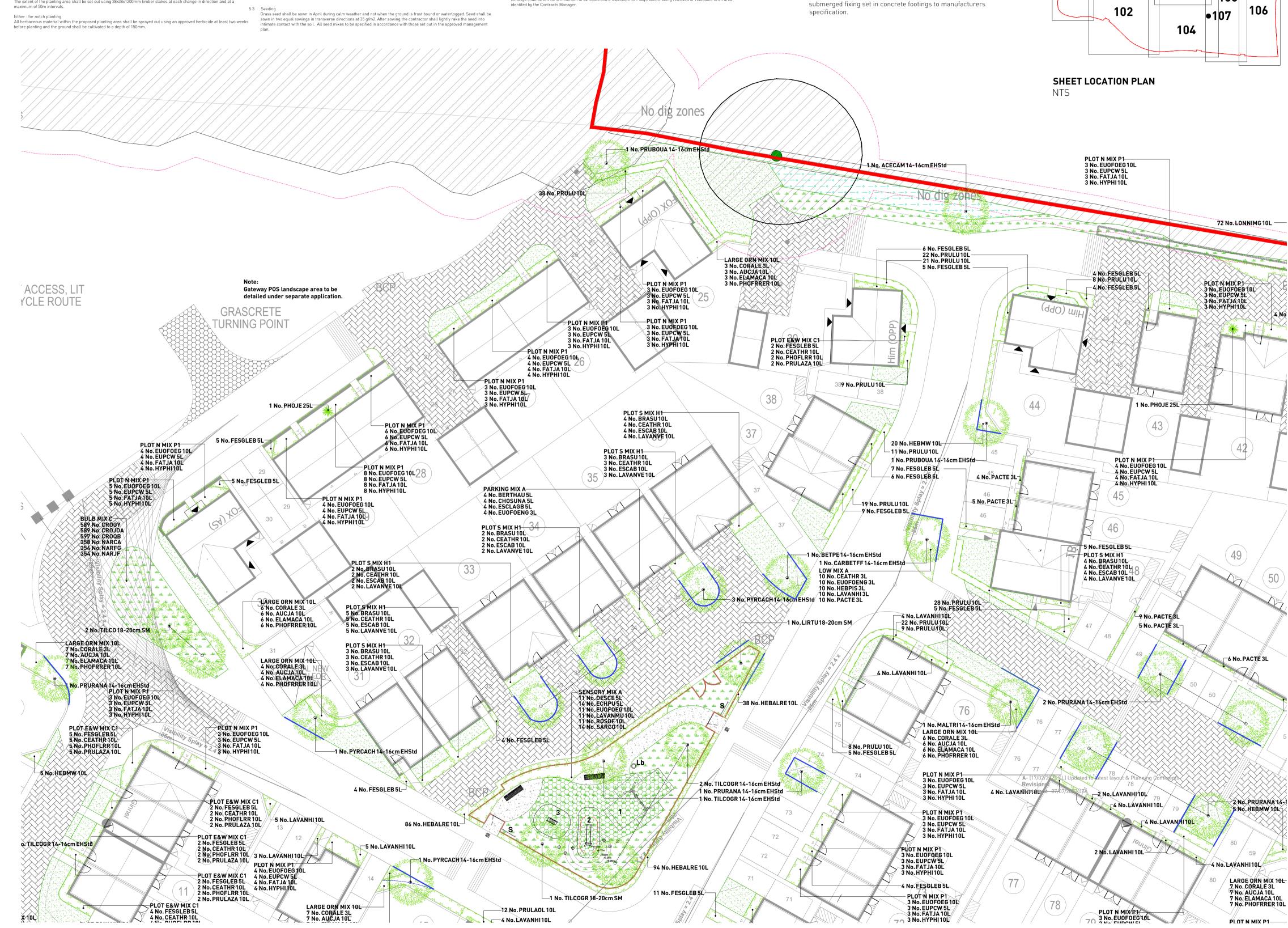
## IMPLEMENTATION AND MAINTENANCE GUIDELINES registered under the HTA Nursery Certification Scheme. All plants shall be packed and transported in accordance with the Code of Practice for Plant Handling as produced by CPSE. Planting shall not be carried out when the ground is waterlogged, frostbound or during periods of cold drying winds. All bare root stock shall be root dipped in an approved water-retaining polymer. Tree planting implementation and maintenance to conform to BS 8545:2014 Trees 'From Nursery to Independence in If the formation level is compacted it should be ripped through before topsoiling. Topsoil depths to be 450mm for shrub beds and 150mm for grass areas. ORNAMENTAL SHRUBS AND TREES Where necessary treat existing weeds with a glyphosate based herbicide and allow a suitable period as recommended by th manufacturer for this to take effect. A general purpose slow release fertiliser at the rate of 75gm/m2 and Tree Planting and Mulching Compost at the rate of 20litres/m2 are to be incorporated into the top 150mm of topsoil during final cultivations. A extraneous matter such as plastic, wood, metal and stones greater than 50mm in any dimension shall be removed from site Tree pits are to be excavated and the base broken up a further 150mm with the sides well scarified to prevent smearing. All trees up to and including selected standards are to be supported with single 75mm diameter stakes. All rootball, container grown and trees over heavy standard size shall be double staked. Any feature trees semi mature in size to be secured with a below ground anchoring system (such as a deadman anchor). Stakes should be driven 500mm into undisturbed ground before planting the tree, taking care to avoid underground services and cables etc. Planting Shrubs and hedges are to be set out as shown on the drawing and pit planted into the prepared soil at the specified centres with minimal disturbance to the rootball and well firmed in. Trees are to be placed into the pits and backfilled with topsoil incorporating slow release fertilizer and Tree Planting and Mulching Compost as specified. Firm trees in well and secure with proprietary rubber tree ties and spacers. Water in all trees and shrubs at the end of each day of planting. Spread ornamental pine bark mulch to a depth of 75mm across all new planting areas, ensuring groundcover plants are not The landscape contractor shall maintain all areas of new planting for a period of 12 months following practical completion. All 5.0 stock deemed to be dead, dying or diseased within the defects period shall be replaced by the contractor at his own cost. ne site is to be visited monthly throughout the year to undertake the following operations Weed clearance: All planting areas are to be kept weed free by hand weeding or herbicide treatment. <u>Litter clearance</u>: All litter is to be removed from planting beds. <u>Watering</u>: Planting areas are to be brought up to field capacity at each visit and each tree is to receive 20 gallons. Checking trees: All tree ties and stakes are to be checked and adjusted if too loose, too tight or if chaffing is occurring. Any broken stakes are to be replaced. Formative pruning: Any damaged shoots/branches are to be pruned back to healthy wood. Plants are to be pruned in accordance with good horticultural practice to maintain healthy well-shaped specimens.. NATIVE SHRUB PLANTING he extent of the planting area shall be set out using 38x38x1200mm timber stakes at each change in direction and at a

900mm diameter circle shall be sprayed out at each planting station using an approved herbicide at least two When newly seeded areas reach 50mm they should be cut back to a height of 30mm and then cut twice annually in early Spring **KEY** and late Summer. All arisings shall be removed or spread evenly across grassland. Any bare patches shall be made good at All bare rooted stock is to be root dipped in water retaining polymer. Proposed planting is to be planted on an informal grid. To avoid straight lines each planting station can be moved by up to 300mm in any direction. Site boundary a. All stock to be protected from rabbit damage using approved proprietory tree and shrub shelters, 900mm and 600mm high a. All stock to be protected from rabbit damage using approved proprietorly free and strub shelters, volumn and countin high respectively, secured with stakes and ties as advised by the manufacturer.

b. All stock to be protected from rabbit damage by 900mm high rabbit fencing erected in accordance with the manufacturers Apply by suitable spraying apparatus, an approved translocated systemic herbicide to the manufacturer's instruction 1997 Control of Pesticides Regulations and 2003 COSHH regulations on all beds, except those which are both weed free and are to receive agrotextile sheet mulch. Spray immediately if any weeds are present. If none are showing, but there may be a delay before planting, or the area is to be seeded, spray after one month following cultivation, to allow dormant seed to Existing trees and vegetation to be retained terminate. All spraying shall be carried out by skilled and qualified operatives, using protective clothing, in suitable weather (n wind) and any damage caused by spray drift, from incorrect usage or spillage, shall be rectified at the contractor's own cost.

Repeat as necessary to ensure complete kill and rake off all dead material from site. Using approved herbicides a 900mm diameter circle centered on each planting station shall be kept weed free throughout the Each Autumn after planting and until handover to the adopting authority, the contractor will prepare a list of all plants which Carry out the following works to the existing topsoil on site to ensure it Conforms to BS 3882:2015, being free from rocks large than 50mm diameter, concrete, all roots, wire, brick, and have less than 20% clay. Allow for pre-application of herbicide as above. Fertilize with 100g per meter square of Vitax "Nutricote 180" slow release fertilizer, in accordance with the manufacturer's instructions. For beds less than 5 meters in width, fork over thoroughly or machine rotavate soil to a depth of are dead, dying or diseased and will replace these during the following planting season Existing trees and vegetation to be removed 300mm, ensuring that the subgrade and topsoil are completely broken up and free draining, relieving any compaction. For begreater than 5 metres in width, break up the subgrade and topsoil using a tractor mounted subsoiler or ripper at 500mm centres to a depth of 500mm, except where there are services, or within 10 metres of tree stems or 3 metres of existing hedges. Do not rip areas where roots greater than 10mm diameter are encountered. The hedge line shall be set out using 38x38x1200 stakes at maximum 50m intervals and all herbaceous material within 400mm of the centre line shall be sprayed out using an approved herbicide at least two weeks before planting. Soft Landscape Proposals Any imported topsoil for making up ground, shall conform to BS:3882:2015, and be free from rocks (over 50mm diameter), concrete, roots, wire and brick, and have less 20% clay. The 800mm wide hedge line shall be cultivated to 150mm incorporating Enmag or equal at 75gm/m2. Refer to plant schedule for details. Plants shall be notch planted in two rows 250mm apart and staggered at 300mm centres. All plants are to be protected with a 7.0 WILDFLOWER AND GRASSLAND MIX 600mm proprietary shelter secured with a stake/cane and ties as recommended by the manufacturer. Proposed tree root barrier locations Grass seed mixtures to be sourced from certified local provenance seed stock. Ground surface will be cleared of weed growth either removed by hand or through the application of an approved Glyphosate based herbicide (all herbicides should only be handled by certified users and in accordance with the COSHH Regulations 2002). The ground will them be ploughed and raked to produce a medium tilth with debris and stones over 25mm diameter reomved. The surface shall be raked to smooth flowing Using approved herbicides a 800mm wide swathe centred on the hedgeline shall be kept weed free throughout the Reroot 600 linear protection, supplied by GreenBlue Urban or similar approved. Each Autumn after planting and until handover to the adopting authority, the contractor will prepare a list of all plants which Any trees within 2m of services to be reroot 1000 linear protection. Exact location contours with a fine to medium tilth. are dead, dying or diseased and will replace these plants during the following planting season. and specification subject to be reviewed by engineers and to be agreed with the Meadow and wildflower seed mixes shall be sown in either August -September or March -April during calm weather and not when the ground is frost bound or waterlogged. Seed shall be sown in two equal sowings in transverse directions at 4 or 5 g/m2, according to supplier's recommendations. After sowing the contractor shall roll the seed into intimate contact with the Tamacadam foorpath The area to be seeded shall be sprayed out with a glyphosate herbicide and cultivated to a depth of 100mm removing all weeds debris and stones over 25mm diameter. The surface shall be raked to smooth flowing contours with a fine tilth, incorporating re-seeding fertiliser at 70 g/m2. Tamacadam footpath with pcc edging. All litter should be removed from areas prior to mowing. The following procedures should not be undertaken in adverse weather conditions or if ground conditions prevent the use of machinery without damage to the ground surface. Mow regularly throughout the first year of establishment to encourage basal growth and reduce weed competition. All arisings shall be removed or deposited in an area designated by the Contracts Manager. Any 103 Turfing operations shall be in accordance with BS 4428. Bench seating Whole turves shall be laid around the perimeter of the area to be turfed. The central area shall be laid in rows with staggered joints, well butted together, working from planks positioned on turves already laid. The turf shall be watered on completion. bare patches shall be made good at this time. **●107** Ref: BX17 40001T 'Roslin Bench' steel framed timber slat version, as ny unevenness shall be made good by lifting the turf and adjusting the levels. Should shrinkage occur, fine topsoil shall be Management of subsequent years comprises a single Autumn cut in September or October to allow plants to set seed. Arisings shall be left for a minimum of 24 hours and a maximum of 7 days before being removed or relocated to an area supplied by Broxap or similar approved. Bench to be installed with



## PLANT SCHEDULE



ABBR	SPECIES	COMMON NAME	SUPPLY	HEIGHT (CM)	GIRTH	QTY (No.
ACECAM	Acer campestre	Common Maple	EHStd	350-425cm	14-16cm	9 —
ACECAME	Acer campestre 'Elsrijk'	Field Maple 'Elsrijk'	EHStd	350-425cm	14-16cm	5 -
ACEPLEQ	Acer platanoides 'Emerald Queen'	Emerald Queen Maple	EHStd	350-425cm	14-16cm	7 –
ALNGL	Alnus glutinosa	Common Alder	EHStd	350-425cm	14-16cm	12 -
AMLA	Amelanchier lamarkii	Snowy Mesipilus	Multi-stem	200-250cm	14-16cm	2 -
BETNI	Betula nigra	River Birch	EHStd	350-425cm	14-16cm	13 —
BETPE	Betula pendula	Common Silver Birch	EHStd	350-425cm	14-16cm	16 -
BETUTJA	Betula utilis Jacquemontii	Himalayan Birch	EHStd	350-425cm	14-16cm	8 -
CARBETFF	Carpinus betulus 'Frans Fontaine'	Hornbeam 'Frans Fontaine'	EHStd	350-425cm	14-16cm	8 -
CRAPR	Crataegus prunifolia	Plum-leaf Thorn	EHStd	350-425cm	14-16cm	7 –
LIRTU	Liriodendron tulipifera	Tulip tree	SM	400-500cm	18-20cm	4 -
MALTRI	Malus trilobata	Lebanese wild apple	EHStd	350-425cm	14-16cm	12 -
PRUBOUA	Prunus 'Sunset Boulevard'	Flowering Cherry 'Sunset Boulevard'	EHStd	350-425cm	14-16cm	11 —
PRURANA	Prunus sargentii 'Rancho'	Sargent Cherry 'Rancho'	EHStd	350-425cm	14-16cm	12 -
PYRCACH	Pyrus calleryana 'Chanticleer'	Flowering Pear 'Chanticleer'	SM	400-500cm	18-20cm	2 -
PYRCACH	Pyrus calleryana 'Chanticleer'	Flowering Pear 'Chanticleer'	EHStd	350-425cm	14-16cm	10 —
QUEIL	Quercus ilex	Holly oak	EHStd	350-425cm	14-16cm	3 -
SALFR	Salix fragilis	Crack Willow	EHStd	350-425cm	14-16cm	10 —
SORAUCR	Sorbus aucuparia 'Cardinal Royal'	Rowan 'Cardinal Royal'	EHStd	350-425cm	14-16cm	11 —
TILCO	Tilia cordata	Small-leaved Lime	SM	400-500cm	18-20cm	6 —
TILCO	Tilia cordata	Small-leaved Lime	EHStd	350-425cm	14-16cm	2 -
TILCOGR	Tilia cordata 'Green Spire'	Small-leaved Lime 'Green Spire'	SM	400-500cm	18-20cm	6 -



COMMON NAME SUPPLY HEIGHT (CM) GIRTH QTY (No.) ABBR SPECIES CEAT Cedrus atlantica 'Glauca' Atlas cedar 70-90L 175-200cm PINSY Pinus sylvestris Scotch pine 70-90L 175-200cm



PROPOSED SPECIMEN SHRUBS & CLIMBERS ABBR SPECIES SUPPLY HEIGHT (CM) HABIT CENTRES QTY (No.) HYDGRAA Hydrangea paniculata 'Grandiflora' 25L 60-80cm Bushy Counted 5 -MAGSU Magnolia 'Susan' 70L 100-125cm Bushy Counted 5 -PHOJE Phormium 'Jester' 25L 100-125cm Triple Crown Counted 8 -PHOSU Phormium 'Sundowner' 25L 100-125cm Triple Crown Counted 7 -



PROPOSED HEDGEROWS SUPPLY HEIGHT (CM) HABIT CENTRES (M) QTY (No.) ABBR SPECIES LIGVU Liqustrum vulgare 10L 60-80cm Bushy 0.4Ctr 989 -PRULAOL Prunus laurocerasus 'Otto Luyken' 10L 60-80cm Bushy 0.5Ctr 954 -10L 80-100cm Bushy 0.5Ctr 803 -PRULU Prunus Iusitanica



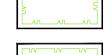
PROPOSED INDIVIDUAL SHRUBS SUPPLY HEIGHT (CM) HABIT CENTRES (M) QTY (No.) ABBR SPECIES HEBALRE Hebe albicans 'Red Edge' 10L 30-40cm 0.5Ctr 395 -HEBMW Hebe 'Mrs Winder' 30-40cm Bushy 0.7Ctr 129 -LAVANHI Lavandula angustifolia 'Hidcote' 10L 30—40cm Bushy 0.7Ctr 208 — LONNIMG Lonicera nitida 'May Green' 10L 40-60cm Bushy 0.7Ctr 224 -



PACTE Pachysandra terminalis 3L 15-20cm Bushy 0.5Ctr 118 -



SUPPLY HABIT CENTRES (M) QTY (No.) FESGLEB Festuca glauca 'Elijah Blue' 5L Full Pot 0.7Ctr 263 -





ABBR SPECIES SUPPLY HEIGHT (CM) HABIT CENTRES (M) QTY (No.) PLANT TO FRONT LARGE ORN MIX 10L AUCJA Aucuba japonica 60-80cm Bushy 0.7Ctr LARGE ORN MIX 10L CORALE Cornus alba 'Elegantissima' 60-80cm Branched 0.7Ctr LARGE ORN MIX 10L ELAMACA Elaeagnus pungens 'Maculata' 60-80cm Bushy 0.7Ctr 263 -LARGE ORN MIX 10L PHOFRRER Photinia fraseri 'Red Robin' 60-80cm Bushy 0.7Ctr 263 -CEATHR Ceanothus thyrsiflorus repens 30-40cm Bushy 0.7Ctr LOW MIX A EUOFOENG Euonymus fortunei 'Emerald 'n' Gold' 3L 30-40cm Bushy 0.7Ctr LOW MIX A HEBPIS Hebe pinguifolia 'Sutherlandii' 30-40cm Bushy 0.7Ctr LOW MIX A LAVANHI Lavandula angustifolia 'Hidcote' 30-40cm Bushy 0.7Ctr LOW MIX A PACTE Pachysandra terminalis 30-40cm Bushy 0.7Ctr 48 - Yes PARKING MIX A BERTHAU Berberis thunbergii 'Aurea' 30-40cm Bushy 0.7Ctr 87 - Yes PARKING MIX A CHOSUNA Choisya ternata 'Sundance' 30-40cm Bushy 0.7Ctr PARKING MIX A ESCLAGB Escallonia laevis 'Gold Brian' 40-60cm Bushy 0.7Ctr EUOFOENG Euonymus fortunei 'Emerald 'n' Gold' 3L PLOT E&W MIX C1 CEATHR Ceanothus thyrsiflorus repens 40-60cm Bushy 0.7Ctr 191 - Yes PLOT E&W MIX C1 FESGLEB Festuca glauca 'Elijah Blue' 40-60cm Full Pot 0.7Ctr 191 - Yes PLOT E&W MIX C1 PHOFLRR Photinia x fraseri 'Little Red Robin' 10L 40-60cm Bushy 0.7Ctr 191 — PLOT E&W MIX C1 PRULAZA Prunus laurocerasus 'Zabeliana' 40-60cm Bushy 0.7Ctr 40-60cm Bushy 0.7Ctr PLOT N MIX N1 AUCJAR Aucuba japonica 'Rozannie' EUOFOEG Euonymus fortunei 'Emerald Gaiety' 30-40cm Bushy 0.7Ctr 171 - Yes MAHAQAP Mahonia aquifolium 'Apollo' PLOT N MIX N1 30-40cm Bushy 0.7Ctr 171 - Yes PLOT N MIX N1 SKICOKEG Skimmia confusa 'Kew Green' 30-40cm Bushy 0.7Ctr 171 - Yes 0.7Ctr 198 - Yes PLOT N MIX P1 EUOFOEG Euonymus fortunei 'Emerald Gaiety' 10L 30-40cm Full Pot 0.7Ctr PLOT N MIX P1 EUPCW Euphorbia characias wulfenii 198 — 60-80cm PLOT N MIX P1 FATJA Fatsia japonica HYPHI 40-60cm Bushy 0.7Ctr Hypericum 'Hidcote' PLOT S MIX H1 BRASU Brachyglottis 'Sunshine' 40-60cm Bushy 0.7Ctr 106 -PLOT S MIX H1 CEATHR Ceanothus thyrsiflorus repens 40-60cm Bushy 0.7Ctr 106 - Yes PLOT S MIX H1 ESCAB Escallonia 'Apple Blossom' 60-80cm Bushy 0.7Ctr 106 -PLOT S MIX H1 LAVANVE Lavandula angustifolia 'Vera' 30-40cm Bushy 0.7Ctr 106 - Yes PLOT S MIX K1 CAREVE Carex 'Evergold' Full pot 0.7Ctr CISPINA Cistus 'Silver Pink' 30-40cm Bushy 0.7Ctr PLOT S MIX K1 LAVANHI Lavandula angustifolia 'Hidcote' 20-30cm Bushy 0.7Ctr DESCE Deschampsia cespitosa SENSORY MIX A Full pot 0.7Ctr ECHPU Echinacea purpurea Full Pot 0.7Ctr SENSORY MIX A SENSORY MIX A EUOFOEG Euonymus fortunei 'Emerald Gaiety' 10L 30-40cm Bushy 0.7Ctr LAVANMU Lavandula angustifolia 'Munstead' 10L 30-40cm Bushy 0.7Ctr SENSORY MIX A ROSOF Rosmarinus officinalis 40-60cm Bushy 0.7Ctr

10L 30-40cm Bushy 0.7Ctr



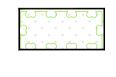
SENSORY MIX A

PROPOSED BULBS

MIX NAME ABBR SPECIES

PROPOSED MARGINAL PLANTING ABBR SPECIES MARGINAL MIX 3 CARPR Cardamine pratensis 7cm Plug plant 7/m² MARGINAL MIX 3 CARPS Carex pseudocyperus 7cm Plug plant 7/m² 10% 311 -MARGINAL MIX 3 CARRI Carex riparia 7cm Plug plant 7/m² 10% 311 -MARGINAL MIX 3 IRIPS Iris pseudacorus 1L Full pot 7/m² 20% 611 -MARGINAL MIX 3 LYCFL Lychnis flos-cuculi 7cm Plug plant 7/m² MARGINAL MIX 3 LYTSA Lythrum salicaria 7cm Plug plant 7/m² MARGINAL MIX 3 PERAM Persicaria amphibia 7cm Plug plant 7/m²

SARCO Sarcococca confusa



BULB MIX C CROGY Crocus 'Golden Yellow' Dutch Crocus Bulb 100/m² 16.6% 37.1643m² BULB MIX C CROJDA Crocus 'Jeanne D' Arc' Dutch Crocus Bulb 100/m² 16.6% 37.1643m² BULB MIX C CROQB Crocus 'Queen of the Blues' Dutch Crocus Bulb 100/m² 16.8% 37.6121m² BULB MIX C NARCA Narcissus 'Canaliculatus' Dwarf Daffodils Bulb 60/m² 16.8% 37.6121m² BULB MIX C NARFG Narcissus 'February Gold' Dwarf Daffodil Bulb 60/m² 16.6% 37.1643m² BULB MIX C NARJF Narcissus 'Jet Fire' Dwarf Daffodil Bulb 60/m² 16.6% 37.1643m² 2237 -Total :223.8814m²

COMMON NAME HABIT CENTRES (M) MIX % AREA



Medalion Turf Rolawn Limited 3543.035m² PROPOSED AMENITY SEED MIX (or similar approved)

PROPOSED LAWN TURF (or similar approved)

MIX NAME SEED MIX SUPPLIER AREA



MIX NAME SEED MIX SUPPLIER AREA A22 (Low Maintenance) Amenity Germinal GB Limited 2801.1511m<sup>2</sup> 50g/m<sup>2</sup> PROPOSED WILDFLOWER MEADOW (or similar approved)



SEED MIX SUPPLIER AREA EM3 - Special Gen. Purpose Meadow Emorsgate Seeds 257.8847m² 4g/m²



ROPOSED WETLAND WILDFLOWER MEADOW (or similar approved) SEED MIX SUPPLIER AREA  $\rm EM8-Meadow~Mix~for~Wetlands~Emorsgate~Seeds~3888.7698m^2~4g/m^2$ 



PROPOSED HEDGEROW EDGE MEADOW MIX (or similar approved) SEED MIX SUPPLIER AREA EH1 —HEDGEROW MIXTURE Emorsgate Seeds 133.4728m² 4g/m²



All trees, feature shrubs, climbers, shrubs and hedgerows to be planted in accordance with



the implementation and maintenance guidelines. All landscape proposals must be referred to by the Structural Engineer during foundation design. No tree, feature shrub, climber, shrub and hedgerow species, size or location should be altered without prior approval from the Landscape Architect.

 Individual shrub/herbaceous/grass species to be planted in groups of 3-7.
 Individual species within ornamental shrub mixes to be planted in groups of 5-9.
 Lower growing species within ornamental shrub mixes to be planted at the front of the shrub bed (as indicated).

- Individual bulbs species to alternate every 2 linear metres.
- Native hedgerow shrubs to be supplied as bareroot stock unless stated.
- Hedgerow shrubs to be planeted within a 80cm wide bed and mulched.
- Any native hedgerow shrubs to be planted on a double staggered row, 250mm apart with no less than 6 per linear metre within a 50cm wide bed in accordance with implementation ar maintenance guidelines. Any feathered stock is to have a upright central stem furnished with evenly spread and balanced lateral growth the full length of the stem. If feathered hedgerow stock is proposed, shrubs are to be attached to a double line support (one for feathered stock at 1m high and one for transplant stock at 60cm high) fence using a approved clip tie and cut back to 1.2m in height at time of planting.

Pond marginal planting to be sourced from certified local provenance plant stock

Soiling operations to be carried out in accordance with the implementation and maintenance guidelines. All planting to be in accordance with the implementation and maintenance guidelines. No species, variety, size or position to be amended without the Landscape Architects pr

proved by the project landscape architect.

approval. Before trees are planted, the Landscape Contractor shall ascertain the location of drain: from the site manager, and shall if necessary make minor adjustments to tree position ensure that they are planted at least 1.5m from drains. They should however be planted not closer to houses/garages than is shown on the drawing, and if shown located in shrub bed: the shape of the latter should be adjusted if necessary to accommodate the revised tree ll planting must be mulched in accordance with the implementation and maintenanc planting is required outside the October-March season, bare root shrubs will be replaced by 3L pot grown plants, and trees will be replaced by a containerised equivalent to be

B- (14/03/2023 SL) Updated to latest layout A- (17/02/2023 SL) Updated to latest layout & Plann



Banbury **Detailed Soft Landscape** Proposals Sheet 2 of 7 Drawing Ref: **P21-2662\_101D** 

Drawn by : JZA Checked by : JZA/SL Scale : 1 : 250 @ A1

Client: **Persimmon Homes** 



