

SOFT LANDSCAPING SPECIFICATION

New houses

58 Westbourne Terrace . Reading Re . Drawing No. 7125 - 01

EXISTING FEATURES

- All existing trees retained to be protected by 2.0 M height Heras fence attached to 1m high 100mx50mm timber rail, supported by 1.65m pressure treated stakes driven 600 mm into the ground in locations as shown.
- The temporary fence for tree protection is to be installed prior to any site clearance work and retained throughout the construction period.
- Any digging within the RPA of retained trees to be done by hand.
- All construction works/tree protection to be in accordance with 'BS 5837 –2012 "Trees in relation to Design, Demolition and Construction-Recommendations"'.
- All tree surgery to be undertaken by a fully insured arboriculturalist approved by the local planning authority and to BS 3998: 2010 "Tree Work – Recommendations".
- All landscape works to satisfy the latest relevant British Standard including supply of materials, operations on site and management
- No topsoil to be removed from site until it has been demonstrated to the LPA that sufficient reserves have been stockpiled safely on site to allow successful project completion in accordance with new works specification.

NEW WORKS

- The quality of all landscape work will comply with BS4428, 1989 specifications. 'General landscape operations'.
- The final layout is subject to agreed setting out variations.
- All landscape areas with exception of those within the protected zones, to be excavated to a minimum 450 mm (300 for grass areas) depth, cleared of all hard break out, obstructions, weeds etc. **Ensure subsoil is free draining prior to:**
- Back filling with imported topsoil to BS3882 (2012) that is well drained and generally free from stones over 50mm diameter.
- Topsoil depths to be 300mm in grassed areas, 450 mm in planted areas and 900 mm in tree pits.
- All planting areas to thoroughly incorporate approved compost with topsoil in 1:3 mix to improve soil fertility.
- All plant material shall be of a quality compatible with BS3936 pt1 (1992) Nursery Stock.
- All plants to be true to size and description. They should be good well formed, healthy specimens, free from disease and damage to stem, branches, roots and foliage and will have a vigorous root system containing a reasonable proportion of fine fibrous rootlets.
- When it is specified that the plant will be container grown, the container will be reasonably full of root without being root bound and will have been growing in the final container for a least one season.
- All plant material to be thoroughly watered in and lightly pruned as necessary.
- All beds to be bark mulched to a minimum depth of 50 mm after planting.
- All planting to be carried out at the appropriate time of year ie: November to March.
- Bare root plants should be prevented from drying out during transportation and storage through wrapping the roots and storing out of the ground for the minimum time possible.

TREES

- Excavate square pit of 1.2m x 1.2m diameter by 300 - 600 mm deep to suit root size but individually at least twice the diameter of the root spread and 1.5 times the depth of the root, with the base and pit sides lightly broken up. Ensure that the pit is free draining.
- **Plant trees at the same depth from which they were lifted at the nursery.**

- Any imported topsoil to be BS 3882 (2012) in layers not exceeding 100 mm to the excavated pit and lightly consolidate.
- All ordinary nursery stock trees to be supported by 1no 75mm dia. round stake 1.3 m long, driven into a depth of 800 mm/stakes should extend no higher than 0.4-0.5 m above ground level/and fix one TOMS cushioned tree tie at the top.
- Trees to receive formative pruning at planting if required.

SHRUBS

- Cultivate the shrub beds by rotivator or by hand to a depth of 300 mm.
- Excavate a planting hole 150mm wider than the root spread and to a depth suitable for the specified shrub.
- Plant shrubs upright and well balanced. Carefully return excavated topsoil, packing around evenly spread roots or rootball and heel well in **at the finished level of the original soil mark on the stems.**

LAWNS

- Prepare topsoil by grading and raking to running levels avoiding ponding, to provide a smooth surface.
- Turf to be Rowlawn medallion or similar.

CLIMBING WIRES

- Provide 4 horizontal stranded steel wires (7 strand 0.5 galvanised) 1.5m long @ 600mm apart with "screw in" type vine eyes for all climbers except self supporting varieties (e.g. ivy)

IMPLEMENTATION

- All landscaping to be completed before the operational opening of the site or during the first planting season immediately thereafter.

MAINTENANCE

- Adjust ties as necessary on the trees and remove the stakes and ties after 1.5 years of planting if the trees are considered stable.
- For a period of 5 years:-
 - o Keep all mulched areas free of weeds at all times.
 - o Carry out any necessary pruning either as formative pruning or to control excessive growth.
 - o Top up mulch to 50 mm depth as necessary to maintain cover, but minimum one occasion per year.
 - o Treat against pests and diseases as and when necessary.
 - o Replace any trees or plants which die or is damaged within the 5 year period with a plant of similar size and species.

IRRIGATION

During the establishment of planting and maintenance period, sufficient water is to be applied in prolonged periods of dry weather to maintain healthy growth.

In summer months weekly watering may be required .In periods of drought second class water supplies should be obtained.

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