

Plot Landscape Specification

Topsoil

All soil is to be site topsoil, or imported to meet BS topsoil requirements for 'General Purpose' use. New shrub beds are to receive topsoil minimum 450mm depth after compaction. Grass areas to receive minimum 150mm depth after compaction.

Trees

Root barriers are to be employed near services. All standard trees are to be planted in separate pits 1m x 1m x 900mm which shall be backfilled with a mixture of approved top soil and tree and shrub planting compost at a rate of one part compost to two parts topsoil. Each tree shall be planted centrally within the pit to the original root collar and secured by two untreated softwood stakes 1.4m min. length with approved ties. After planting all trees shall be watered-in and a mulch layer of 1m diameter approved forest bark spread over the tree pit to 50mm depth. A spiral guard will be fixed to the base of each tree to protect it from rabbit attack and strimmer damage.

Hedgerows (Ornamental)

Hedgerow trenches shall be dug 450mm x 450mm x 450mm depth the base of which shall be broken up before returning the approved topsoil backfill mixture to the trench at the rate of one part compost to two parts topsoil. Plants to be planted at 3 per linear metre in a single row for Portugal laurel hedgerows and 5 per linear metre for native mixed hedgerows. All stock shall be planted to the root collar and well firmed in place. After planting a 50mm layer of approved compost fine bark (nominal size 1-10mm) shall be spread over the whole hedge length (1m wide). On completion all hedge plants shall be thoroughly watered in.

Ornamental shrubs and groundcover areas

Plants to be planted in variety groups with taller species to back of beds. All shrub beds shall be back-filled with good quality topsoil depth 450mm, the base ground being thoroughly broken up before placement. Tree and shrub planting compost shall be spread to a minimum depth of 50mm and thoroughly rotavated in during cultivation. All stock shall comply with the specification provided on the drawings. All plants shall be well firmed in after planting and watered if necessary. After planting all beds shall receive a 50mm layer of approved forest bark mulch over the extent of the bed.

Woodland mix

Individual pits shall be dug 450mm x 450mm x 300mm depth the base of which shall be broken up before returning the approved topsoil backfill mixture to the trench at the rate of one part compost to two parts topsoil. All stock shall be planted to the root collar and well firmed in place. After planting a 50mm layer of approved compost fine bark (nominal size 1-10mm) shall be spread over each pit (1m wide). On completion all plants shall be thoroughly watered in. Area to be protected from rabbit damage by rabbit proof fencing or individual spirals/shrub guards as appropriate.

Grass areas (Front lawns of properties)

All areas to be turfled shall be top-soiled to a minimum depth of 150mm, the base for which shall be thoroughly broken up. Once placed, the topsoil shall be cultivated and fine graded to even running falls before raking and cross raking. Approved turf shall be laid to front garden areas in accordance with good practice. Prior to laying, a pre-seeding fertiliser shall be applied in accordance with the manufacturer's instructions.

Amenity Grass Areas (Public Open Space)

There are substantial areas of existing grassland which will be brought into more traditional management. Some of the site areas are arable fields which will require cultivation prior to seeding.

All areas to be grass seeded shall be top-soiled to a minimum depth of 150mm the base for which shall be thoroughly broken up. Once placed, the topsoil shall be cultivated and fine graded to even running falls before raking and cross raking. Approved, species rich seed with 80% native grasses to 20% native wild flora shall be sown in accordance with good practice. For areas identified on plan as meadow grass, use an appropriate seed mix with robust, showy flowers and fine, slow growing grasses e.g. Emorsgate EM1 Basic General Purpose Meadow Mixture (or similar and approved). Areas that are identified for regular mowing are to be seeded with a species rich mix suited to regular short mowing e.g. Emorsgate EL1 Flowering Lawn Mixture (or similar and approved).

Maintenance

All planting in public areas shall be maintained as detailed below by the management company in good order with any plant material which dies within a five-year period being replaced to the original specification. Planting and lawns in private areas will be maintained by the individual plot holders.

Trees

All trees shall be regularly checked and any broken ties, guards or stakes replaced. Mulch shall be topped up to maintain original levels. In periods of dry weather all trees shall be regularly watered to field capacity. The area around the base of each tree is to be kept mulched to 50mm depth minimum and weed free to a minimum diameter of 1m. At the end of each growing season all trees shall receive an application of slow release fertiliser. After approximately 5 years stakes and ties are to be removed once trees have established.

Hedgerows

All hedgerows shall be maintained weed and rubbish free and any loose plants re-firmed. All canes and spirals where employed shall be regularly checked and adjusted or replaced as required. All hedge lines shall be regularly watered in times of drought to field capacity and shall receive an application of slow release fertiliser at the end of the growing season. Mulch shall be regularly topped up to original levels. All hedge lines shall be maintained to 1.6m high. After approximately 5 years stakes and ties are to be removed once, plants have established.

Woodland mix

Planting within the native woodland mix shall be left to grow freely. After approximately 5 years, stakes and ties are to be removed once trees and shrubs have established.

Ornamental shrub and groundcover areas

Until handover to individual plot holders, plant borders are to be kept weed and rubbish free and any loose plants re-firmed. All borders to be regularly watered in times of drought and receive an annual application of slow release fertiliser. Mulch shall be regularly topped up to original levels.

Grass areas (front lawn of properties)

Any turfed areas which fail to provide a good quality initially vigorous grass sward shall be re-cultivated and re-sown / re-turfed as required.

Amenity Meadow Grassed Areas (seed)

Meadow areas around the periphery of the amenity grassed areas should be allowed to grow to full height and be cut once a year at the end of August. Bulbs should be allowed to die back within long grass areas prior to regular summer mowing.

Notes

- Bare root plants specified for planting during planting season only. Containerised and rootballed stock to be employed when necessary as advised by supplier;
- No cultivation should be undertaken in wet/waterlogged conditions;
- Imported topsoil to accord with BS3882;
- Supplying nurseries shall be registered under the HTA Nursery Certification Scheme, and plant material should be of certified British provenance;
- All plants shall be packed and transported in accordance with the Code of Practice for plant handling as Published by The Committee for Plant Supply and Establishment (CPSSE);
- All plant material to conform with BS:3936 and BS:4428;
- Planting operations to be undertaken during appropriate climatic conditions to avoid wet/waterlogged or frost bound soil conditions, frosts, droughts or during periods of excessive cold drying winds.

SHRUBS/ GROUNDCOVER

Quantity	ID	Plant Species	Size	Spacing (m/ft)
341	CdE	Carex obovata	2L 20/30cm	5
682	Bc	Begonia cordifolia	2L 20/30cm	5
129	HdS	Hebe pinnatifida 'Suffertand'	2L 20/30cm	5
80	La	Lavandula angustifolia	3L 30/40cm	4
187	La	Lawsonia alata	3L 30/40cm	4
509	Pt	Pachyandra terminalis	2L 20/30cm	6
368	PaS	Pierisacantha affinis 'Superta'	2L 20/30cm	6
79	PdRR	Protea x Fraseri 'Red Robin'	3L 30/40cm	2
77	PmP	Pinus mugo 'Pumilio'	2L 20/30cm	4
258	PdL	Prunus laurocerasus 'Otto Luyken'	2L 20/30cm	3
161	SJR	Skimmia japonica 'Rubella'	2L 30/40cm	4
81	SdP	Sorbus 'Golden Princess'	2L 30/40cm	6
189	SD	Stephanandra incisa 'Crispus'	2L 30/40cm	6
79	MEP	Viburnum tinus 'Eve Price'	3L 30/40cm	2

SPECIMEN SHRUBS

Quantity	ID	Plant Species	Size	Spacing
6	AC	Amelanchier canadensis	10L 80-100cm	As shown
6	MJ	Malva japonica	10L 80-100cm	As shown
4	PCD	Phloxium 'Cream Delight'	10L 80-100cm	As shown
6	MEP	Viburnum tinus 'Eve Price'	10L 80-100cm	As shown

TREES

Quantity	ID	Plant Species	Size (girth/ft cm)
15	A-c.E	Acer campestre 'Eborak'	B 10-12cm 300-340cm Ht
20	B.p	Betula pendula	B 10-12cm 300-340cm Ht
4	P	Fagus sylvatica	B 14-16cm 425-600cm Ht
12	M-d.B.P	Malus domestica 'Beesley Pippin'	B Maiden M100
10	M.f	Malus 'Red Burgundy'	B Maiden M100
5	P.a	Pinus sylvestris	B 10-12cm 300-340cm Ht
2	P.a.P	Pinus avium 'Plena'	B 10-12cm 300-340cm Ht
3	S.a	Sorbus aucuparia	B 10-12cm 300-340cm Ht
8	Q.p	Quercus Petraea	B 10-12cm 300-340cm Ht

ORNAMENTAL HEDGEO

Quantity	ID	Plant Species	Size (girth/ft cm)	Spacing
6915	Pt	Prunus laurocerasus	B 40-100cm	5 per 6m m.

BUFFER SCRUB MIX

Quantity	Plant Species	Size (girth/ft cm)	%	Spacing	M1	M2	M3	M4	M5
482	Acer campestre	B 2x 17/200cm	20	500mm spacing double staggered	63	60	136	117	66
231	Corylus avellana	B 1+1 80/100cm	10	500mm spacing double staggered	41	30	69	59	33
921	Crataegus monogyna	B 1+1 80/100cm	40	500mm spacing double staggered	188	118	270	235	132
231	Ilex aquilegium	B 1 80/100cm	10	500mm spacing double staggered	41	30	69	59	33
482	Prunus spinosa	B 1+2 80/100cm	20	500mm spacing double staggered	63	60	136	117	66
					414	258	678	587	330 Totals

WOODLAND MIX

Quantity	ID	Plant Species	Size (girth/ft cm)	%
13	A.g	Alnus glutinosa	B 1+1 80/100cm Ht	5
33	B.p	Betula pendula	B 17/200cm	20
13	C.h	Carpinus betulus	B 1+1 80/100cm Ht	5
13	C.a	Corylus avellana	B 1+1 80/100cm Ht	5
26	C.m	Crataegus monogyna	B 1+1 80/100cm Ht	10
52	F.s	Fagus sylvatica	B 1+1 80/100cm Ht	20
13	I.a	Ilex aquilegium	C 16-180cm	5
52	P.a	Pinus sylvestris	C 16-180cm	20
13	P.a	Pinus avium	B 1+1 80/100cm Ht	5
13	S.a	Sorbus aucuparia	B 1+1 80/100cm Ht	5

North west boundary planted with native tree and shrub species to create a habitat corridor to link areas of woodland to north and south.

Existing drystone wall removed and material used to repair remaining boundary walls.

KIRKLEES WAY

Drystone wall repaired with on site material.

PROPOSED BOUNDARY TREATMENTS

1800MM BRICK WALL

1800MM TIMBER FENCE

KEY

SITE BOUNDARY

EXISTING CATEGORY A,B,C TREES & VEGETATION TO REMAIN [ORANGE = RPA] [SEE DIAGRAM]

TREES TO BE REMOVED

EXISTING GRASSLAND MANAGED AS SPECIES RICH MEADOW

EXISTING PUBLIC RIGHTS OF WAY

EXISTING DRYSTONE WALL TO BE REPAIRED AND RETAINED

EXISTING DRYSTONE WALL WITHIN SITE

EASEMENT

PROPOSED TREES

PROPOSED ORNAMENTAL HEDGEROWS

PROPOSED ORNAMENTAL SHRUBS FOR PLOTS

PROPOSED ORNAMENTAL SPECIMEN SHRUBS

PROPOSED BARE ROOT PLANTING STATIONS WITHIN WOODLAND BLOCKS

PROPOSED BUFFER SCRUB

PROPOSED PUBLIC OPEN SPACE (POS) (SPECIES RICH MEADOW SEED)

PROPOSED 2M MOWN MARGIN

PROPOSED FRONT LAWN

LANDSCAPE PROPOSALS (NORTH) GRIMESCAR VALLEY, BURN ROAD

Pegasus Design