

IMPLEMANTATION AND MAINTENANCE GUIDELINES

- GENERAL**
 - All plants shall conform to BS 3753 and be in accordance with the National Plant Specification. Supply nurseries shall be registered under the NPL 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 5830:2014. Trees from Nursery in Independence in the Landscape.
 - If the formation level is compacted it should be ripped through before topsoiling.
 - Topsoil depths to be 400mm for shrub beds and 150mm for grass areas.
- ORNAMENTAL SHRUBS AND TREES**
 - Ground Preparation: Where necessary treat existing weeds with a glyphosate based herbicide and allow a suitable period as recommended by the manufacturer for this to take effect. A general purpose slow release fertilizer at the rate of 75g/m² and True Planting and Mulching Compost at the rate of 200g/m² are to be incorporated into the top 150mm of topsoil during final cultivations. All existing material such as plastic, weed, 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 clarified to prevent smearing. All trees up to and including selected standards are to be supported with single 50mm diameter stakes. All unrooted, container grown and trees where standard size shall be double staked. Any feature trees over mature in size to be secured with below ground anchoring system (such as a deadman anchor). Stakes should be driven 300mm 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 well and secure with proprietary rubber tree ties and spacers.
 - Water in all trees and shrubs at the end of each planting.
 - Spread ornamental pine bark mulch to a depth of 75mm across all new planting areas ensuring groundcover plants are not buried.
 - Maintenance: The landscape contractor shall maintain all areas of new planting for a period of 12 months following practical completion. All stock deemed to be dead, dying or diseased within the defects period shall be replaced by the contractor at his own cost.
 - The site is to be visited monthly throughout the year to undertake the following operations:
 - Visual checks: All planting areas to be kept weed free by hand weeding or herbicide treatment.
 - Litter clearance: All litter is to be removed from planting beds.
 - Watering: Planting areas are to be brought up to field capacity at each visit and each tree is to receive 20 litres.
 - Check and trees: All tree ties and stakes are to be checked and adjusted if loose, too tight or if chaffing is occurring.
 - 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**
 - Ground Preparation: All herbaceous material within the proposed planting area shall be sprayed out using an approved herbicide at least two weeks before planting and the ground shall be cultivated to a depth of 150mm.
 - Planting: Native shrubs are to be set in April during calm weather and not when the ground is first found or waterlogged. Seed shall be sown in two equal sowings in Transverse direction at 35cm². After sowing the contractor shall lightly rake the seed into the soil and contact with the soil. All seed mixes to be specified in accordance with those set out in the approved management plan.
 - Seeding: Grass seed shall be sown in April during calm weather and not when the ground is first found or waterlogged. Seed shall be sown in two equal sowings in Transverse direction at 35cm². After sowing the contractor shall lightly rake the seed into the soil and contact with the soil. All seed mixes to be specified in accordance with those set out in the approved management plan.

- Initial cut**
 - When newly seeded areas reach 50mm they should be cut back to a height of 30mm and then cut twice annually in early Spring and late Summer. All wirings shall be removed or spread evenly across grassland. Any bare patches shall be made good at this time.
- TOPSOIL**
 - Existing Topsoil: Pre-planting herbicide application: Apply by suitable spraying apparatus, an approved translocated systemic herbicide to the manufacturer's instructions and to 1997 Control of Pesticides Regulations and 2003 COSHH regulations on all beds, except those which are both weed free and are to receive agricultural chisel work. Spray immediately if any weeds are present. If crops are showing that 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 germinate. All spraying shall be carried out by skilled and qualified operators, using protective clothing, in suitable weather (no wind) and any damage caused by spray drift, from incorrect usage or spillage, shall be rectified at the contractor's own cost. Where necessary to ensure complete kill and rake off all dead material from site.
 - Carry out the following works to the existing topsoil on site to ensure a Condition 1 to BS 5830:2014, being free from rocks larger than 50mm diameter, concrete, old roots, wire, brick, and have less than 20% clay. Allow for pre-application of herbicide as above. Fertilize with 100g per meter square of Vitas 'Nutricore 180' slow release fertilizer, in accordance with the manufacturer's instructions. For beds less than 3 meters in width, fork over thoroughly or machine release soil to a depth of 300mm, ensuring that the subgrade and topsoil are completely broken up and free draining, retaining any compaction. For beds greater than 3 meters in width, break up the subgrade and topsoil using a tractor mounted subsoiler or ripper at 300mm centre to a depth of 300mm, 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 50mm diameter are encountered.
 - Imported Topsoil: Any imported topsoil for making up ground, shall conform to BS 5830:2014, and be free from rocks (over 50mm diameter), concrete, metal wire and brick, and less than 20% clay.
- WILDLIFE ORN AND GRASSLAND MIX**
 - Preparation: 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 then be ploughed and raked to produce a medium tillth with sods and stones over 25mm diameter removed. The surface shall be raked to smooth flowing contours with a fine medium tillth.
 - Seeding: Meadow and wildflower seed mix shall be sown in either August / September or March / April during calm weather and not when the ground is first found or waterlogged. Seed shall be sown in two equal sowings in transverse direction at 3 x 5g/m², according to supplier's recommendations. After sowing the contractor shall roll the seed into intimate contact with the soil with a rubber Cambridge roller.
 - First year maintenance: All litter shall 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 with damage to the ground surface. Mow regularly throughout the first year of establishment to encourage basal growth and reduce weed competition. All wirings shall be removed or deposited in an area designated by the Contractors Manager. Any bare patches shall be made good at this time.
 - Second and subsequent year maintenance: Management of subsequent years comprises a single Autumn (in September or October) to allow diatoms to seed. Wirings shall be left for a minimum of 24 hours and a maximum of 7 days before being removed or relocated to an area identified by the Contractors Manager.

KEY

Site boundary

Existing trees and vegetation to be retained

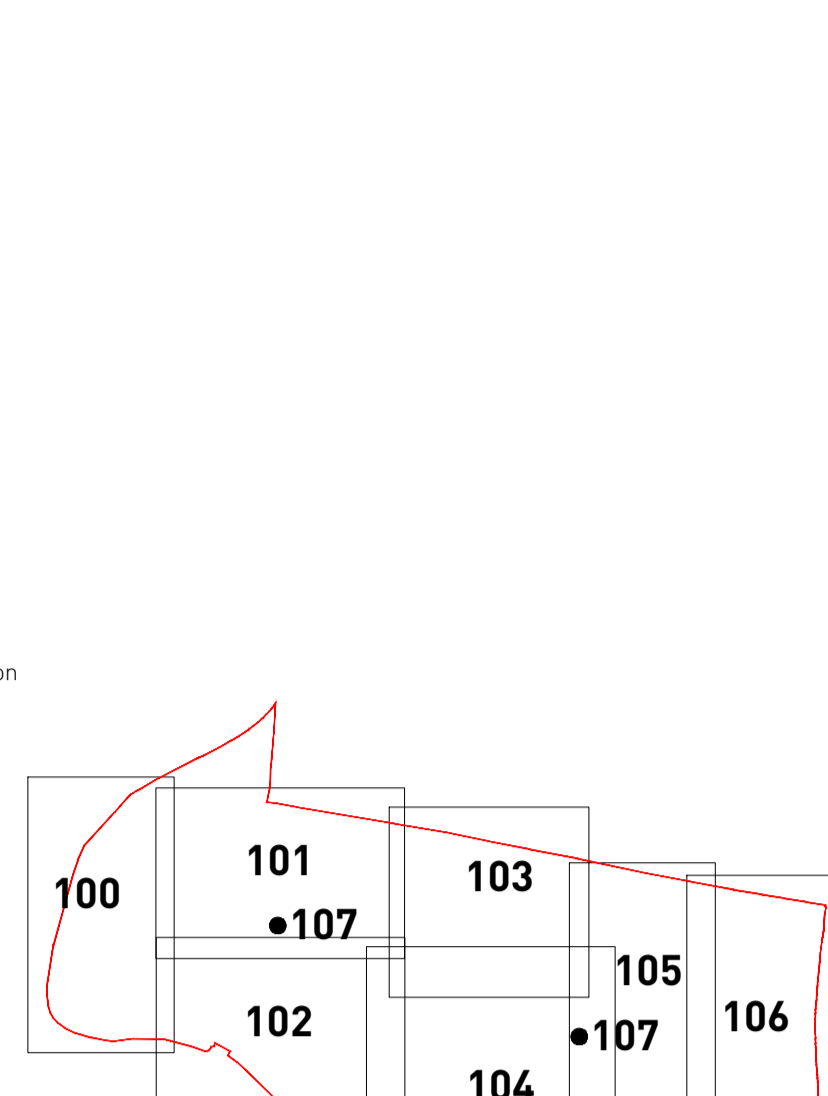
Existing trees and vegetation to be removed

Soft Landscape Proposals
Refer to plant schedule for details.

Proposed tree root barrier locations
Reroot 600 linear protection, supplied by GreenBlue Urban or similar approved. Any trees within 2m of services to be reroot 1000 linear protection. Exact location and specification subject to be reviewed by engineers and to be agreed with the site engineer.

Tarmacadam foopath
Tarmacadam foopath with pcc edging.

Bench seating
Ref: BX17 40001T 'Roslin Bench' steel framed timber slat version, as supplied by Broxap or similar approved. Bench to be installed with submerged fixing set in concrete footings to manufacturers specification.



PLANT SCHEDULE

ABBV	SPECIES	COMMON NAME	SUPPLY	HEIGHT (M)	GIRTH (CM)	HABIT	CENTRES (M)	QTY (No.)
ACECAM	Acer compostre	Common Maple	EHStd	350-425cm	14-16cm	9		
ACECAM	Acer compostre 'Eclair'	Fine leaved 'Eclair'	EHStd	350-425cm	14-16cm	5		
ACEQUEL	Acer platanoides 'Emerald Queen'	Emerald Queen Maple	EHStd	350-425cm	14-16cm	7		
ALINGL	Alnus glutinosa	Common Alder	EHStd	350-425cm	14-16cm	12		
AMLA	Amedocher lamarkii	Spray Medlar	Multi-stem	200-250cm	14-16cm	2		
BELNI	Betula nigra	River Birch	EHStd	350-425cm	14-16cm	13		
BETPE	Betula pendula	Common Silver Birch	EHStd	350-425cm	14-16cm	16		
BETULIA	Betula pubescens	Scots Birch	EHStd	350-425cm	14-16cm	8		
CARBETTF	Corpus betulae 'Frans Fontaine'	Hornbeam 'Frans Fontaine'	EHStd	350-425cm	14-16cm	8		
CRAPR	Crataegus prunifolia	Prunella Thorn	EHStd	350-425cm	14-16cm	7		
LDL	Lindera lucida	Spicebush	EHStd	350-425cm	14-16cm	12		
MALTRI	Malus trilobata	Lebanese wild apple	EHStd	350-425cm	14-16cm	11		
PRUBOUA	Prunus 'Sunset Boulevard'	Flowering Cherry 'Sunset Boulevard'	EHStd	350-425cm	14-16cm	12		
PRURANA	Prunus argentea 'Rancho'	Sagehen Cherry 'Rancho'	EHStd	350-425cm	14-16cm	8		
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		
QUAEL	Quercus ilex	Holly oak	EHStd	350-425cm	14-16cm	6		
SALFR	Salix fragilis	Cock Willow	EHStd	350-425cm	14-16cm	10		
SORAUOR	Sorbus aucuparia 'Cardinal Royal'	Royal 'Cardinal Royal'	EHStd	350-425cm	14-16cm	11		
TILCO	Tilia cordata	Small-leaved Lime	EHStd	350-425cm	14-16cm	6		
TILCOGR	Tilia cordata 'Green Spire'	Small-leaved Lime 'Green Spire'	SM	400-500cm	18-20cm	6		
TILCOGR	Tilia cordata 'Green Spire'	Small-leaved Lime 'Green Spire'	EHStd	350-425cm	14-16cm	6		
Total : 182 -								

ABBV	SPECIES	COMMON NAME	SUPPLY	HEIGHT (M)	GIRTH (CM)	HABIT	CENTRES (M)	QTY (No.)
ABAT	Abies alba 'Glauca'	Alpine Cedar	SM	70-30L	175-200cm	3		
PINSY	Pinus sylvestris	Scotch pine	SM	70-90L	175-200cm	6		
Total : 9 -								

ABBV	SPECIES	COMMON NAME	SUPPLY	HEIGHT (M)	GIRTH (CM)	HABIT	CENTRES (M)	QTY (No.)
HYDRGRAA	Hydrangea paniculata 'Grandiflora'	25L	60-80cm	Bushy	Counted	5		
MAGSU	Magnolia 'Susan'	70L	100-125cm	Bushy	Counted	5		
PHOSU	Phlox 'Sundowner'	25L	100-125cm	Triple Crown	Counted	5		
PHOSU	Phlox 'Sundowner'	25L	100-125cm	Triple Crown	Counted	7		

ABBV	SPECIES	COMMON NAME	SUPPLY	HEIGHT (M)	GIRTH (CM)	HABIT	CENTRES (M)	QTY (No.)
LIQUL	Ligularum vulgare	10L	60-80cm	Bushy	G.4Ctr	989		
PRULAO	Prunus laurocerasus 'Otto Luyken'	10L	60-80cm	Bushy	0.5Ctr	954		
PRULU	Prunus lusitanica	10L	80-100cm	Bushy	0.5Ctr	803		

ABBV	SPECIES	COMMON NAME	SUPPLY	HEIGHT (M)	GIRTH (CM)	HABIT	CENTRES (M)	QTY (No.)
HEBALRE	Hebe albicans 'Red Edge'	10L	30-40cm	0.5ctr	395			
HEBWA	Hebe 'Mrs Windy'	10L	30-40cm	Bushy	0.7Ctr	129		
LAVANH	Lavandula angustifolia 'Hidcote'	30A	40-60cm	Bushy	0.7Ctr	208		
LONNMG	Lonicera nitida 'May Green'	10L	40-60cm	Bushy	0.7Ctr	224		
PACTE	Pachysandra terminalis	3L	15-20cm	Bushy	0.5Ctr	118		

ABBV	SPECIES	COMMON NAME	SUPPLY	HEIGHT (M)	GIRTH (CM)	HABIT	CENTRES (M)	QTY (No.)
FESGLEB	Festuca glauca 'Elijah Blue'	5L	Full Pot	0.7Ctr	263			

MIX NAME	ABBV	SPECIES	COMMON NAME	SUPPLY	HEIGHT (M)	GIRTH (CM)	HABIT	CENTRES (M)	QTY (No.)	PLANT TO FRONT
LARGE ORN MIX 10L	AUCJA	Aucuba japonica	3L	60-80cm	Bushy	0.7Ctr	263			
LARGE ORN MIX 10L	CORALE	Cornus alba 'Elegantissima'	3L	60-80cm	Branching	0.7Ctr	263			
LARGE ORN MIX 10L	ELAMACA	Elaeagnus pungens 'Moulot's'	3L	60-80cm	Bushy	0.7Ctr	263			
LARGE ORN MIX 10L	PHOFRRER	Phlox fraseri 'Red Robin'	3L	60-80cm	Bushy	0.7Ctr	263			
LOW MIX A	CEATHR	Ceanothus thyrsiflorus repens	3L	30-40cm	Bushy	0.7Ctr	48			
LOW MIX A	EUFONGE	Euonymus fortunei 'Emerald 1'	Gold	3L	30-40cm	Bushy	0.7Ctr	48		
LOW MIX A	HEBPS	Hebe pingii 'Silver Edge'	3L	30-40cm	Bushy	0.7Ctr	48			
LOW MIX A	LAVANH	Lavandula angustifolia 'Hidcote'	3L	30-40cm	Bushy	0.7Ctr	48			
LOW MIX A	PACTE	Pachysandra terminalis	3L	30-40cm	Bushy	0.7Ctr	48			Yes
PARKING MIX A	BERTHAU	Berberis fraseri 'Aurea'	3L	30-40cm	Bushy	0.7Ctr	87			Yes
PARKING MIX A	CHOSUNA	Chosyia ternata 'Sundance'	3L	30-40cm	Bushy	0.7Ctr	87			Yes
PARKING MIX A	ESLAGB	Escallonia laevis 'Gold Bristle'	3L	40-60cm	Bushy	0.7Ctr	87			Yes
PARKING MIX A	PHOFRRER	Phlox fraseri 'Little Red Robin'	3L	40-60cm	Bushy	0.7Ctr	191			Yes
PLOT E&W MIX C1	CEATHR	Ceanothus thyrsiflorus repens	10L	40-60cm	Bushy	0.7Ctr	191			Yes
PLOT E&W MIX C1	FESGLEB	Festuca glauca 'Elijah Blue'	5L	40-60cm	Full Pot	0.7Ctr	191			Yes
PLOT E&W MIX C1	PHOFRRER	Phlox fraseri 'Little Red Robin'	10L	40-60cm	Bushy	0.7Ctr	191			Yes
PLOT E&W MIX C1	PRULAZA	Prunus laurocerasus 'Zobolano'	10L	40-60cm	Bushy	0.7Ctr	191			Yes
PLOT N MIX N1	AUCJAP	Aucuba japonica 'Rosemarie'	10L	40-60cm	Bushy	0.7Ctr	171			Yes
PLOT N MIX N1	EUFONGE	Euonymus fortunei 'Emerald Gaiety'	10L	30-40cm	Bushy	0.7Ctr	171			Yes
PLOT N MIX N1	MAHAQAP	Mahonia aquifolium 'Apollo'	10L	30-40cm	Bushy	0.7Ctr	171			Yes
PLOT N MIX N1	SKODENG	Skimmia confusa 'Green Jewel'	10L	30-40cm	Bushy	0.7Ctr	171			Yes
PLOT N MIX N1	EUPCW	Euonymus fortunei 'Emerald Gaiety'	5L	30-40cm	Full Pot	0.7Ctr	198			Yes
PLOT N MIX P1	FATJA	Fatsia japonica	10L	60-80cm	0.7Ctr	198				Yes
PLOT N MIX P1	HYPS	Hypericum 'Hidcote'	10L	40-60cm	Bushy	0.7Ctr	198			Yes
PLOT S MIX H1	BRASU	Brachyglottis 'Sunshine'	10L	40-60cm	Bushy	0.7Ctr	106			Yes
PLOT S MIX H1	CEATHR	Ceanothus thyrsiflorus repens	10L	40-60cm	Bushy	0.7Ctr	106			Yes
PLOT S MIX H1	ESLAGB	Escallonia laevis 'Gold Bristle'	10L	60-80cm	Bushy	0.7Ctr	106			Yes
PLOT S MIX H1	LAVANVE	Lavandula angustifolia 'Vera'	10L	30-40cm	Bushy	0.7Ctr	106			Yes
PLOT S MIX K1	CAREVE	Carex 'Evergold'	3L	30-40cm	Full pot	0.7Ctr	30			Yes
PLOT S MIX K1	COSPIKA	Cistus 'Silver Fire'	3L	20-30cm	Bushy	0.7Ctr	30			Yes
PLOT S MIX K1	HEBALRE	Hebe 'Red Edge'	3L	20-30cm	Bushy	0.7Ctr	30			Yes
SENSORY MIX A	DESESE	Deschampsia cespitosa	5L	30-40cm	Bushy	0.7Ctr	33			Yes
SENSORY MIX A	ECHUPU	Echinacea purpurea	5L	30-40cm	Bushy	0.7Ctr	33			Yes
SENSORY MIX A	EUFONGE	Euonymus fortunei 'Emerald Gaiety'	10L	30-40cm	Bushy	0.7Ctr	26			Yes
SENSORY MIX A	LAVANAM	Lavandula angustifolia 'Munstead'	10L	40-60cm	Bushy	0.7Ctr	26			Yes
SENSORY MIX A	ROSEF	Rosmarinus officinalis	10L	40-60cm	Bushy	0.7Ctr	26			Yes
SENSORY MIX A	SARCO	Sarcococca confusa	10L	30-40cm	Bushy	0.7Ctr	33			Yes

MIX NAME	ABBV	SPECIES	SUPPLY	HABIT	CENTRES (M)	MIX %	AREA	QTY (No.)
MARGINAL MIX 3	CARRP	Cordamine pratensis	7cm	Plug plant	7m ²	20%	611	
MARGINAL MIX 3	CARP	Carex pseudocyperus	7cm	Plug plant	7m ²	10%	311	
MARGINAL MIX 3	CARRP	Carex riparia	7cm	Plug plant	7m ²	10%	311	
MARGINAL MIX 3	IRIPS	Iris pseudocorus	1L	Full pot	7m ²	20%	611	
MARGINAL MIX 3	LYTSA	Lythrum salicaria	7cm	Plug plant	7m ²	15%	461	
MARGINAL MIX 3	PERAM	Persicaria amphibia	7cm	Plug plant	7m ²	15%	461	

MIX NAME	ABBV	SPECIES	COMMON NAME	HABIT	CENTRES (M)	MIX %	AREA	QTY (No.)
BULB MIX C	589	No. CROD	Crocus 'Golden Yellow'	Bulb	100/m ²	16.6%	37.1643m ²	3720
BULB MIX C	589	No. CROD	Crocus 'Jeanne D'Arc'	Bulb	100/m ²	16.6%	37.1643m ²	3720
BULB MIX C	589	No. CROD	Crocus 'Queen of the Blues'	Bulb	100/m ²	16.8%	37.6121m ²	3769
BULB MIX C	589	No. WARC	Narcissus 'Cornolietus'	Bulb	60/m ²	16.8%	37.6121m ²	2260
BULB MIX C	589	No. NARFG	Narcissus 'Trebury Gold'	Bulb	60/m ²	16.6%	37.1643m ²	2237
BULB MIX C	589	No. NARIF	Narcissus 'Jet Fire'	Bulb	60/m ²	16.6%	37.1643m ²	2237
Total : 22,881m ²								

MIX NAME	SEED MIX SUPPLIER	AREA	DENSITY
MEDATION TURF ROTAWN LIMITED	3543.035m ²		

MIX NAME	SEED MIX SUPPLIER	AREA	DENSITY
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