allow plant to thrive until permanently planted into the landscape.

Plants: Centred centrally within containers, firmed and well watered.

Root growth: Good substantial pot filling and in a condition allowing successful removing from pot and planting. Not Root Bound.

Hardiness: Grown in the open at nursery for a minimum of 2 months prior to supply.

Containers: Grown and supplied in containers with adequate drainage holes.

2.13 PLANT / TREE SUBSTITUTIONS

Approval to be sort from contract administrator prior to any substitutions.

Alternatives to be proposed with any cost difference highlighted.

2.14 PLANT HANDLING, STORAGE, TRANSPORT AND PLANTING

Frost: Suitable protection from frost to be in place during storage and transport.

Handling: Plant stock to be handled with care to reduce shock and damage. Protect from mechanical damage during transport – loading / unloading.

Packaging of bulk quantities: Box pallets sealed with polyethylene and shrink wrapped for short time frames only. Maximum wrapped duration of 48 hours if possible.

Planting: Plant stock to be positioned with best side to front to an upright angle.

2.15 SURPLUS MATERIAL

Subsoil, stones, debris, wrapping material, canes, ties, labelling, rubbish, prunings and any other arisings to be removed from the area upon planting completion.



PREPARATION OF PLANTING BEDS / PLANTING MATERIALS

2.16 CULTIVATION

Compacted topsoil: Break up and cultivate all soil to full depth prior to planting.

Cultivation: Aerate soils with particles broken to approx. 2-8mm where possible.

Where existing / retained self set trees are present, cultivate existing topsoil by hand to depth of 200mm for planting.

Timing: within 48 hours of planned planting.

Weather: Suitably dry.

Undesirable material brought to the surface: Roots, large stones, weeds to be removed as waste. Soil with root spread. Do not dig or cultivate existing roots.

PLANTING SHRUBS & HERBACIOUS PERENNIALS

2.17 SHRUB & HERBACIOUS PLANTING PITS

Timing: excavate a maximum of 48 hours prior to planting.

Pit sizes: 150mm wider than root ball and a minimum of 300mm in depth.

Pit bottom: Improved with 25g of slow release fertilizer per planting pit and soil broken up.

2.18 HEDGES

Timing: excavate trench a maximum of 48 hours prior to planting.

Trench sizes: 150mm wider than proposed hedge width and a minimum of 300mm in depth.

No trench excavations within tree RPAs. (See Arboriculture report for details as required)

Where existing / retained self set trees are present, cultivate existing topsoil by hand to depth of 200mm for planting.

Trench bottom: Improved with 100g of slow release fertilizer per linear metre with soil broken up.

2.19 AFTER PLANTING

Watering: Immediately following planting.

Firming: Firm soil around plants with a gentle camber. Ensure no Air hollows are present.



2.20 MULCHING HEDGEROWS

Material: Medium grade organic ornamental bark mulch.

Free from debris and foreign materials.

Preparation: Clear all weeds prior to mulch application.

Water ground thoroughly. Depth: 75mm

2.21 HEDGEROW PLANTING PROTECTION RABBIT GUARDS –

BAREROOT BROADLEAF HEDGE STOCK ONLY

All broadleaf whip planting to be installed with clear spiral guard and supported with cane

Mulch application to base of hedge.

Rabbit Guard: YES

Cane: Dimensions: Min height 900mm for whip stability at planting using horticultural tie or string to secure each whip to cane.

PLANTING TREES

BS8545:2014

Trees: from nursery to independence in the landscape – Recommendations.

2.22 See

PJC/1280-001 – LANDSCAPE GENERAL ARRANGEMENT PLAN

PJC/1280-002 – LANDSCAPE DETAILED PLANTING PLAN

PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL

TREE PIT POSITIONS

Approx. positioning of tree pit system below ground dependant on local ground conditions and services.

M&E engineer & site contractor to have final positioning.

2.23 TREE SUPPORT

As specified within

PJC/1280-002 – LANDSCAPE DETAILED PLANTING PLAN &

PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL

Tree pit ancillaries available from Green Blue Urban: <http://www.greenblue.com/gb/>



Staking System: 9 x Large kits required in total:

9 x Double round stake kits with half round cross bar, rubber Arb block and strapping.

TREE PIT DETAIL: PJC-DETAIL 01 - 9 No. trees

See **PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL**

2.24 TREE PIT ACCESSORIES

PJC/1280-002 – LANDSCAPE DETAILED PLANTING PLAN &

PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL

Tree Pit Irrigation System:

9 x RootRain Urban: The RootRain Urban is a large capacity irrigation system with a fixed grid inlet, particularly suited to open space and roadside verge tree planting in softscape.

Spec. Length: 3m Diameter: 60mm Inlet (Stainless Steel) 80mm

Weight: 1kg.

TREE PIT DETAIL: PJC-DETAIL 01 - 9 No. trees

Approx. positioning of tree pit system below ground dependant on local ground conditions and services.

M&E engineer & site contractor to have final positioning.

2.25 TREE PIT BACKFILL MATERIAL

Backfill material: Minimum 400mm depth of specific purpose free draining topsoil to BS 3882:2015 & 500mm subsoil to BS8601:2013 mixed with 30% incorporated organic composting materials and slow release feed.

Fertilizer: Organic

Application: to manufactures / suppliers recommendations.

2.26 MULCHING TREES

Material: Medium grade organic ornamental bark mulch.

Free from debris and foreign materials.

Preparation: Clear all weeds prior to mulch application.

Water ground thoroughly.

Depth: 75mm



PROTECTING / MAINTAINING / MAKING GOOD DEFECTS

2.27 MAINTENANCE

Duration of maintenance: From the completion of planting until the end of the rectification period. 12 months.

2.28 FAILURES OF PLANTING

Defects due to materials or workmanship not in accordance with Contract:

Trees, shrub and herbaceous perennial plantings that have failed to thrive within first 12 months following planting.

Exclusions: Theft or malicious damage after completion.

Rectification: Replace with equivalent tree / shrub / whip.

Replacements: To match size of adjacent plants of same species.

Timing: Make good failures during the next suitable planting season.

2.29 CLEANLINESS

Soil and arisings: Remove from surrounding grass areas.

General: Leave the works area in a clean tidy condition at completion and after any maintenance operations.

2.30 PLANTING MAINTENANCE GENERALLY

Weed Inc. Grass control: Maintain a weed free area around each planted tree / shrub.

Diameter: a min of 1 metre from each stock item.

Precautions: Ensure that no damage is caused to planted stock by the use of mowers, nylon cord or similar powered tools.

Staking / Guying: Check condition of canes, rabbit guards / guying at each maintenance visit.

Broken or missing items should be replaced at time of discovery.

Rubbing: prevent any rubbing or restrictions caused by guards. Adjust or prune where required. Frequency: at each scheduled maintenance visit.

Firming: Gently firm any loosened soil around the base of planted stock.

Straighten any leaning stock.

Watering: as required allowing plants to thrive.



2.31 PLANTING MAINTENANCE – PRUNING

General: prune to promote healthy growth and natural shape.

Dead, dying, diseased wood and suckers should be removed.

Timing: In accordance with best practice guidelines and maintenance schedules.

Arisings: to be removed from site.

3. GRASSWORKS

GENERAL INFORMATION / REQUIREMENTS

3.1 GRASS AREAS

Growth and development: Healthy, vigorous grass sward, free from the visible effects of pests, diseases and weeds.

3.2 CLIMATIC CONDITIONS

General: Carry out the works while weather conditions are suitable and soil temperatures are within manufactures / suppliers guidelines.

3.3 WATERING

Water application to full-saturated depth of topsoil.

Method: Apply evenly and without damage to soils level.

Frequency: As necessary to ensure healthy establishment and continued development of all seeding.

3.4 WATERING RESTRICTIONS

If emergency legislation restricting water supplies are applied, seek instruction from contract administrator prior to likely watering requirements.



3.5 NOTICE

Give notification to contract administrators prior to the following actions.

Herbicide application

Setting out

Delivery of plant / machinery and planting stock to site

Watering / Maintenance visits.

Period of notice: One full working week at a minimum.

3.6 SETTING OUT

Boundaries: Clearly defined and marked prior to turfing area cultivation / preparation / application.

Delineations: Smoothly flowing curves as shown on Landscape General Arrangement Plan

PJC/1280-001 – LANDSCAPE GENERAL ARRANGEMENT PLAN

PJC/1280-002 – LANDSCAPE DETAILED PLANTING PLAN

PJC/1280-003 – LANDSCAPE DETAIL: TREE PIT DETAIL

PREPARATION OF GRASS AREAS – TURF

3.7 CLEARANCE BEFORE GRASS / TURF APPLICATION

Operations: Clear all ground debris and evenly level across all directions.

3.8 FINAL CULTIVATION

Timing: After grading of surface material.

Turf Areas: Reduce to fine, firm tilth with good crumb structure suitable for direct turf application. Depth: 25mm

Surface preparation: Rake to a true, even surface, with no compaction.

Removal: Clear surface stones over 50mm in diameter.

Adjacent levels: Extend cultivation into existing adjacent grassed areas to sufficient grade to ensure full marriage of levels. (where appropriate)

Prepare the site by spraying off the area with Glyphosate systemic herbicide (e.g. Roundup).

Allow time for the chemical to work. **[10 days Min]**



Do not rotovate or cultivate the soil surface if possible to ensure you do not stimulate the existing weed seed burden in the soil.

Lay the Wildflower Turf on the soil surface.

Installation time is best between March to May, and August to September.

3.9 SPECIES RICH LAWN TURF

Coverage Area: Approx. 280 m²

Supplier: (wildflower@wildflowerturf.co.uk)

SPECIES RICH LAWN TURF

Wildflower Turf: WFT-Species-Rich-26 - WILDFLOWER TURF LTD

Mix made up of 26 UK native wildflowers and grasses, minimum 20% wildflowers. [80% grass / 20% flowers]

Wild Flowers - 20%

<u>Latin name</u>	<u>Common name</u>
Betony	(Stachys officinalis)
Birds-foot Trefoil	(Lotus corniculatus)
Black Medic	(Medicago lupulina)
Cats Ear	(Hypochoeris radicata)
Common Knapweed	(Centaurea nigra)
Common Sorrel	(Rumex acetosa)
Cowslip	(Primula veris)
Daisy	(Bellis perennis)
Lady's Bedstraw	(Galium verum)
Meadow Buttercup	(Ranunculus acris)
Meadow Vetchling	(Lathyrus pratensis)
Pignut	(Conopodium majus)
Salad Burnet	(Sanguisorba minor)
Self-heal	(Prunella vulgaris)
Smooth bedstraw	(Galium mollugo)



Suckling Clover	(Trifolium dubium)
White Clover	(Trifolium repens)
Wild Marjoram	(Origanum vulgare)
Wild Red Clover	(Trifolium pratense)
Yarrow	(Achillea millefolium)

Grasses - 80%

<u>Latin name</u>	<u>Common name</u>
Sheep's Fescue	(Festuca ovina)
Slender Creeping Red Fescue	(Festuca rubra trichophylla)
Chewing's Fescue	(Festuca rubra subsp. Commutate)
Sweet Vernal Grass	(Anthoxanthum odoratum)
Smaller Cat's Tail	(Phleum bertolonii)
Dwarf Cultivar	(Lolium perenne)

3.10 QUALITY OF TURF FOR ALL GRASSWORK AREAS

Certification: Seed /Turf supplied with certificate of quality from suppliers.

3.11 CLEANLINESS

General: Leave the works area in a clean tidy condition at completion and after any maintenance operations.

3.12 FAILURES OF GRASSWORKS – TURF

Duration: Carry out the following operations from completion of turfing until: The end of 12 months defects / maintenance period.

Defective materials or workmanship: Areas that have failed to thrive.

Exclusions: Theft or malicious damage.

Method of making good: Recultivation and seed patching as required.

Timing of making good: Next suitable planting season.



PREPARATION OF GRASS AREAS – SEEDING [**PRE-SEEDED SOIL MEDIUM**]

3.13 CLEARANCE BEFORE WILDFLOWER SEED [**PRE-SEEDED SOIL MEDIUM**] APPLICATION

Operations: Clear all ground debris and evenly level across all directions.

3.14 FINAL CULTIVATION

Timing: After grading of surface material with existing grass sward raked and lifted to a clear topsoil.

Areas: Reduce to fine, firm tilth with good crumb structure suitable for direct application of [**PRE-SEEDED SOIL MEDIUM**].

Depth: 25mm

Surface preparation: Rake to a true, even surface, with no compaction.

Removal: Clear surface stones over 50mm in diameter.

Adjacent levels: Extend cultivation into existing adjacent grassed areas to sufficient grade to ensure full marriage of levels. (where appropriate)

Prepare the site by spraying off the area with Glyphosate systemic herbicide (e.g. Roundup).

Allow time for the chemical to work. [**10 days Min**]

Do not rotovate or cultivate the soil surface if possible to ensure you do not stimulate the existing weed seed burden in the soil.

Lay [**PRE-SEEDED SOIL MEDIUM**] on the soil surface to a depth of 25mm

Installation time is best between March to May.

3.15 WILDFLOWER GRASSLAND TREATMENT – SHADE MIX

Coverage Area: 702 m²

Supplier: Wildflowerturf – 01256274680 – www.wildflowerturf.co.uk

Product code: **Meadscape Pro-Shade-41**

Mix made up of 41 UK native wildflowers and grasses, minimum 80% wildflowers / 20% grass

[NON REGULAR MANAGEMENT OF GRASSLAND PROPOSED]

Wild Flowers - 80%

Latin name	Common name
1 Autumn Hawkbit	(Scorzoneroides autumnalis) P
2 Betony	(Stachys officinalis) P



3 Birds-foot Trefoil	(Lotus corniculatus) P
4 Cat's ear	(Hypochaeris radicata) P
5 Common Knapweed	(Centaurea nigra) P
6 Common Sorrel	(Rumex acetosa) P
7 Common Toadflax	(Linaria vulgaris) P
8 Common Vetch	(Vicia sativa) P
9 Cowslip	(Primula veris) P
10 Dames Violet	(Hesperis matronalis) P
11 Field Scabious	(Knautia arvensis) P
12 Hemp Agrimony	(Eupatorium cannabinum) P
13 Kidney Vetch	(Anthyllis vulneraria) P
14 Lady's Bedstraw	(Galium verum) P
15 Meadow Buttercup	(Ranunculus acris) P
16 Meadow Cranesbill	(Geranium pratense) P
17 Meadow Vetchling	(Lathyrus pratensis) P
18 Meadowsweet	(Filipendula ulmaria) P
19 Musk Mallow	(Malva moschata) P
20 Nettle Leaved Bellflower	(Campanula trachelium) P
21 Ox Eye Daisy	(Leucanthemum vulgare) P
22 Perforate St John's Wort	(Hypericum perforatum) P
23 Ragged Robin	(Lychnis flos-cuculi) P
24 Red Campion	(Silene dioica) P
25 Ribwort Plantain	(Plantago lanceolata) P
26 Rough Hawkbit	(Leontodon hispidus) P
27 Sainfoin	(Onobrychis vicifolia) P
28 Salad Burnet	(Sanguisorba minor) P
29 Self-heal	(Prunella vulgaris) P
30 Sweet Cicely	(Myrrhis odorata) P
31 Water Avens	(Geum rivale) P
32 White Campion	(Silene latifolia) P
33 Wild Carrot	(Daucus carota) BI
34 Wild Marjoram	(Origanum vulgare) P



35 Wild Red Clover	(Trifolium pratense) P
36 Wood Sage	(Teucrium scorodonia) P
37 Yarrow	(Achillea millefolium) P
38 Yellow Rattle	(Rhinanthus minor) A

Grasses - 20%

Latin name	Common name
39 Sheep's Fescue	(Festuca ovina) P
40 Crested Dog's tail	(Cynosurus cristatus) P
41 Yellow Oatgrass	(Trisetum flavescens) P

Key: P = Perennial; B = Biennial; A = Annual; SLP = Short Lived Perennial

3.16 QUALITY FOR ALL GRASSWORK AREAS

Certification: Seed /Turf supplied with certificate of quality from suppliers.

3.17 CLEANLINESS

General: Leave the works area in a clean tidy condition at completion and after any maintenance operations.

3.18 FAILURES OF GRASSWORKS – SEEDING [**PRE-SEEDED SOIL MEDIUM**]

Duration: Carry out the following operations from completion of turfing until: The end of 12 months defects / maintenance period.

Defective materials or workmanship: Areas that have failed to thrive.

Exclusions: Theft or malicious damage.

Method of making good: Recultivation and seed patching as required.

Timing of making good: Next suitable planting season.



BRITISH STANDARDS OF NOTE.

- BS 4428:1989 Guide of practice for general landscape operations (excluding hard surfaces)
- BS 3936-1:1992 Nursery stock specification for trees and shrubs
- BS8545: 2014 Trees: From nursery to independence in the landscape.
- BS 5837:2012 Trees in relation to design, demolition and construction. Plus conforming to arboricultural method statements.
- Standard Specification for Topsoil Used for Landscaping Purposes

PJC



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