

**IMPLEMENTATION AND MAINTENANCE GUIDELINES**

- 1.0 GENERAL**  
 All plants shall conform to BS 3703 and be in accordance with the National Plant Specification. Supplying nurseries shall be registered under the UK 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.  
 If the formation level is compacted it should be ripped through before topsoiling.  
 Topsoil depths to be 40mm for shrub beds and 150mm for grass areas.
- 2.0 ORNAMENTAL SHRUBS AND TREES**
- 2.1 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 fertiliser at the rate of 75g/m<sup>2</sup> and Tree Planting and Mulching Compost at the rate of 200g/m<sup>2</sup> are to be incorporated into the top 150mm of topsoil during final cultivations. All extraneous matter such as plastic, wood, 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 scarified to prevent smearing. All trees pits to be installed to selected standards are to be supported with single 75mm diameter stakes. All rootball, container grown and trees over heavy standard size shall be double staked. Any feature trees semi mature in size to be secured with a slow growth anchoring system (such as a deadman anchor). Stakes should be driven 500mm into undisturbed ground before planting the tree, taking care to avoid underground services and cables etc.
- 2.2 Planting**  
 Shrubs and hedges are to be set out as shown on the drawing and pit planted into the prepared soil 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 fertiliser and Tree planting and mulching compost as specified. Firm trees in well and secure with proprietary rubber tree ties and spacers.  
 Water in all trees and shrubs at the end of each day of planting.  
 Spread ornamental pine bark mulch to a depth of 75mm across all new planting areas, ensuring groundcover plants are not buried.
- 2.3 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:  
**Weed clearance:** All planting areas are to be kept weed free by hand weeding or herbicide treatment.  
**Clearance:** All other trees 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 gallons.  
**Checklist:** All trees to be checked and stakes are to be checked and adjusted if too loose, too tight or if drifting is occurring. Any broken stakes are to be replaced.  
**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.

- 3.0 GRASS**
- 3.1 Preparation**  
 The area to be turfed or seeded shall be carved out with a glyphosate herbicide and cultivated to a depth of 100mm removing all weeds, debris and stones over 25mm diameter. The surface shall be raked to smooth flowing contours with a fine tish, incorporating pre-seeding fertiliser at 7g/gm<sup>2</sup>.
- 3.2 Delivery and Storage**  
 Turf shall be supplied in accordance with BS 9376.  
 Turf shall be Medallion as supplied by Rowlaw. It shall be close textured and green in colour and be sufficiently fibrous to withstand handling. Turves shall be regular in shape, 300mm wide and of uniform thickness (minimum 25mm). The grass shall be closely mown and shall not exceed 20mm in height.  
 Turf shall be stacked in piles of up to 1 metre. It shall not be laid in frosty or waterlogged conditions and shall not be stacked in rolls for more than three days.
- 3.3 Turf**  
 Laying operations shall be in accordance with BS 4438.  
 Whole turves shall be laid around the perimeter of the area to be turfed. The central area shall be laid in rows with staggered joints, well butted together, working from planks positioned on turves already laid. The turf shall be watered on completion. Any unevenness shall be made good by lifting the turf and adjusting the levels. Should shrinkage occur, new turves shall be brought into the joints.
- 3.4 Seeding**  
 Grass seed shall be sown in April during calm weather and not when the ground is frost bound or waterlogged. Seed shall be sown in two equal sowings in transverse directions at 35 g/m<sup>2</sup>. After sowing the contractor shall lightly rake the seed into intimate contact with the soil.
- 3.5 Initial cut**  
 When newly seeded and turfed areas reach 50mm they should be lightly rolled and cut to a height of 30mm. All arisings shall be removed. Any bare patches shall be made good at this time. Seeded areas shall be cut for a second time when the sward reaches 50mm high.
- 4.0 TOPSOIL**
- 4.1 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 sheet mulch. Spray immediately after weeds are present. If none are showing, but there may be a sward, before planting, or the area is to be seeded, spray after one month following cultivation, to allow dormant seed to terminate. 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. Repeat as 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 it conforms to BS 3882:2015, being free from rocks larger than 50mm diameter, concrete, all roots, wire, brick, and have less than 20% clay. Allow for pre-application of herbicide as above. Fertilise with 100g per metre square of Vitan 'Nutricare 180' slow release fertiliser, in accordance with the manufacturer's instructions. For beds less than 5 meters in width, fork over thoroughly or machine rotavate soil to a depth of 300mm, ensuring that the subgrade and topsoil are completely broken up and free draining, relieving any compaction. For beds greater than 5 meters in width, break up the subgrade and topsoil using a tractor mounted subsoiler or ripper at 500mm centres to a depth of 500mm, except where there are services, to within 10 metres of tree stems or 3 metres of existing hedges. Do not rip areas where roots greater than 100mm diameter are encountered.
- 4.2 Imported Topsoil**  
 Any imported topsoil for making up ground, shall conform to BS 3882:2015, and be free from rocks over 50mm diameter, concrete, roots, wire and brick, and have less than 20% clay.

**PLANT SCHEDULE**

ABBR	SPECIES	COMMON NAME	SUPPLY HEIGHT (CM)	GIRTH	QTY (No.)
ACEPLEQ	Acer platanoides 'Emerald Queen'	Emerald Queen Maple	EHS1d 400-450cm	16-18cm	5
MALTS	Malus tschonoskii	Crab apple	EHS1d 350-425cm	14-16cm	4
PYCAC	Pyrus calleryana 'Charitcleer'	Charitcleer Pear	EHS1d 350-425cm	14-16cm	3
SOAS	Sorbus aucuparia 'Sheerwater Seeding'	Rowan 'Sheerwater Seeding'	EHS1d 350-425cm	14-16cm	2

PROPOSED TREES

PROPOSED LAMN TURF (or similar approved)  
 MIX NAME: SEED MIX SUPPLIER AREA  
 Medallion Turf Rowlan Limited 3009.724m<sup>2</sup>

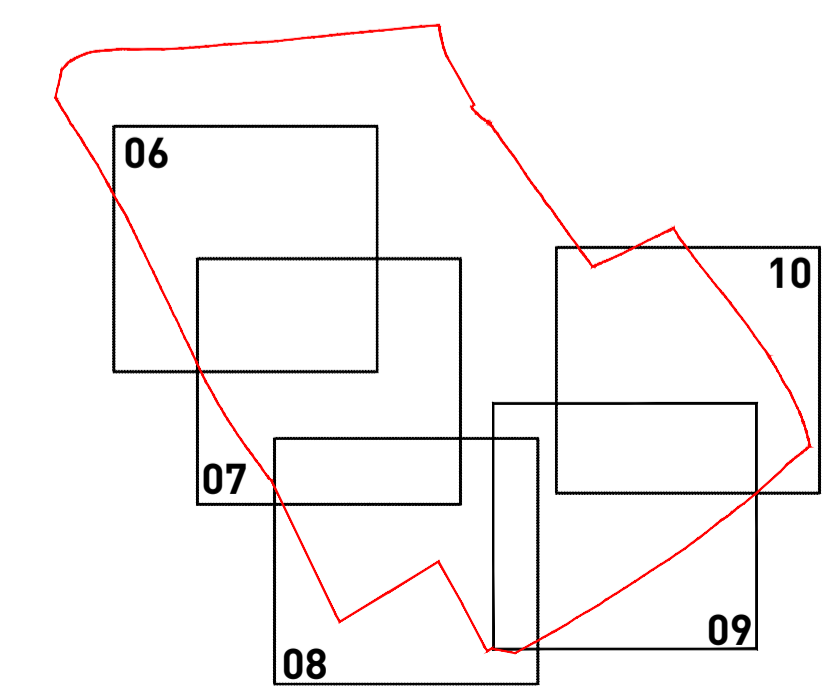
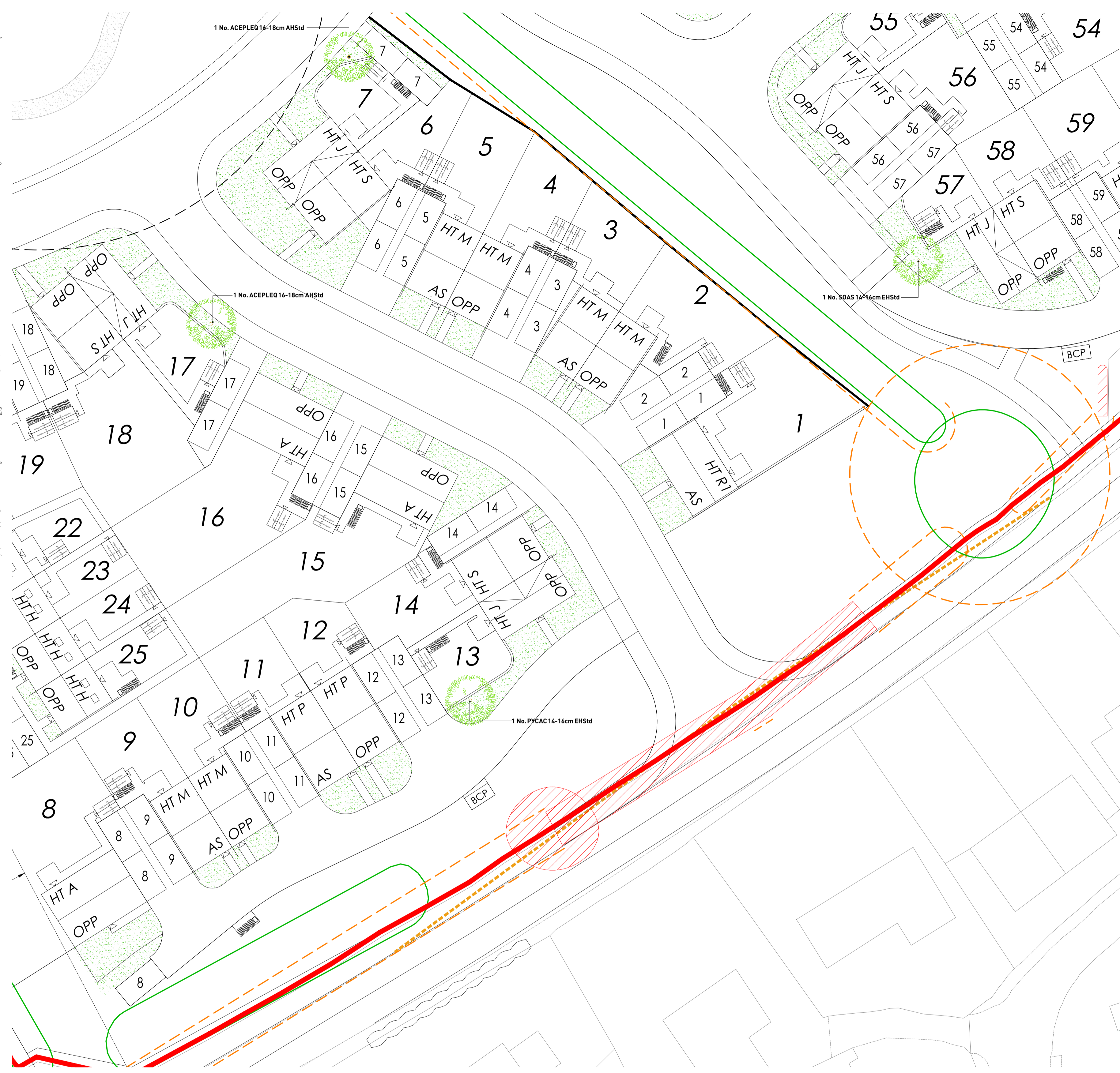
**NOTES**

All trees, feature shrubs, climbers, shrubs and hedges to be planted in accordance with the implementation and maintenance guidelines. All landscape proposals must be referred to by the Structural Engineer during foundation design. No tree, feature shrub, climber, shrub and hedge species, size or location should be altered without prior approval from the Landscape Architect.

- Sowing operations to be carried out in accordance with the implementation and maintenance guidelines.  
 - All planting to be in accordance with the implementation and maintenance guidelines.  
 - No species, variety, size or position to be amended without the Landscape Architects prior approval.  
 - Before trees are planted, the Landscape Contractor shall ascertain the location of drains from the site manager, and shall if necessary make minor adjustments to tree positions to ensure that they are planted at least 1.5m from drains. They should however be planted no closer to houses/garages than is shown on the drawing, and if shown located in shrub beds, the shape of the latter should be adjusted if necessary to accommodate the proposed tree position.  
 - All planting must be mulched in accordance with the implementation and maintenance guidelines.  
 - If planting is required outside the October-March season, bare root shrubs will be replaced by 3L pot grown plants, and trees will be replaced by a containerised equivalent to be approved by the project landscape architect.

**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.



B: (25/03/2020 JZAJ) Updated to latest layout.  
 A: (07/10/2019 WM) Updated to client comments.  
 Revisions:  
 First Issue- 12/09/2019 WM

**Land off Madley Road,  
 Chelhonger  
 Detailed Landscape Proposals  
 (Sheet 4 of 5)**

Drawing Ref: **P18-1455\_09B**  
 Client: **ENGIE REGENERATION LTD**

Date : 12/09/2019  
 Drawn by : WM  
 Scale : 1 : 250 @ A1

**Pegasus Group**