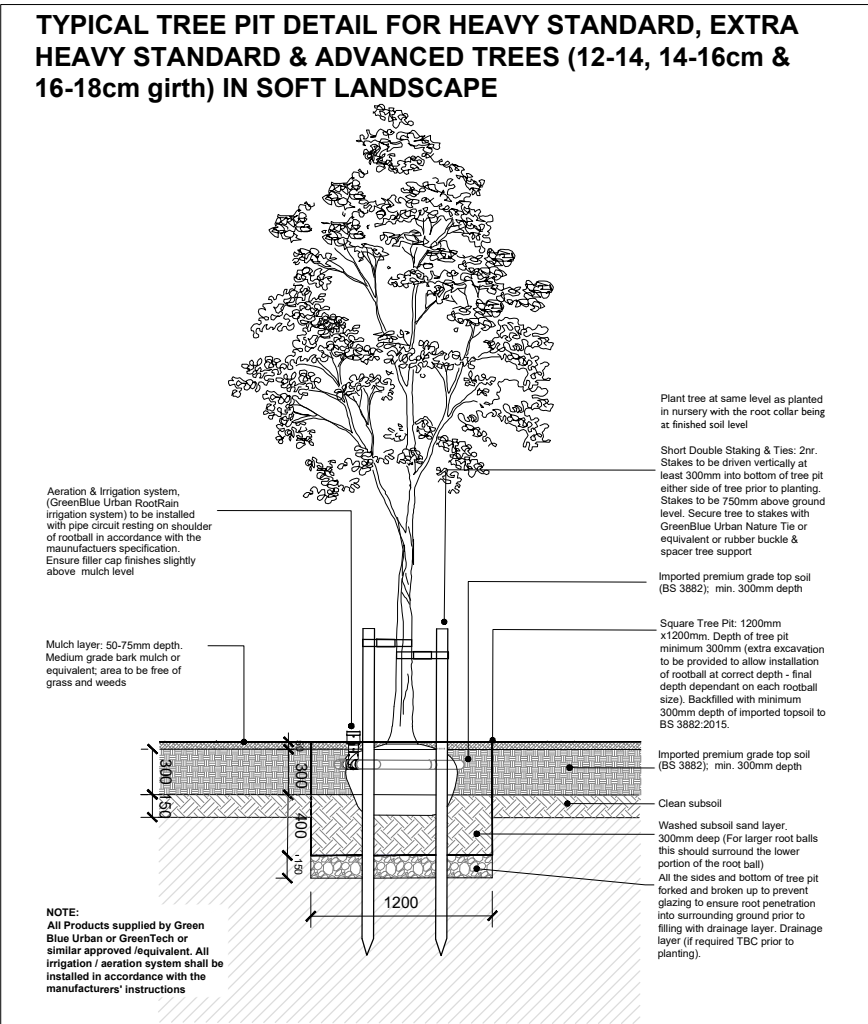
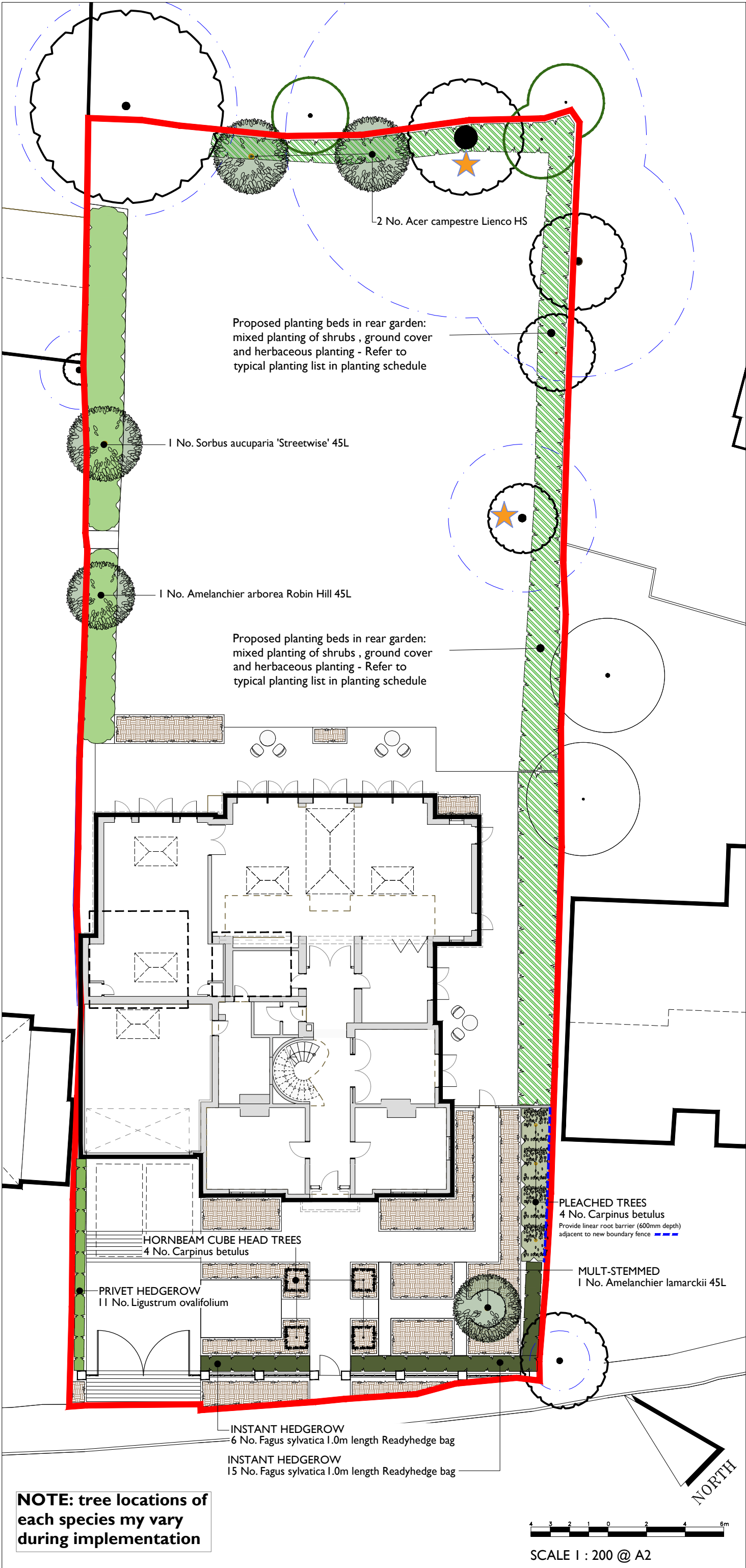




PLANTING SCHEDULE					
TREES					
Number	Species	Height	Girth	Density	Specification
2	Acer campestre Lienco	350-400cm	12-14cm	Counted	Heavy Standard :Clear Stem 150-175 :3/5 brks :BR or :RB
1	Amelanchier arborea Robin Hill	350-400cm	12-14cm	Counted	Heavy Standard :Clear Stem 175-200 :BR OR :C
1	Amelanchier lamarckii	300-350cm	Multi stem	Counted	Multi-Stemmed :RB or :C
4	Carpinus betulus	300-350cm	14-16cm	Counted	Pleached :Clear Stem min. 200 :RB
4	Carpinus betulus	250-300cm	6-18cm	Counted	Box head cube :Advanced Nursery Stock :Clear Stem min. 200 :RB
1	Sorbus aucuparia 'Streetwise'	250-300cm	12-14cm	Counted	Heavy Standard :Clear Stem 175-200 :C OR :BR
HEDGES					
Number	Species	Height	Density	Specification	
21	Fagus sylvatica	120cm	1/m	Instant hedge stock :Bushy :C	
11	Ligustrum ovalifolium	125-150cm	1/m	Hedge stock :Bushy :RB or :BR	
TYPICAL SHADY MIX					
Species	Specification	Pot Size	Height		
Alchemilla mollis	C :Full Pot	3L			
Anemone hybrida 'Queen Charlotte'	C :Full Pot	3L			
Bergenia cordifolia	C :Full Pot	3L			
Choisya ternata	Bushy :C	5L	30-40cm		
Eleagnus x ebbingei 'Compacta'	Bushy :C	5L	40-60cm		
Geranium 'Brookside'	C :Full Pot	3L			
Hydrangea arborescens 'Annabelle'	Bushy :C	5L	40-60cm		
Liriope muscari 'Big Blue'	C :Full Pot	3L			
Mahonia media 'Winter Sun'	Bushy :C	5L	40-60cm		
Polystichum setiferum	Full Pot :C	3L			
Sarcococca confusa	Bushy :C	5L	40-60cm		
Viburnum davidii	Bushy :C	5L	30-40cm		
TYPICAL SUN MIX					
Species	Specification	Pot Size	Height		
Aster macrophyllus 'Twilight'	C :Full Pot	2L			
Aster x frikartii 'Monch'	C :Full Pot	2L			
Choisya ternata	Bushy :C	5L	30-40cm		
Cornus alba 'Sibirica'	Bushy :C	5L	40-60cm		
Eleagnus x ebbingei 'Compacta'	Bushy :C	5L	40-60cm		
Geranium Rozanne	C :Full Pot	2L			
Hydrangea arborescens 'Annabelle'	Branched :C	5L	50-60cm		
Hydrangea quercifolia 'Snow Flake'	Branched :C	12L	80-100cm		
Ilex aquifolium 'Aurea Marginata'	Hedging stock :Bushy :C	7.5L	80-90cm		
Persicaria bistorta 'Superba'	C :Full Pot	2L			
Sedum 'Autumn Joy'	C :Full Pot	2L			
Spiraea 'Arguta'	Bushy :C	5L	40-60cm		
Viburnum x burkwoodii 'Anne Russell'	Bushy :C	5L	40-60cm		

SPECIFICATION NOTES - These implementation and maintenance specification notes are for planning purposes only and do not constitute a detailed landscape specification.

SITE PREPARATION
Imported Topsoil
Imported topsoil shall be to BS 3882: 2015: *Specification for topsoil and requirements for use*, Multi-purpose grade - (Landscape 20) and be of medium texture with a high proportion of loamy material. It shall be free from subsoil, rubbish, roots of perennial weeds and other injurious to plant growth. Imported topsoil shall be from an approved source and a sample submitted and analyzed/tested at an independent approved laboratory. Soil Handling: The soils shall be handled in accordance to the Good Practice Guide for Handling Soils. Soil handling shall only take place during the driest parts of the year to prevent compaction of the insitu soils. All topsoil used for planting shall be tested by an approved Topsoil Analysts and any required amelioration or soil improver required shall be carried out in accordance with the topsoil Analyst Report. The topsoil shall be free from harmful trace elements, including phytotoxic and zootoxic elements harmful both to plant growth and man. The topsoil should be tested by physical and chemical analysis and should state clearly the physical characteristics of the soil, levels of micro-nutrients and chemical content. All fertilizers and added nutrients shall be applied by a qualified staff or supervised so the correct application is undertaken.

Root Protection Area beneath Existing Trees: No new top soiling operations to take place within the RPA - all new hedgerow and shrub ground cover planting within RPA's to be notched planted into existing soil on site, using hand tools only to minimize root damage. If significant roots are encountered, these will be left undamaged and plants locally adjusted. **Existing trees:** All existing trees to be retained shall be protected in accordance with BS 5837:2012 - Trees in Relation to Construction. Existing levels shall be retained around existing trees to be retained. Any tree works pruning to existing trees within the site shall comply with the BS 3998: 2010, Tree Work Recommendations and undertaken by an Arboricultural Association approved Contractor.

Preparation for Topsoil Re-spread
Topsoil shall be spread following completion of all hard landscape building works, following a thorough clearance and removal of building debris. Bottom of tree pit broken up to a depth of 150-200mm and scarify sides. Tree pits within soft landscape areas: min. 1000 x 1000mm x 300mm deep (min). Depth of tree pit dependant of depth of rootball; check dimensions of rootballs prior to planting. Tree pits backfilled with 300mm imported topsoil over subsoil. Hedge and shrub planting areas: minimum 300mm deep. Grass areas: minimum 150mm deep. No new top soiling operations to take place within the RPA's.

Ameliorant's: Fertilizers & composts: Landscape contractor responsible to submitting imported topsoil analysis to inform requirements. All topsoil ameliorant's (compost & fertilizers), approved peat - free to PAS100 & incorporated during backfilling & cultivation at required rate to full depth of growing medium.

Backfilling with Topsoil
Tree pits and shrub beds shall be backfilled, in layers, with previously prepared topsoil excavated from the tree pit and imported topsoil as required. Topsoil thoroughly mixed with planting organic compost and slow release fertilizer shall be used to plant all trees, shrubs and hedges. All finished levels shall be 25mm above adjacent paving. The shrubs shall be shaken during backfilling to avoid air pockets and the soil must be firmed as the hole is filled. All backfilled material shall include an organic compost and slow release fertilizer.

Cultivation: Topsoil shall be cultivated to a minimum of 300mm deep on planting areas to a medium tilth, removing all rubbish, vegetation, perennial weeds, roots, stones over 50mm in any one dimension and raked to even levels.

PLANTING
Plant Stock and Timing
Plant material shall conform to BS 3936 Part 1: 1992, Part 2: 1990; Part 9: 1998; Part 10: 1990 and BS4043: 1989 and shall be protected at all times in transit to the site. The planting season shall be from 1st October to the 31st March. Planting shall not be carried out during periods of frost, drought, cold drying winds, or when the soil is waterlogged.

The planting shall be carried out in the first planting season following practical completion of the building and hard landscaping. Planting outside the planting season will require adequate watering to ensure establishment.

Planting
All trees, hedges & shrub planting shall be planted upright at the same depth as the nursery soil level and evenly spaced, leaving room for growth. Allow at least 300mm clearance between the rootball and the edge of the pit to facilitate staking and to allow adequate amount of backfill around the root ball. Trees shall be planted upright and at the same depth as the grown nursery soil level with the root collar being at finished soil level, and evenly spaced, leaving room for growth. Allow at least 150-300mm clearance between the rootball and the edge of the pit to facilitate staking and to allow adequate amount of backfill around the rootball.

Individual trees: All tree planting in accordance with BS8545:2014 Trees: From Nursery to Independence in the Landscape - Recommendations. Trees shall be pit planted and supported by single / double stake - Refer to tree pit detail. Immediately following planting, all plants shall be watered-in to field capacity.

MULCH: Prior to the application of mulch, the planting areas shall be completely weed free and watered sufficiently to achieve field capacity. The surface of the planting areas shall be mulched with a layer of fine composted bark mulch (0-8mm bark) to a depth of 50-75mm, ensuring that the low branches of shrubs plants are not smothered. Supplied by AHS Ltd or similar equivalent. The mulch shall be topped-up to maintain, after settlement, a depth of not less than 50mm.

IMPLEMENTATION
All trees, hedges and shrub planting areas shall be carried out in the first planting season after all the building works and the hard landscaping areas have been set out and completed.

AFTER CARE PERIOD
Maintenance :The Aftercare Period shall extend for a five year period. During the Aftercare Period maintenance visits shall be carried out, at least monthly from April to September and twice during the dormant season to carry out the following operations to establish healthy growing plants in weed free areas. Maintenance operations shall include: watering, firming-up all plants and adjust tree ties, stakes, pest and disease control, grass cutting, general pruning, hedge trimming, weed control, removal of litter, fork over beds, top up mulch and autumn tidying. Removal of defective plants and plant replacements in the following planting season. Replacement plant stock if required or necessary shall be of similar species, size and form with the appropriate support as the original specification. Minor pruning all woody plants to remove deadwood and achieve an overall balanced canopy - where necessary. Need to consider and avoid breeding bird season (March- July/August). Hedge trimming - Trimmed annually outside the bird nesting season which is March- July/August. Check for invasive species and remove from site. Health & Safety: Trees adjacent to public paths or adjacent to buildings to be inspected annually and remedial tree works carried out where necessary. All plants, which have died, are missing or have failed to thrive, shall be noted and replaced annually for a period of five years with the same size and species as originally planted, in the following planting season.

NOTES
Copyright: This drawing is the property of Bradford-Smith Landscape Architect. It must not be copied or reproduced or passed to a third party without written consent of Bradford Smith Ltd.
Dimensions: Only figured dimensions are to be taken from this drawing. All contractors must visit site and be responsible for taking and checking all dimensions related to the works shown on the drawing. All levels in meters.
Utilities/Highways/Environment: It is the responsibility of the client or their contractor to liaise with Utility Providers, Highways Authority's and Environment Agency and to ensure that all approvals are in place. It is the responsibility of the contractor to locate all underground services prior to construction.
Drawings: All drawings and levels to be checked on site prior to the construction works commencing on site. All drawings shall be read in conjunction with relevant landscape specifications.
Discrepancies: Any discrepancy on the drawings shall be referred to the CA immediately.

LEGEND
SOFT LANDSCAPE WORKS

- Existing trees to be retained & protected - refer to Andrew Belson Tree Survey & AMS Report
- Existing trees/ large shrubs not surveyed (approximate locations)
- Root Protection Area (RPA) - refer to Andrew Belson Tree Survey & AMS Report
- Proposed tree planting
- Proposed clipped hornbeam cube head trees; 16-18cm girth; clear stem 2.0m high
- Proposed pleached trees - hornbeam; 16-18cm girth; clear stem 2.0m high
- Existing garden shrub beds to be retained
- Proposed Fagus sylvatica instant hedgerow planting; 1.0m length Readyhedge bags; Supplied by Readyhedge or similar equivalent
- Proposed Privet hedgerow planting
- Proposed planting beds: mixed planting - Refer to typical planting list
- Proposed planting beds: planted up by client; depth of topsoil 300mm min.
- Bird Boxes: 2nr. sparrow bird boxes installed on existing trees at a height away from predators/people
- Site Boundary

NOTES
Ground work within RPA of existing trees - Any required excavations within RPA's for the new planting and fence posts shall be undertaken by hand using hand held tools only to minimize any root damage. All such works will be undertaken in full accordance with Section 7.2 of BS5837: 2012. Any required root pruning will be undertaken by the Arboricultural Consultant (where such works are appropriate in accordance with the above Standard) and as detailed in Section 7.2.
New Planting: All fence posts within RPA's shall be locally adjusted to avoid significant roots and undertaken by hand using hand held tools only to minimize any root damage.
Tree Survey & RPA's: Refer to Andrew Belson Tree Survey & AMS Report.
Hard landscape details and drainage: refer to Architects and Engineers details. For details on retaining structures, please refer to engineers / architect details.

Revisions

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Drawing Title
DETAILED PLANTING PLAN

Scale	Date	Drawn
1 : 200 @ A2	November 2021	MS
Drawing No. 865-LA-P-02	Planning PLANNING	Revision

☐ Preliminary	☐ Issued for Design/Information
☒ Issued for Planning Approval	☐ Issued for Tender
☐ Issued for Construction	☐ As Built