

Tree Pit Detail (for trees in proximity to hard landscaping and services)

1. 2x tanalised timber tree stakes 2m, 75mm Ø driven into backfilled pit to provide support to the tree.

2. ReRoot root barrier with root deflecting ribs installed between tree root ball and hard surfaces/services where there is a risk of root damage as the tree grows outward. As a general rule, root barriers should be installed in locations where hard surfaces and/or services are located within four metres of the tree stem. Install closer to the paving/service than the tree, to allow space for the tree roots to grow into the space available, with the ribs facing the tree. Note this may mean not placing the barrier within the tree pit, but further away within its own trench. Root barriers must extend a minimum of 2m lengthways beyond the expected canopy of the mature tree. The top of the root barrier should be set as close to the soil surface as possible without being visible.

3. Tubex Treegaurd Mesh Roll or similar approved. 12mm mesh roll cut to size and bent in circle 320mm Ø and tied to tree stake to protect tree from damage by people and animals. Bottom of mesh should be 300mm above ground level to allow strimmer guard to be fitted and prevent litter and grass/weeds building up around the base of the tree. Top of mesh should be below the first lateral branch.

4. Use 2x Tree Ties GLB25A with GLPFA spacer sleeves or similar to secure tree to support post.

5. 75mm deep bark mulch layer to be spread evenly over a circular area 1000mm Ø around the tree to prevent weed growth and retain moisture.

Alternatively, a suitable mulch mat can be used covering the

6. Excavate tree pit to sufficient size to accommodate tree root ball. Loosen any compaction in base of excavated pit to aid drainage. The tree should be planted at a depth where the root flare is still visible, just breaching the soil surface, following backfilling.

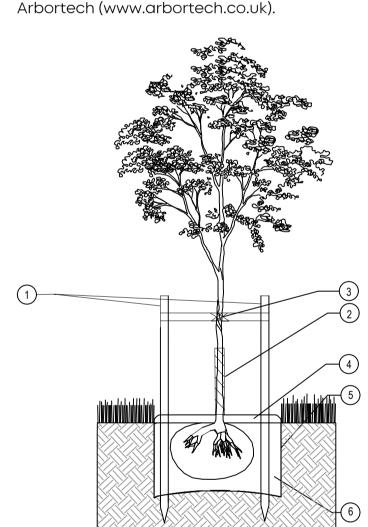
7. Backfill tree pit with subsoil and topsoil excavated from pit if this is regarded as of sufficient quality to promote the healthy establishment of the tree. If either the top soil or sub soil excavated from the pit is of poor quality, then soil ameliorants may be used sparingly or imported topsoil compliant with BS3882 should be used.

8. Strimmer guard by Arbortech or similar to be fitted around base of tree to protect from damage by grass maintenance machinery primarily, but also to provide an additional layer of defense against animal browsing.

Immediately after planting, water the tree, saturating the tree pit to field capacity.

The notes above are intended as a basic guide only. For further guidance on tree planting refer to BS8545:2014 Section

Products suggested in italics above are available from Green Blue Urban (http://greenblueurban.com/) and



Tree Pit Detail (for trees in open space)

- 1. 2x tanalised timber tree stakes 2m, 75mm Ø and crossbar driven into backfilled pit to provide support to the tree.
- 2. Clear spiral guard to be fitted to trunk to protect against animal browsing.

3. Use 2x Tree Ties GLB25A with GLPFA spacer sleeves or similar to secure tree to support post.

4. 75mm deep bark mulch layer to be spread evenly over a circular area 1000mm Ø around the tree to prevent weed growth and retain moisture.

Alternatively, a suitable mulch mat can be used covering the same area.

5. Excavate tree pit to sufficient size to accommodate tree root ball. Loosen any compaction in base of excavated pit to aid drainage. The tree should be planted at a depth where the root flare is still visible, just breaching the soil surface, following backfilling.

6. Backfill tree pit with subsoil and topsoil excavated from pit if this is regarded as of sufficient quality to promote the healthy establishment of the tree. If either the top soil or sub soil excavated from the pit is of poor quality, then soil ameliorants may be used sparingly or imported topsoil compliant with BS3882 should be used.

Immediately after planting, water the tree, saturating the tree pit to field capacity.

The notes above are intended as a basic guide only. For further guidance on tree planting refer to BS 8545:2014 Section 10.

Products underlined above are available from Green Blue Urban (http://greenblueurban.com/).

Native Hedgerow Planting Detail

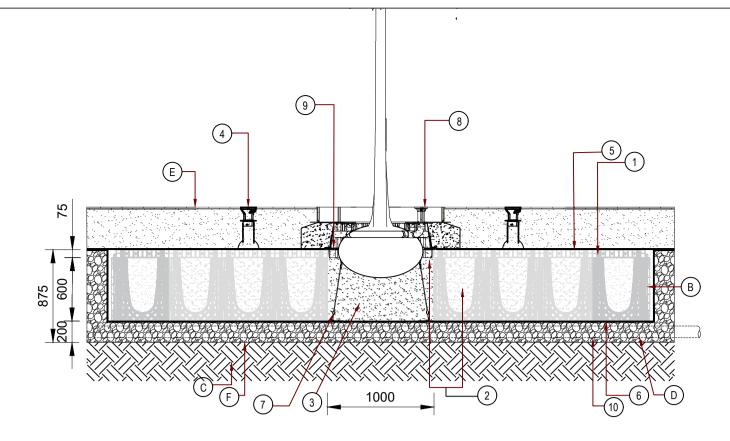
- 1. Tubex shrub shelter with supporting cane or stake.
- 2. 2m wide biodegradable weed mat roll pegged down with biodegradable pegs along line of hedgerow to prevent weed growth and retain moisture.

3. Whip to be notch planted following clearance of any existing vegetation.

Immediately after planting, water the whip, saturating the ground around its base to field capacity.

The notes above are intended as a basic guide only. For further general guidance on planting refer to BS8545:2014 Section 10 and BS4428:1989 Section 9.

Products suggested in italics above are available from Tubex (http://www.tubex.com/).



Tree pit detail (for trees in car parking areas)

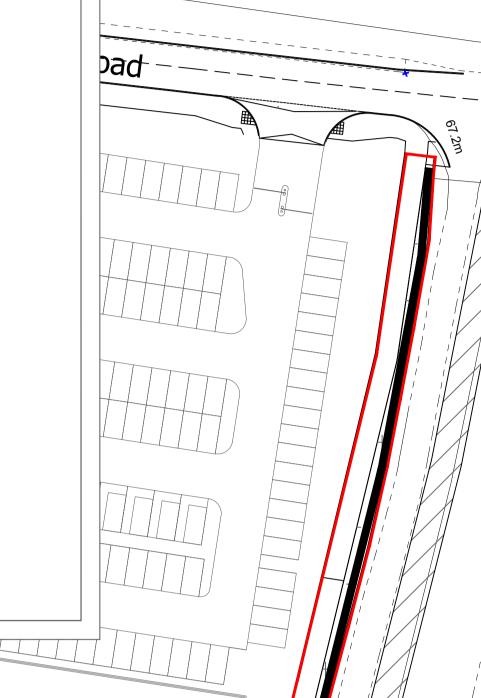
- geonet & open reinforcing mesh gburs61a -
- (2) Ropsoil for use within top 600mm of soil profile
- 3 Subsoil for use within soil profiles 600mm or deeper
- (4) Rootrain arborvent cast aluminium trafficable aeration inlet with 150mm square top and manifold - rrarbv150b (or acceptable equivalent)
- (5) Twin walled structural geonet (or acceptable equivalent)
- (6) 20mm Open reinforcing mesh
- (7) Arborguy anchorplate strapped anchor system sasap06a (or acceptable equivalent)
- (8) Rootrain arborvent irrigation system castle12a (or acceptable equivalent)
- (9) Medium rootdirector with root deflecting ribs rd1000-rsa (or acceptable equivalent) set at edge of planting area

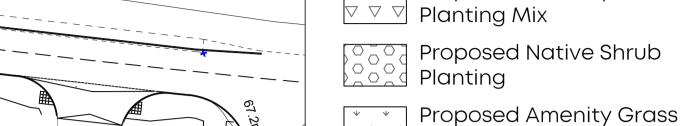
(1) Rootspace @600mm depth (1 unit deep) c/w twin walled (10) 10 - 20mm Clean angular drainage aggregate - gbudrsa (or acceptable equivalent)

- (A) Allow 20% additional for geotextile and reinforced geogrid for ovelap and cutting requirements
- (B) Install rootspace side panels to installation as directed by engineer
- (c) Existing ground
- (D) Positive drainage pipe (110mm perforated pipe)
- (E) Build-up to suit engineer designs and requirements
- Structural engineer's note:
- (F) Additional twinwall geonet (gltwgna) to be installed where sub-base is installed below 3% cbr - minimum 2% cbr of formation level to be assessed by engineer

Do not scale from this plan

- All information outside red line boundary shown for contextual purpose only.
- All hatch patterns are indicative only unless stated otherwise.
- 4. This drawing is to be read in conjunction with the following Laird Bailey
- Landscape Architects documentation:
- LB291_D01b (sheets 1 to 4)
- AND all relevant documentation from the design team 5. Any discrepancies in the design information are to be brought to the attention of Laird Bailey Landscape Architects, in writing.
- Refer to other consultants' drawings and specifications for the following design information:
- Levels & Drainage design and infrastructure
- Lighting and ducting
- Existing & proposed utilities
- Plant quantities are to suit site areas in accordance with scheduled plant
- 8. Any proposed plant substitution shall be agreed with the landscape
- architect prior to ordering.
- 9. Drawings are for planning purposes only.





Proposed Wildflower

Site Boundary

Ownership

Retained

Proposed Tree

Proposed Native

Woodland Planting

Proposed Hedgerow

¬¬¬ Proposed Amenity

Land Under Applicants

Existing Vegetation to be

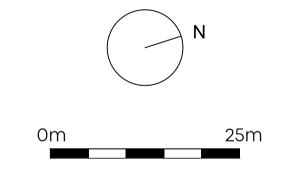
Meadow Mix

Proposed Swale Seed Mix

Locaion Plan



| b | Engineering Layout Update | 18.03.22 |
|-----|---------------------------|----------|
| a | Layout Update | 09.03.22 |
| Rev | Comment | Date |





LAIRD BAILEY LANDSCAPE ARCHITECTS 07411 659697

hello@lbla.co.uk www.lbla.co.uk Cotswolds - Somerset - South Wales

Client: Albion Land

Project Title:

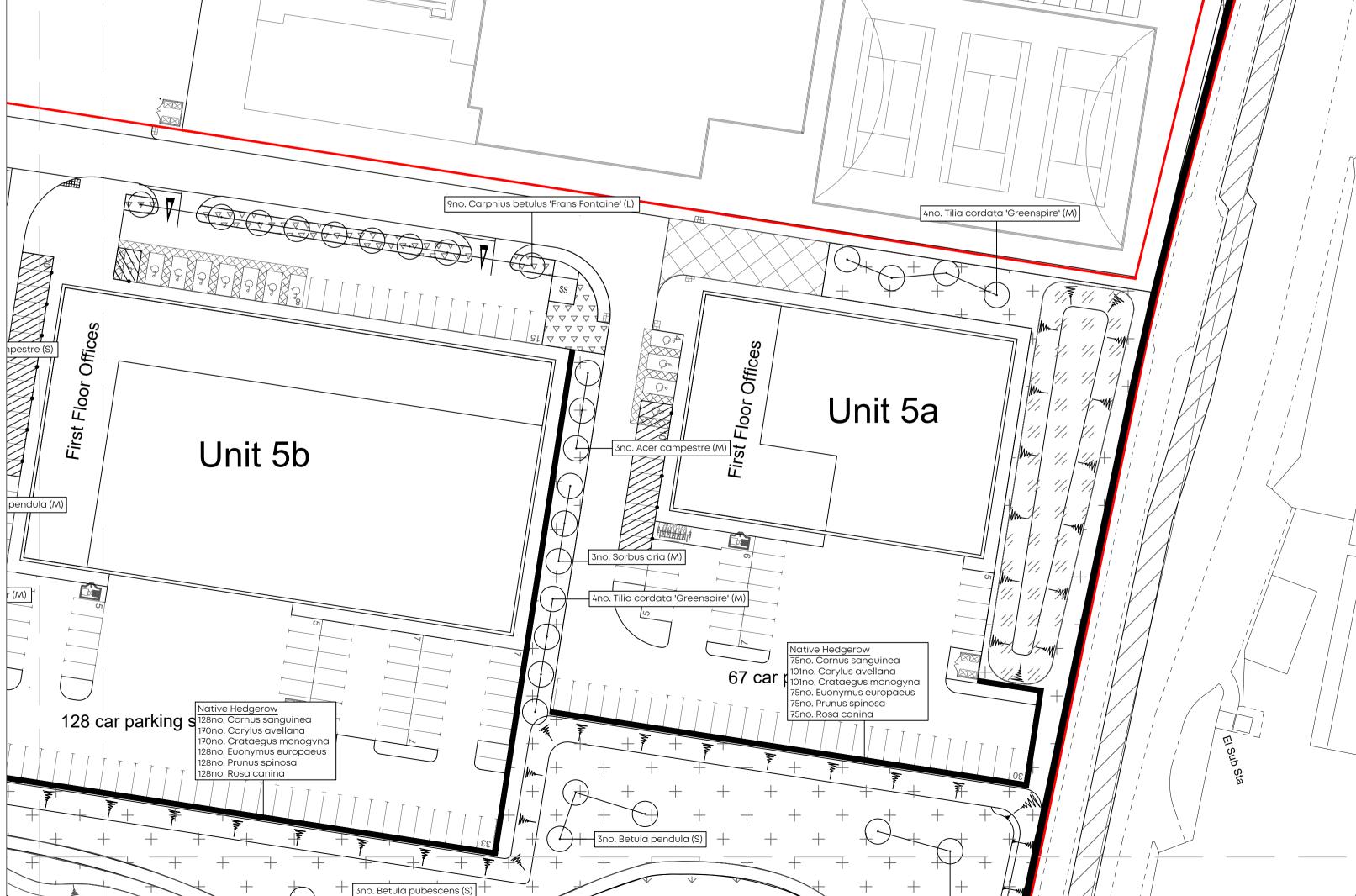
Catalyst Bicester

Drawing Title:

RM2 - Soft Landscape Proposals (Sheet 2 of 4)

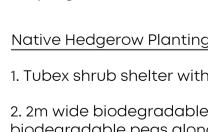
Date: 19 February 2022 Drawing Number: LB291_D01 Scale: 1:500 at A1

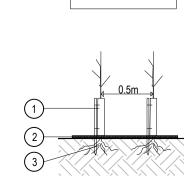
Drawn By: AL Checked by: DB Revision: b



1no. Acer campestre (S)

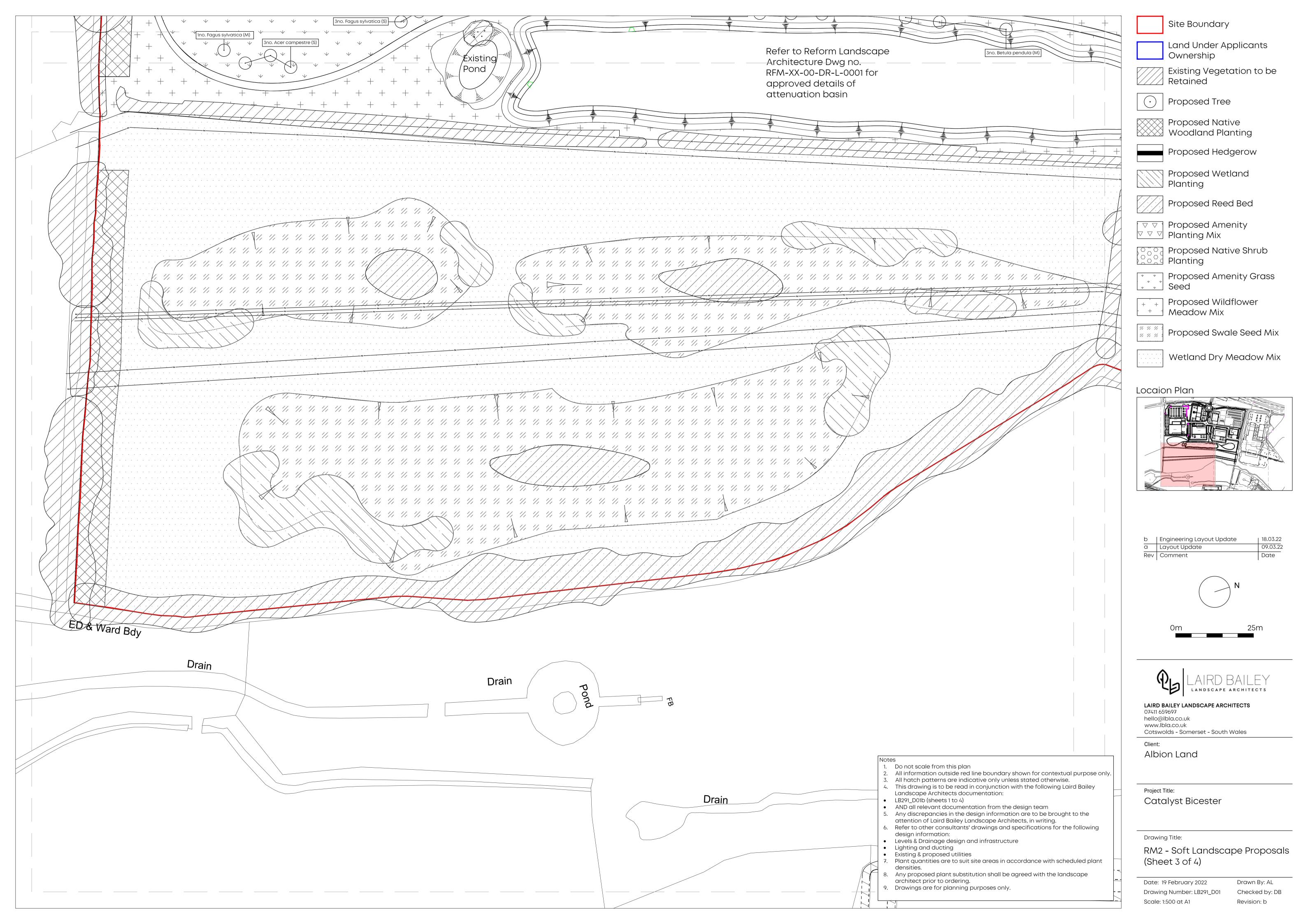
3no. Sorbus aucuparia (S)

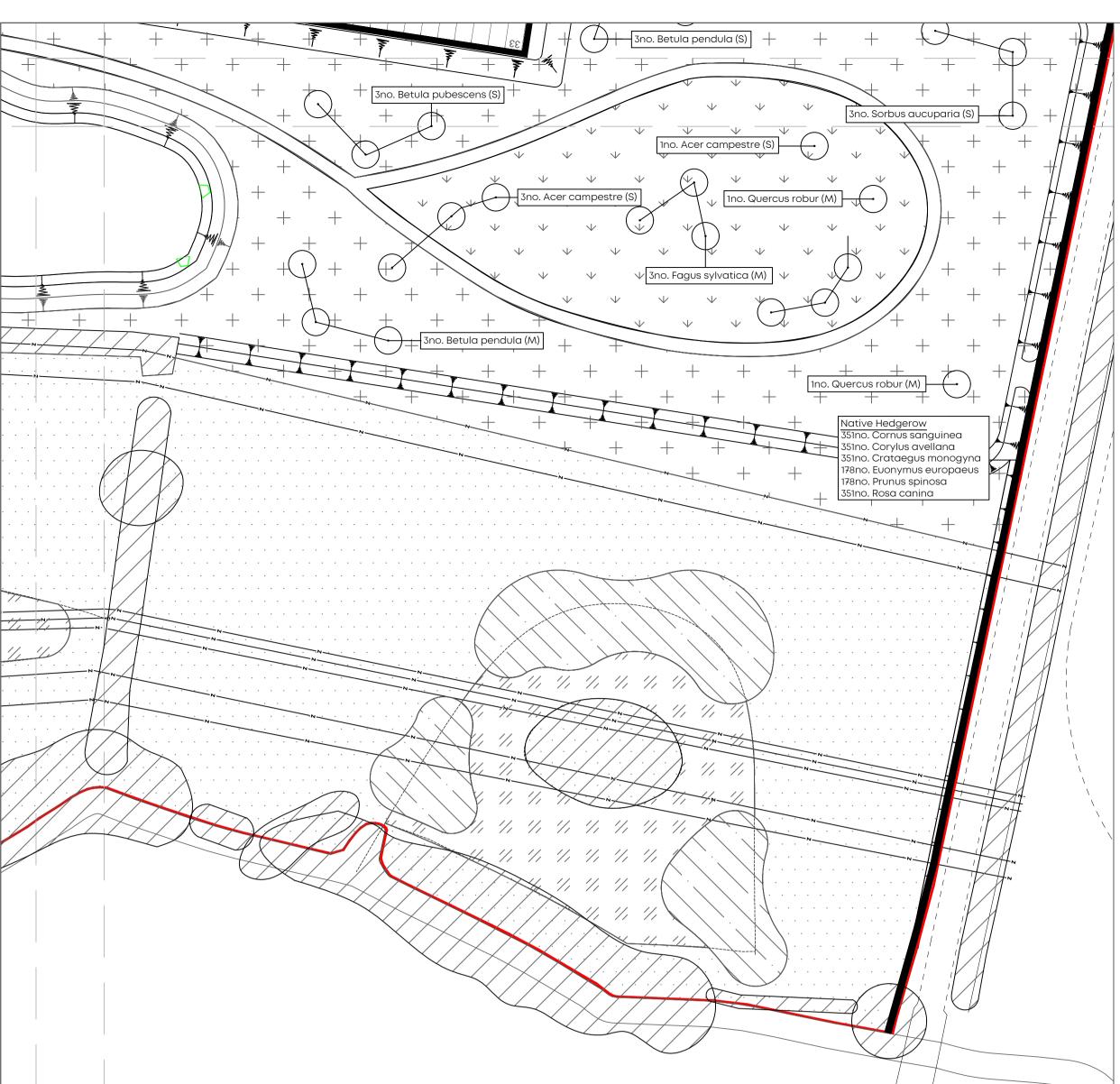




Double Staggered Row

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guard and caned

| | Girth | (cm) | |
|--------------------------------------|-------|---------|---|
| | (cm) | | |
| Large (L) | | | |
| Betula pendula (L) | 20-25 | 500 | RB; Semi-Mature; 2m Clear Stem; Double Staked |
| Carpinus betulus 'Frans Fontaine (L) | 20-25 | 500 | RB; Semi-Mature; 2m Clear Stem; Double Staked |
| Medium (M) | | | |
| Acer campestre (M) | 14-16 | 450-500 | RB; 4x; Extra Heavy Standard; 2m Clear Stem; Double Staked |
| Betula pendula (M) | 14-16 | 450-500 | RB; 4x; Extra Heavy Standard; 2m Clear Stem; Double Staked |
| Fagus Sylvatica (M) | 14-16 | 450-500 | RB; 4x; Extra Heavy Standard; 2m Clear Stem; Double Staked |
| Quercus robur (M) | 14-16 | 450-500 | RB; 4x; Extra Heavy Standard; 2m Clear Stem; Double Staked |
| Sorbus aria (M) | 14-16 | 450-500 | RB; 4x; Extra Heavy Standard; 2m Clear Stem; Double Staked |
| Tilia cordata 'Greenspire' (M) | 14-16 | 450-500 | RB; 4x; Extra Heavy Standard; 2m Clear Stem; Double Staked |
| Small (S) | | | |
| Acer campestre (S) | 8-10 | 250-300 | RB; Select Standard; 1.8-2m Clear Stem; Single Stake |
| Betula pendula (S) | 8-10 | 250-300 | RB; Select Standard; 1.8-2m Clear Stem; Single Stake |
| Betula pubescens (S) | 8-10 | 250-300 | RB; Select Standard; 1.8-2m Clear Stem; Single Stake |
| Fagus Sylvatica (S) | 8-10 | 250-300 | RB; Select Standard; 1.8-2m Clear Stem; Single Stake |
| Sorbus aucuparia (S) | 8-10 | 250-300 | RB; Select Standard; 1.8-2m Clear Stem; Single |

| sorbus aucuparia (s) | | 8-10 | 250-3 | 500 | Stake | standara; i.8-2m Cie | ar sten | |
|----------------------|----------|-------------------------|-------------|--------|--------|----------------------|---------------|----------|
| | | | | | | | | _ |
| Native \ | Woodlar | nd Planting Mix | | | | | | |
| PLANTING | 3 NOTES: | | | | | | | |
| | PLANTING | | | | | | | |
| | | matrix pattern at 1500 | | | | t protection | • | |
| | | cies groups with 7-13nd | o, plants l | oy spe | | | | _ |
| % | Code | Botanical Name | | | Min He | ight (cm) | Specification | |
| 5 | A* | Alnus glutinosa | | | | 150 | BR; Feathered | \dashv |
| 5 | Ag | Alnus glutinosa | | | 6 | 0-80 | BR; 1+1 | |
| 5 | Вр | Betula pendula | | | 6 | 0-80 | BR; 1+1 | |
| 5 | Ca | Corylus avellana | | | | 150 | BR; Feathered | |
| 5 | Pn | Populus nigra spp. b | oetufolia | | 6 | 0-80 | BR; 1+1 | 7 |
| 5 | Pt | Populus tremula | | | | 150 | BR; Feathered | |
| 10 | Qr | Quercus robur | | | | 150 | BR; Feathered | |
| 5 | Pa | Prunus avium | | | 6 | 0-80 | BR; 1+1 | |
| 5 | Ac | Acer campestre | | | | 150 | BR; Feathered | |
| 5 | Sc | Salix caprea | | | 6 | 08-0 | BR; 1+1 | |
| 5 | Sf | Salix fragilis | | | 6 | 08-0 | BR; 1+1 | |
| 5 | Ms | Malus sylvestris | | | | 150 | BR; Feathered | |
| 5 | Ld | Larix decidua | | | 6 | 08-0 | BR; 1+1 | |
| 10 | Pn | Pinus sylvestris | | | | 150 | BR; Feathered | |
| 5 | Cs | Cornus sanguinea | | | 6 | 08-0 | bushy, 3 brks | |
| 5 | Cm | Crataegus monogy | na | | 6 | 08-0 | bushy, 3 brks | |
| 5 | la | Ilex aquifolium | | | 6 | 0-80 | bushy, 3 brks | |
| 5 | SI | Sorbus leyana | | | 6 | 08-0 | bushy, 3 brks | |
| | | | | | | | | |

| Mixture | Supplier | Sow Rate |
|---|-----------------|------------------|
| EM8 (Meadow grass mixture for wetlands) | Emorsgate Seeds | 5g/m2 (50kgs/ha) |
| | | |
| | | |

| Wetland Dry Meadow Mix | | | | | | |
|------------------------|------------------|--|--|--|--|--|
| Supplier | Sow Rate | | | | | |
| Emorsgate Seeds | 4g/m2 (40kgs/ha) | | | | | |
| | | | | | | |

| Wildflower Meadow Mix | | |
|---|-----------------|-----------------|
| Mixture | Supplier | Sow Rate |
| EM2 – Standard General Purpose Meadow Mixture | Emorsgate Seeds | 4g/m2 (40kg/ha) |

| Amenity Grass Mix | | | |
|---------------------------------------|------------------|----------|--|
| Mixture | Supplier | Sow Rate | |
| A19 - All-purpose landscaping mixture | Germinal Amenity | 50g/m2 | |
| | | | |

GENERAL PLANTING SPECIFICATIONS:

- Proposals to be read in conjunction with Architect's and Engineers Drawings;
- All landscape operations to be in accordance with BS4428: 1989 & BS 3936: 1992 and all amendments to date;
- Plant material to conform to the National Plant Specification;
- Any plant material planted outside the recognised planting season (Nov-Feb), to be containerised stock and supplied at the sizes specified;
- Plant handling and planting operations to be in accordance with HTA "Handling and Establishing Landscape Plants parts I - III;
- All planting to be maintained and guaranteed for 12 months to include watering, weeding, pest & disease control;
- The landscape sub-contractor is to take all safety precautions to prevent any injury to any persons. The landscape sub-contractor shall comply with the requirements of the Health and Safety at Work Act 1974 and current Construction, Design and Management Regulations.
- The landscape sub-contractor shall confirm the location of all underground services before commencement of planting and report where trees/ hedges are suggested within 2m of underground services and 5m of

SOIL AND MULCH

- Existing topsoil (if present and suitable) to be stripped and stored on site in heaps not exceeding 2m in height
- Any compacted subsoil to be broken up to allow free drainage and to enable topsoil to key into surface; • Any imported topsoil to be to BS3882, medium texture, neutral PH value, reasonably stone free with no stones
- over 20mm in size; Soil for meadow grassland to be composed of prepared sub-soil (nutrient poor);
- Topsoil depths to be 300 for shrubs, hedges, climbers and groundcover planting;
- Finished topsoil levels to be 25mm above adjacent paved surfaces, and 300mm wide hard surfaced mowing margin to be provided where lawn adjoins buildings;
- All planting areas to be covered with a 75mm depth of medium grade bark mulch.

PLANT MATERIAL TREATMENT

- All to be British grown stock and fully hardened off;
- Root Dip Proprietary Root Dip applied to all bare root stock at time of lifting at nursery and prior to planting;
- Anti-Desiccant Proprietary anti-desiccant to be applied to foliage of all containerised/rootballed material in leaf, specimen confiders and evergreens etc. prior to transportation and during any delay in planting;
- Pruning Allow for pruning of all deciduous trees and shrubs by 1/3^{ra} /following planting at Landscape Architect's direction or as indicated in the planting schedule;
- Tree Stakes and Ties Stakes to be pressure treated, round, smooth and peeled Larch or Chestnut, not less than 100mm in diameter. Advanced nursery stock – double staked with cross bar.

EXISTING TREES AND SHRUBS

- Avoid damage to branches, trunks and roots of trees. All existing trees and hedges to be retained are subject to BS5837 (2005 and all amendments to date) 'Trees in relation to Construction – Recommendations', and should be fully fenced off, prior to the commencement of any works.
- Where existing trees and shrubs are to be retained they should be subject to a full Arboricultural inspection for
- Any surgery required shall be in accordance with BS3998 (2010 and all amendments to date) 'Tree Work Recommendations', shall comply with any existing T.P.O requirements and shall require the prior approval of
- the Landscape Architect; • No storage of materials, disposal of rubbish, site fires, spillage of oil and chemicals, ground compaction,

excavation or changes in level shall be carried out within existing tree/hedge canopies.

TREES

- No trees to be planted within 3 metres of sewers or services or other easement recommended by the relevant statutory undertaker without the use of tree root barriers eg Greenleaf Reroot 600/100 placed between the tree and services;
- All trees shown to be planted ensuring that they are at least 5 metres away from buildings;

Planting Schedule

otanical Name

- Contractor to ascertain the location of all sewers and services prior to tree planting;
- Root barrier to be installed in planting pits in near proximity to underground services and buildings;

Swale Meadow Grass Mix (Seasonally Wet)

- Allow for the use of container grown stock during the periods 1 April to 31 October, and field grown stock from 1 November to 31 March unless otherwise specified in the planting schedule;
- Trees planted within grassed areas to be provided with appropriate conical strimmer guards;
- Feathered trees (up to and including 14-16cm girth) to be planted in topsoil pits 900 diameter x 900mm deep, supported by a single stub stake;
- Multi-stem trees to be planted in topsoil pits 2000mm diameter x 750mm depth or larger as necessary to allow 500mm soil around rootball with angled stakes;
- Standard trees (up to and including 10-12cm girth) to be planted in topsoil pits 900 diameter x 600mm deep, supported by a single stub stake;
- Heavy standard trees (12-14cm girth) to be planted in topsoil pits 900 diameter x 900mm deep, supported by
- double stakes;
- Base of pit to be broken up to 150mm depth beneath 150mm clean coarse angular gravel. • Where necessary increase tree pit dimensions to ensure that tree pits are at least 75mm deeper and 150mm
- wider than rootball. Break up bottom of pits to a depth of 150mm. Compacted glazed sides of pits should be roughened.

SHRUBS (ORNAMENTAL AND SPECIMEN)

• All specimen shrubs to be planted in pits twice the size of the pot in depth and width and backfilled with a 50 -50 topsoil and shrub planting mix.

SEEDING

- Grass seeding cultivation to be brought to a fine tilth and all stones over 25mm in all directions removed. Areas to be uniformly firmed.
- Apply approved herbicide to control perennial weeds and allow period of time to elapse as recommended by manufacturer before final cultivation.
- Grass seed to be sown at rates shown below and as per Emorsgate recommendations.
- Amenity Grass areas to be seeded with Germinal Amenity A19 All purpose landscaping Mixture (or similar approved), sown at 50g/m;
- Other Meadow grassed areas to be seeded with Emorsgate EM1 'Basic General Purpose Meadow approved), sown at 50g/m; Other Meadow grassed areas to be seeded with Emorsgate EM2 'Standard General Purpose Meadow Mixture'
- (or similar approved), sown at 4g/m; • Swale areas to be seeded with Emorsgate EG8 'Meadow Grass Mixture for Wetlandscape' sown at 5g/m2;
- Roll the seeded area with a ribbed crinkle or Cambridge roller upon completion; • When grass is between 40-75mm high remove stones and debris exceeding 50mm in any dimension. Cut grass
- to approximately 35mm high; Meadow grass to be cut twice a year in March and October. Remove and dispose of all arisings.

- TURF • Turf supplied to be according BS3969 standards from an approved source;
- When topsoil is reasonably dry and workable, grade to smooth, flowing contours removing all minor hollows
- Cultivate soil to full depth and break up any compacted topsoil; Apply approved herbicide to control perennial weeds and allow period of time to elapse as recommended by

Native Shrub Mix Plant in groups of 3-5, species selected randomly and planted at 1m centres. All specimens to be fitted with rabbit % Botanical Name Min Height (cm) Specification Cornus sanguined Viburnum opulus Viburnum lantana Euonymus europaeus 60-80 BR: 1+1 1/m2 BR: 1+1 15 Crataegus monogyna 60-80 15 Salix purpurea

| Amenity | y Shrub Planting | | | |
|------------|---|----------------------|---------------|------------------|
| PLANTING | NOTES: | | | |
| REFER TO | PLANTING MATRIX. Notch planted in a | matrix pattern at 50 | 00mm centers. | |
| Plant in s | ingle species groups to establish diago | nal swathes of pla | nting | |
| Code | Botanical Name | Pot Size | Specification | Planting density |
| Co | Carex oshimensis 'Evergold' | 2L | Full Pot | 4/m² |
| Cs | Cornus sanguinea 'Midwinter fire' | 3L | Full Pot | 4/m² |
| Сс | Cotinus coggygria 'Purple Flame' | 5L | Full Pot | As shown |
| Ea | Escallonia 'Apple Blossom' | 3L | Full Pot | 4/m² |
| Hr | Hebe 'Red Edge' | 3L | Full Pot | 4/m² |
| Hm | Hebe 'Mrs Winder' | 3L | Full Pot | 4/m² |
| Px | Photinia x fraserii 'Red Robin' | 5L | Full Pot | 4/m² |
| Ро | Prunus 'Otto Luyken' | 3L | Full Pot | 4/m² |
| Ln | Lonicera nitida 'Maigrun' | 3L | Full Pot | 4/m² |
| Ms | Miscanthus sinensis | 3L | Full Pot | 4/m² |

| Native | Hedgerow | | | |
|-----------|-----------------------------|---------------------|----------------------------------|-------------------------------|
| PLANTIN | G NOTES: | | | |
| Plant in | a double staggered row –50 | 00mm between rows o | and at 300mm centres at 5 plants | s per linear meter. All plant |
| to be fit | ted with rabbit guard and c | aned. | | |
| % | Botanical Name | Min Height (cm) | Specification | Planting |
| | | | | density |
| 20 | Cornus sanguinea | 80-100 | BR: 1+1 | 5/LM |
| 20 | Corylus avellana | 80-100 | BR: 1+1 | 5/LM |
| 20 | Crataegus monogyna | 80-100 | BR: 1+1 | 5/LM |
| 10 | Euonymus europaeus | 80-100 | BR: 1+1 | 5/LM |
| 20 | Prunus spinosa | 80-100 | BR: 1+1 | 5/LM |
| 10 | Rosa canina | 80-100 | BR: 1+1 | 5/LM |

| Reed Beds | | | | |
|----------------------------|---------------------|------------------------|--------------------------------------|----------|
| PLANTING NOTES: | | | | |
| Plant in 3.51 round aquati | ic baskets at maxim | num depths shown. Plar | nt in same species groups of 5-9 pla | nts. |
| Botanical Name | Min Height (cm) | Specification | Maximum Planting Depth | Planting |
| | | | (cm) | density |
| Phragmites australis | 40cm | 1L; Full pot | 50 | 4/m2 |
| Carex riparia | 30cm | 1L; Full pot | 20 | 4/m2 |
| Carex pendula | 30cm | 1L; Full pot | 10 | 4/m2 |
| Carex pseudocyperus | 30cm | 1L; Full pot | 5 | 4/m2 |

| Margin | al Planting Mix | | | |
|-----------|-----------------------------|-----------------------|---|------------------|
| PLANTING | 9 NOTES: | | | |
| Plant ran | domly directly into the gro | und in same species g | roups (between 5-9) at 4 plants per m2. | |
| % | Botanical Name | Min Height (cm) | Specification | Planting density |
| 5% | Cornus alba 'Sibirica' | 40-60 | 3L; Branched; 3 brks; C | 4/m2 |
| 5% | Cornus sanguinea | 40-60 | 3L; Branched; 3 brks; C | 4/m2 |
| 30% | Crataegus monogyna | 40-60 | 3L; Branched; 3 brks; C | 4/m2 |
| 25% | Prunus spinosa | 40-60 | 3L; Branched; 3 brks; C | 4/m2 |
| 15% | Salix alba | 40-60 | 3L; Branched; 3 brks; C | 4/m2 |
| 15% | Salix Viminalis | 40-60 | 3L; Branched; 3 brks; C | 4/m2 |
| 5% | Viburnum opulus | 40-60 | 3L; Branched; 3 brks; C | 4/m2 |

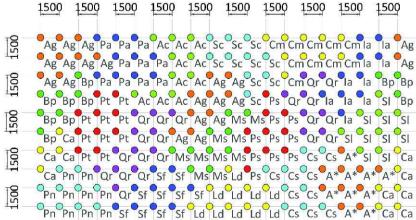
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- AND all relevant documentation from the design team 5. Any discrepancies in the design information are to be brought to the attention of Laird Bailey
- Landscape Architects, in writing. Refer to other consultants' drawings and specifications for the following design information:
- Levels & Drainage design and infrastructure
- Lighting and ducting

documentation:

- Existing & proposed utilities 7. Plant quantities are to suit site areas in accordance with scheduled plant densities
- 8. Any proposed plant substitution shall be agreed with the landscape architect prior to ordering.
- 9. Drawings are for planning purposes only.
- recommended by manufacturer before final cultivation. Apply proprietary fertiliser;
- Reduce top 25mm topsoil to a fine tilth by further cultivation. Remove stones exceeding 50mm in any dimension;
- Lay turf with broken joints, well butted up, working from planks laid on previously laid turfs, during appropriate season and weather condition; Adjust levels by raking out of filling of fine soil under turfs;
- Consolidate by lightly and evenly firming with wooded beaters as laying proceeds. Do not use rollers;
- Dress turf with fine topsoil and brush in to fill joints; Thoroughly water completed turf within 24 hours of laying;
- When grass is 50mm high remove debris, litter and any stones, in dry conditions cut grass to between 25-30mm;
- Remove and dispose of all arisings.

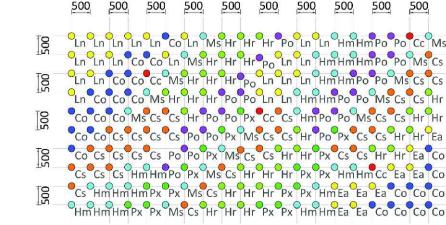
Native woodland planting matrix

For wider/narrower areas use same proportion of each species.



Amenity planting matrix

For wider/narrower areas use same proportion of each species



Land Under Applicants Ownership Existing Vegetation to be

Site Boundary

Retained Proposed Tree



Proposed Hedgerow

Proposed Wetland Planting

Proposed Reed Bed

¬¬¬¬ Proposed Amenity

 ∇ ∇ Planting Mix Proposed Native Shrub 🔀 Planting

Proposed Amenity Grass Seed

Proposed Wildflower Meadow Mix

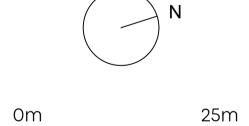
Proposed Swale Seed Mix

Wetland Dry Meadow Mix

Locaion Plan



| b | Engineering Layout Update | 18.03.22 |
|-----|---------------------------|----------|
| а | Layout Update | 09.03.22 |
| Rev | Comment | Date |





LAIRD BAILEY LANDSCAPE ARCHITECTS 07411 659697 hello@lbla.co.uk www.lbla.co.uk

Cotswolds - Somerset - South Wales

Client: Albion Land

Project Title: Catalyst Bicester

Drawing Title:

RM2 - Soft Landscape Proposals (Sheet 4 of 4)

Date: 19 February 2022 Drawing Number: LB291_D01 Scale: 1:500 at A1

Checked by: DB Revision: b

Drawn By: AL