thoroughly of 300mm, ensuring that the subgrade and topsoil are completely broken up and free draining, relieving any compaction. For beds greater than a metres in width, break up the subgrade and topsoil using a tractor mounted subsoiler or ripper at 500m centres to a depth of 500mm, except where there are services, or within 10 meters of the string holders. Bo not rip areas where roots greater than 10mm diameter are encountered. 3. Determine before submitting a tender, the extent of support from the site manager with ground preparation: ensure back or wood chip mulches are rettained. Where grass is proposed, then the soil level 65mm below adjacent grass or paved surfaces, to receive rain water run off he landscape contractor is responsible for ensuring that the final product conforms to the specified). Where grass is proposed, then the soil level shall be flush maximum 10mm below but never proud) of adjacent paved surfaces, to receive rain water run off he landscape contractor is responsible for ensuring that the final product conforms to the specified level. The landscape contractor shall allow for adjacent to paved topsoil to the recessed level. The landscape contractor shall allow for adjacent to be the recessed to the specified levels below pavement & grass stuffaces within 400mm of the specified above, including for re-grading subsoil and topsoil. Where beds to the specified to the specified levels below pavement & grass stuffaces within 400mm of the edges of the bed. This is to allow for sheet mulch adoes not spill out on to allow surface within 400mm of the edges for the beds in the finished pavements and also to allow surface water to pavement edges will cause mover dange on cutting. 5. Imported topsoil (where specified and sanctioned by the employer) for making and levels below pavement begs will cause mover dange on cutting. Shall be cultivated as set yout above. Representative sample		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 germinate. All spraying shall be carried out by skilled and qualified operatives, using protective clothing, in suitable weather (no wind) and any damage caused by spray drift, from incorrect usage or spillage. shall be			
Twining varieties of climber, with flastic coated garden wire tags. Twining varieties of climber, with specially prepared pits or general shrub beds) shall be trained to wals/fences by mounting ready-made trellispanels 1.8 x 1.8m generally (but 1.8 x 0.6m for corners or where space is restricted). Include for adapting any panels for locations where wals or fences are lower than 1.8m. Fix trellispanels for locations where wals for corners or where space is restricted with a long of stems. Ensure that all timber is pressure impregnated with a non phyto-toxic preservative and then painted with a dark brown non phyto-toxic preservative and approved. Ensure that the proposed stain such as Sadolin Classic walnut or similar and approved. Ensure that the rellis is not in contact with the ground. Train the climbing shrub to the trellis with plastic coated garden wire tags. 8. Climbers specified outside proposed shrub beds shall have specially prepared climber wits Climber pits shall be 400mm x 400mm and 600mm deep (minimum size), and be backfilled with topsoil beds shall have specially prepared climber wits Climber pits shall be approved. Ensure the base of the pit is thoroughly broken up and free draining before back filling with topsoil. Ensure the base of the pit is shall be approved. Ensure and specification notes on this plan, supply and spread agrotextile over planting, and peg down with Weedstop pegs at a minimum of 500mm centres, (300mm centres, (300mm at edges) and beds less than 1m wide. Proposed density densely make the specification for weedstop Fabric' sheet mulch on plan. 2. Following planting supply and special becoming the proposed with the proposed with the proposed of the pit. 2. Following planting supply and special becoming the proposed with the proposed with the proposed with the proposed beautiful to the proposed of the pit is specially proposed and services of the pit. 2. Following planting supply and special mulch on planting becoming mulch with the proposed mulch of the pit is shall be non		itres of ited or to the with other of annoyed	pots are 19cm diameter and 13cm deep). All shrubs, (other than ground cover), shall be 400-600mm height and spread, or otherwise specification and be bushy, healthy, disease free stock, not pot bound, leggy or spindly. There should be a minimum of 5 breaks per shrub. This specification is the minimum standard required and any stock falling below this standard, in the sole opinion of the inspecting landscape architect, shall be lifted and replaced at the contractor's expense. 3. All shrubs, herbaceous plants, whips and transplants shall be watered in on planting with 20 litres per square metre. Trees shall be watered in with 25 litres per tree position. Water thereafter during the contract period		
plant, materials or labour are cause of any damage to existing trees, and like the employer, the landscape contractor shall employer, the landscape contractor shall employer, the landscape contractor shall employer, and planting a tree on site, supplying and planting a tree of the same species and size, at his own cost. Suitable protective measures shall be chestaut paling frame, positioned no closer to the trunk than the drip line of the tree's canopy. B) Ground work 1. Soil levels: soil levels for shrub beds and grass areas should have any compacted subgrade thoroughly broken up by machine before instructing the ground worker to spread foron the trunk than the drip line of the tree's canopy. B) Ground worker to spread from on site should be to the following minimum depths: I po soil spread from on site should be to the following minimum depths: Som beds will become waterlogged in wet weather and the plants and turf will die. C) Top soil spread from on site should be to the following minimum depths: Som beds sareas 150mm. Grass areas 150mm. Grass areas 150mm. Grass areas 150mm. Allow for excavation of 415mm of the subgrade for shrub beds to leave beds 55mm below finished pavement or receive sheet and bark mulch, (90mm below where sheet and bark mulch, 90mm below where sheet and bark mulch, 90mm below where sheet and bark mulch is not to be used). I ree pits will be dug by the landscape contractor. Top soil shall be spread for grass seeded, the soil level shall be fush with any finished paved surfaces after settlement. Or to a maximum of 5mm below) to allow for turf. For areas to be grass seeded, the soil level shall be fush with any finished paved surfaces after settlement (or to a maximum of 5mm below) to allow for turf. For areas to be grass seeded, the soil level shall be no greater than 10mm below to allow for turf. For areas to be grass seeded, the soil paved shall be no greater than the form of 5mm below to allow for turf. For a land of the blades in danger of touching concrete edgings) or wh	GENERAL NOTES FOR THE DEVELOPER. A) Tree protection 1. Any existing trees to be retained, are the responsibility of the main contractor on site who shall take all necessary protective measures set out in BS 5837; 2007 to ensure no damage to stems or roots, to prevent compaction from vehicles or storage of materials, contamination of soil from spilages, scorching from fires and instability or stress from changes of soil level. The landscape contractor is however			below pavement or grass levels to avoid any spillage onto pavements or lawns. N. B. no substitution of mulch type will be acceptable. It is essential to have a no-fines, large particled, brown wood chip to reduce weed growth, reduce wind blow and prevent rapid break down. E) BS codes I. All workmanship and materials shall conform to the following codes:-A) General landscape operations of surfaces)-BS 4428:1989. B) Trees in relation to construction-BS 5837: 2007 and BS 6549:1990. BS 3998:2010 (recommendations for tree works) unless otherwise specified. Arboricultural Association - Standard Conditions of Contract and Specifications of Tree Works 1996. C) Nursery stock in accordance with latest horticultural trade association nursery stock specification entitled National Plant Specification 2001 - Plants shall conform to: Plants shall conform to: BS 3969-1: 1992 Nursery Stock -	
		5. All wood work to use ACQ water based wood preservative applied by vacuum pressure by Permawood or other similar and approved company. The timber shall then be stained with 3No. coats of Sadolin 'Classic,' colour 'Walnut' strictly in accordance with the manufacturers instructions, CISHH Regulations 2003 and product CISHH sheet.	washing with detergent and water and scrubbing with a scouring pad until all dirt, grease, white rust & sulphates have been removed & then allowed to dry thoroughly. Supply and paint 'Icosit 6630' from Sika Ltd'(tel. 01707 374444) applied with a turkhead brush strictly in accordance with the manufacturers instructions, COSHH regulations and the product COSHH sheet. Apply 2No. coats of paint with a dry film thickness of 100 microns per coat. Apply 2No. coats of paint with a dry film thickness of 100 microns per coat. Apply paint only when galvanized surface is thoroughly dry at temperatures above five degrees celsius and in any event above the current dew point temperature. Paint work will be subject to inspection by experts and if found wanting, shall be stripped off, re-prepared and applied entirely at the decorating contractors own cost.	and workmanship shall be in accordance with the construction details and the layout plan. 2. All paths and edgings shall be set out properly to lines and radii, with all curves scribed on the ground using pointed pegs and string or site marker paint, achieving flowing natural arcs. Setting out shall be agreed with the landscape contractor and subsequently the landscape architect. 3. Hard surfaces shall be constructed after suitable base courses have been laid, taking full account of local site conditions, soft spots and substrate. The indicative depths assuming suitable substrate conditions. 4. All metalwork shall be finished hot dipped galvanized in accordance with BS EN ISO1460. The galvanizer shall be responsible for the thorough removal of all galvanizing smuts (fettling) to the complete satisfaction of the Landscape Architect. The decorating contractor shall prepare the galvanized surface by	
PLANT MIXES OTY Z. PLANT NAME Amazon Planting Mix A (individual species to be pla 24m2 Planting Mix A (individual species to be pla 24m3 34% Heuchera micrantha 'Andace Purple' 24Ma 33% Hebe' Mrs Winder' 53Ma 25% Euonymus fortuni' 'Enerald Gaiety' 53Ma 25% Planting Mix D (individual species to be pla 25% Brachyglottis 'Sunshine' 53Ma 25% Rosmarinus officinalis 53Ma 34% Prunus laurosus 'Otto Luyken' 53Ma 36% Prunus laurosus 'Otto Luyken' 53Ma 36% Prunus laurosus 'Otto Luyken' 53Ma 37% Heuchera micrantha 'Marmalade' 53Ma 38% Prunus laurosus 'Otto Luyken' 53Ma 55% Luonymus fortunei 'Enerald n Gold' 53Ma 55% Luonymus fortunei 'Enerald n Gol	QTY CODE PLANTING 10L QTY CODE PLANT NAME 252No. Ele ebb Elaeagnus x ebbingei' Limelight' 219No. Pru Lus Prunus lusitanica 114No. Pho Red Photinia x fraseri "Red Robin" NATIVE HEDGE MIXES QTY % PLANT NAME 2064No. 100% Carpinus betulus	US TREES CODE PLANT NAME Pin syl Pinus sy MIREES CODE PLANT NAME BET JACK Betulo	QTY CODE PLANT NAME AND. FRA EXC Fraxinus pendula 2ND. FRA EXC Fraxinus excelsior 1ND. CAR FRA+ Carpinus betulus "Frans Fontaine" 5ND. PRU AUT* Prunus subhirtella "Autumnalis" EXTRA HEAVY STANDARD TREES QTY CODE PLANT NAME 3ND. ACE ELS* Acer campestre 'Elsrijk' 7ND. BET PEN* Betula nigra 6ND. QUE RUB Quercus rubra 2ND. Bet jac Betula jacquemontii 7ND. FAG SYL Fagus sylvatica 7ND. COR COL Corylus colurna 1ND. SOR AUCK Sorbus aucuparia "Cardinal Royal"	SCHEDULE OF PLANT NAME QTY CODE PLANT NAME 30No. Cor Ele Cornus alba "Elegantissima" 14No. Lav Hid Lavandula angustifolia "Hidcote" 10No. Ber Ros Berberis thumbergii "Rose Glow" SPECIMENS PLANTED IN BEDS, GRASS OR GRAVEL QTY CODE PLANT NAME 9No. PHO BRO Phormium "Bronze Baby" 17No. PHO YEL Phormium "Yellow Wave" 9No. PHO PUR Phormium tenax "Purpureum" STANDARD TREES QTY CODE PLANT NAME 3No. BET PEN Betula pendula 3No. MAL SYL Malus sylvestris 3No. SOR COM Sorbus x commixta "Embley" 1No. SOR SHE Sorbus aucuparia "Sheerwater Seedling"	
STICK SPACING SIZE DFB WAX HT anted in groups of 3 or 5) C.G. 10L 3/m2	STICK SPACING DFB C. G. 10L 3/m STICK SPACING SIZE DFB MAX HT W O. G. WHP 6/m 80-100cm 9m 17m L	STOCK R. B. CON SIZE DFB MAX Ht WD R. B. STOCK SIZE DFB MAX Ht WD R. B. MUL SIZE DFB MAX Ht WD R. B. MUL 250-300cm 6m 18m L	STICK R. B. R. B. SIZE DFB MAX Ht WD D. G. SID 10-12cm 17m 23m M R. B. HVYSTD 12-14cm 8m 16m L R. B. XHVYSTD 12-14cm 6m 7m M R. B. XHVYSTD 14-16cm 6m 7m M R. B. XHVYSTD 16-18cm 17m 22m M R. B. XHVYSTD 16-18cm 7m 14m L R. B. XHVYSTD 16-18cm 7m 14m L R. B. XHVYSTD 16-18cm 7m 14m L R. B. XHVYSTD 16-18cm 7m 12m M R. B. XHVYSTD 16-18cm 6m 20m M R. B. XHVYSTD 16-18cm 15m 20m M R. B. XHVYSTD 16-18cm 12m 15m M	STIDCK SPACING SHRUBS C. G. 5L 3/m2 C. G. 10L 3/m2 C. G. 10L 3/m2 C. G. 15L	

-Girth size is given for standard trees, otherwise all sizes refer to height. All sizes are the minimums acceptable.
-Shrubs specified as 3 litre size shall be 400-600mm minimum height and spread. These heights and spreads in relation to pot size are just a guide and the "National Plant Specification" sizes will be accepted (but will be seen as the absolute minimum acceptable). Any shrub supplied which are smaller than this will be rejected at once. -Cornus varieties shall be twice transplanted and pruned to form bushy rounded plants. Leggy plants with few branches will be rejected, as will leggy plants which have been pruned hard. -Plants shall be completely hardened off, any plants which show signs of scorching after planting will be rejected.

REFER TO THE ACCOMPANYING MEASURED WORKS SCHEDULE DOCUMENT FOR MORE INFORMATION CHANGES TO SURUBJIECTURERS ARE TO BE EQUAL AND APPROVED.

SUBSTITUTIONS TO SHRUBJIREE VARIETIES ARE TO BE EQUAL AND APPROVED.

BE AGREED WITH JAMES BLAKE ASSOCIATES.

ALL DIMENSIONS TO BE CHECKED ON SITE NOTES AND ABBREVIATIONS:

R. B. = Root-balled stock
C. G. = Container grown stock
D. G. = Open ground stock, to be planted Nov 1st FTH = Feathered tree
STD = Standard tree
HVYSTD = Heavy Standard tree
SHC = Broad Leaf Evergreen
CON = Conifer
L = Conifer
L = Conifer
BFB = "Distance from Buildings" based on minimum
Max Ht = "Maximum Height" of tree
WD = Shrub Height Classification
A = < 600mm mature height
B = 600mm - 1.8m mature height
C = > 1.8m - 3m mature height
E = 3m - 5m mature height
Note: Plants not classified within the JB/
JBA understand shrubs to be defined
with woody stems. QTY % PLANT NAME

48m2 Bulb planting mix B

480No. 50% Crocus bif

480No. 50% Narcissus;

SEED MIXES

AREA SEED MIX NAME

2256m2 Area to be turfed

469m2 Amenity grass mix BULB PLANTING MIXES % PLANT NAME n2 Bulb planting mix B No. 50% Crocus biflorus No. 50% Narcissus pseudonarcissus planted Nov 1st - March 1st ("Medallion" by Rowlawn Ltd, refer to Measured Works Schedule) ("Bar 11" Mix by Barenbrug, refer to Measured Works Schedule) within the JBA SHC are NOT designated as shrubs. to be defined as those plants of perennial habit on minimum building foundation depths demand and slow growth STOCK d) nd d) nd SPACING 20/m2 20/m2

A 7. 8. 15 Amended in line with layout changes

Rev Date Details

Drainage Authority Approval Date _____

Highway Authority Approval Date _____

Do not scale from this drawing. Use written dimensions only. When shown relationships between slab levels and ground levels are to be checked on site. Any discrepancy or suggested modification to be reported to Design and Engineering Director.

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BOVISHOMES

Bovis Homes Central Region Bromwich Court Highway Point Gorsey Lane Coleshill B46 1JU Tel: 01675 437 000 Fax: 01675 437 094 DX: 728340 Coleshill 2

Upper Heyford

Phase B6

DRAWN BY n/a DATE 03.07.15
CHECKED/DATE Landscape Proposals Plant Schedule HEYB6-03-101

> ^{RE}V