

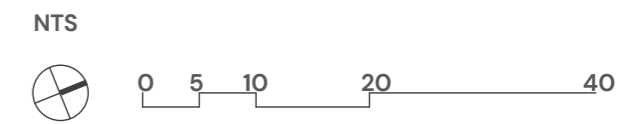
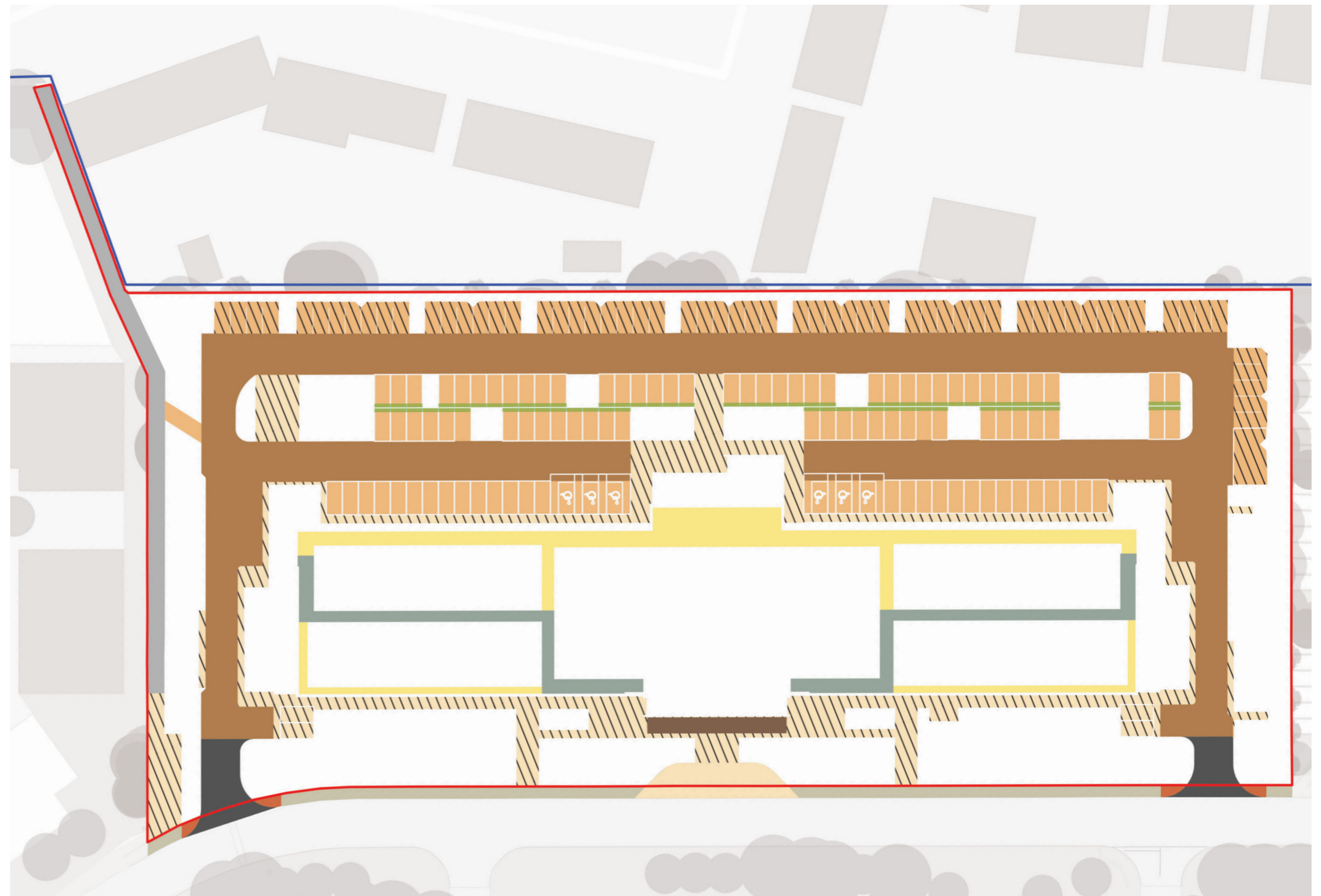
## 7.0 | LANDSCAPE STRATEGIES

### 7.7 | HARD LANDSCAPE MATERIAL STRATEGY

A study of the existing tones and materials in both Oxford's historic city centre and at ARC Oxford has guided the proposed material palette.

The material strategy seeks to provide a cohesive and durable public realm that becomes part of the wider ARC Oxford campus, using high quality and hard-wearing materials. The primary surface material is a textured pre-cast block in a blend of buff and light grey tones. This material is consistent with other re-developed plots on the wider campus and also reflects the tones of hard landscape and architecture in Oxford's historic city centre.

- Site Boundary
- Campus Boundary
- Block paviour to match existing to drop-off bay and new pavement
- High quality block paving to plazas and building frontage  
Impermeable paved areas  
Colour in pedestrian areas: Mix of 3 buff / grey tones in half-lapped staggered bond  
Colour in vehicular areas: Blend of two buff tones to match pedestrian surfaces with bay demarcation in colour : light grey
- Permeable block paving to access routes and aisles  
Colour: Buff / grey block in herringbone bond
- Permeable block paving to car bays  
Mid grey blocks in half-lapped staggered bond  
Colour: Light grey blocks to bay demarcation
- Non-Permeable block paving to car bays in RPAS of existing trees  
Mid grey blocks in half-lapped staggered bond  
Colour: Light grey blocks to bay demarcation
- Permeable linear grass paving feature between car bays
- 1m wide gravel margin at roof level  
20-40mm diameter rounded gravel
- Porcelain paviour to roof terrace to match internal floor surface
- Roof level maintenance path  
Concrete paving slabs forming 1.6m wide path  
Colour: Natural
- Existing macadam to public footpath
- Existing block paving to road side pavement
- Macadam surfacing  
Plot entrances
- Tactile units at road crossings  
Colour: Dark grey





**7.0 | LANDSCAPE STRATEGIES**  
**7.7 | HARD LANDSCAPE MATERIAL STRATEGY**

At ground level, a textured high quality concrete block pavior is proposed in a blend of three buff and light grey tones in key pedestrian spaces including plazas, building frontage and footpaths. Both reduced-carbon content and permeable versions of the block have been selected. This material ties into the wider landscape improvements throughout ARC Oxford. The textured block paving is manufactured less than 100km away in Cambridgeshire, resulting in low transport related emissions.

A large part of the rear car park is also surfaced with permeable concrete blocks, with a warm grey mix block in herringbone to the aisles and in staggered bond to the car bays. A permeable planted paving feature forms a linear strip through the central row of car bays, with grass joints allowing a visual transition from closed to an open paved surface.

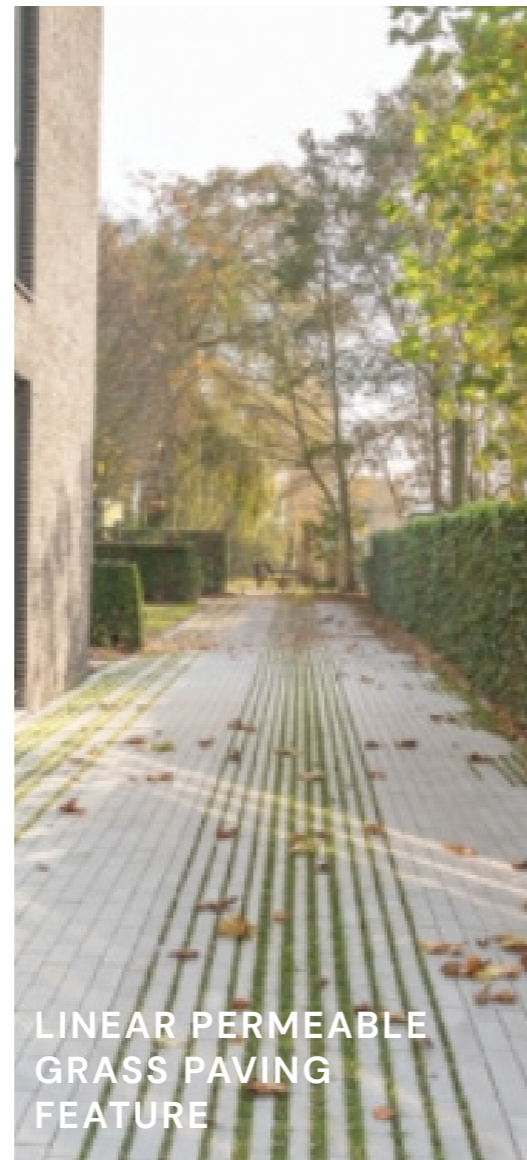
On the roof, maintenance paths have been designed into the biodiversity roof including loose gravel paths bordering the roof edges and a wider paved path running the length of the roof from north to south.



TEXTURED BUFF BLOCK PAVING



PERMEABLE BLOCK PAVING TO CAR PARK AISLES



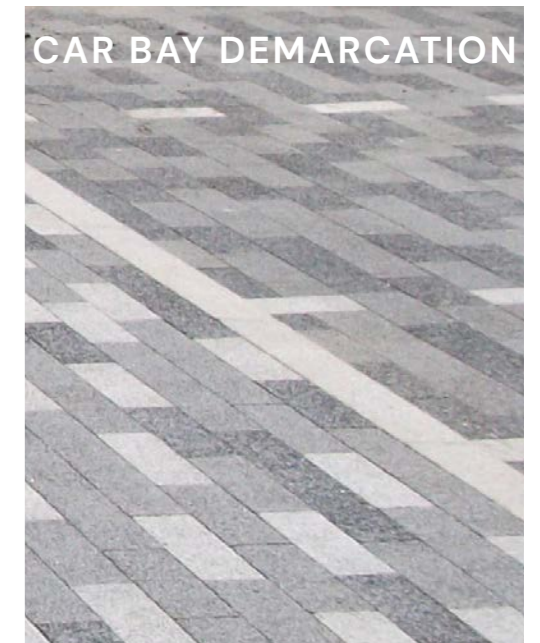
LINEAR PERMEABLE GRASS PAVING FEATURE



TEXTURED KERBS



FLUSH METAL EDGING



CAR BAY DEMARCATION



GRAVEL MARGIN TO BIODIVERSITY ROOF



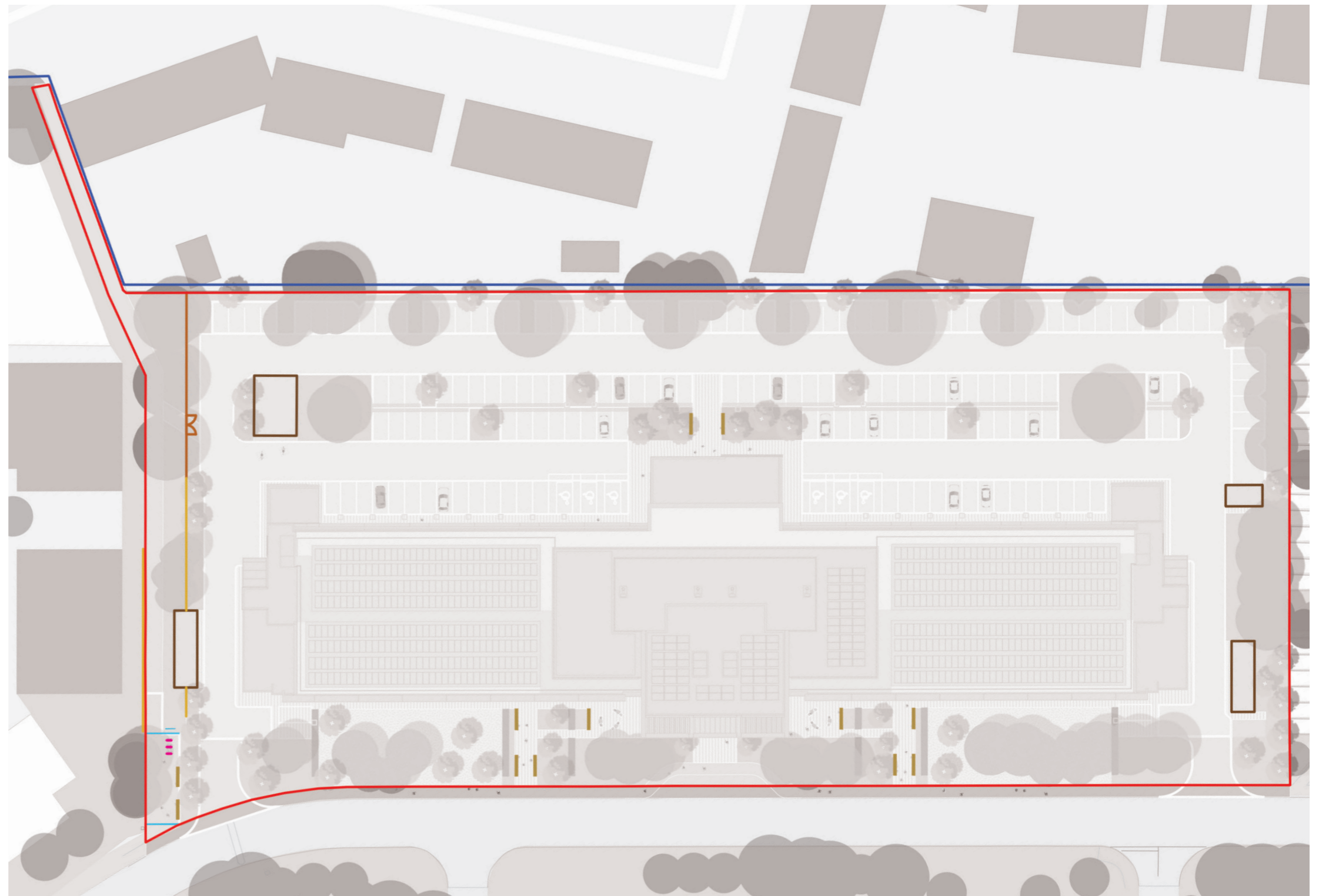
## 7.0 | LANDSCAPE STRATEGIES

### 7.8 | STREET FURNITURE

A range of high quality, robust street furniture has been selected to meet the future needs of the building users and to contribute to a cohesive public realm within ARC Oxford.

At ground level, timber topped benches are positioned within leafy, outdoor spaces in the front plaza area. This sunny location, outwardly facing the campus, provides a place for informal meetings, socialising and waiting spaces.

The new plaza at the eastern end of the existing footpath connecting Boswell Road with the campus is marked with metal gateway structures referencing the site's industrial past, and furnished with long, timber-topped benches with back rests. Stainless steel cycle stands provide parking for visiting cyclists. New bollard lighting along the footpath's length and replacement of the existing tall fencing with lower, vertical metal rail fencing set back within the planted borders provides more open character. A lockable gate provides direct access from the footpath to the western plot area.



— Site Boundary

— Campus Boundary

— Straight timber-topped bench with back rest

▭ Timber screen enclosures to bin stores, cycle store and generator

— Metalwork gateway structure

— Stainless steel Sheffield cycle stands

— 1.2m height vertical railings

— 1.6m height vertical railings with lockable gate

NTS



0 5 10 20 40





LOW LEVEL LIGHTING TO PUBLIC FOOTPATH



GATEWAY FEATURES REFERENCING INDUSTRIAL FORMS



TIMBER-TOPPED BENCH WITH BACK REST



TIMBER-TOPPED BENCH



VERTICAL STEEL RAILINGS



SHEFFIELD CYCLE STANDS



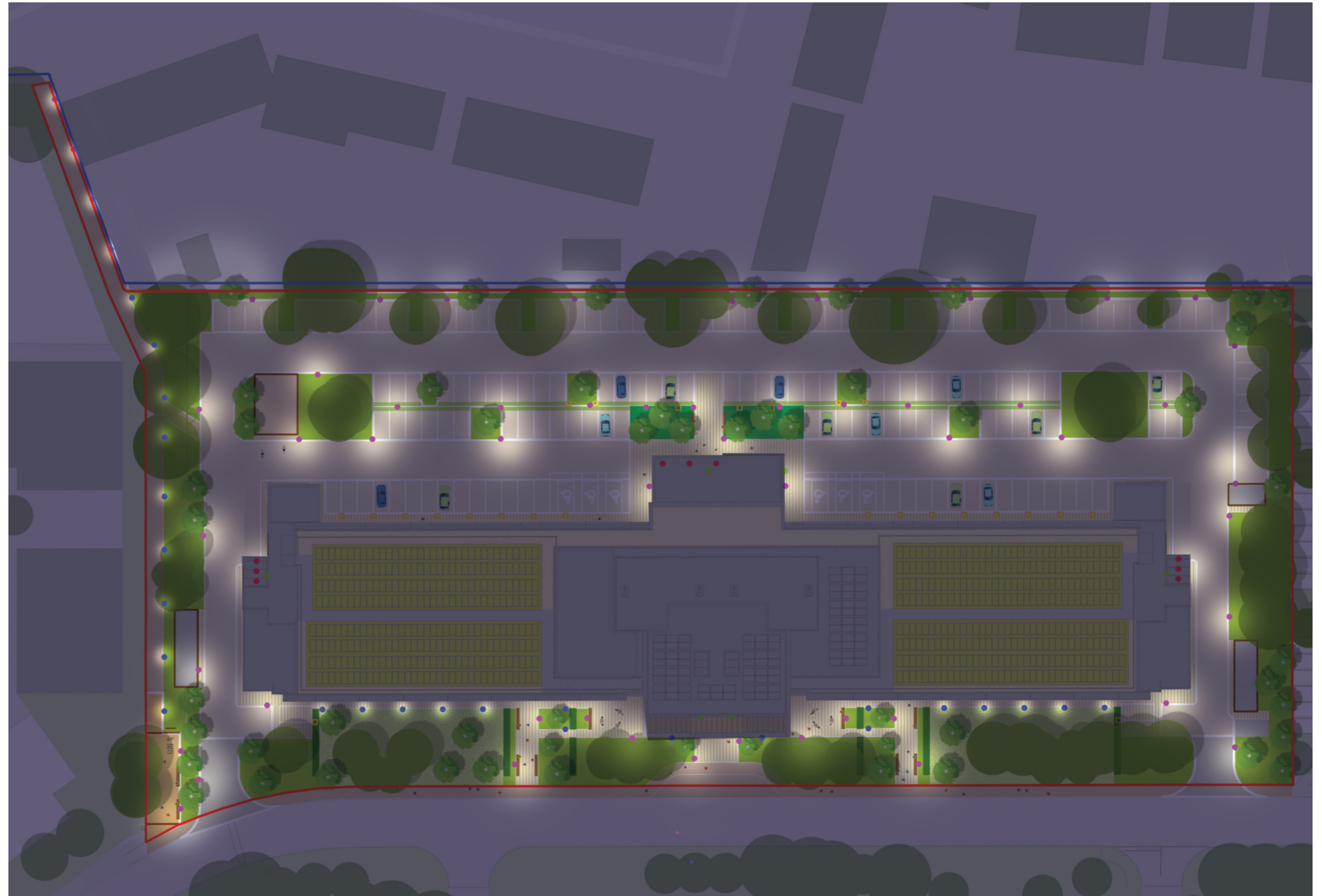
## 7.0 | LANDSCAPE STRATEGIES

### 7.9 | LIGHTING STRATEGY

The external lighting strategy has been developed in coordination with Dalkia and Spratley & Partners and composes of a number of lighting layers integrated into the street furniture, landscape and built form.

The lighting strategy aims to highlight key routes, animate the external spaces and provide a safe level of lighting in car parking areas and along vehicular access routes. Lighting is focused on key areas to ensure areas of darkness for animals and insects, with a warm white selected which is preferable to wildlife and complements the building and landscape tones which are similarly warm. The key strategies include:

- Low-UV warm-white LED bulbs ensure areas of darkness for animals and insects
- Single and twin LED post-top luminaires to the parking areas and access roads, mounted on 4m height columns
- Directional, downward-facing and shielded luminaires to the western, tree-lined boundary ensuring dark spaces along the plot edge also preventing light spill on the neighbouring properties
- Column-mounted LED spotlights to illuminate the building plazas and entrances
- Single-sided bollard lighting with light shields to illuminate the enhanced footpath leading from Boswell Road
- LED strip lighting to the feature benches and frame lighting to the gateway structure in the southern plaza



— Site Boundary

— Campus Boundary

○ Single and twin LED post-top luminaires mounted on 4m height columns

○ Illuminated bollards, 1m height, single-sided with light shield

○ LED downlights mounted on building soffit

○ Emergency Bulkhead Light

NTS



0 5 10 20 40



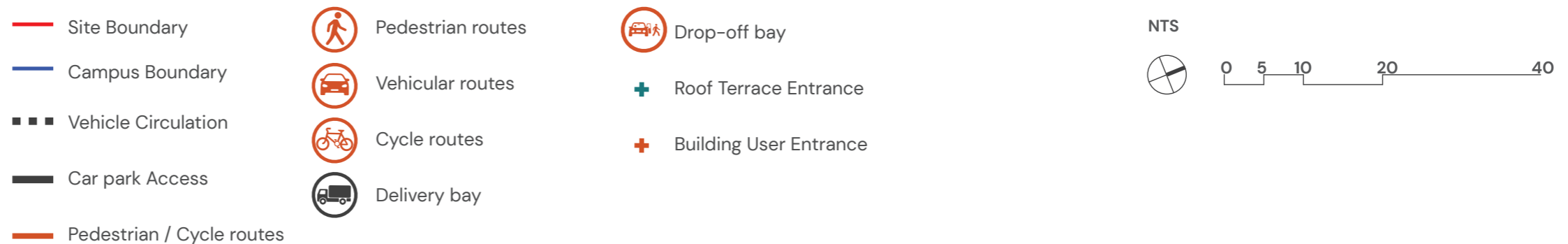
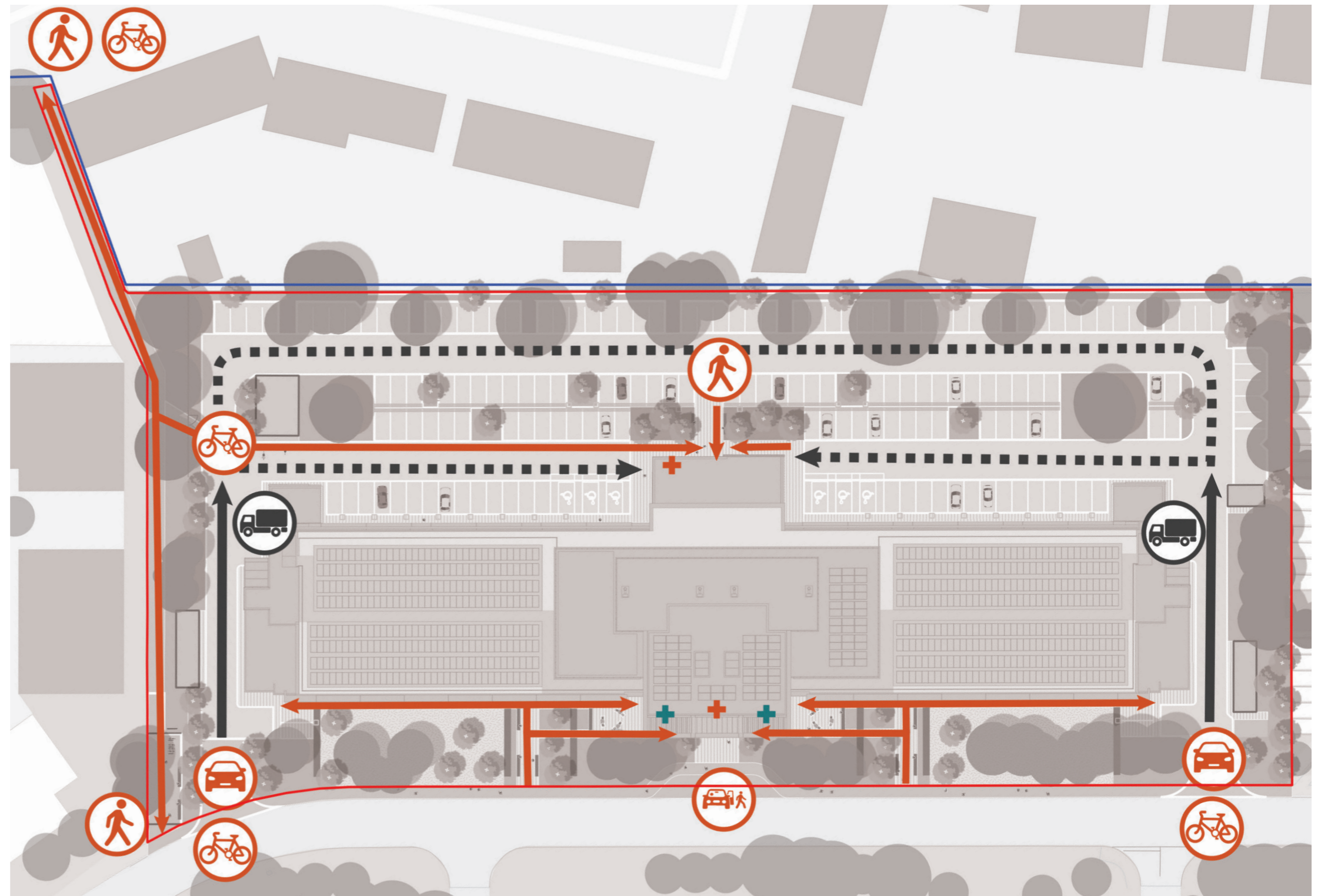
## 7.0 | LANDSCAPE STRATEGIES

### 7.10 | ACCESS AND CIRCULATION

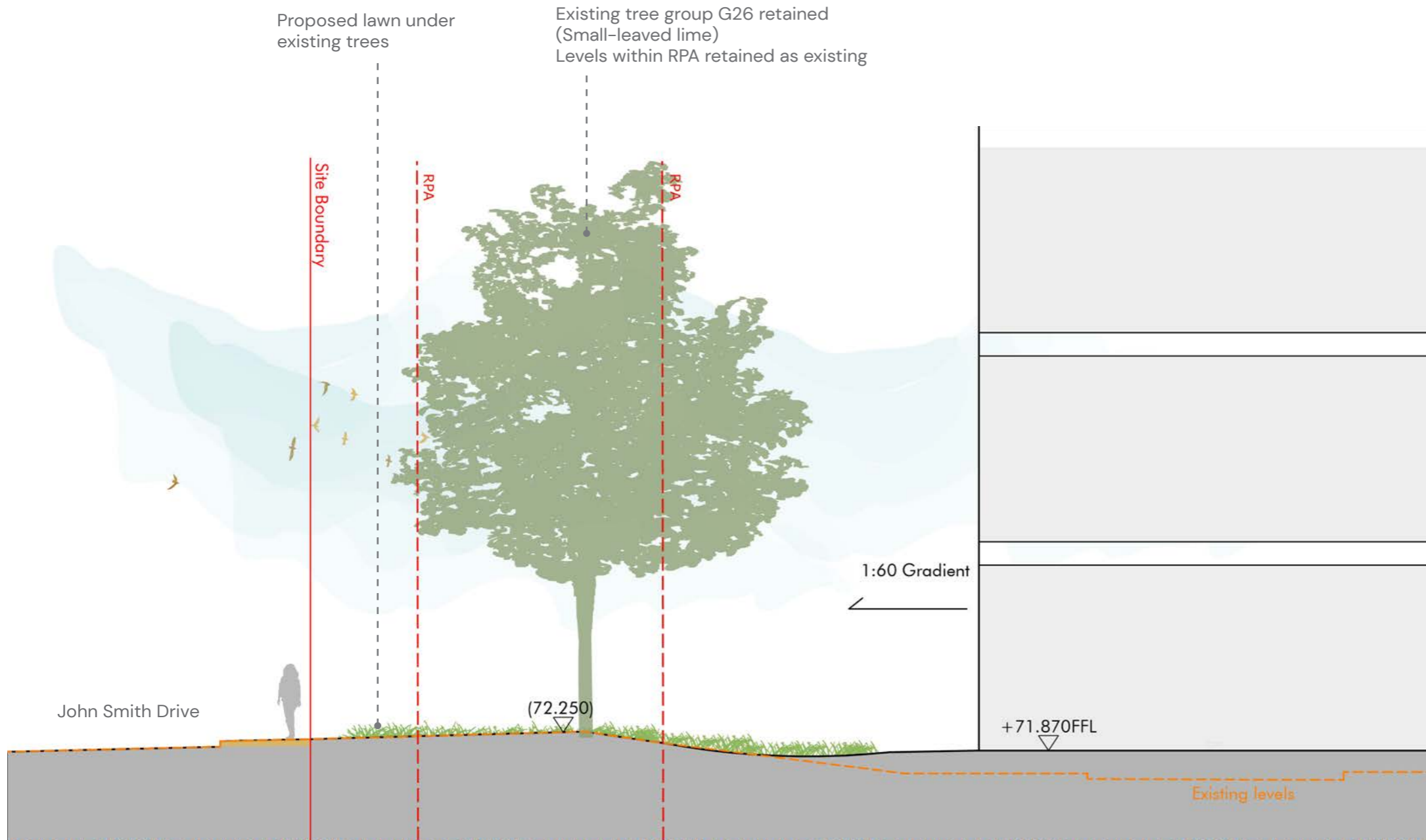
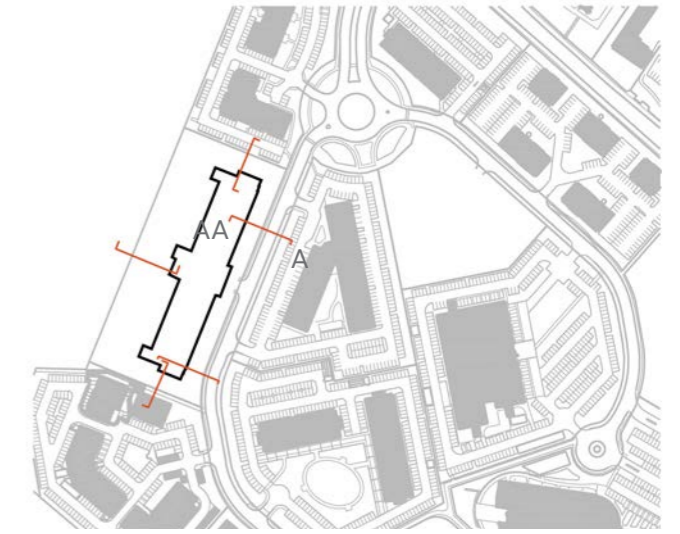
The site layout has been carefully designed to ensure comfort and accessibility for users and visitors to the building.

Key strategies include:

- Clear visual links from John Smith Drive to the main building entrance
- Safe pedestrian routes that are free from vehicular traffic
- A legible layout for visitors
- Level or gently sloped access throughout the site and to the primary entrances
- Suitable, non slip proposed surfaces
- Enhanced footpath / cycleway leading from Boswell Road into the campus, with 24-hour open access, new lighting and fencing together with a plaza marking arrival at the campus incorporating new benches and cycle stands
- A lockable gate leading from the existing footpath allowing access directly to the western side of Plot 4200



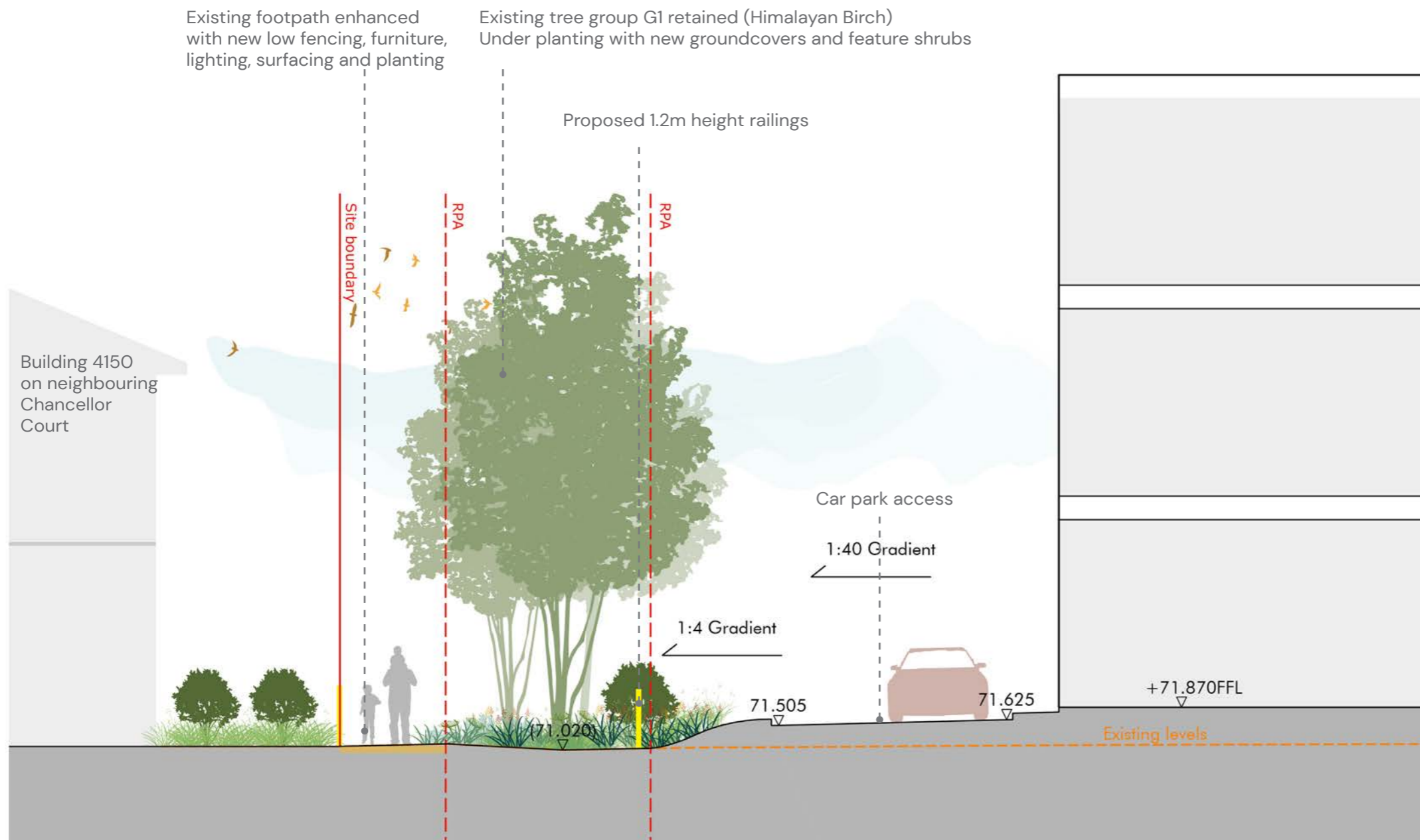
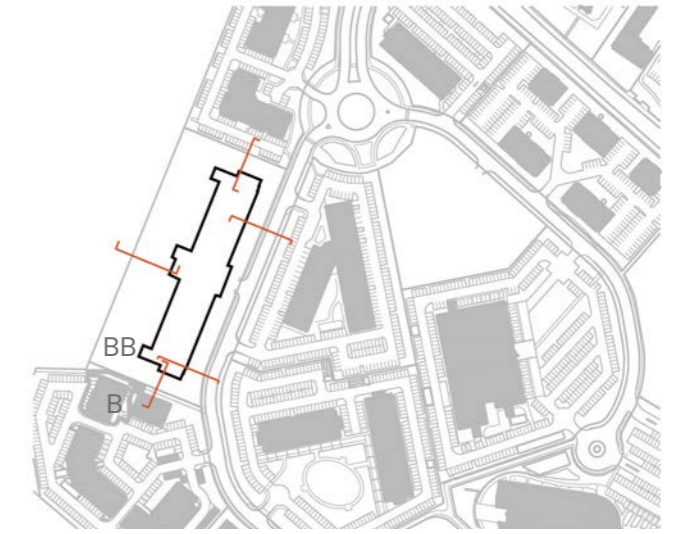
7.0 | LANDSCAPE STRATEGIES  
 7.11 | SITE BOUNDARY SECTIONS / ELEVATIONS - SECTION A-AA





7.0 | LANDSCAPE STRATEGIES

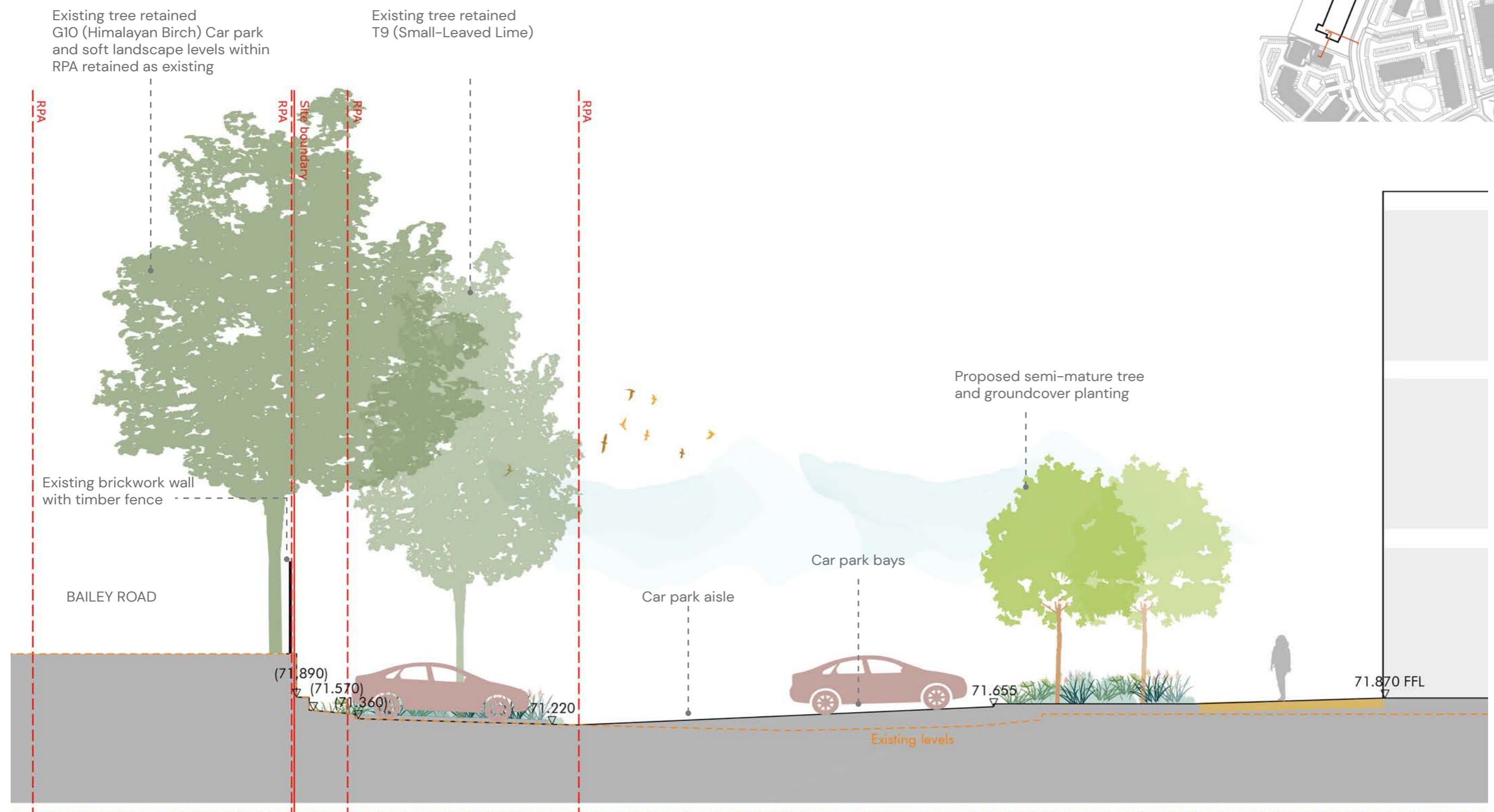
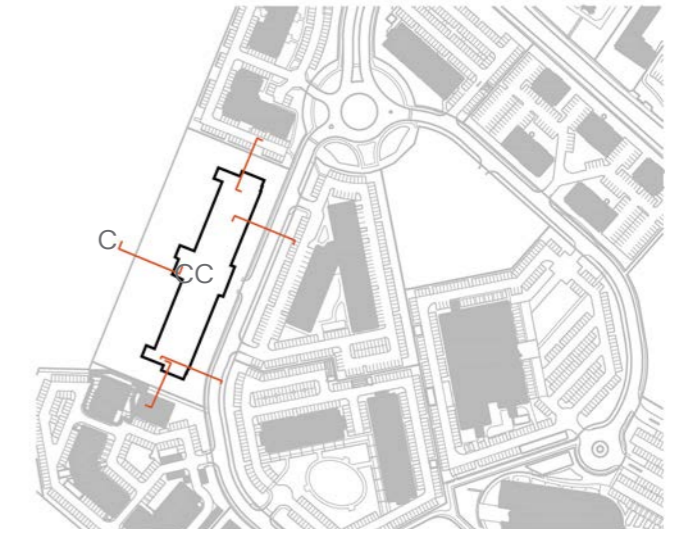
7.11 | SITE BOUNDARY SECTIONS / ELEVATIONS - SECTION B-BB





# 7.0 | LANDSCAPE STRATEGIES

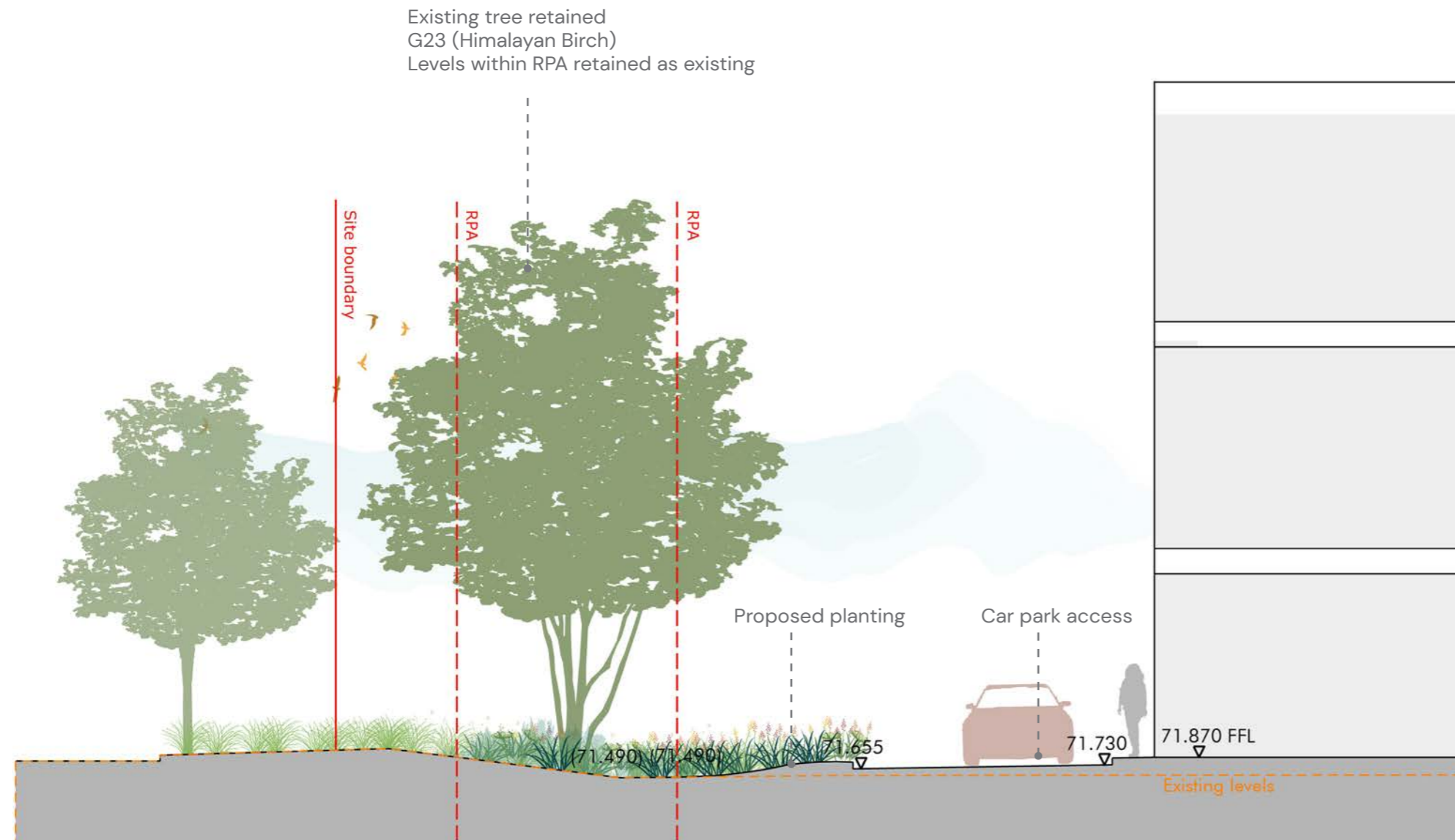
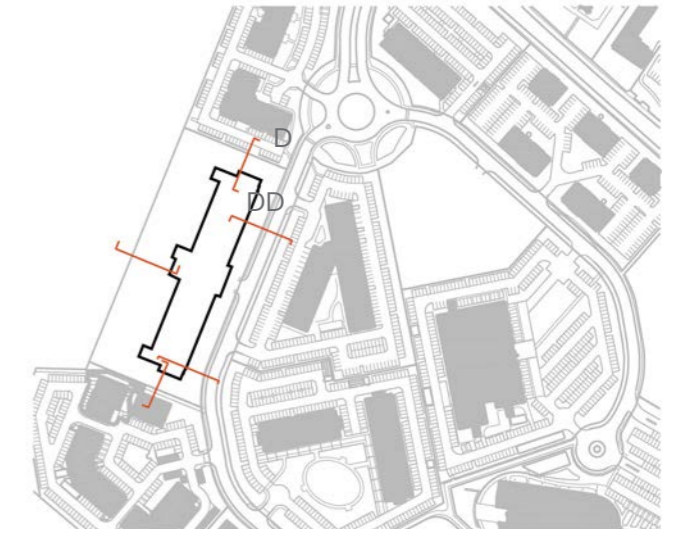
## 7.11 | SITE BOUNDARY SECTIONS / ELEVATIONS - SECTION C-CC





# 7.0 | LANDSCAPE STRATEGIES

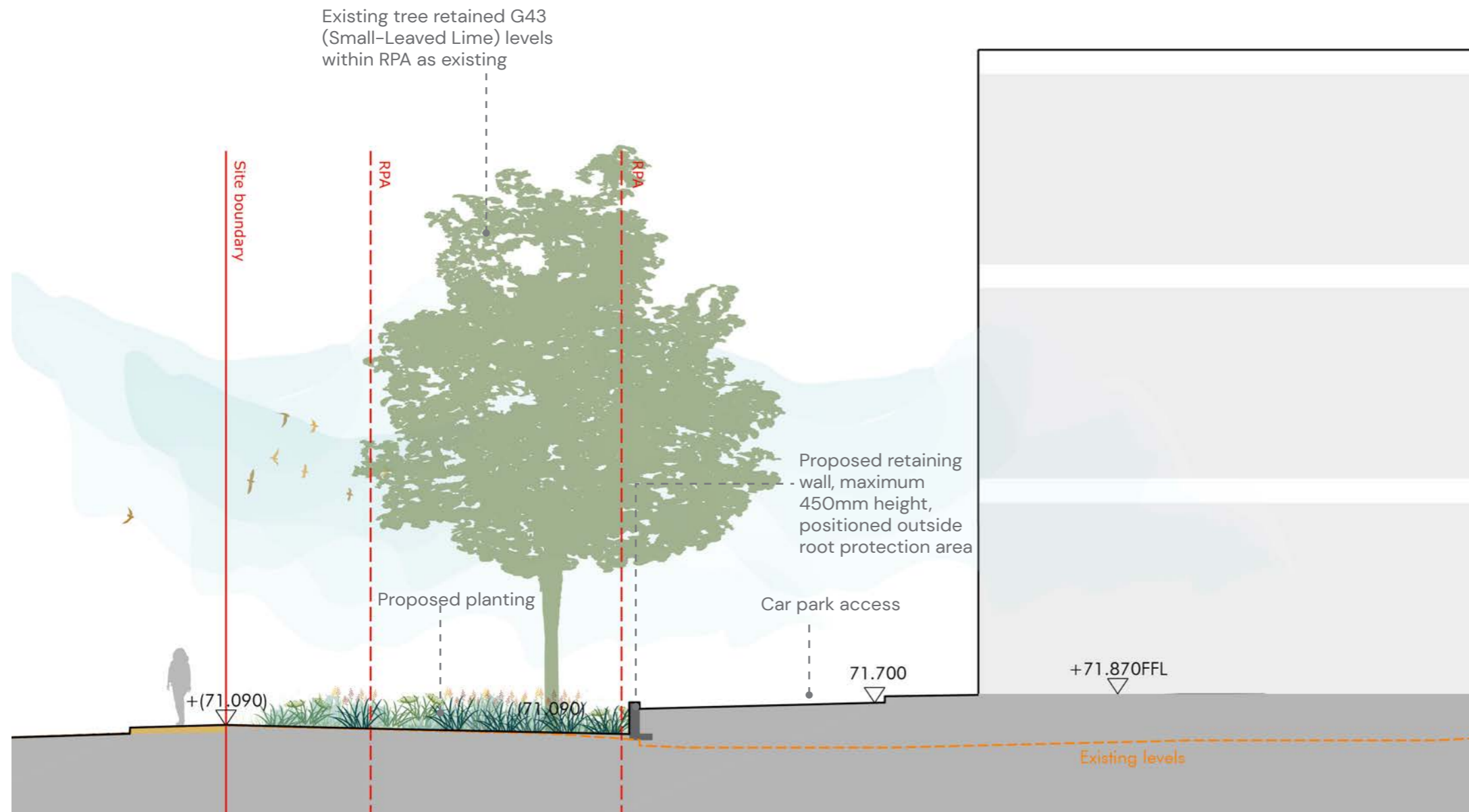
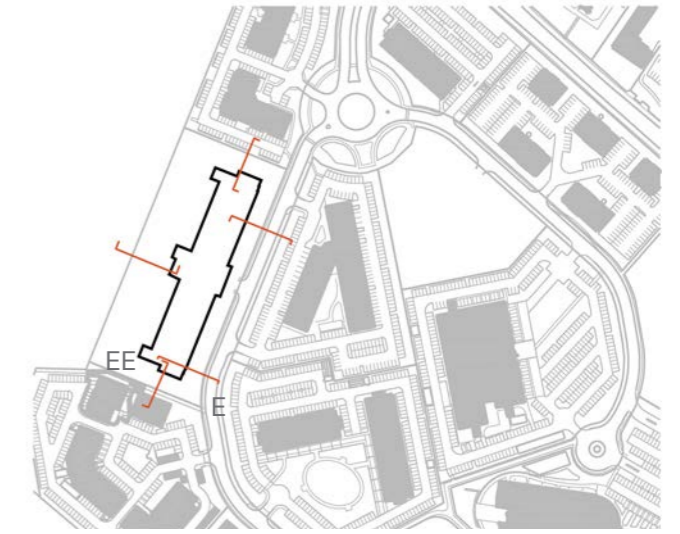
## 7.11 | SITE BOUNDARY SECTIONS / ELEVATIONS - SECTION D-DD





# 7.0 | LANDSCAPE STRATEGIES

## 7.11 | SITE BOUNDARY SECTIONS / ELEVATIONS - SECTION E-EE

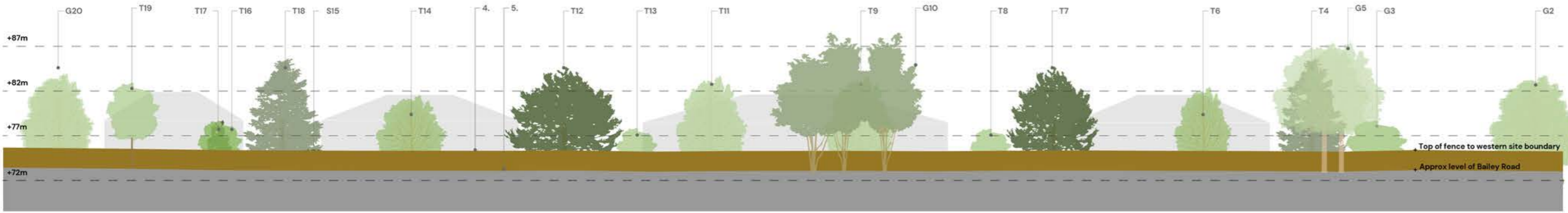
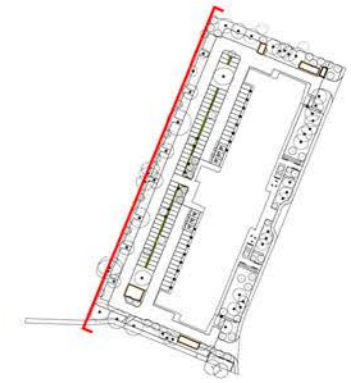




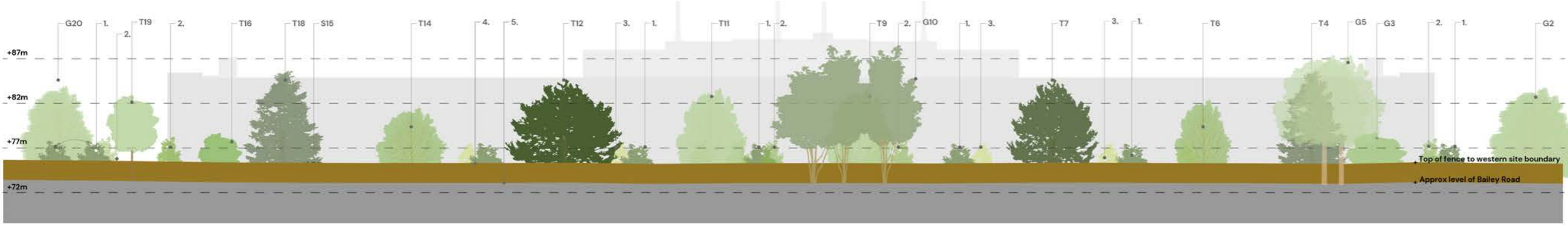
# 7.0 | LANDSCAPE STRATEGIES

## 7.11 | SITE BOUNDARY SECTIONS / ELEVATIONS | WESTERN SITE ELEVATION FROM BAILEY ROAD - EXISTING AND PROPOSED CONDITION

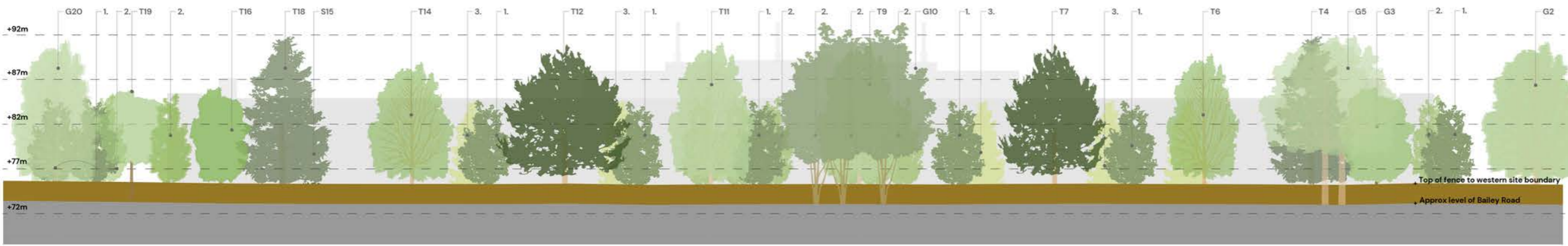
Original scale 1:250@A1



Existing Condition  
1:250 @ A1



Proposed Scheme at Planting - Year 0  
1:250 @ A1



Proposed Scheme - Year 25 following planting

### Existing trees

- Tree Group G2 Small-leaved Lime *Tilia cordata*
- Tree Group G3 Whitebeam *Sorbus aria*
- Tree T4 Corsican Pine *Pinus nigra 'maritima'*
- Tree T6 Small-leaved Lime *Tilia cordata*
- Tree T7 Corsican Pine *Pinus nigra 'maritima'*
- Tree T8 Whitebeam *Sorbus aria*
- Tree T9 Small-leaved Lime *Tilia cordata*
- Tree T11 Small-leaved Lime *Tilia cordata*
- Tree T12 Corsican Pine *Pinus nigra 'maritima'*
- Tree T13 Whitebeam *Sorbus aria*
- Tree T14 Small-leaved Lime *Tilia cordata*
- Shrub S15 Laurestine *Viburnum Tinus*
- Tree T16 Whitebeam *Sorbus aria*
- Tree T17 Pear (*Pyrus* species)
- Tree T18 Corsican Pine *Pinus nigra 'maritima'*
- Tree Group G20 Small-leaved Lime *Tilia cordata*

### Proposed trees

1. Common Alder *Alnus glutinosa*
2. Silver Birch *Betula pendula*
3. Turkish Hazel, *Corylus colurna*

### Offsite

- 4. Existing fence-line on the western boundary of application site  
Top of fence is approximately 3.7m above plot ground level  
Top of fence is approximately 2.3m above Bailey Road ground level
- 5. Ground level on Bailey Road  
Approximately 1.4m above plot ground level
- Off-site tree group  
Tree Group G10 at southern end of Bailey Road next to application site boundary  
Himalayan Birch *Betula utilis*  
14m height, 7.5m diameter canopy spread
- Off-site tree group  
Tree Group G5 in garden of 13 Frederick Road next to application site boundary  
Sycamore *Acer pseudoplatanus*  
14m height, 7.5m diameter canopy spread
- Off-site tree  
Tree T19 in garden of 49 Phipps Road next to application site boundary  
Sycamore *Acer pseudoplatanus*  
9m height, 4m diameter canopy spread

Note:  
**Arboricultural Survey Assessment**  
Existing tree species, heights and canopy spreads are based on Aspect Trees' Tree Survey Report and Tree Constraints Plan, dated May 2023:  
Tree Survey Report Ref: 05879 4200 15.05.23  
Tree Constraints Plan Ref: 05879 4200 TCP 19.05.23

**Tree growth rates**  
The tree heights shown at 7, 15 and 25 years are based on growth rates provided by Lorenz von Ehren Tree Nursery in Germany. While these rates are considered as average growth rates, it is understood other site and climatic conditions may affect growth rates so that future tree heights may be above or below those shown.

### Assumed tree growth rates

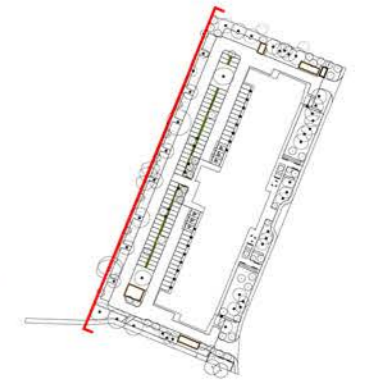
- Existing trees**
- Assumed canopy spread increase of 15cm diameter per year
- Assumed height increase of 30cm per year
- Proposed trees**
- Assumed nearly no growth in first year after planting
- Assumed canopy spread increase of 15cm diameter per year after first year
- Assumed height increase of 30cm per year after first year



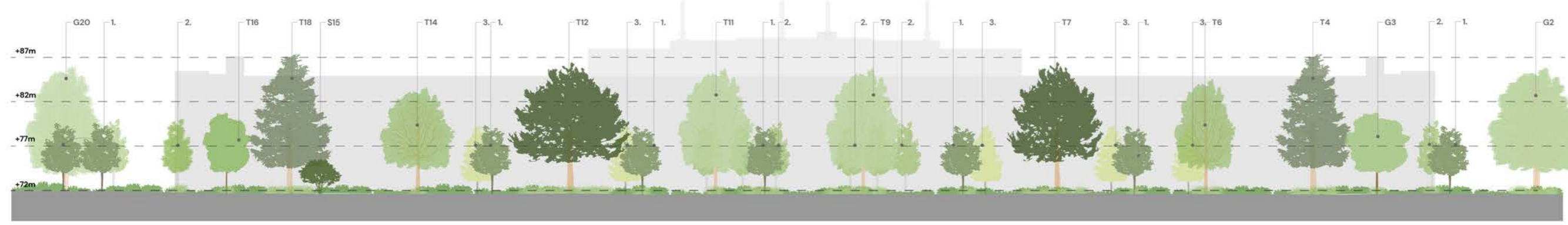
# 7.0 | LANDSCAPE STRATEGIES

## 7.11 | SITE BOUNDARY SECTIONS / ELEVATIONS | WESTERN SITE ELEVATIONS - PROPOSED CONDITION YEARS 0, 7, 15 & 25-01

Original scale 1:250@A1



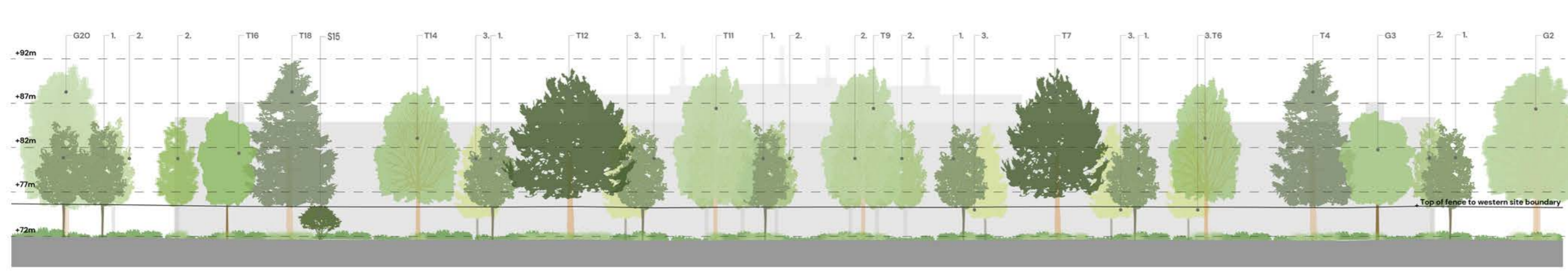
Proposed Scheme at Planting - Year 0  
1:250 @ A1



Proposed Scheme - Year 7 following planting  
1:250 @ A1



Proposed Scheme - Year 15 following planting  
1:250 @ A1



Proposed Scheme - Year 25 following planting  
1:250 @ A1

- Existing trees**
- Tree Group G2 Small-leaved Lime *Tilia cordata*
  - Tree Group G3 Whitebeam *Sorbus aria*
  - Tree T4 Corsican Pine *Pinus nigra 'maritima'*
  - Tree T6 Small-leaved Lime *Tilia cordata*
  - Tree T7 Corsican Pine *Pinus nigra 'maritima'*
  - Tree T8 Whitebeam *Sorbus aria*
  - Tree T9 Small-leaved Lime *Tilia cordata*
  - Tree T11 Small-leaved Lime *Tilia cordata*
  - Tree T12 Corsican Pine *Pinus nigra 'maritima'*
  - Tree T13 Whitebeam *Sorbus aria*
  - Tree T14 Small-leaved Lime *Tilia cordata*
  - Shrub S15 Laurestine *Viburnum Tinus*
  - Tree T16 Whitebeam *Sorbus aria*
  - Tree T17 Pear (*Pyrus* species)
  - Tree T18 Corsican Pine *Pinus nigra 'maritima'*
  - Tree Group G20 Small-leaved Lime *Tilia cordata*
- Proposed trees**
- Common Alder *Alnus glutinosa*
  - Silver Birch *Betula pendula*
  - Turkish Hazel, *Corylus colurna*
- Assumed tree growth rates**
- Existing trees**
- Assumed canopy spread increase of 15cm diameter per year
  - Assumed height increase of 30cm per year
- Proposed trees**
- Assumed nearly no growth in first year after planting
  - Assumed canopy spread increase of 15cm diameter per year after first year
  - Assumed height increase of 30cm per year after first year
- Note:**
- Arboricultural Survey Assessment**
- Existing tree species, heights and canopy spreads are based on Aspect Trees' Tree Survey Report and Tree Constraints Plan, dated May 2023:  
 Tree Survey Report Ref: 05879 4200 15.05.23  
 Tree Constraints Plan Ref: 05879 4200 TCP 19.05.23
- Tree growth rates**
- The tree heights shown at 7, 15 and 25 years are based on growth rates provided by Lorenz von Ehren Tree Nursery in Germany. While these rates are considered as average growth rates, it is understood other site and climatic conditions may affect growth rates so that future tree heights may be above or below those shown.
- Off-site trees**
- This elevation shows existing and proposed trees on Plot 4200 only. The elevations do not show any trees outside, but very close to, the western plot boundary which also contribute to the softening and screening effect of views into the plot. These off-site trees include a group of three Himalayan Birch, 14m height, at the end of Bailey Road which are positioned approximately 1.4m above the plot level and contribute to the layered effect of tree canopies softening and screening views into the plot from Bailey Road.



**1.0 Site Preparation and Earthworks**

1.1 Generally, all earthworks shall be executed in accordance with BS4428 'General Landscape Operations'.

Ground profiles to be left with smoothly flowing contours, free from localised depressions, high spots and abrupt angles.

1.3 Testing and analysis of existing site soils shall be undertaken to determine their suitability for re-use within the landscape scheme, and where possible, existing subsoil and topsoil shall be used. Should existing soils not be suitable for re-use horticulturally, subsoil and/or topsoil shall be imported, and shall comply with physical and chemical parameters set out in a separate, detailed specification.

1.4 A minimum depth of 600mm of viable rooting depth is required for trees, lawns and ornamental beds within all planting areas.

Within this, the depths of subsoil and topsoil layers should be as follows :

Type of Planting / Lawn	Topsoil Depth	Subsoil Depth
Tree pits	500mm	500mm
Shrub and	300mm	300mm
Amenity lawn areas	150mm	150mm

1.5 Cultivate topsoil to produce an even surface free from lumps and clods. Cultivation shall be to a minimum depth of:

- Planted areas : 300mm
- Amenity lawns :150mm

1.6 The need for ameliorants and fertilisers shall be reviewed by appropriate soil testing, prior to soil spreading or import.

**2.0 Planting**

2.1 Handling and transportation of all plants shall be carried out in accordance with Horticultural Trade Association's 'Plant Handling' recommendation (1987).

2.2 All planting operations shall be carried out in accordance with BS5236:1975; BS4043:1989, and BS4428:1989. Advanced nursery stock to BS5236:1975.

2.3 **Trees** : All trees shall be supplied in accordance with the plant schedules by named nurseries.

Tree planting backfill shall contain:

- 80% by volume : Topsoil
- 20% by volume : Mushroom Compost
- 3 kg/m<sup>3</sup> : Enmag Fertilizer
- 1kg/m<sup>3</sup> : Water Retaining Polymer Gel

Underground Guying : All semi-mature and multi stemmed trees are to be anchored using "Duckbill" anchoring kit. Watering tubes shall be supplied for all semi-mature stock - to be 50mm diameter, black land flex perforated land drainage pipe with suitable rubber/plastic bung.

Tree pits: Tree pits should be excavated to the following dimensions:

- Semi mature trees 20-40cm girth  
And coniferous trees 1,500mm square x 1,100mm deep
- Multi-stemmed trees 1,500mm square x 1,100mm deep

2.3 **Shrubs, ornamental grasses and herbaceous perennials** : All ornamental plants shall be supplied in accordance with the Planting Plans by named nurseries. Planting pits to be excavated to allow a 75mm clearance around the edges of the root system. Sides and bottom of pits shall be loosened to relieve any compaction. Backfill for each plant to include 50g of SA1 Enmag.

Bark mulch shall consist of matured British conifer bark with an even particle size distribution between 5-35mm. The mulch to be Melcourt 'Ornamental Grade Bark Mulch' or similar approved, and a representative sample of the mulch shall be supplied for approval prior to delivery to site

2.4 **Turfing** : Turf to be Tillers "Arena", supplied to BS3969. Pre-turfing fertiliser to be Fisons 'PS5' applied at a rate of 70g/m<sup>2</sup>. The turves will be laid with half lapped joints and well butted up.

2.5 **Biodiversity roof** : Minimum 150mm depth substrate to be laid on top of Biodiversity roof build-up. Mix of 40% Sedum plugs and 60% wildflower plugs across the biodiversity roof area planted randomly into substrate at 20 no. plugs/ m<sup>2</sup>.

**3.0 Watering**

All tree pits and shrub beds shall be thoroughly watered prior to application of mulch and subsequent maintained in a moist condition. Watering rates shall be as follows:

Advanced nursery stock trees	50 litres/tree
Shrub areas	30 litres/m <sup>2</sup>

**4.0 Maintenance**

All shrub / ornamental grasses / herbaceous perennials and lawn areas to be maintained under installing contract for 12 months post Practical Completion, and all semi mature trees to be maintained under installing contract for 24 months post Practical Completion, to provide optimum conditions for plant and grass growth and to present a clean and tidy appearance. All deaths and failures are to be replaced at the first horticulturally sound opportunity.



**Vegetation Maintenance and Management Schedule  
 Over One Year**

Operation	Annual frequency of operation	Month											
		Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
<b>Existing Trees</b>													
Ideally, tree works should occur in <b>September / October</b> , which avoids the period of bird nesting, hibernating bats and bats with dependent young present. If the presence of bats / badgers / nesting birds etc is suspected, an ecologist should be employed to carry out the necessary surveys, and appropriate action taken.													
Remedial tree works to maintain trees in a safe condition	1X												
Dead wood removal (retained on site wherever possible)	1X												
Re-planting of trees if required	1X												
<b>Newly planted trees</b>													
Formative pruning	1X												
Adjust tree ties, replace as necessary	1X												
Weed control around base of trees	1X												
Apply fertiliser													
Firming													
Check guys and re-tighten	2X												
Watering as necessary	12X												
Tree replacements when required	1X												
Pest and disease control (when required)													



7.0 | LANDSCAPE STRATEGIES  
 7.13 | MAINTENANCE AND MANAGEMENT STRATEGY

Operation	Annual frequency of operation	Month											
		Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
<b>Newly planted shrubs and groundcovers</b>													
Prune (exact timing dependent on species)	2X												
Pruning of herbaceous perennials	monthly												
Apply fertiliser	1X												
Weed control (spot treatment and / or hand weeding)	as required												
Re-mulch	1X												
Watering as necessary	as required												
Pest and disease control (when required)	as required												
Replacements where necessary	1X												
Thinning as necessary	1X												



7.0 | LANDSCAPE STRATEGIES  
 7.13 | MAINTENANCE AND MANAGEMENT STRATEGY

Operation	Annual frequency of operation	Month											
		Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
<b>Amenity Lawn</b>													
Mowing	20-24X												
Weed control (using approved herbicide)	as required												
Edging with edging shears to occur at each cut	20-24X												
Fertiliser	2X												
Aeration (every 3 years)													
Scarifying	2X												
Reinstatement as necessary	as required												
<b>Biodiversity Roof</b>													
Weed control - spot treatment and/or hand treatment	as required												
1st year cut : review establishment, cut in April/ May to 30-50mm, remove arisings	as required												
2nd year cut : 1st cut in April/ May to 30-50mm, remove arisings; 2nd cut in August/ September to 100mm, remove arisings													
Removal of any self-seeded woody tree/ shrub species	as required												
Watering as necessary	as required												
Maintenance and fire margins to be kept clear of vegetation	2x												
Drainage outlets to be kept clear	12x												



7.0 | LANDSCAPE STRATEGIES  
 7.13 | MAINTENANCE AND MANAGEMENT STRATEGY

Operation	Annual frequency of operation	Month											
		Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
<b>Ornamental herbaceous perennials and grasses</b>													
Prune (exact timing dependent on species)	2x												
Apply fertilisers	1x												
Weed control (spot treatment and / or hand weeding)	as required												
Re-mulch	1x												
Watering as necessary	as required												
Pest and disease control	as required												
Prune deciduous grasses as necessary	1x												
Comb through evergreen grasses	1x												
Divide perennials as necessary	1x												
Replacements where necessary	1x												
Thinning as necessary	1x												
<b>Hard Landscape</b>													
Leaf/Blossom Sweeping	as required												
Weed Control	as required												
Litter picking - all areas	52x												
Check furniture - repair and replace as necessary	12x												
Check footpaths - repair and replace as necessary	12x												
Maintenance of bird boxes	1x												
Sweep bark mulch	12x												



**Vegetation Maintenance and Management Schedule  
 Over 20 Years**

Operation	Year																			
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20
<b>Existing Trees</b>																				
Ideally, tree works should occur in <b>September / October</b> , which avoids the period of bird nesting, hibernating bats and bats with dependent young present. If the presence of bats / badgers / water voles / nesting birds etc is suspected, an ecologist should be employed to carry out the necessary surveys, and appropriate action taken.																				
Remedial tree works to maintain trees in a safe condition	■		■		■		■		■		■		■		■		■		■	
Dead wood removal	■		■		■		■		■		■		■		■		■		■	
<b>Newly planted trees</b>																				
Formative pruning	■									■										■
Adjust tree guys and replace as necessary	■	■	■																	
Weed control around base of trees	■	■	■																	
Apply fertiliser	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■
Firming	■	■	■																	
Tree replacements as necessary	■	■	■	■	■															
Watering as necessary	■	■	■	■	■															
Pest and disease control	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■	■



7.0 | LANDSCAPE STRATEGIES  
 7.13 | MAINTENANCE AND MANAGEMENT STRATEGY

Operation	Year																			
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20
<b>Newly planted shrubs and groundcovers</b>																				
Prune (exact timing dependent on species)																				
Application of fertiliser																				
Weed control (spot treatment)																				
Re-mulch																				
Watering as necessary																				
Pest and disease control																				
Thinning as necessary																				
Replacements as necessary																				
<b>Amenity Lawn</b>																				
Mowing																				
Weed control (using approved herbicide)																				
Strimming (to borders and road edges)																				
Fertiliser																				
Aeration																				
Scarifying																				
Replacement as necessary																				



7.0 | LANDSCAPE STRATEGIES  
 7.13 | MAINTENANCE AND MANAGEMENT STRATEGY

Operation	Year																			
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20
<b>Herbaceous and ornamental grasses planting</b>																				
Prune (exact timing dependent on species)																				
Apply fertiliser																				
Weed control (spot treatment / hand weeding)																				
Re-mulch																				
Routine check of automatic irrigation system																				
Sub Dividing																				
Pest and disease control (when required)																				
Replacements where necessary																				
Thinning as necessary																				
<b>Biodiversity Roofs</b>																				
Weed control - spot treatment and/or hand treatment																				
<u>1st year cut</u> : review establishment, cut in April/ May to 30-50mm, remove arisings																				
<u>2nd year cut</u> : 1st cut in April/ May to 30-50mm, remove arisings; 2nd cut in August/ September to 100mm. remove arisings																				
Removal of woody tree and shrub species																				
Watering as necessary																				
Maintenance & fire margins kept clear of vegetation																				
Drainage outlets to be kept clear																				
<b>Bird boxes</b>																				
Maintenance of bird boxes in October / November																				

