Landscape Maintenance and Management Plan

for

Care home at Warren Road, Worthing

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The Landscape Partnership Ltd is a practice of Chartered Landscape Architects, Chartered Town Planners and Chartered Environmentalists, registered with the Landscape Institute and a member of the Institute of Environmental Management & Assessment & the Arboricultural Association.

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1 Introduction

1.1 Purpose

1.1.1 This manual covers the maintenance and long-term management of all external softworks associated with the care home development known as Care Home at Warren Road, Worthing. It is comprised of two parts:

- a schedule of required maintenance works for year 1 following practical completion, to be undertaken by the Landscape Contractor responsible for implementing the external soft landscape works.
- a landscape management manual for use by the operators of the completed development. This identifies the long-term design strategy and sets out the landscape management objectives, management responsibilities, details of the proposed works and frequency of maintenance schedules required to manage the external soft landscape of the site to enable it to achieve its full potential. It covers a 14 year period, following completion of the initial 12 month maintenance period.

1.1.2 The Maintenance Schedule and Management Manual is to be read in conjunction with the current revision of the Hardworks drawing (Drawing No. B21032.201) and the Detailed Planting Plans (Drawings Nos. B21032.401-404) prepared by The Landscape Partnership.

1.1.3 Any existing tree shown to be retained, or trees or shrubs to be planted as part of the approved landscaping scheme which are subsequently removed, die, become severely damaged or diseased within five years of the completion of development, shall be replaced with trees or shrubs of an appropriate equivalent size and species in the immediate next planting season.

1.1.4 The Schedule of Maintenance works is based upon a 12-month period to ensure establishment and a fourteen-year period following the initial year's maintenance to ensure the successful on-going management of the establishing landscape in accordance with the objectives.

2 Site Description and Proposals

2.1 Location

2.1.1 The Care Home is located on Warren Road, Worthing. The Care Home is an 82-bed residential unit located on an approx. 0.55-hectare site. The site was formerly occupied by two separate residential dwellings with large front and rear gardens with established, mature vegetation.

2.1.2 To the east of the site, a Public Right of Way provides access to the woodland area to the north of the site.

2.2 Landscape Maintenance and Management Responsibilities

2.2.1 The Landscape Contractor who implements the external landscape works including planting and turfing works is responsible for undertaking the maintenance for a period of 12 months from Practical Completion. The works will include replacement of any planting or turfing which fails during the 12-month defects liability period.

2.2.2 The Care Home Operator will be responsible for arranging for the continued management of the landscape following the completion of the one year's maintenance period, and provision of replacement tree and shrub planting, for a period of five years after practical completion of the development.

2.3 Existing Vegetation

2.3.1 The site contains multiple mature trees, which provide the site with structure, boundary definition and character. Refer to the Arboricultural Report produce by David Archer Associates for specific details regarding existing trees to be retained and removed, as well as specific management tasks relating to trees.

2.3.2 There are Tree Preservation Orders covering existing trees on the site. The details of these orders are: Tree Preservation Order(s) ref. TPO. No. 12 2001 & TPO. No. 10 1999. Refer to the Arboricultural Impact Assessment for further details. Local Authority permission must be sought before any maintenance work or felling can be undertaken to trees that are subject to a TPO.

2.3.3 A number of mature and semi-mature trees are located within the site. These are, primarily located parallel to the boundary alongside Warren Road. These trees form an important part of the streetscape character of Warren Road and provide partial screening of the existing residential properties within the site.

2.3.4 To the north of the site (offsite) is an area of mature woodland sited on rising ground. This forms a prominent back drop to the site and is an important feature within the surrounding local landscape.

2.3.5 There are many groups of mature non-native, ornamental plants located within the site and currently associated with the gardens of the existing properties. There are limited hedgerows

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on site, the most prominent being located adjacent to the eastern boundary fence. This hedgerow contains a high proportion of privet.

2.4 Proposed Landscape Scheme and Long-Term Management Objectives

2.4.1 The proposed scheme seeks to provides care for elderly residents within an attractive landscape setting.

Built Form

2.4.2 The building footprint is broadly aligned northwest to south east and arranged in a straightened 'Z'. It incorporates a 3-storey wing facing Warren Road, set back into the centre of the site. Reflecting the existing level changes that occur across the site, the lower ground floor of the proposed care home is set into the site forming a split-level building. This is expressed externally through a number of broadly north-south aligned retaining walls which accommodate the level change within the external landscape. Parking is predominantly located within the south west of the site, with a smaller, secondary parking area within the north east. The development is accessed off Warren Road and via the shared lane/PRoW to the east. A cycle store area, and services/compound area is located to the east of the building.

Landscape Proposals

2.4.3 The landscape proposals incorporate a variety of outdoor spaces which are seton a series of levels, reflecting the existing sloping profile of the site. These series of contrasting spaces serve to provide a range of amenity spaces for residents, visitors and staff to enjoy year-round. All are designed to be fully accessible.

Northern Garden:

2.4.4 This garden area is located in the northern corner of the site and set on the same level as the main entrance and ground floor of the development. This garden comprises a central seating areas, semi-private patios leading from ground floor bedrooms and areas of ornamental planting and amenity grass. To accommodate level changes, a retaining wall and grassed path allows informal/maintenance access to an upper area of grass with trees.

Car Park and Arrival Space:

2.4.5 The west of the site contains the primary car park and arrival space to the development. Planting within this area is predominantly structural. New tree planting partially formalises the entrance approach with planting set close to the building to soften the demarcation between car park and building frontage.

North-east garden:

2.4.6 Within the north-east of the site is the secondary access into the development and a smaller staff car parking area with services and a compound area. It also includes a smaller, contained

residents' garden space. This is accessed from the lower ground floor of the site, and is separated from the northern garden by a retaining wall.

Southern Garden:

2.4.7 The southern garden is the primary garden space for the development and is accessed from the lower ground floor. The space contains communal seating areas leading from day rooms, circulation paths, semi-private patios giving direct access from lower ground floor bedrooms and a growing area. Planting adjacent to the building is primarily ornamental in character, with boundary planting containing predominantly informally-grouped native species. Several mature existing trees are to be retained within the garden, with several areas of paving constructed using no-dig construction methods. The garden is separated from the main car park area to the west by a retaining wall, which accommodates the level differences.

2.5 Management Objectives for Landscape Types and Habitats

Existing Trees

2.5.1 Existing trees within the site are the responsibility of the Care Home operator and management should ensure that the trees are safe for the users of the gardens and that the trees continue to provide screening and a mature setting to the development. The existing trees and hedgerows within neighbouring properties are not within the management responsibility of the Care Home operator as they lie beyond the ownership boundary, except for the vegetation that overhangs the boundary. Overhanging existing vegetation is to be managed to ensure that it:

- retains its screening and/or filtering of views function;
- remains aesthetic; and
- does not cause an obstruction or danger to residents.

New Trees

2.5.2 New trees are to be managed to:

- define the entrance approach;
- provide additional screening and/or filtering of views of the Care Home for adjacent residents on the western, southern and eastern perimeters;
- achieve an appropriate and enhanced setting for the new care home;
- provide floristic interest for residents; and

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- ensure clear pathways are maintained with any obstructing stems and foliage removed.

New perimeter hedgerows (Viburnum, Fagus, Mixed Native, Ligustrum)

2.5.3 New hedgerows are to be managed to provide:

- structure and partial framing/screening to the boundaries; and
- enhancement of ecology along site perimeters and provide connectivity between habitats.

New low internal hedgerows

2.5.4 New low internal hedgerows are to be managed to:

- ensure visual and spatial definition to patio/terraced areas and pathways; and
- provide formal and managed planted edges to 0.6m height.

New Shrubs

2.5.5 New shrubs are to be managed to:

- provide visual and aromatic interest through their distinctive flowers and/or stems; and
- enable the individual plant species to express their natural form and height (i(excessive management and shaping of species should be avoided).

Includes low shade tolerant shrubs capable of establishing and growing in low light conditions encountered under tree canopies, and native shrubs.

New Herbaceous plants

2.5.6 New herbaceous plants are to be managed to provide:

- visual and aromatic interest through regular flowering; and
- a resource for wildlife attraction, including birds and insects, for biodiversity enhancement and interest for residents.

New Climbing plants

2.5.7 New climbing plants are to be managed to provide:

- visual softening of built retaining walls; and
- coverage of timber archways.

Amenity Grassland (frequently mown)

2.5.8 New amenity grassland is to be managed to provide:

- a suitable surface for visual amenity; and

- an attractive backcloth and visual foil to areas of planting

Shade Tolerant Grassland (infrequently mown)

2.5.9 New shade tolerant grassland is to be managed to provide:

- an area of longer grass with rich habitat interest.

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3 Preliminaries

3.1 Location and Access

3.1.1 The site is to be accessed from Warren Road. The gardens are accessible via the lower ground floor and ground floor, and side gates/pedestrian sized security-controlled gates.

3.2 Scope of Operations

3.2.1 The operations will involve:

- The regular maintenance for 12 months following Practical Completion (referred to as Year 1) of the soft landscape works comprising the site frontage, perimeter and garden areas. The initial first year of maintenance shall be the responsibility of the Landscape Contractor who implemented the softworks; referred to as the 'Maintenance Contractor'.
- Subsequent long-term management and aftercare of the landscape (referred to as Years 2-15) shall be the responsibility of the Care Home Operator; referred to as the 'Management team'.

3.3 Noise Control

3.3.1 The Maintenance Contractor and Management Team shall employ the best practical means to minimise noise produced by maintenance/management operations. Machines in intermittent use should be shut down in the intervening period between works or throttled down to a minimum. Repeated throttling of machinery when in use shall be avoided.

3.4 Dust and Mud Nuisance

3.4.1 The Maintenance Contractor and Management Team should take all necessary steps to eliminate dust and mud nuisance (including woody waste, grass and herbage clippings) during the carrying out of the works. The car park, footways and paving should be kept clean and clear of dust, grass debris and mud dropped by maintenance vehicles.

3.5 Removal of Waste

Generally

3.5.1 All non-green waste shall be removed from site to a suitable, approved disposal facility. Those responsible for maintenance/management should keep the site free from any rubbish and debris as it occurs (pesticides and other hazardous materials shall be handled, stored and disposed of in strict accordance with Statutory Regulations).

Disposal of Green Waste

3.5.2 All green waste that has arisen as a result of non-chemical maintenance operations should be composted at the nearest approved facility including arisings collected from mowing operations and young green arisings produced from the pruning of shrubs and young trees. Woody arisings produced from pruning operations are to be either used to supplement the habitat piles and placed within the shrub planting on the western boundary or chipped and used for mulch within the perimeter native hedgerow. All arisings produced as a result of herbicide operations are to be taken to a waste recycling facility.

Litter

3.5.3 Litter picking of the landscaped areas should be carried out during each maintenance visit. All grass areas should be litter picked prior to cutting. All non-green waste is to be removed from site to a local authority licensed general waste or waste recycling facility as appropriate.

Burning on Site

3.5.4 Burning on site will not be allowed.

3.6 Operations, Legislation and Use of Herbicides

Maintenance Generally

3.6.1 Maintenance is to include cutting grass, fertilising, watering, cutting, pruning, firming, adjusting stakes/ties/guards, applying approved chemicals to combat pests/diseases, keeping plant beds clear of weeds, and removal of all rubbish.

Health and Safety

3.6.2 Operatives are to be fully briefed about on-site health and safety risks prior to maintenance and management operations being carried out.

3.6.3 Secure maintenance gates, including within the glass balustrade are to be immediately closed and locked after entering or exiting spaces.

3.6.4 Operatives are to utilise fall-arrest systems wherever appropriate in full compliance with health and safety requirements and regulations so as to ensure that the risk of falling is minimised.

Watering

3.6.5 All planting (except existing) is to be watered using external water points.

3.6.6 Plants have been selected to avoid excessive requirements of watering, particularly those on south-facing aspects. However, the Maintenance Contractor and Management Team is to ensure that sufficient water is applied to maintain healthy vigorous growth of trees/shrubs/plants and grass throughout the year. Care must be taken not to over-water plant material and grass. If legislation is brought in to prevent the use of hose pipes for the irrigation of trees during periods of drought, the Maintenance Contractor and Management Team is to

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obtain alternative supplies of water. There are irrigation facilities in the form of external water taps on site and irrigation hoses around rootballs of trees to allow for efficient watering.

Grass Cutting

3.6.7 Care should be taken when strimming to avoid damage to the bark of tree stems and the need to avoid injury to people and damage to property and parked cars by objects thrown up when strimming. Ensure stones and debris are removed from grass areas prior to strimming.

Relevant Legislation

3.6.8 As well as abiding by all relevant legislation for grounds maintenance the maintenance team's attention is drawn in particular to the following:

- Control of Pollution Act 1974
- Control of Substances Hazardous to Health
- Regulations 1994
- The Control of Waste Regulations 1991
- The Environmental Protection Act 1990

Herbicides

3.6.9 Prior to the employment of any herbicide, the following information must be confirmed.

- Trade name of herbicide.
- Formulation.
- Proposed rate of application to be adopted.
- Proposed method of application to be adopted.

3.6.10 Confirmation shall be made that the use of the herbicide has been cleared under the Control of Pesticides Regulations 1986; that the herbicide is appropriate for the stated purpose; and, that the method of use will comply with the manufacturer's recommendations.

3.6.11 The Maintenance Contractor and Management Team must ensure that they are aware of their obligations in respect of the safe use of herbicides under all current legislation, including the following or most recently dated versions:

- The Health and Safety at Work Act 1974 and the Health and Safety (Agriculture) (Poisonous Substances) Regulations
- The Poisons Act 1972
- The Control of Pollution Act 1974
- The Food and Environment Protection Act 1985 Part III
- The Control of Pesticides Regulations 1986

3.6.12 The manufacturer's instructions must be fully complied with in all respects, including the wearing of protective clothing. All operators shall have received formal training in the use of herbicides to ensure that they are:

- Aware of the need to avoid damage to areas not being treated.
- Able to dilute and mix herbicides correctly.
- Able to operate and calibrate equipment and machinery properly.

3.6.13 Records must be kept of all herbicide application operations and presented if requested.

Required Herbicides

3.6.14 Herbicides will be required for the treatment of weeds in the following situations:

- Translocated herbicide application for planting areas, i.e. Glysophate based
- Selective herbicide for pernicious weeds in grass
- Selective herbicide for grassed areas.

The Application of Herbicides

3.6.15 Herbicides shall not be applied when foliage is wet or under conditions when it is frozen, snow covered or waterlogged.

3.6.16 Strim or remove by hand all dead matter once the herbicide application is successful. All arisings from edgings, etc. should be collected and disposed of to a licensed facility. The operator shall comply with all safety requirements relating to the use of approved herbicides.

3.6.17 Should the use of herbicides result in any damage whatsoever to turf or plants other than those plants specifically to be controlled by the herbicide, within or outside the area to be treated, such damaged areas should be fully reinstated at the first opportunity. The operator should ensure that the equipment for dispensing herbicide is properly designed and manufactured for the purpose, and that all such equipment is in good working order.

3.6.18 Herbicides are not to be stored on site. The Maintenance Contractor and Management Team's attention is drawn to the code of practice for the disposal of unwanted pesticides and containers on farms and holdings published by MAFF. If, on any part of the site, a complete kill is not achieved by the first herbicide application for any reason, the operator shall carry out additional herbicide applications, hand weeding or weed cutting operations necessary to achieve a complete kill throughout and to keep such areas in a clean and tidy condition until an acceptable kill has been achieved.

3.6.19 Subsequent herbicide applications should be applied to control secondary growth of persistent perennial weed and annual weeds.

3.6.20 No overlap whatsoever in the application of any herbicide should occur, and particular care should be taken where margins for error in application rate are small.

3.6.21 List of noxious and pernicious weeds to be eradicated without delay include:

- Creeping Thistle
- Dock

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- Couch Grass
- Ragwort
- Spear Thistle
- Japanese Knotweed
- Himalayan Balsam
- Russian Vine
- Giant Hogweed
- Swamp Stonecrop
- Parrots Feather
- Floating Pennywort

Notifiable Pests and Diseases

3.6.22 Any notifiable pests or diseases as set out by DEFRA are to be reported immediately to the Employer. and the relevant authorities, including:

- the Local Planning Authority
- DEFRA https://planthealthportal.defra.gov.uk/pests-and-diseases/reporting-a-pestdisease/
- the Forestry Commission (Forest Research) https://www.forestresearch.gov.uk/tools-and-resources/tree-alert/

3.7 Arboricultural Works

3.7.1 There are Tree Preservation Orders covering existing trees on the site. The details of these orders are: Tree Preservation Order(s) ref. TPO. No. 12 2001 & TPO. No. 10 1999. Local Authority permission must be sought before maintenance work or felling can be undertaken.

3.7.2 Any aerial tree works must only be undertaken by fully insured professional arboriculturists, holding a current NPTC Certificate. All tree works are to be carried out by an 'Arboricultural Association' approved contractor known to work in accordance with BS 5837:2005 'Trees in relation to construction – Recommendations'.

3.7.3 Arboricultural management for individual trees, including coppicing/pollarding at regular intervals to maintain the health of a tree, is to be in accordance with the recommendations noted within the Tree Schedule within the 'Arboricultural Report' by 'David Archer Associates'.

3.7.4 Tree works shall not be undertaken during the bird nesting season, i.e. between 1st March and 31st August. Work on mature or semi-mature trees that have the potential to disturb bats or bat roosts, should only be undertaken after an appraisal of the trees for bat roosts has been undertaken by a suitably trained ecologist.

3.7.5 Any intended arboricultural work to trees not falling within the ownership of the Care Home Operator but which overhang the site boundary, should only be carried out after informing the appropriate owner of the tree.

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4 Proposed Works for Year 1 and Years 2-15

4.1 Itemised Works

Existing Trees

4.1.1 Ensure all existing trees are healthy and safe to users of the frontage or gardens of the Care Home

4.1.2 Qualified personnel (tree surgeon or arboriculturist) to inspect the trees in Year 1 in October outside the bird nesting period. Thereafter, every other year and after any storm to ensure the trees are maintained in a healthy and safe condition.

4.1.3 Any works to be undertaken in accordance with 'Arboricultual Works 'in section 3.

New Trees

4.1.4 Ensure trees are well maintained and vigorous. To accord with Planning Condition 6 of the Permission (ref AWDM/0769/20) all dead, removed, seriously damaged or diseased plants are to be replaced after each growing season for Year 1 and Years 2-5. Replacements to be carried in the next planting season and to be similar in size and species to those lost or to adjacent or nearby plants of the same species.

4.1.5 The Maintenance Contractor and Management Team shall allow for adequate watering in of all newly planted trees and keep the plant material well watered to achieve field capacity as necessary during Year 1 and Years 2-5 to ensure establishment and maintain their vigour. Water via the drip feed watering system or watering tube. Spray crown of trees in excessively hot conditions at time of watering.

4.1.6 Formative pruning will have been carried out prior to planting. New lower branches are to be pruned annually in Year 1 and Years 2-`5 during the winter period from November to retain a clear stem and to prevent obstructions to adjacent pathways, seating areas or parking spaces. In Years 2-15, all trees are to be formative pruned every five years, with any dead, dying or diseased wood, crossing branches and suckers removed, to promote healthy growth and natural shape. Pruning operations must not affect the vertical growth or spread of the establishing trees, except to ensure they do not cause an obstruction as noted above.

4.1.7 Inspection of, stakes and ties, re-firming where necessary and ensuring trees are vertical is to be carried out twice per year in September and March for Year 1 and Years 2- 5.

4.1.8 In Year 5 all tree stakes should be carefully removed providing the trees have established sufficiently to support themselves. Removed stakes are to be disposed of at a licensed waste site for recycling if possible.

New Perimeter hedgerow (Viburnum, Fagus, Mixed Native, Ligustrum)

4.1.9 For Viburnum and Fagus hedgerows, establish and maintain a compact, continuous hedge. The hedges are to be clipped, impenetrable, and rectangular shaped, well maintained to a height of 1.4m and 1.0m wide.

4.1.10 For Mixed Native and Ligustrum hedgerows establish and maintain continuous hedgerows to create a loosely trimmed, informal shaped hedge well maintained to a height of 1.8-2.2m high and 1.0-1.2m wide

4.1.11 Ensure hedges are free from litter, and time maintenance activities to avoid disturbance to nesting birds.

4.1.12 Hedge to be trimmed immediately after planting and once in September in Year 1. To be trimmed twice annually in September and March in Years 2-15 to encourage bushy growth and achieve shape required.

4.1.13 The base of the hedge line will be kept weed free, for a width of one metre. The hedge line will be kept clear of weeds, by using an approved trans-located herbicide at a rate of 3 applications per year.

4.1.14 The Maintenance Contractor and Management Team shall allow for adequate watering in of all hedgerow plants and keep the plant material well watered during the maintenance period to ensure establishment and maintain their vigour.

4.1.15 To accord with Planning Condition 6 of the Permission ref, AWDM/0769/20, all dead, removed, seriously damaged or diseased plants are to be replaced after each growing season for Year 1 and Years 2-5. Replacements to be carried out in the next planting season and to be similar in size and species to those lost or to adjacent or nearby plants of the same species.

4.1.16 Ornamental bark mulch (5-35mm size) is to be topped up as necessary to achieve a depth of 75mm at the end of Year 1 and subsequently in September for Years 2-5. Following Year 5 no further mulch is to be added as hedging is assumed to have established to form continuous hedgerow but any bare areas with inadequate coverage are to receive mulch until full spread of adjacent planting has occurred.

4.1.17 ***New low internal hedgerows***

4.1.18 For both Euonymus and Ilex crenata Hedgerows, hedgerows are to establish and be maintained as continuous hedgerows. The hedges are to be clipped, impenetrable, rectangular shaped and well maintained to a height of 0.6m and 0.6-0.8m wide respectively.

4.1.19 Ensure all hedges are kept free from litter.

4.1.20 Hedge to be trimmed immediately after planting and once in September in Year 1. To be trimmed twice annually in September and March in Years 2-10 to encourage bushy growth and achieve shape required.

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4.1.21 The base of the hedge line will be kept weed free, for a width of 0.6m. The hedge line will be kept clear of weeds, by using an approved trans-located herbicide at a rate of 3 applications per year.

4.1.22 The Maintenance Contractor and Management Team shall allow for adequate watering in of all hedgerow plants. All plant material shall be kept well-watered during the maintenance period. All dead, removed, seriously damaged or diseased plants are to be replaced after each growing season for Year 1 and Years 2-5 in accordance with Planning Condition 6 of the Permission ref, AWDM/0769/20. Replacements to be carried in the next planting season and to be similar in size and species to those lost or to adjacent or nearby plants of the same species.

4.1.23 Ornamental bark mulch (5-35mm size) is to be topped up as necessary to achieve a depth of 75mm at the end of Year 1 and subsequently in September for Years 2-5. Following Year 5 no further mulch is to be added as hedging is assumed to have established to form continuous hedgerow but any bare areas with inadequate coverage are to receive mulch until full spread of adjacent planting has occurred.

New shrubs (including native shrubs)

4.1.24 Establish and maintain areas of ornamental shrubs to provide year-round interest.

4.1.25 The entire area of shrub planting will be kept weed free. Planting beds will be kept clear of weeds through a combination of the careful application of trans-located herbicide application, applied at a rate of 3 applications per year, and hand weeding. Care must be taken to avoid herbicide drift to any water features, areas of grass or herbaceous areas, which may be sensitive to herbicide.

4.1.26 Ensure all shrub beds are kept free from litter.

4.1.27 The Maintenance Contractor and Management Team shall allow for adequate watering in of all shrubs. All plant material shall be well watered during the maintenance period to ensure plant establishment, on-going health and to maintain plant vigour.

4.1.28 To accord with Planning Condition 6 of the Permission ref, AWDM/0769/20, all dead, removed, seriously damaged or diseased plants are to be replaced after each growing season for Year 1 and Years 2-5. Replacements to be carried out in the next planting season and to be similar in size and species to those lost or to adjacent or nearby plants of the same species.

4.1.29 Native shrub plants are to be pruned annually to encourage bushy growth and to be allowed to grow up to a height of 3m.

4.1.30 All shrubs to be pruned at the appropriate time of year for the species, as noted below, to promote flower production and stem colour as appropriate. Pruning shall include the removal of dead, dying and diseased wood and shall promote healthy growth and natural shape. At time of pruning inspect and prune as necessary to ensure pathways are kept free of obstruction:

- Cotinus and Rose - prune all dead and twiggy wood and reduce extended branches in February /March.
- Rosemary - prune in March any foliage which has produced flowers. Do not hard prune to bare wood.
- Dogwood (*Cornus sp.*) - stems to be pruned hard in March.
- Hydrangea shrubs - dead head in March and prune 2.5-5 cm down to the next set of healthy buds.
- Elaeagnus, Euonymus, Laurus, Lonicera, Mahonia, Potentilla, Pittosporum, Prunus, Viburnum - lightly prune once to shape and remove any dead wood in April.
- Brachyglottis, Hebe, Skimmia, - lightly prune once to remove any dead wood/ foliage in April.
- Forsythia, Choisya, Hypericum - prune in May any wood which has produced flowers.
- Prune Syringa after flowering in June/July.
- Lavender - to be lightly trimmed in April and again in September to remove dead heads and avoid development of woody growth.

4.1.31 Ornamental bark mulch (5-35mm size) is to be topped up as necessary to achieve a depth of 75mm at the end of Year 1 and subsequently in September for Years 2-5. Following Year 5 no further mulch is to be added as shrubs are assumed to have established to form continuous shrub beds but any bare areas with inadequate coverage are to receive mulch until full spread of adjacent planting has occurred.

New Herbaceous plants

4.1.32 Establish areas of herbaceous plants to provide year-round interest.

4.1.33 The entire area of herbaceous planting will be kept weed free. Planting beds will be kept clear of weeds through a combination of very careful applications of trans-located herbicide, applied at a rate of 3 applications per year, and hand weeding between more sensitive plants and when plants have grown together. Extreme care must be taken to avoid herbicide drift onto the herbaceous plants, any water features or adjacent grass areas, which may be sensitive to herbicide.

4.1.34 The Maintenance Contractor and Management Team shall allow for adequate watering in of all herbaceous plant material. All plant material shall be well-watered during the maintenance period to ensure plant establishment, on-going health and to maintain plant vigour. Particularly ensure all plant material within planters /pots is adequately watered.

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4.1.35 All herbaceous plants to be pruned at appropriate time of year, as noted below, to promote flower production and structure, healthy growth and natural shape. At time of pruning any dead or diseased stems to be removed and prune as necessary to ensure pathways are kept free of obstruction:

- All herbaceous plants, other than those listed below – dead head after first flowering in summer (June-August) to encourage repeat flowering. Cut back in October to remove dead foliage and to achieve tidy appearance.
- Ornamental grasses such as *Stipa sp*. – cut back in April leaving grass stems to provide height and structure during the winter.

4.1.36 To accord with Planning Condition 6 of the Permission ref, AWDM/0769/20 all dead, removed/missing, seriously damaged or diseased plants are to be replaced after each growing season for Year 1 and Years 2-5. Replacements to be carried out in the next planting season and to be similar in size and species to those lost or similar to adjacent or nearby plants of the same species.

4.1.37 Ornamental bark mulch (5-35mm size) is to be topped up as necessary to achieve a depth of 75mm at the end of Year 1 and subsequently in September for Years 2-15.

New Climbing plants

4.1.38 Establish and maintain climbing plants to provide year-round interest.

4.1.39 Areas around climbing plants will be kept weed free. Areas will be kept clear of weeds through a combination of the careful application of trans-located herbicide, applied at a rate of 3 applications per year, and hand weeding. Care must be taken to avoid herbicide drift onto the grass or herbaceous areas, which may be sensitive to herbicide.

4.1.40 The Maintenance Contractor and Management Team shall allow for the adequate watering in of all climbing plants. Plant material shall be well-watered during the maintenance period to ensure plant establishment and that plants maintain their vigour.

4.1.41 All dead, removed/missing, seriously damaged or diseased plants shall be replaced after each growing season for Year 1 and Years 2-5. Replacements are to match the size of adjacent or nearby plants of the same species or the original species whichever is greater.

4.1.42 All climbing shrubs to be pruned at the appropriate time of year for the species, as noted below, to promote flower production. Pruning shall include the removal of dead, dying and diseased wood to promote healthy growth and to train the climbers over/along supporting structures, including wires. At time of pruning also inspect and prune as necessary to ensure pathways are kept free of obstruction:

- Climbing Hydrangea, Hedera, Lonicera – prune back overlong and dead shoots after flowering in September. Prune just below spent blooms or at the point where the vine joins a larger stem and remove old or dead stems at base.

4.1.43 Ornamental bark mulch (5-35mm size) at base of plants is to be topped up as necessary to achieve a depth of 75mm at the end of Year 1 and subsequently in September for Years 2-5.

Amenity Grassland (frequently mown)

4.1.44 Establish and maintain areas of regularly mown grass to provide a durable, dense sward, able to withstand occasional pedestrian traffic and periods of drought.

4.1.45 The height of growth must not exceed 50mm at any time. Cut as and when necessary to a height of 38mm. This will usually mean approximately 12-15 cuts per year between April-October over the growing season but will need to be adjusted according to rainfall; local conditions etc. to achieve the specified grass height but should not generally be cut between November and March. All arisings shall be removed following mowing. The areas will be maintained to provide a weed-free, well-aerated, healthy grass, free of litter, debris and leaves.

4.1.46 Grass will be maintained to the required height using either a cylinder or rotary mower. Grass shall be kept in a vigorous condition, free from disease, fungal growth, discoloration, scorch and wilt.

4.1.47 The Maintenance Contractor and Management Team shall allow for the adequate watering in of all turf. All areas of turf shall be kept well-watered during the maintenance period to maintain a healthy and green appearance.

4.1.48 Areas of grass damaged through trampling or scalping may be re-turfed from mid-April to early May using a turf to match the original specification. Matching turf shall be secured from an approved source and the ground shall be adequately prepared prior to turfing. Seeding small areas can be considered.

4.1.49 All grass clippings on paved areas will be removed. All grass areas are to be relieved through aerating the soil by the use of an aerator, once a year in April.

4.1.50 All undesirable weed species growing within the grass sward including broad leaved weeds shall be removed through use of selective treatment with an appropriate herbicide, approx. 3 times per year.

4.1.51 All edges to paved areas within mown grass areas will be cut at approximately once a year in July to retain a well-defined edge, and areas adjacent to planting, every eighth grass cut in Year 1 and Years 2-15. All arisings are to be taken to the site composting facility.

4.1.52 All areas to receive an application in March of spring fertiliser and an application in September of autumn fertiliser to encourage continued good and healthy growth.

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Shade Tolerant Grassland (infrequently mown)

4.1.53 Establish and maintain areas of infrequently mown grass to provide a durable, dense sward, with tolerance of periods of drought.

4.1.54 The height of growth must not exceed 200mm at any time. Cut as and when necessary to a height of 50mm. This will usually mean approximately 4-6 cuts between April-October each year over the growing season but will need to be adjusted according to rainfall; local conditions etc. to achieve the specified grass height but should not generally be cut between November and March. All arisings shall be removed following mowing. The areas will be maintained to provide a weed-free, well-aerated, healthy grass, free of litter, debris and leaves.

4.1.55 The grass will be maintained to the required height using either a cylinder or rotary mower. Grass shall be kept in a vigorous condition, free from disease, fungal growth, discoloration, scorch and wilt.

4.1.56 The Maintenance Contractor and Management Team shall allow for adequate watering in of all turf and keep the turf well-watered during the maintenance period to maintain its health and green appearance.

4.1.57 Areas of grass damaged through trampling or scalping may be re-turfed from mid-April to early May using a turf to match the original specification and approved source. The ground shall be adequately prepared prior to turfing. Seeding of small areas can be considered.

4.1.58 All grass clippings on paved areas will be removed. All grass areas to be relieved through aerating the soil by the use of an aerator, once a year in April.

4.1.59 All undesirable weed species growing within the grass sward, including broad leaved weeds, shall be removed through use of selective treatment with an appropriate herbicide, approx. 3 times per year.

4.1.60 All edges to paved areas within mown grass areas will be cut approximately once a year in July to retain a well-defined edge, and areas adjacent to planting, every eighth grass cut in Year 1 and Years 2-15. All arisings are to be taken to the site composting facility.

4.1.61 All areas to receive an application in March of spring fertiliser and an application in September of autumn fertiliser to encourage continued good and healthy growth.

4.2 General Maintenance Operations

Paving

4.2.1 All paving areas shall be regularly visually inspected during each litter pick with a thorough inspection for defects at the end of the defects liability period in Year 1 and once a year in

Years 2-15. Any defective areas of paving shall be repaired as necessary. All surfaces are to receive an application of herbicide once a year to treat any vegetative or fungal growth.

4.2.2 Power-wash paved surfaces every 5 years or as required to ensure removal of moss and lichen to retain slip resistance of paving.

Site Furniture including Fencing

4.2.3 All site furniture, balustrades/guardrails and fencing are to be regularly visually inspected during each litter pick with a more intensive inspection at least once a year for damage. Special regard shall be given to preventing injury to both residents and staff. Site furniture and fencing is to be cleaned and maintained to provide a well kempt, attractive appearance. Ground fixings of fixed furniture/features are to be checked to ensure furniture/features cannot be moved around or removed from site. Any vandalised or damaged furniture or fencing shall be repaired as soon as possible.

Water Features

4.2.4 All water features are to be visually inspected annually for defects, with water quality tested as recommended by manufacturers/designer.

Litter Picking

4.2.5 Litter picking of all landscape areas and gardens is to be carried out at every maintenance visit. Litter is to be disposed of at an appropriate licensed waste facility.

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5 Landscape Management Plan Schedule Year 1

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LANDSCAPE MANAGEMENT PLAN SCHEDULE AND PROGRAMME OF WORKS FOR YEAR 1:

	YEAR1: Months (No. of Visits)											
	Jan	**Feb**	**Mar**	**Apr**	**May**	**June**	**July**	**Aug**	**Sept**	**Oct**	**Nov**	**Dec**
Existing Trees												
Inspect trees for health and safety (and after major storm)	-	-	-	-	-	-	-	-	-	1	-	-
New Trees												
Re-firming trees and stakes, ensuring tree is vertical and firm	-	-	1	-	-	-	-	-	1	-	-	-
Watering	-	-	-	As req	As req	As req	As req	As req	As req	-	-	-
Pruning - stem	-	-	-	-	-	-	-	-	-	-	1	-
Pruning/tying in – Pleached trees	-	-	-	-	-	1	-	-	-	-	1	-
Replacement Planting	-	-	-	-	-	-	-	-	-	-	1	-
New Perimeter Hedgerow (Viburnum, Fagus, Mixed Native, Ligustrum)												
Trimming- Frontage and garden boundary beech hedge:1.2m high x 1.0m. Perimeter native hedge:1.8mhigh x 1.2m	-	-	1	-	-	-	-	-	1	-	-	-
Watering	-	-	-	As req	As req	As req	As req	As req	As req	-	-	-
Spot Application of Herbicide	-	-	-	1	-	1	-	1	-	-	-	-
Top up Mulch	-	-	-	-	-	-	-	-	1	-	-	-
Replacement Planting	-	-	-	-	-	-	-	-	-	-	1	-
New low internal hedgerow												
Watering	-	-	-	As req	As req	As req	As req	As req	As req	-	-	-
Spot Application of Herbicide	-	-	-	1	-	1	-	1	-	-	-	-

Top up Mulch	-	-	-	-	-	-	-	-	1	-	-	-
Replacement Planting	-	-	-	-	-	-	-	-	-	-	1	-
New Shrubs (including native planting)												
Watering	-	-	-	As req	As req	As req	As req	As req	As req	-	-	-
Spot Application of Herbicide/Hand weeding	-	-	-	1	-	1	-	1	-	-	-	-
Pruning: Native Shrubs	-	1	-	-	-	-	-	-	-	-	-	-
Pruning: Cotinus and Rose	-	1	-	-	-	-	-	-	-	-	-	-
Pruning: Rosemary	-	-	1	-	-	-	-	-	-	-	-	-
Pruning: Dogwood	-	-	1	-	-	-	-	-	-	-	-	-
Dead-head: Hydrangea macrophylla	-	-	1	-	-	-	-	-	-	-	-	-
Pruning: Elaeagnus, Euonymus, Laurus, Lonicera, Mahonia, Potentilla, Prunus, Viburnum	-	-	-	1	-	-	-	-	-	-	-	-
Pruning: Hebe, Skimmia,	-	-	-	1	-	-	-	-	-	-	-	-
Pruning Brachyglottis, Forsythia, Choisya and Hypericum	-	-	-	-	1	-	-	-	-	-	-	-
Pruning: Lavender	-	-	-	1	-	-	-	-	1	-	-	-
Pruning: Syringa	-	-	-	-	-	1	-	-	-	-	-	-
Top up Mulch	-	-	-	-	-	-	-	-	1	-	-	-
Replacement Planting	-	-	-	-	-	-	-	-	-	-	1	-
New Herbaceous plants												
Watering	-	-	-	As req	As req	As req	As req	As req	As req	-	-	-

Spot Application of Herbicide/Hand weeding	-	-	-	1	-	1	-	1	-	-	-	-
Pruning: All, except below	-	-	-	-	-	1			-	1	-	-
Pruning: Ornamental Grasses	-	-	-	1	-	-	-	-	-	-	-	-
Top up Mulch	-	-	-	-	-	-	-	-	1	-	-	-
Replacement Planting	-	-	-	-	-	-	-	-	-	-	1	-
New Climbing plants												
Watering	-	-	-	As req	As req	As req	As req	As req	As req	-	-	-
Spot Application of Herbicide/Hand weeding	-	-	-	1	-	1	-	1	-	-	-	-
Pruning: Climbing Hydrangea	-	-	-	-	-	-	-	-	1	-	-	-
Top up Mulch	-	-	-	-	-	-	-	-	1	-	-	-
Replacement Planting	-	-	-	-	-	-	-	-	-	-	1	-
Amenity Grassland (frequently mown)												
Cutting (Approx. No.)	-	-	-	2	2	3	2	2	2	2	-	-
Watering	-	-	-	As req	As req	As req	As req	As req	As req	-	-	-
Repair	-	-	-	1	-	-	-	-	-	-	-	-
Aerate	-	-	-	1	-	-	-	-	-	-	-	-
Spot Application of Herbicide	-	-	-	1	-	1	-	1	-	-	-	-
Edging to hard paths	-	-	-	-	-	-	1	-	-	-	-	-
Edging to planting	-	-	-	-	-	-	1	-	-	1	-	-
Fertiliser application	-	-	1	-	-	-	-	-	1	-	-	-

Shade Grassland (infrequently mown)												
Cutting (Approx. No.)	-	-	-	1	-	1	-	1	-	1	-	-
Watering	-	-	-	As req	As req	As req	As req	As req	As req	-	-	-
Repair	-	-	-	1	-	-	-	-	-	-	-	-
Aerate	-	-	-	1	-	-	-	-	-	-	-	-
Spot Application of Herbicide	-	-	-	1	-	1	-	1	-	-	-	-
Edging to hard paths	-	-	-	-	-	-	1	-	-	-	-	-
Edging to planting	-	-	-	-	-	-	1	-	-	1	-	-
Fertiliser application	-	-	1	-	-	-	-	-	1	-	-	-
Paving												
Inspect and repair (as req)	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req
Thorough Inspection (end of defects)	-	-	1	-	-	-	-	-	-	-	-	-
Street Furniture including balustrades, railings, seating, features												
Inspect at maintenance visit for each area and repair	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req
Thorough Inspection (end of defects)	-	-	1	-	-	-	-	-	-	-	-	-
Water Features												
Inspect and repair (as req)	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req
Litter Picking												
At maintenance visit	-	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	-

6 Landscape Management Plan Schedule Years 2-15

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LANDSCAPE MANAGEMENT PLAN SCHEDULE AND PROGRAMME OF WORKS FOR YEARS 2-15:

	YEARS 2-15 (No. of visits)													
	2	**3**	**4**	**5**	**6**	**7**	**8**	**9**	**10**	**11**	**12**	**13**	**14**	**15**
Existing Trees														
Inspect trees for health and safety (and after major storm)	-	1	-	1	-	1	-	1	-	1	-	1	-	1
New Trees														
Re-firming trees and stakes, ensuring tree is vertical and firm	2	2	2	2	-	-	-	-	-	-	-	-	-	-
Remove Tree stake if established	-	-	-	As req	-	-	-	-	-	-	-	-	-	-
Watering	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
Pruning - stem	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Pruning/tying in – Pleached trees	2	2	2	2	2	2	2	2	2	2	2	2	2	2
Pruning- Formative	-	-	-	1	-	-	-	-	1	-	-	-	-	1
Replacement Planting	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
New Perimeter Hedgerow (Viburnum, Fagus, Mixed Native, Ligustrum)														
Trimming- Viburnum and Fagus Hedgerows:1.4m high x 1.0m. Mixed native hedge and Ligustrum hedge:1.8-2.2mhigh x 1.0-1.2m	2	2	2	2	2	2	2	2	2	2	2	2	2	2
Watering	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
Spot Application of Herbicide	3	3	3	3	3	3	3	3	3	3	3	3	3	3
Top up Mulch	1	1	1	1	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req

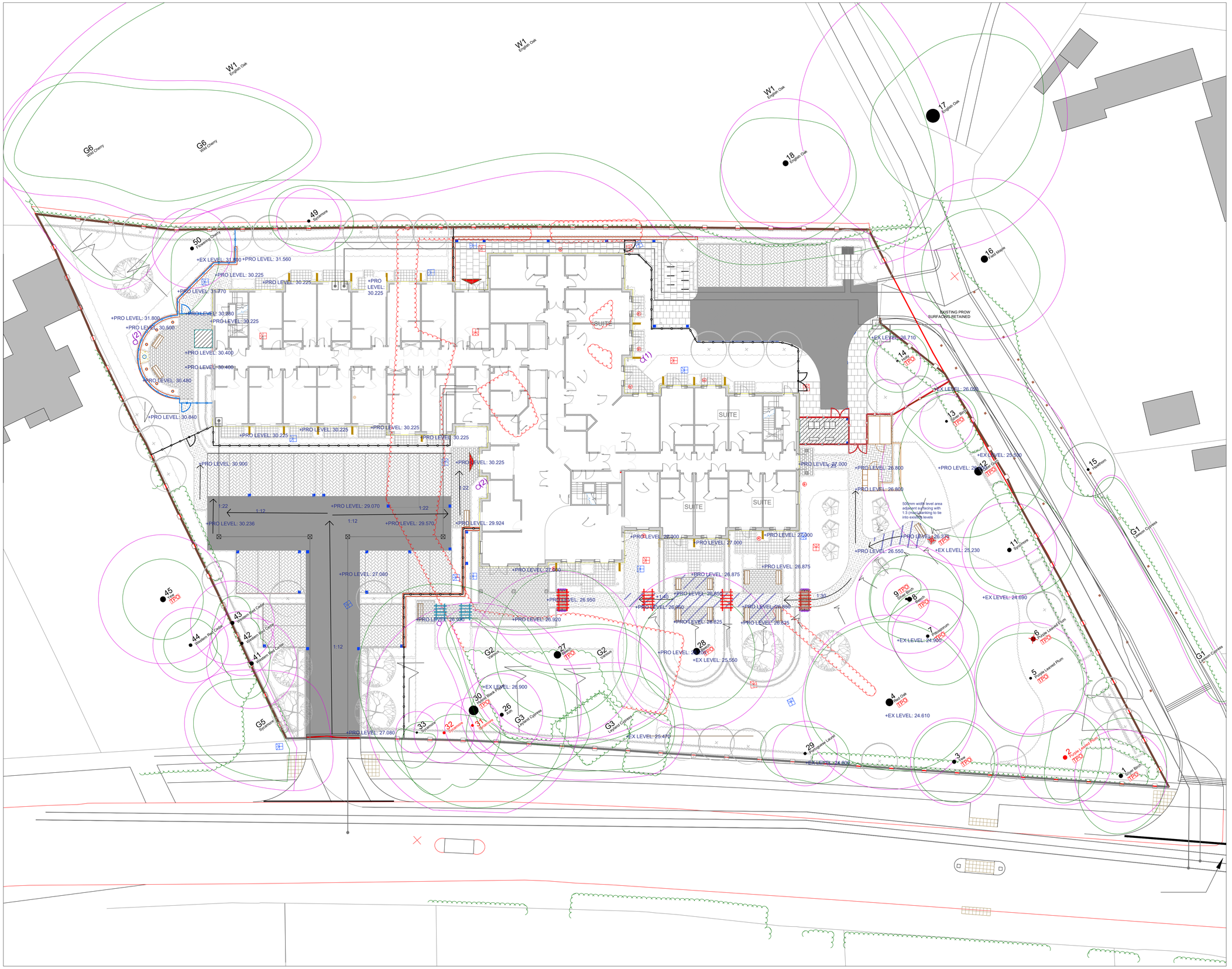
Replacement Planting	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
New low internal hedgerow														
Trimming- 0.6m high x 0.6m	2	2	2	2	2	2	2	2	2	2	2	2	2	2
Watering	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
Spot Application of Herbicide	3	3	3	3	3	3	3	3	3	3	3	3	3	3
Top up Mulch	1	1	1	1	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req
Replacement Planting	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
New Shrubs (including native shrubs)														
Watering	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
Spot Application of Herbicide/Hand weeding	3	3	3	3	3	3	3	3	3	3	3	3	3	3
Prunus: Native Shrubs	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Pruning: Roses (for timing of all pruning refer to year 1)	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Pruning: Cotinus and Rose	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Pruning: Rosemary	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Pruning: Dogwood	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Dead-head: Hydrangea serrata	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Pruning: Elaeagnus, Euonymus, Laurus, Lonicera, Mahonia, Photinia, Potentilla, Prunus, Viburnum	1	1	1	1	1	1	1	1	1	1	1	1	1	1

Pruning: Hebe, Skimmia,	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Pruning Brachyglottis, Forsythia, Choisya, Hypericum	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Pruning: Lavender	2	2	2	2	2	2	2	2	2	2	2	2	2	2
Pruning: Syringa	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Top up Mulch	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Replacement Planting	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
New Herbaceous plants														
Watering	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
Spot Application of Herbicide/Hand weeding	3	3	3	3	3	3	3	3	3	3	3	3	3	3
Pruning: All, except below (for timing of all pruning refer to year 1)	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Strawberries; remove old leaves	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Top up Mulch	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Replacement Planting	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
New Climbing plants														
Watering	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
Spot Application of Herbicide/Hand weeding	3	3	3	3	3	3	3	3	3	3	3	3	3	3
Pruning: (for timing of all pruning refer to year 1)	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Top up Mulch	1	1	1	1	-	-	-	-	1	-	-	-	-	1

Replacement Planting	As req	As req	As req	As req	-	-	-	-	-	-	-	-	-	-
Amenity Grassland (frequently mown)														
Cutting (Approx. No.)	15	15	15	15	15	15	15	15	15	15	15	15	15	15
Watering	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req
Repair	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Aerate	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Spot Application of Herbicide	3	3	3	3	3	3	3	3	3	3	3	3	3	3
Edging to hard paths	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Edging to planting	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Fertiliser application	2	2	2	2	2	2	2	2	2	2	2	2	2	2
Shade Grassland (infrequently mown)														
Cutting (Approx. No.)	4	4	4	4	4	4	4	4	4	4	4	4	4	4
Watering	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req
Repair	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Aerate	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Spot Application of Herbicide	3	3	3	3	3	3	3	3	3	3	3	3	3	3
Edging to hard paths	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Edging to planting	2	2	2	2	2	2	2	2	2	2	2	2	2	2

Fertiliser application														-
Inspect and repair (as req)	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req
Thorough Inspection (end of defects)	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Artificial Grass														
Remove fallen leaves	4	4	4	4	4	4	4	4	4	4	4	4	4	4
Street Furniture including railings, seating, features														
Inspect at maintenance visit for each area and repair	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req
Thorough Inspection (end of defects)	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Water Features														
Inspect and repair (as req)	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req
Litter Picking														
At maintenance visit	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req	As req

7 Appendix 1



0 2 m 5 m 10 m 15 m 20 m

SCALE: 1:200

Key

- Existing trees and vegetation to be retained with Root Protection Areas indicated
- Existing tree / vegetation to be removed
- **Proposed asphalt** - Colour grey - to engineers specification. Kerb edges and heights to engineers details.
- **Proposed block paving**
  - **Parking Areas:** Tegula by Tobermore, Colour: Slate, 240x160x80mm depth, Herringbone pattern edged in running course of Tegula to match.
  - **Pedestrian areas:** to be to be Tegula by Tobermore, colour slate. 175x140x50 and 140x140x50 60/40 mixed To be edged in running course of Tegula to match. Laid in Tobermore175x140 & 140x140mm 60/40 mix pattern.
- **Proposed resin bound surfacing** - Winter Pearl by Sureset, 6mm aggregate, edged with flush Aluexcel Flexible edging by Kinley Systems (within RPA of existing trees, surfacing and subbase to be permeable as noted by below blue hatch) with metal edging. Paths to be no steeper than 1:22
- **Proposed feature paving** - Tobermore 'Braemar' Blocks 600x300x80mm, Laid stretcher parallel with building, colour: Alto Silver Ground Textured. Where within RPA of existing trees, surfacing and subbase to be permeable as noted by below blue hatch, 8mm SuDSFlow spacers to be used to make paving permeable. To be edged in running course of 100x200x80mm Braemar blocks to match.
- **Proposed private patios** - Mayfair Flags by Tobermore, 450x450x50mm, colour Silver, with PCC edge
- **Proposed pedestrian service areas** - Textured Flag by Tobermore, 450x450x50mm, colour buff, with PCC edge, coursed in stretcher pattern as shown on plan.
- **Proposed pebbles** - To be Scottish Cobbles 30-50mm by Gravelmaster.co.uk. Top of pebbles to finish flush with adjacent surfacing. Edging of pebbles to be Flexible Aluexcel by Kinley systems
- **Proposed area of no dig construction** - Subbase to be permeable type 3 stone, to engineers specification. To be edged with metal edging. Earth shoulders to raised construction to be between 1:5-10 gradient, maximum 1:3 gradient. to marry into adjacent levels.
- **Proposed water feature within north west garden** - 60cm Rainbow Sandstone Drilled Sphere Water Feature Kit with LED Light. By ukwaterfeatures.com. with below ground reservoir, and pump. Reservoir to be reinforced Heavy Duty Pebble Pool 66cm Diameter With Galvanised Steel Grid.
- **Bird feeding hut on stake** - brushed aluminium by Crocus.co.uk, 1 number total.W33cm x H144cm (including 16cm ground spikes) (1)
- **Shenstone bird bath by RSPB,** 2 number total. Diameter: 42cm. (2)
- **Proposed fixed timber seat with armrests and backrests** - Buckingham Seat, by Broxap, paving to continue below seats.
- **Proposed arch** - Ultima Pergola Arch 2450(h) x 1820(w) x 1360(d)mm, by forestgarden.co.uk or similar approved. Painted with Cuprinol Garden shades, Natural Stone. Surfaced fixed to paving using 4no L shaped brackets located on internal edge of post, parallel with direction of path. 2no total.
- **Proposed arch** - Large Ultima Pergola Arch 2450(h) x 2400(w) x 1360(d)mm, by forestgarden.co.uk or similar approved. Painted with Cuprinol Garden shades, Natural Stone. Surfaced fixed to paving using 4no L shaped brackets located on internal edge of post, parallel with direction of path. 4no total.
- **Proposed climbing shrub timber post** - 3000mm length, 125mmØ machine round pole, chamfered both ends - jakcured (Treated) buried vertically 600mm into ground and secured with postcrete (2400mm of post to be above ground). Located in northern garden. Cylindrical mesh to wrap around post (mesh cylinder to be a diameter of 140mm) to be PVC-Coated Welded Wire Mesh Roll, 1200mm (H) 25mm Holes, 15 Gauge, colour green. Mesh to be fixed to post with 3no. Galvanised 'U' shaped staples 20mm length, fixed into the rear of upright pole (ie not visible from garden patio) 1200mm height mesh to be stacked on top of each other to a height of 2400mm, with mesh tied togther using 4no. dark green plastic cable ties, with ends cut off after fixing. 6no. posts total positioned at equal distances, in a symmetrical position as shown on plan.
- **Proposed cycle stand** - adult sized, root fixed, stainless steel, by Broxap or similar approved.
- **Proposed potting shed** - 'Loxley' 6'x8' Shiplap Potting Shed - Right Sided, by Sheds.co.uk, to be treated timber 10 year anti-rot guarantee, non-glass windows, with felt roof, provided with floor.1790x2390x2213mm dimensions. Paving to continue below shed. To be provided with a combination padlock for external use.
- **Proposed shed** - 'Loxley' 8'x10' Premium Shiplap Apex Shed by Sheds.co.uk, to be treated timber, 10 year anti-rot guarantee, non-glass windows, with felt roof, provided with floor, 2567x3114x2090mm dimensions. Paving to continue below shed. To be provided with a combination padlock for external use.
- **Proposed raised timber planter/retaining feature** - To be formed using 200x100mm profile brown coloured eco-treated timber sleepers positioned horizontally. Height to generally be 600mm above adjacent paved surfaces,external width to be 1000mm, internal width 800mm, top of planterwall to remain consistent. Eastern side of wall/raised planter to be retaining and extend in height to accommodate change in levels of adjacent grassed area. Timber retaining feature to be designed by Engineers but integrated into raised planter. Refer to planting plans (drawing B21032-401-404 for topsoil depths and specifications. Topsoil to be positioned over type 3 free draining aggregate. Planters are to be free draining. All fixings are to be galvanised, and plugged, with no exposed screws/screw heads.
- Existing retaining wall along site frontage with fence to top of wall to be retained, and repaired where required
- Existing 1.8m timber fence retained and repaired where required with existing gaps filled to match
- **Proposed metal railing 1.8m high** - black, (located to top of retaining wall where indicated)
- **Proposed retaining wall, height varies** - brick with knapped flint facing. To finish approximately 2 bricks above adjacent upper level
- **Proposed 1.2m guardrail to retaining wall** - galvanised steel powder coated black, cracked post and fixed to rear of retaining wall. Located around upper northern garden.
- **Proposed 1.8m high timber close board fence** - featherboard by Jacksons Fencing or similar approved.
- **Proposed 1.83m x 0.94m privacy screen** - positioned vertically fixed to two upright post supports 95mm planed, 2.4m length buried 500mm into concrete footings. Privacy screen to be premier diamond trellis panels by Jacksons fencing. Posts and trellis to be painted Cuprinol Garden shades, Natural Stone. 100mm gap between bottom of trellis and top of mulch

All gates within fences/railings are to be access controlled

Proposed / existing slopes. | +EX LEVEL 25.950 | Existing level retained | +PRO LEVEL 25.950 | Proposed level

Notes:
1. Retaining walls and freestanding walls to engineers design and specification
2. Drainage proposals shown for coordiantion only. Refer to engineers drawings for drainage proposals
3. All drainage inspection chambers within hardstanding areas are to be recessed infill covers, filled with paving and laying pattern to match adjacent paving.
4. All levels shown on drawings are illustrative to be confirmed by engineers and be checked on site.
5. Refer to TLP drawing B21032-401-404 for detailed planting plans.

Letter	Revision	By	Date
B	Amended following client comments	OT	15.03.2023
A	Amended following VE exercise	OT	17.08.2021

[redacted]

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Project
Care Home at Warren Road, Worthing

Drawing
Hardworks Proposals

Status
Information

Bedford	01234 261315 ☒
Woodbridge	01394 380509 ☐
London	020 3092 4141 ☐
Norwich	01603 230777 ☐
Job No.	B21032
Dwg. No.	201B
Scale	1:200@A1
Drawn	OT
Checked	WW
Date	11.05.2021

Do not scale off drawing. All dimensions & Levels are to be checked on site. Any discrepancies must be reported to the landscape architect immediately.
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North

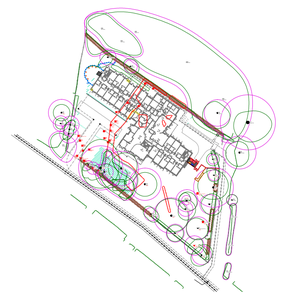


Key

- Existing trees and vegetation to be retained with Root Protection Areas indicated
- Existing tree / vegetation to be removed
- Proposed feature tree / Semi-mature tree
- Proposed tree
- Proposed orchard tree
- Proposed specimen shrubs
- Proposed low/groundcover shrub planting
- Proposed medium height shrub planting
- Proposed mixed native shrub planting
- Proposed climbing / trailing shrubs
- Proposed single species hedgerow
- Proposed native hedgerow
- Proposed amenity/mown grass - Turf (Frequently mown)
- Proposed shade tolerant grass - Turf (infrequently mown)
- Proposed bulbs within grass
- Proposed raised planters - timber - to act as a partial retaining wall around growing area
- Proposed pergola / arch
- Proposed / existing slopes

Notes:

- Refer to Drawing B21032-404 Sheet 4 of 4 for planting schedule and specification notes



Letter	Revision	By	Date
B	Updated following client comments	OT	15.03.2023
A	Updated following VE exercise	OT	19.08.2021

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Project
Warren Road, Worthing

Drawing
Detailed Planting Proposals
Sheet 1 of 4

Status
Planning

Bedford	01234 261315
Woodbridge	01394 380509
London	020 3092 4141
Norwich	01603 230777
Job No.	B21032
Dwg. No.	401B
Scale	1:100@A1
Drawn	OT
Checked	WW
Date	18.06.2021

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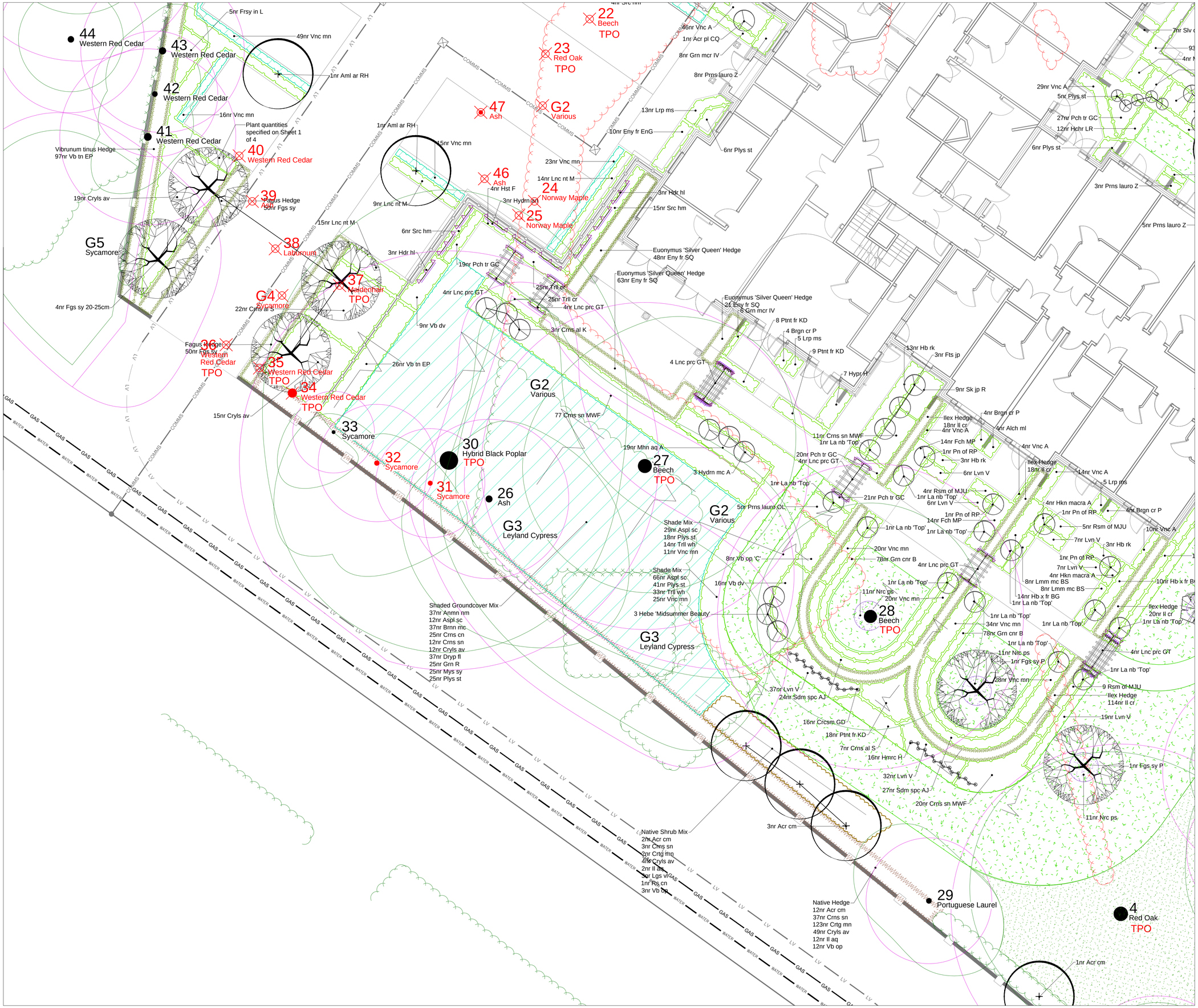
North



Key

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- Existing tree / vegetation to be removed
- Proposed feature tree / Semi-mature tree
- Proposed tree
- Proposed orchard tree
- Proposed specimen shrubs
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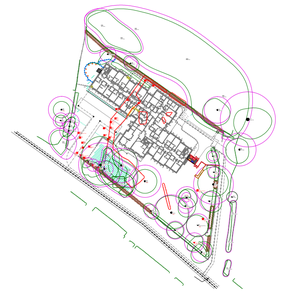

Letter	Revision	By	Date
B	Updated following client comments	OT	15.03.2023
A	Updated following VE exercise	OT	19.08.2021

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Bedford	01234 261315	☒
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Project
Warren Road, Worthing

Drawing
Detailed Planting Proposals
Sheet 2 of 4

Status
Planning

Job No.	B21032
Dwg. No.	402B
Scale	1:100@A1
Drawn	OT
Checked	WW
Date	18.06.2021

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North


2nr Pyrs cl C
10 Ptt tn
20
Lawson Cypress
Hedgerow quantities specified on Sheet 3 of 4
19
Italian Cypress
3nr Lrp ms
6nr Prns lauro Z
7nr Hchr LR
8nr Lrp ms
9nr Hkn macra A
3nr Dcn sp
4nr Prns lauro Z
5nr Lmm mc BS
10nr Eny fr EnG
G2
Various
21
Kapuka
SUITE
W1
English Oak
18
English Oak
17
Eng
16
Field Maple
14
Holly
TPO
13
Silver Birch
TPO
3nr Hb MB
14nr Brchyg S
2nr Crns st F
7nr Crns sn MWF
1nr Acr cm
14nr Eny fr SQ
Native Hedge
12nr Acr cm
35nr Crns sn
116nr Crtg mn
46nr Cryls av
12nr Il aq
12nr Vb op
74nr Vnc mn
7nr Slv of P
93nr Lnc nt M
4nr Mhn aq A
5nr Sk cn KG
8nr Src hm
3nr Mhn x md C
29nr Vnc A
5nr Plys st
6nr Prns lauro Z
27nr Pch tr GC
12nr Hchr LR
52nr Grn mcr IV
6nr Plys st
3nr Lmm mc BS
3nr Prns lauro Z
5nr Prns lauro Z
3nr Aml ar RH
10nr Hchr LR
7nr Prns lauro Z
69nr Lnc nt M
1nr Prns av P
33nr Lnc nt M
2nr Acr cm
5nr Eny fr SQ
15nr Lvn V
12nr Cyts prcx A
15nr Snt ch
15nr Lvn V
3nr Stp gg
5nr Thy vl
5nr Ptrsl cr
42nr Lvn V
8nr Fragari an V
8nr Oc bs
8nr Fragari an V
4nr Org vl
2nr Mls D
12 Rsm of MJU
10nr Hb x fr BG
8nr Brchyg S
10nr Vnc A
4nr Brgn cr P
4nr Hkn macra A
1nr Pn of RP
5nr Rsm of MJU
7nr Lvn V
3nr Hb rk
4nr Lnc prc GT
7nr Lvn V
1nr Pn of RP
4nr Hkn macra A
8nr Lmm mc BS
8nr Lmm mc BS
14nr Hb x fr BG
1nr La nb 'Top'
Ilex Hedge
11nr Nrc ps
20nr Vnc mn
78nr Grn cnr B
8nr Vb op 'C'
16nr Vb dv
1nr La nb 'Top'
4nr Rsm of MJU
1nr La nb 'Top'
6nr Lvn V
1nr Pn of RP
14nr Fch MP
1nr La nb 'Top'
21nr Pch tr GC
5nr Prns lauro OL
3 Hydrn mc A
1nr La nb 'Top'
20nr Pch tr GC
4nr Lnc prc GT
3nr Hb rk
6nr Lvn V
11nr Crns sn MWF
1nr La nb 'Top'
14nr Fch MP
1nr Pn of RP
4nr Vnc A
4nr Alch ml
4nr Vnc A
14nr Vnc A
5 Lrp ms
Ilex Hedge
18nr ll cr
4nr Brgn cr P
13nr Hb rk
3nr Fts jp
9nr Sk jp R
7 Hypr H
9 Ptnt fr KD
4 Brgn cr P
5 Lrp ms
8 Ptnt fr KD
6 Grn mcr IV
2nr Eny fr SQ
Euonymus 'Silver Queen' Hedge
6nr Plys st
8nr Prns lauro Z
5nr Vnc A
1nr Acr pl CQ
Grn mcr IV
Silver Queen' Hedge
SQ
Hedge
prc GT
3 Hydrn mc A
mix
sc
wh
mn
Vb dv
Vb op 'C'
Prns lauro Z
Vnc mn
Lnc prc GT
Lnc nt M
Vnc mn
Vnc A
Lnc prc GT
Lnc nt M
Vnc A
Vnc mn
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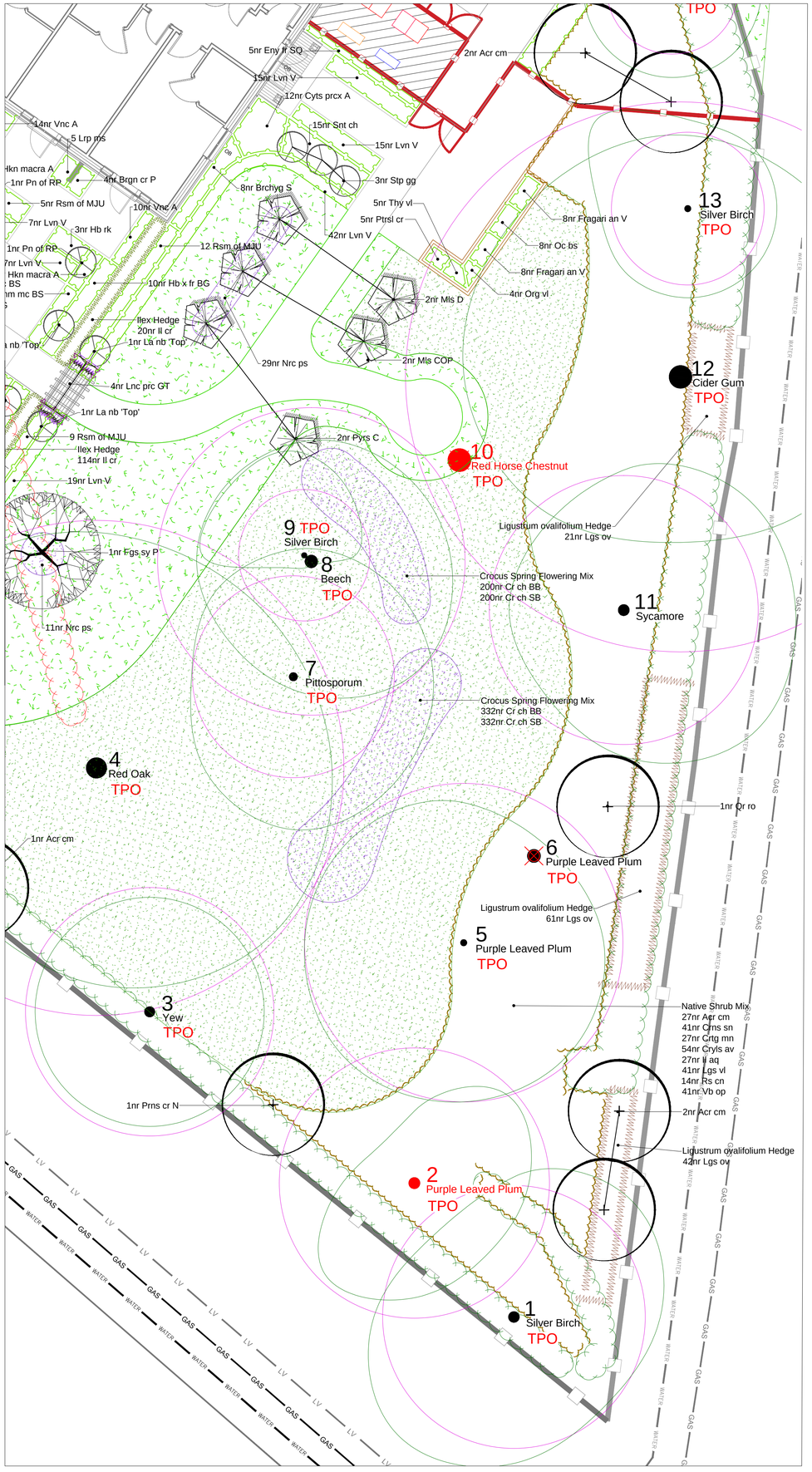

General:

1. Before planting the Landscape Contractor is to ascertain the exact location of existing or as-built services and is responsible for ensuring that services are not damaged. If necessary, planting locations may need to be adjusted locally.
2. No plant species, size or location should be altered without prior approval of the Landscape Architect.

Clearance:

3. All areas of proposed planting/turfing to be cleared of: building debris, stones, brick and concrete over 50mm in diameter; contamination; and soils unsuitable for landscape purposes on residential developments. These should be removed from site. All areas of proposed planting/turfing affected by construction works to be relieved of compaction, **except below the canopies of existing trees and where underground services exist or where directed not to by on-site engineers.**

Topsoil:

4. Existing topsoil to be utilised. Imported topsoil to make up any deficit in the topsoil requirements for the proposed planting scheme shall be in accordance with BS 3882:2015 and of multi-purpose grade, free from plant material prohibited under the Wildlife and Countryside Act 1981, that contains no concentration of chemical contaminants that would cause a significant risk to human health and the environment and tested by a competent testing laboratory for its suitability for use on a residential development.
5. Topsoil depths to be:
   - 150mm for grass areas;
   - 450mm for shrub areas and hedgerows;
   - 450mm for tree pits (over 150mm backfilled sub-soil); and
   - Tree pits to be 1.0 x 1.0 x 0.6m deep.
   - Raised planters - planters to be 600mm height, infilled with 475mm depth topsoil with 75mm mulch above soil, leaving 50mm between top of mulch and top of planter, topsoil to be placed over type 3 free draining aggregate to varying depths (depths dependant on retaining heights)

Supply of plants

6. All plants shall be supplied in accordance with the National Plant Specification, by nurseries accredited by the Horticultural Trade Association.
7. The Contractor is to provide Plant Passports to the Client, Principal Designer, Clerk of Works and Landscape Architect upon purchase of plants, prior to planting.
8. It is the Contractors responsibility to ensure all provided plants are pest and disease free, and with plant passports provided (as per above point)

   If the contractor suspects any newly planted trees or any existing trees are contaminated with any notifiable pest or disease, they should report it immediately to https://treealert.forestresearch.gov.uk/ as well as the Client, project Landscape Architect and Main Contractor (if appropriate). **Do not attempt to destroy or move infected material yourself.** For additional information relating to reporting a notifiable pest or disease additional information can be found at the following link: https://www.gov.uk/guidance/report-a-tree-pest-or-disease-overview

   DEFRA Xylella recommendations can be found at the link below:

   https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/686156/xylella-fastidiosa-impl-trade.pdf

Groundworks and Planting:

9. All groundworks and planting operations shall be in accordance with the following British Standards:
   - BS 3936;
   - Part 1 (1992) Nursery Stock - Specification for Trees and Shrubs;
   - Part 2 (1990) Nursery Stock - Specification for Roses;
   - Part 3 (1990) Nursery Stock - Specification for Fruit Plants;
   - Part 9 (1998) Nursery Stock - Specification for Bulbs, corms and tubers;
   - Part 10 (1990) Nursery Stock - Specification for Ground Cover Plants;
   - Part 11 (1984) Nursey Stock - Specification for container-grown culinary herbs;
   - BS 4428 (1989) Code of Practice for General Landscape Operations (excluding Hard Surfaces);
   - BS 3882 (2015) Specification for Topsoil;
   - BS 3969 (1998+A1 2013) Recommendations for Turf for General Purposes; and
   - BS 8545 (2014) Trees: from nursery to independence in the landscape. Recommendations.
10. Effective weed control shall be carried out prior to cultivation. All planting areas to be cultivated to a depth of 300mm except below the canopies of existing trees where pits should be hand dug.
11. All plants to be watered before and after planting and as necessary during the growing season to ensure planting thrives.

Planting Protection

12. Rabbit Protection - For all plants within the Native Hedge, Fagus Hedge and Native Shrub Mix (except Ilex and Cornus- plants are to be fitted with spiral tree guards 60cm x 38mm - To be biodegradable (e.g. 'TreeBio', green), or otherwise approved.

    For Ilex aquifolium and Cornus sanguinea within these mixes, plants are to be fitted with shrub shelters 60cm high x 144-200mm diameter - to be made of photodegradable and recyclable, (e.g. Shrub Shelter Plus by 'Tubex') or otherwise approved

Timing /Implementation of Works:

13. Planting shall occur within the next planting season after completion of the built development prior to occupation. Bare root stock to be planted in the next appropriate planting season (Nov-March) after completion of the built development.

Individual Tree Planting:

14. Tree pits - tree pits to be 1.0 x 1.0 x 0.6m deep, or 300mm larger than root ball, whichever is larger.

    Compost - Peat-free tree and shrub planting compost by thoroughly incorporating it with topsoil into planting holes at the ratio of 40 litres per tree.

    Tree Staking - where trees are located in lines, tree stakes to be angled in the same orientation parallel to adjacent roads.

    Angled Staking:

    All fruit trees shall be supported by 1No. 50mm dia x 1800mm long stakes angled to avoid rootball with 400mm above ground level, tied with Standard Nylon Reinforced Rubber Belts, 37.5mm with Extra Large Pads spacer - supplied by J Toms Ltd or similar approved supplier.

    or

    Double Staking:

    All trees other than fruit trees and trees 20-25cm girth shall be double staked. Stakes to be 75mm dia. x 1500mm long set 900mm into the ground at 700mm centres. Tree to be attached to stake with 2no. PVC black strip belting and spacer sleeves (300mm long). Strap to be attached to timber stakes at c.550mm above ground level using 2no. 35mm long galvanised nails.

    or

    Underground guying:

    All 20-25cm girth / semi-mature trees shall be supported by underground guys. Tree anchor system suitable for trees of the specified rootball/container such as Arborguy by Green Blue Urban.

    Tree Irrigation - All trees above 10-12cm girth to have 60mm dia. irrigation/aeration system placed around outer edge of rootball and fitted with a non-removable grid to inlet to prevent ingress of litter and debris. Inlet to be flush with finished mulch level. Length of pipework to be appropriate to size of rootball. System such as 'RootRain Urban' by 'GreenBlue Urban' or otherwise approved.

    Mulching - Surface mulching to individual trees in grass shall be 75mm depth of ornamental bark mulch, 500mm diameter around tree.

Hedgerow Planting

15. Hedgerows plants to be planted in pits to be 300 x 300 x 300mm, or 200mm larger than root ball, whichever is larger.

    Compost - Apply peat-free tree and shrub planting compost by thoroughly incorporating it with topsoil into planting holes at the ratio of 8 litres per shrub.

    Mulch - surface mulching to all plant beds shall be 75mm depth of ornamental bark mulch.

    Density -

    Double Staggered rows 300mm apart, 5 plants/lin metre:
    - Euonymus 'Silver Queen' Hedge
    - Fagus Hedge
    - Native Hedge
    - Privet Hedge
    - Viburnum Hedge

    Single row, 3 plants per linear metre:
    - Ilex crenata Hedge
    - Euonymus 'Jean Hugues' Hedge

Climbing Plants:

- Support - Self-supporting climbers to be planted 300mm from wall/structure with canes angled back towards the wall/structure. Climbers to be trained onto supporting wall fence through the maintenance period.

All non-self-supporting climbers are to be helped onto support wires through the maintenance period.

Compost - Apply peat-free tree and shrub planting compost by thoroughly incorporating it with topsoil into planting holes at the ratio of 8 litres per shrub.

Shrub/herbaceous Planting:

- Shrub pits - pits to be 300 x 300 x 300mm, or 200mm larger than root ball, whichever is larger.

Compost - Apply peat-free tree and shrub planting compost by thoroughly incorporating it with topsoil into planting holes at the ratio of 8 litres per shrub.

Mulch - surface mulching to all plant beds shall be 75mm depth of ornamental bark mulch except:

- Plants within the 'Shaded Groundcover Mix' and 'Native Shrub Mix' are to receive mulch to a depth of 75mm and a diameter of 400mm around each plant with space between left as existing.

Bulb Planting:

- Scatter bulbs naturally over the allocated area and plant where they fall. Plant bulbs to a depth of twice its height. In grass areas allow bulb leaves to die back naturally before mowing.

Grass:

Turf to be grown, laid and maintained in accordance with the Turfgrass Growers Association Recommendations.

Maintenance:

- Maintenance - shall be carried out to keep all planting areas weed free. Any dead, diseased or seriously damaged plants (including those vandalised) shall be replaced during the following planting season during the 5 Year Establishment Period. These are to be replaced with plants of the same size and species to that originally specified. Mulch to shrubs and trees within public areas to be topped up annually to maintain 75mm depth until established.
- Maintenance shall be carried out to all amenity grass verges with regular maintenance cuts (approx.) 12-15/year to 38mm height. All areas of shaded turf grass to be cut less frequently (approx. 4-6/year to 50mm height.

Foundations:

- Foundations must be designed by an engineer/architect to take into account the potential effect of existing and proposed trees and shrubs.

Planting Schedule

Herbaceous

Abb	Name	Age	Height	Form	Girth	ClrStm	Brks	Root	Cntr	Ctrs	Qty
Alch mil	Alchemilla mollis							C	3L	0.450	4
Brgn cr P	Bergenia cordifolia 'Purpurea'							C	2L	0.400	34
Crcsm GD	Crocosmia 'George Davison'							C	2L		16
Dcn sp	Dicentra spectabilis							C	3L		4
Dcn sp	Dicentra spectabilis							C	3L	0.450	3
Echns pp	Echinacea purpurea							C	3L		12
Fragari an V	Fragaria x ananassa							C	1L	0.300	16
Grn cnr B	Geranium cinereum 'Ballerina'							C	2L	0.300	174
Grn mcr IV	Geranium macrorrhizum 'Ingwersen's Variety'							C	2L	0.450	66
Hchr LR	Heuchera 'Lime Rickey'							C	3L	0.350	73
Hchr x br	Heuchera x brisoides							C	3L	0.350	24
Hkn macra A	Hakonechloa macra 'Aureola'							C	2L	0.450	17
Hmrc H	Hemerocallis 'Hyperion'							C	2L		16
Hst F	Hosta 'Francee'							C	3L	0.400	24
Lnm mc BS	Lamium maculatum 'Beacon Silver'							C	2L	0.400	30
Lrp ms	Liriope muscari							C	3L	0.350	58
Nrc ps	Narcissus pseudonarcissus		10-15cm	Bulb						0.450	179
Oc bs	Ocimum basilicum							C	1L	0.300	8
Org vl	Origanum vulgare							C	1L	0.300	4
Plys st	Polystichum setiferum							C	3L		5
Plys st	Polystichum setiferum							C	3L	0.500	24
Pn of RP	Paeonia officinalis 'Rubra Plena'							C	5-7.5L		4
Ptrsl cr	Petroselinum crispum							C	1L	0.300	5
Sdm spc AJ	Sedum spectabile 'Autumn Joy'							C	3L	0.450	51
Slv of P	Salvia officinalis 'Purpurescens'							C	3L	0.450	18
Snt ch	Santolina chamaecyparissus							C	3L	0.500	15
Stp gg	Stipa gigantea							C	3-5L		3
Thy vl	Thymus vulgaris							C	1L	0.300	5
Trll cr	Tiarella cordifolia							C	2L	0.350	50
Vrbn bn	Verbena bonariensis							C	2L		25
											967

Shrub

Abb	Name	Age	Height	Form	Girth	ClrStm	Brks	Root	Cntr	Ctrs	Qty
Acr pl CQ	Acer palmatum 'Crimson Queen'		125-150cm					C	25-30L		1
Brchyg S	Brachyglottis 'Sunshine'		25-30cm				3	C	2L	0.500	31
Chsy tr	Choisya ternata		30-40cm				4	C	3L	0.600	19
Clmt mn	Clematis montana		125-150cm				5	C	10-15L		8
Crns al K	Cornus alba 'Kesselringii'	0/1	60-80cm					C	10L		3
Crns al S	Cornus alba 'Sibirica'		50-60cm				4	C	3L	0.800	34
Crns sn MWF	Cornus sanguinea 'Mid-Winter Fire'	1/1	40-50cm					C	3L	0.600	115
Crns st F	Cornus stolonifera 'Flaviramea'	1/1	50-60cm				2	C	3L	1.500	2
Cryls av	Corylus avellana		50-60cm				2	C	2L	1.000	34
Cyts prcx A	Cytisus praecox 'Allgold'		30-40cm				5	C	2L	0.500	12
Elgn x eb	Elaeagnus x ebbingei		30-40cm				3	C	3L	1.800	5
Eny fr EG	Euonymus fortunei 'Emerald Gaiety'		15-20cm(D)				5	C	2L	0.500	4
Eny fr EnG	Euonymus fortunei 'Emerald 'n' Gold'		20-30cm(D)				5	C	2L	0.500	62
Eny fr SQ	Euonymus fortunei 'Silver Queen'		25-30cm					C	2L	0.500	19
Escl AB	Escallonia 'Apple Blossom'		50-60cm				4	C	3L	0.600	20
Fch MP	Fuchsia 'Mrs Popple'		25-30cm				5	C	3L	0.500	28
Frsy in L	Forsythia intermedia 'Lynwood'		50-60cm				4	C	3L	0.800	19
Fts jp	Fatsia japonica		60-80cm					C	10-15L		3
Hb MB	Hebe 'Midsummer Beauty'		50-60cm				7	C	5-7.5L		6
Hb rk	Hebe rakaiensis		25-30cm				5	C	3L	0.600	19
Hb x fr BG	Hebe x franciscana 'Blue Gem'		25-30cm				5	C	3L	0.500	24
Hdr hl	Hedera helix		50-60cm				3	C	2L		6
Hydrn an	Hydrangea anomala petiolaris		60-80cm				4	C	5-7.5L		3
Hydrn mc A	Hydrangea macrophylla 'Altona'		75-100cm				5	C	10-15L		5
Hypr H	Hypericum 'Hidcote'		30-40cm				5	C	3L	0.600	7
La nb 'Top'	Laurus nobilis - Topiary Pyramid Cone		80-100cm	Topiary - Cone			9	C	7.5-10L		12
Lnc nt M	Lonicera nitida 'Maigreen'		30-40cm				6	C	3L	0.500	300
Lnc prc GT	Lonicera periclymenum 'Graham Thomas'		80-100cm				3	C	3L		24
Lvn V	Lavandula 'Vera'	1/1	30-40cm					C	3L	0.400	186
Mhn aq A	Mahonia aquifolium 'Apollo'		25-30cm					C	3L	0.600	23
Mhn x md C	Mahonia x media 'Charity'		60-80cm				3	C	10-15L		3
Pch tr GC	Pachysandra terminalis 'Green Carpet'							C	1-2L	0.300	87
Prns 'KNM'	Prunus incisa 'Kojo-no-mai'		60-80cm					C	5-7.5L		12
Prns lauro OL	Prunus incisa 'Kojo-no-mai'		60-80cm					C	5-7.5L	0.800	5
Prns lauro Z	Prunus laurocerasus 'Zabelliana'		50-60cm					C	2L	0.500	103
Pss cr	Passiflora caerulea		60-80cm					C	2L		4
Pnt fr KD	Potentilla fruticosa 'Katherine Dykes'		25-30cm				4	C	3L	0.500	35
Ptt tn	Pittosporum tenuifolium		30-40cm				3	C	3L	0.600	32
Rs 'K'	Rosa 'Kent'		40-60cm					C	5-7.5L		9
Rs M	Rosa 'Molineux'							C	4L	0.800	12
Rsm of MJU	Rosmarinus officinalis 'Miss Jessopp's Upright'		30-40cm				4	C	3L	0.500	30
Sk cn KG	Skimmia confusa 'Kew Green'		30-40cm				3	C	3L	0.600	5
Sk jp R	Skimmia japonica 'Rubella'		30-40cm				3	C	3L	0.600	14
Smb ng GP	Sambucus nigra 'Guincho Purple'		60-80cm				3	C	3L	0.800	5
Src hm	Sarcococca hookeriana var. humilis		20-30cm					C	3L	0.500	66
Syr vl	Syringa vulgaris		50-60cm				3	C	3L	0.800	13
Vb dv	Viburnum davidii		25-30cm				2	C	2L	0.600	25
Vb op	Viburnum opulus	1/1	50-60cm				2	C	3L	0.600	10
Vb op	Viburnum opulus 'Roseum'		50-60cm				2	C	3L	1.000	7
Vb op 'C'	Viburnum opulus 'Compactum'	1/1	50-60cm				2	C	3	0.600	8
Vb tn EP	Viburnum tinus 'Eve Price'		30-40cm				4	C	3L	0.600	26
Vb x br	Viburnum x burkwoodii		80-100cm				5	C	15-25L		1
Vnc A	Vinca minor 'Atropurpurea'							C	1-2L	0.300	107
Vnc mn	Vinca minor							C	2L	0.350	452
											2105

Tree

Abb	Name	Age	Height	Form	Girth	ClrStm	Brks	Root	Cntr	Ctrs	Qty
Acr cm	Acer campestre		500-550cm	Standard (Extra-heavy)	14-16cm	min 200cm	5	C	70-100L		12
Aml ar RH	Amelanchier arborea 'Robin Hill'	3x	400-450cm	Standard (Heavy)	12-14cm	min 200cm	5	C			5
Crpns bt	Carpinus betulus		500-550cm	Standard (Extra-heavy)	14-16cm	min 200cm	5	C	70-100L		1
Fgs sy	Fagus sylvatica			Semi-Mature	20-25cm	min 200cm		C	200L		5
Fgs sy P	Fagus sylvatica 'Purpurea'	3x	min 600cm	Standard (Extra-heavy)	16-18cm	min 200cm		RB			2
Mls COP	Malus 'Cox's Orange Pippin'		175-200cm		6-8cm			C	15-25L		2
Mls D	Malus 'Discovery'		175-200cm		6-8cm			C	15-25L		2
Prns av P	Prunus avium 'Plena'		500-550cm	Standard (Extra-heavy)	14-16cm	175-200cm	5	C	70-100L		3
Prns cr N	Prunus cerasifera 'Nigra'		500-550cm	Standard (Extra-heavy)	14-16cm	min 200cm	5	C	70-100L		1
Pyrs C	Pyrus 'Conference'		175-200cm		6-8cm			C	15-25L		2
Pyrs cl C	Pyrus calleryana 'Chanticleer'		500-550cm	Standard (Extra-heavy)	14-16cm	175-200cm	5	C	70-100L		5
Qr ro	Quercus robur		400-450cm	Standard (Heavy)	12-14cm	175-200cm	5	C	70-100L		1
											43
											3113

Planting Schedules - Hedgerows

Euonymus 'Silver Queen' Hedge

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Eny fr SQ	Euonymus fortunei 'Silver Queen'		30-40cm			C	5L	0.300	100.00 %	21
Eny fr SQ	Euonymus fortunei 'Silver Queen'		30-40cm			C	5L	0.330	100.00 %	111
										132

Fagus Hedge

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Fgs sy	Fagus sylvatica	1/2	100-125cm	Transplant (seed-raised)		C	3L	0.400	100.00 %	100
										100

Ilex Hedge

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Il cr	Ilex crenata	2x	40-60cm		3	C		0.330	100.00 %	170
										170

Ligustrum ovalifolium Hedge

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Lgs ov	Ligustrum ovalifolium		100-120cm		5	C	7.5L	0.400	100.00 %	124
										124

Native Hedge

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Acr cm	Acer campestre	1/1	60-80cm	Transplant (seed-raised)		B		0.400	5.00 %	35
Crns sn	Cornus sanguinea	1/2	60-80cm		3	B		0.400	15.00 %	106
Crtg mn	Crataegus monogyna	1/1	60-80cm	Transplant (seed-raised)		B		0.400	50.00 %	354
Cryls av	Corylus avellana	1/2	60-80cm		3	B		0.400	20.00 %	141
Il aq	Ilex aquifolium		60-80cm		3	C	3L	0.400	5.00 %	35
Vb op	Viburnum opulus	1/1	60-80cm		3	B		0.400	5.00 %	35
										706

Vibrunum tinus Hedge

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Vb tn EP	Viburnum tinus 'Eve Price'		40-60cm		5	C	5-7.5L	0.400	100.00 %	134
										134
										1365

Planting Schedules - Mixes

Crocus Spring Flowering Mix

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Cr ch BB	Crocus chrysanthus 'Blue Bird'		5-6cm					0.200	50.00 %	532
Cr ch SB	Crocus chrysanthus 'Spring Beauty'		5-6cm					0.200	50.00 %	532
										1064

Native Shrub Mix

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Acr cm	Acer campestre	1/1	50-60cm	Transplant		B		1.000	10.00 %	29
Crns sn	Cornus sanguinea	1/1	50-60cm	Transplant	2	B		1.000	15.00 %	44
Crtg mn	Crataegus monogyna	1/1	50-60cm	Transplant		B		1.000	10.00 %	29
Cryls av	Corylus avellana	1/1	50-60cm	Transplant	2	B		1.000	20.00 %	58
Il aq	Ilex aquifolium		50-60cm	Transplant		C	2L	1.000	10.00 %	29
Lgs vl	Ligustrum vulgare	1/1	60-80cm	Transplant	3	B		1.000	15.00 %	44
Rs cn	Rosa canina	1/1	50-60cm	Transplant	2	B		1.000	5.00 %	15
Vb op	Viburnum opulus	1/1	50-60cm	Transplant	2	B		1.000	15.00 %	44
										292

Shade Mix

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Aspl sc	Asplenium scolopendrium					C	3L	0.400	40.00 %	124
Plys st	Polystichum setiferum					C	3L	0.400	25.00 %	77
Trll wh	Tiarella wherryi					C	1-2L	0.400	20.00 %	62
Vnc mn	Vinca minor					C	1-2L	0.400	15.00 %	47
										310

Shaded Groundcover Mix

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Anmn nm	Anemone nemorosa					C	0.5L	1.000	15.00 %	37
Aspl sc	Asplenium scolopendrium					C	0.5L	1.000	5.00 %	12
Brnn mc	Brunnera macrophylla					C	0.5L	1.000	15.00 %	37
Crns cn	Cornus canadensis					C	1-2L	1.000	10.00 %	25
Crns sn	Cornus sanguinea	1/1	50-60cm		2	B		1.000	5.00 %	12
Cryls av	Corylus avellana	1/1	50-60cm		2	B		1.000	5.00 %	12
Dryp fl	Dryopteris filix-mas					C	0.5L	1.000	15.00 %	37
Gm R	Geranium 'Rozanne'					C	0.5L	1.000	10.00 %	25
Mys sy	Myosotis sylvatica					C	0.5L	1.000	10.00 %	25
Plys st	Polystichum setiferum					C	0.5L	1.000	10.00 %	25
										247

Trailing Plant Mix

Abb	Name	Age	Height	Form	Brks	Root	Cntr	Ctrs	Mix %	Qty
Alch ml	Alchemilla mollis					C	1-2L	0.400	10.00 %	5
Aq vl	Aquilegia vulgaris					C	0.5L	0.400	5.00 %	3
Crns cn	Cornus canadensis					C	1-2L	0.400	10.00 %	5
Grn mcr IV	Geranium macrorrhizum 'Ingwersen's Variety'					C	1-2L	0.400	15.00 %	8
Hdr hl G	Hedera helix 'Glacier'		30-40cm		3	C	0.5L	0.400	10.00 %	5
Pch tr GC	Pachysandra terminalis 'Green Carpet'					C	1-2L	0.400	15.00 %	8
Plys st	Polystichum setiferum					C	1-2L	0.400	10.00 %	5
Prsc affn DR	Persicaria affinie 'Darjeeling Red'					C	1-2L	0.400	10.00 %	5
Vnc mn	Vinca minor					C	1-2L	0.400	15.00 %	8
										52
										1965

Key

- Existing trees and vegetation to be retained with Root Protection Areas indicated
- Existing tree / vegetation to be removed
- Proposed feature tree / Semi-mature tree
- Proposed tree
- Proposed orchard tree
- Proposed specimen shrubs
- Proposed low/groundcover shrub planting
- Proposed medium height shrub planting
- Proposed mixed native shrub planting
- Proposed climbing / trailing shrubs
- Proposed single species hedgerow
- Proposed native hedgerow
- Proposed amenity/mown grass - Turf (Frequently mown)
- Proposed shade tolerant grass - Turf (infrequently mown)
- Proposed bulbs within grass
- Proposed raised planters - timber - to act as a partial retaining wall around growing area
- Proposed pergola / arch
- Proposed / existing slopes

Notes:

- Refer to Drawing B21032-404 Sheet 4 of 4 for planting schedule and specification notes



B	Updated following client comments	OT	15.03.2023
A	Updated following VE exercise	OT	19.08.2021
Letter	Revision	By	Date

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Project
Warren Road, Worthing

Drawing
Detailed Planting Proposals
Sheet 4 of 4

Status
Planning

Bedford	01234 261315	☒
Woodbridge	01394 380509	☐
London	020 3092 4141	☐
Norwich	01603 230777	☐

Job No.	B21032
Dwg. No.	404B
Scale	1:100@A1
Drawn	OT
Checked	WW
Date	18.06.2021

Do not scale off drawing. All dimensions & Levels are to be checked on site. Any discrepancies must be reported to the landscape architect immediately.
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