

PLANTING NOTES:

1. Ground Preparation: Topsoil conforming to BS3882 to be imported as necessary / existing topsoil to be rendered free from stones larger than 50mm dia. concrete, wire, brick, roots, and should be less than 20% clay content. Minimum topsoil depths: Planted areas - 450mm / Grass areas - 150mm.

Tree Support: Trees to be supported until established & independantly secure by two opposing treated timber stakes with biodegradable flexi-ties.

2. Initial Maintenance: All planting to be watered in with 20L/sq.mtr. Newly laid turf to be watered as and when required depending on season/prevaling weather conditions (until established).

3. Timing: All planting and turfing is to take place during the first dormant/planting season (Nov to mid-March) following completion of the main development works.

PLANT SPECIFICATIONS:

1. Grass Areas: Rolawn Medallion grade cultivated turf.
2. Shrubs/boundary treatments: All as specified on drawing - new shrub/hedge areas to be mulched with 75mm of composted bark, following planting.

GENERAL:

All works are to be carried out in accordance with CDM regulations (2015) & BS 4428:1989, or those current at the time.

MAINTENANCE SCHEDULE:

Shrubs: No trimming necessary until growth reaches 0.7 metre high.

Mulched Areas: Bark mulch to be 'topped up' as required / all planted areas to be kept free of litter and plant debris/trimmings. Weed treatment during growing season using Glyphosate, as & when required.

Trees: Tree stake ties to be adjusted as necessary. Formative pruning to raise crowns, as required to prevent mower damage + remove/prune any dead or dying branches - all in accordance with BS 3998 'Tree Work - Recommendations'.

Hedgrows: To be trimmed once during dormant season & once during growing season if necessary - maximum height to be maintained at 1.8m.

SUBSEQUENT MAINTENANCE:

Any plants that die or become diseased within five years of completion shall be replaced like for like.

Proposed Landscaping Plan

Scale 1:100



5 BLOTT'S BARN, BROOKS ROAD, RAUNDS, NORTHANTS, NN9 6NS
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1no. Cornus sanguinea (Dogwood)
5L @60cm spacing +
1no. Euonymus Europaeus (Spindle)
5L @60cm spacing +
2no. Viburnum opulus (Guelder Rose)
3L @35cm spacing
2no. Rosa canina (Dog rose)
3L @35cm spacing
Approx 1.5m² of planting.

Sorbus Aucuparia (Rowan)
10-12cm girth / 45L

Prunus Avium (Wild Cherry)
10-12cm girth / 45L

Sambucus Nigra (Elder)
10-12cm girth / 45L

1.8m closeboard timber fences to
garden boundaries

Prunus Spinosa (Blackthorn)
10-12cm girth / 45L

1no. Cornus sanguinea (Dogwood)
5L @60cm spacing +
1no. Euonymus Europaeus (Spindle)
5L @60cm spacing +
2no. Viburnum opulus (Guelder Rose)
3L @35cm spacing
2no. Rosa canina (Dog rose)
3L @35cm spacing
Approx 1.5m² of planting.

8no. Cornus sanguinea (Dogwood)
5L @60cm spacing +
8no. Euonymus Europaeus (Spindle)
5L @60cm spacing +
12no. Viburnum opulus (Guelder Rose)
3L @35cm spacing
12no. Rosa canina (Dog rose)
3L @35cm spacing
Approx 12m² of planting.

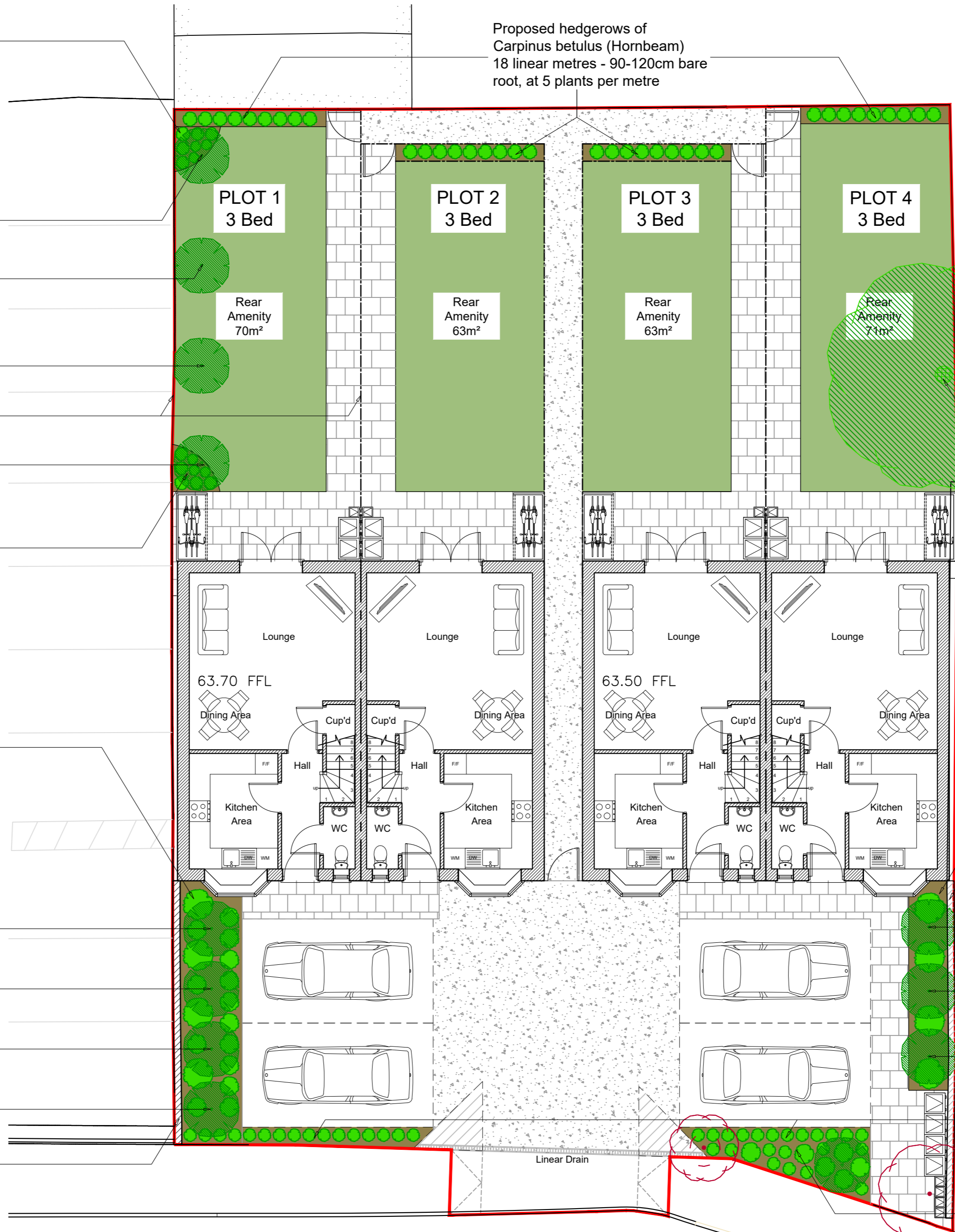
Malus Sylvestris (Crab Apple)
10-12cm girth / 45L

Prunus Avium (Wild Cherry)
10-12cm girth / 45L

Malus Sylvestris (Crab Apple)
10-12cm girth / 45L

Sorbus Aucuparia (Rowan)
10-12cm girth / 45L

New low retaining wall to front



Proposed hedgerows of
Carpinus betulus (Hornbeam)
18 linear metres - 90-120cm bare
root, at 5 plants per metre

PLOT 1
3 Bed

PLOT 2
3 Bed

PLOT 3
3 Bed

PLOT 4
3 Bed

Rear
Amenity
70m²

Rear
Amenity
63m²

Rear
Amenity
63m²

Rear
Amenity
71m²

Lounge

Lounge

Lounge

Lounge

63.70 FFL

63.50 FFL

Dining Area

Dining Area

Dining Area

Dining Area

Cup'd

Cup'd

Cup'd

Cup'd

Hall

Hall

Hall

Hall

Kitchen Area

Kitchen Area

Kitchen Area

Kitchen Area

WC

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WC

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Key

- Proposed Lawn
- Proposed Shrubs
- Proposed Trees x12
- Removed Trees x2
- Secure Bike Storage
- Bin Storage/Collection

Existing tree to be pruned and retained

4no. Cornus sanguinea (Dogwood)
5L @60cm spacing +
4no. Euonymus Europaeus (Spindle)
5L @60cm spacing +
6no. Viburnum opulus (Guelder Rose)
3L @35cm spacing
6no. Rosa canina (Dog rose)
3L @35cm spacing
Approx 6.5m² of planting.

Section of existing retaining wall to front to be retained

Sambucus Nigra (Elder)
10-12cm girth / 45L

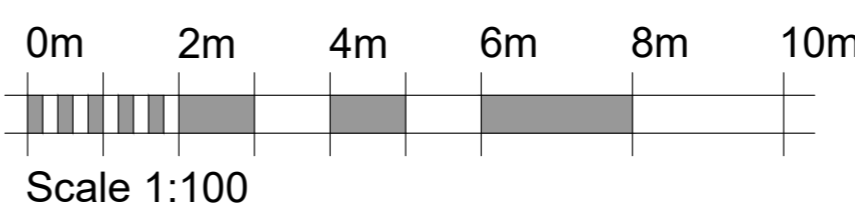
Prunus Padus (Cherry, Bird)
10-12cm girth / 45L

Prunus Spinosa (Blackthorn)
10-12cm girth / 45L

Proposed hedgerows of
Carpinus betulus (Hornbeam)
13 linear metres - 90-120cm bare
root, at 5 plants per metre

3no. Cornus sanguinea (Dogwood)
5L @60cm spacing +
3no. Euonymus Europaeus (Spindle)
5L @60cm spacing +
5no. Viburnum opulus (Guelder Rose)
3L @35cm spacing
5no. Rosa canina (Dog rose)
3L @35cm spacing
Approx 5m² of planting.

STATION ROAD



PLANNING ISSUE
PLEASE NOTE
THESE DRAWINGS ARE FOR THE PURPOSE OF
PLANNING ONLY
THESE ARE NOT CONSTRUCTION DRAWINGS

TITLE	Proposed Residential Development on land at Station Road, Rushden, Northants NN10 9TP		
DETAIL	Proposed Landscaping Plan & Maintenance Schedule		
SCALE	1:100	SHEET:	A2
DRAWN	RW	CHECKED	22-124-13B
DATE	October 2023	ISSUE	PLANNING
REV.	DETAILS	INIT.	DATE
A	Minor Client Revisions	RW	31/10/2023
B	Existing trees updated following Habitat Survey	RW	23/11/2023

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