



Outline Landscaping Specification

Protection of Existing Vegetation
Trees and hedgerows to be retained will be protected in accordance with BS 5837:2012 Trees in relation to design, demolition and construction-Recommendations and as outlined in the Arboricultural Impact Assessment and Tree Protection Measures. The removal of any trees or vegetation must be undertaken outside the bird nesting season (i.e. clearance between end August and end February). If this is not possible trees and vegetation should be checked for active nests prior to removal by a suitably qualified ecologist.

Topsoil Depths
In accordance with BS 3882:2007 the depth of topsoil spread should not normally exceed 300mm. Suitable (loosened) subsoil shall provide the remainder of the minimum rooting depth. Shrub and planting areas will receive a 600mm rooting depth with 300mm depth of topsoil. Tree pits within soft areas will be 1500 x 1500 x 900mm depth and will receive suitable loosened subsoil and 300mm depth topsoil. Topsoil is to be of natural loam of medium texture with a pH of between 5.5 and 7.8, not more than slightly stony and free from pernicious weeds. Subsoil to be broken up prior to topsoiling to relieve compaction.

Weed Control
Weeds to be prevented from seeding or becoming established by application of a suitable non-residual herbicide and allowing the correct length of time to elapse, as directed by the manufacturer.

Seeding with amenity grass seed, species rich wildflower and grass mix
Prior to seeding, any compacted soil is to be broken up to a depth of 100mm. The surface of the ground is to be uniformly firmed and contoured to running levels. The area should be raked to a fine tilth 25mm in depth and all stones in excess of 25mm in any direction should be removed, leaving a regular and even surface. A dressing of general fertilizer should be incorporated into amenity grass seed areas only. Seed will be sown in the autumn or spring when the soil is moist. A Cambridge (ribbed) roll is recommended to be used for one or two passes to firm and level the surface and create a good seed soil contact. Newly seeded areas should be protected to prevent seeding destruction by pedestrians.

Planting
All planting to be undertaken in accordance with BS4428. Plants to be supplied in accordance with the National Plant Specification. Labeling and information to be in accordance with BS3936. All planting, seeding and turfing to be carried out during suitable weather conditions i.e. when the soil is not frozen or waterlogged.

Planting Pit Preparation
Shrubs 450x450x450mm or larger to accommodate full spread of roots.
Trees 1500x1500x900mm depth. Tree pits to later detail
Sanitised, stabilised, peat-free compost to be incorporated into the topsoil backfill material at a rate of 1 part compost to 3 parts soil.

Tree Staking
All trees are to be planted in locations as shown. Before planting the Landscape Contractor shall ascertain the locations of drains from the site manager and shall if necessary make minor adjustments to tree positions to ensure that they are planted a minimum of 1.5 metres from drainage. A suitable system for controlling the roots of the trees should be installed where necessary.

Standard and feathered trees are to be supported by a single short stake and tie. Heavy standard trees are to be supported by a double short stake and crossbar with a single tie. Semi-mature trees are to be secured by an underground guys system.

Maintenance
The replacement period for soft landscaping will be five years, with any dead or dying specimens to be replaced with a plant of either the same species or similar species, during the following planting season.

50137 Longford Park Infrastructure Planting Schedule

Number	Species	Height	Girth	Specification
30	Betula pendula	1.8-2.0m		Feather
5	Sorbus aucuparia	2.5-3.0m	8-10cm	Standard
4	Acer campestre	2.5-3.0m	8-10cm	Standard
12	Betula pendula	2.5-3.0m	8-10cm	Standard
4	Sorbus aria	2.5-3.0m	8-10cm	Standard
3	Betula pendula 'Dalecarlica'	2.5-3.0m	8-10cm	Standard
4	Fagus sylvatica	2.5-3.0m	8-10cm	Standard
1	Gleditsia triacanthos 'Sunburst'	2.5-3.0m	8-10cm	
1	Carpinus betulus	4.0-4.5m	14-16cm	Heavy Standard
1	Carpinus betulus	4.0-4.5m	14-16cm	Extra Heavy Standard
3	Carpinus betulus 'Frans Fontaine'	4.0-4.5m	14-16cm	
33	Ilex aquifolium	30-40cm		
64	Carpinus betulus	40-60cm		1+1 : Transplant
37	Euonymus europaeus	40-60cm		1+1
137	Crataegus monogyna	40-60cm		1+1 : Transplant
69	Fagus sylvatica	40-60cm		1+1 : Transplant
708	Carpinus betulus	60-80cm		1+1
23	Carpinus betulus	100-125cm		Branched: 5 brks: C
1	Sorbus aucuparia	350-400cm	14-16cm	Heavy Standard
4	Betula 'Edinburgh'	400-450cm	14-16cm	Heavy Standard
6	Betula pendula 'Fastigiata'	400-450cm	14-16cm	Heavy Standard
3	Liriodendron tulipifera 'Fastigiatum'	400-450cm	14-16cm	Heavy Standard
5	Carpinus betulus 'Fastigiata'	400-450cm	14-16cm	Heavy Standard
3	Prunus sargentii 'Rancho'	450-500cm	18-20cm	Semi-Mature
2	Malus trilobata	450-500cm	18-20cm	Semi-Mature
8	Acer campestre 'Streetwise'	550-600cm	14-16cm	Heavy Standard

Number	Species	Height	Pot Size	Specification	Density
28	Rosa rugosa Frau Dagmar Hastrup		3L		2/m ²
22	Rosa canina				0.66Ctr Double Staggered at 0.45m offset
36	Rosa rugosa Roserie de L'Hay		3L		2/m ²
37	Rosa rugosa Blanc Double de Coubert		3L		2/m ²
15	Rosa canina				0.33Ctr Double Staggered at 0.45m offset
28	Cornus sanguinea 'Midwinter Fire'	40-60cm	3L		2/m ²
78	Corylus avellana	40-60cm		1+1	0.66Ctr Double Staggered at 0.45m offset
58	Ligustrum vulgare	40-60cm		1+1	0.66Ctr Double Staggered at 0.45m offset
40	Prunus spinosa	40-60cm		1+1	0.66Ctr Double Staggered at 0.45m offset
15	Chaenomeles speciosa 'Moerloosii'	40-60cm	3L		2Ctr
15	Euonymus fortunei 'Blondy'	40-60cm	2L		2Ctr
36	Cornus alba 'Spathulifolia'	40-60cm	3L		2/m ²
37	Cornus alba 'Elegantissima'	40-60cm	3L		2/m ²
7	Chaenomeles superba 'Crimson & Gold'	40-60cm	3L		2Ctr
7	Euonymus fortunei 'Silver Queen'	40-60cm	3L		2Ctr
58	Corylus avellana	40-60cm		1+1	0.33Ctr Double Staggered at 0.45m offset
44	Ligustrum vulgare	40-60cm		1+1	0.33Ctr Double Staggered at 0.45m offset
29	Prunus spinosa	40-60cm		1+1	0.33Ctr Double Staggered at 0.45m offset

Number	Species	Pot Size	Density
37	Bergenia 'Wintermarchen'	2L	2/m ²
48	Bergenia purpurascens	2L	2/m ²
49	Bergenia 'Silberlicht'	2L	2/m ²

Revision	By	Date
-/-	-/-	-/-

LEGEND

- Site Boundary
- Existing trees to be retained
- Existing hedgerows to be retained within the Site
- Existing trees and vegetation to be removed, to accommodate development or due to condition
- Route of PRow along Canal Lane
- Proposed landscape treatments
- Proposed tree planting See Schedule for details
- Proposed native species hedgerow to include mixed native species hedgerows of the following species: Hawthorn (*Crataegus monogyna*), Hazel (*Corylus avellana*), Spindle (*Euonymus europaeus*), Beech (*Fagus sylvatica*), Wild Privet (*Ligustrum vulgare*), Blackthorn (*Prunus spinosa*), Dog Rose (*Rosa canina*)
- In proximity to buildings, low water demand species only are to be planted as follows: Hornbeam (*Carpinus betulus*), Hazel (*Corylus avellana*), Spindle (*Euonymus europaeus*), Holly (*Ilex aquifolium*), Wild Privet (*Ligustrum vulgare*), Blackthorn (*Prunus spinosa*), Dog Rose (*Rosa canina*)
- Single species native hedgerows are to be of Hornbeam (*Carpinus betulus*)
- Hedgerows are to be planted as double staggered rows at 6 plants per linear metre, 0.33cm between plants 0.5m between rows. Plants are to be planted in groups of 3-5 of the same species.
- Proposed amenity grass seed to include species rich wildflower and grass seed mix along existing and proposed mixed native species hedgerows, suitable for semi-shade e.g. Emorsgate EH1 Hedgerow mixture, or similar approved.
- On-plot amenity shrub planting (to later detail) as specimen plants, 30-40cm ht, 5L and 10L pots, planted at 3/m² to be selected from the following: Aucuba japonica Variegata, Brachyglottis Sunshine, Buxus sempervirens, Choisya Aztec Pearl, Cistus corbariensis, Euonymus Emerald n Gold, Hebe in var., Potentilla in var., Skimmia japonica in var., Spiraea Goldflame, Wegelia florida in var., Viburnum davidii. Proposed public realm shrub planting within the nodes to include low maintenance amenity shrubs for all year colour and interest (See Schedule)
- Proposed amenity hedgerows to define public and private realm, are to be of the following species:
Along the Spine Road:
Viburnum tinus Eve Price 3L 40-60cm 2/m
Within the development:
Loniceria nitida Baggesens Gold 3L 40-60cm 2/m
Escallonia Apple Blossom 3L 40-60cm 2/m
Prunus laurocerasus Otto Luyken 3L 40-60cm 2/m
- On-plot amenity turf

rgp
Architects - Project Managers - Quantity Surveyors
130 New Walk
Leicester, LE1 7JA
Tel: 0116 204 5800, Fax: 0116 204 5801
email: design@rg-p.co.uk, www.rg-p.co.uk

Project: A development at Longford Park, Banbury

Client: Bovis Homes

Sheet title: Landscape Masterplan

Ref: 50137 / 02-4 Sheet 4 of 4 Rev -

Scale: 1:250 @ A1

Date: 05-08-16

Drawn: KMB Checked: SEC

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