# MOUNT HERMON CARE HOME LANCING

## LANDSCAPE AND ECOLOGICAL MANAGEMENT PLAN (LEMP)

ACD ENVIRONMENTAL

Ecology
Archaeology
Arboriculture
Landscape Architecture

ACHESON

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# QUALITY ASSURANCE

1.1. This report has been prepared in accordance with the Chartered Institute of Ecology and Environmental Management (CIEEM) Guidelines for Ecological Report Writing (2nd Edition, December 2017).

1.2. The facts stated in this report are true to the best of our knowledge and belief, and any opinions expressed are held genuinely and in accordance with the accepted standards of the profession. ACD Environmental Ltd is a CIEEM Registered Practice.

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| Client: | Acheson Construction Ltd. |
| Site/job: | Mount Hermon Care Home, Lancing. |
| Author: | Daniel Wood – Director of Ecology for ACD Environmental Ltd. |

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# 1 INTRODUCTION

1.1. ACD Environmental Ltd was instructed by Acheson Construction Ltd to produce a Landscape and Ecological Management Plan (LEMP) for a site known as Mount Herman Rest Home, 85-87 Brighton Road, Lancing, West Sussex, BN15 0RB.

1.2. The Mount Hermon Care Home site has outline planning permission (AWDM/1126/22) for demolition of the existing care home and associated buildings at 85-87 Brighton Road along with the dwelling at 89 Brighton Road and the erection of a new three storey plus basement care home, associated parking and residents gardens.

1.3. This report has been produced to support evidence towards the Ecology Section of the BREEAM Assessment. The LEMP provides details of habitat creation within the approved development and provides management prescriptions to ensure that ecological habitats will be managed favourably in the long term, to maximise the biodiversity value of the site.

1.4. Condition 14 states:

*The development shall not be occupied unless and until a full BREEAM assessment has been completed by a licensed assessor and confirmation has been submitted to the local planning authority that the development has achieved the BREEAM Very Good standard with a minimum 10% predicted energy demand coming from renewable sources*.

1.5. This Landscape and Ecological Management Plan (LEMP) focuses on ongoing management, maintenance and monitoring of retained, created and enhanced habitats. The LEMP builds upon the recommendations for habitat creation and ecological enhancements described in the Preliminary Ecological Appraisal[1] and Bat Emergence/Re-entry Surveys and Mitigation Report[2]. This LEMP must be read in conjunction with the Landscape Proposals by Deacon Design[3].

**Competence**

1.6. This document has been written by Daniel Wood. Daniel is the Director of Ecology at ACD Environmental Ltd and oversees the work of the Ecology Team. He has 16 years' experience in ecological consultancy and holds Natural England Class Licence for bats (Level 2), great crested newts, dormice, and barn owl *Tyto alba*. He is a Registered Consultant on the Badger Class Licence

[1] Darwin Ecology (2021). Preliminary Roost Assessment and Preliminary Ecological Appraisal Report. Mount Hermon Care Home, 85-89 Brighton Road, Lancing, BN16 8RB. November 2021.
[2] Darwin Ecology (2021). Bat Emergence/Re-entry Surveys and Mitigation Report. Mount Hermon Care Home, 85-89 Brighton Road, Lancing, BN15 8RB.
[3] Deacon Design (2023). Landscape Proposals. Mount Hermon Care Home. Project number: DD407. Drawing number: DD407SK01.

and Bat Mitigation Class Licence. He is qualified in MoRPH5 River Condition Assessment and has project-managed river restoration projects, in consultation with the South East Rivers Trust (SERT) and the Bristol Avon Rivers Trust (BART). He has attended planning appeal hearings and has acted as an Expert Witness at public inquiry. He is a Full Member of the Chartered Institute of Ecology and Environmental Management (CIEEM).

# 2 AIMS AND OBJECTIVES

### Aims

2.1. The aims of this LEMP and how this relates to specific sections of this report are as follows:

- Provide a summary of the previous ecology surveys and results in order to provide the context to subsequent recommendations.
- Provide details of the roles and responsibilities for future actions.
- Provide details of habitat creation and enhancement, including artificial wildlife habitats.
- Provide details on management and maintenance of retained and created habitats.
- Provide details on monitoring and review.
- Provide details of a schedule of works for implementation and subsequent management, maintenance and monitoring.
- Provide conclusions to the points raised.

### Objectives

2.2. To ensure the success of the landscape and ecological design in perpetuity, the programme of maintenance and management within this report will aim to achieve the following objectives:

- Ensure features of ecological value are protected and managed in a way that ensures their ecological value is maintained.
- Create new habitats of ecological value and ensure delivery of biodiversity net gain through appropriate management.
- Create and maintain ecological corridors for commuting wildlife across the completed development to ensure connectivity of habitats is maintained.
- Establish a flexible management and maintenance regime that is able to respond to changing needs or objectives.
- To ensure that the required protected species enhancement measures remain in place in perpetuity and are not disturbed.

# 3 BASELINE ECOLOGICAL CONDITIONS

3.1. A Preliminary Ecological Appraisal was undertaken on 12th May 2021 by Darwin Ecology. In addition, the following Phase 2 surveys were undertaken by Tyler Grange:

- Dusk emergence survey (15th July 2021)
- Dusk emergence survey (19th August 2021)

3.2. Following discovery of nesting house sparrows, ACD Environmental Ltd carried out several bird nesting checks during July 2022, and provided advice to Acheson Construction, to ensure that birds and their nests were protected, until the chicks had fledged.

**Habitats**

3.3. The existing site comprised a care home and neighbouring residential dwelling. Habitats recorded during the PEA comprised areas of amenity grassland, scrub, ornamental planting, scattered trees, buildings and hardstanding.

Amenity Grassland

3.4. The rear garden area contained amenity grassland habitat, which had intermingled with unmanaged ornamental planting and had begun to show signs of successional vegetation growth as it appeared to have been unmanaged in recent times.

3.5. Species identified within the amenity grassland included forget-me-not *Myosotis arvensis*, bristly oxtongue *Helminthotheca echioides*, dandelion *Taraxacum officinale*, black medick *Medicago lupulina*, common ragwort *Senecio jacobaea*, cleavers *Galium aparine*, daisy *Bellis perennis*, ivy leaved speedwell *Veronica hederifolia*, common nettle *Urtica dioica*, perennial ryegrass *Lolium perenne*, ribwort plantain *Plantago lanceolata*, wild strawberry *Fragaria vesca*, broad-leaved dock *Rumex obtusifolius*, yarrow *Achillea millefolium*, spurge *Euphorbia sp* and Yorkshire-fog *Holcus lanatus*.

Scrub

3.6. Areas of bramble Rubus fruticosus agg. were present within the north-east of site around the unmanaged grassland.

Ornamental planting

3.7. A number of non-native ornamental species were present in previously planted areas, with

species such as Buddleja becoming overgrown.

Scattered Trees

3.8. A number of very small ornamental scattered trees were present throughout the grounds of the site.

Buildings

3.9. The care home and two buildings were present on the site with a number of small outbuildings and sheds.

Hardstanding

3.10. The site had hardstanding present within multiple areas in the form of parking space, walkways and patios.

**Protected species**

Bats

3.11. During the first dusk survey on 15th July 2021, no bats were recorded emerging from or re-entering the buildings at Mount Hermon Care Home. Overall activity was very low, with some foraging from common pipistrelle in the garden on site, as well as passes from noctule *Nyctalus noctula* and soprano pipistrelle *Pipistrellus pygmaeus*.

3.12. During the second dusk survey on 19th August 2021, no bats were recorded emerging from or re-entering the buildings at Mount Hermon Care Home. Overall, activity was low with small amounts of foraging from common pipistrelle and a single pass from Leisler's bat *Nyctalus leisleri*.

Birds

3.13. In July 2022, ACD Environmental Ltd were instructed by Acheson Construction Ltd to carrying out a site visit/bird nesting check, following sightings of birds. During the site visit, nesting house sparrows were recorded. ACD Environmental Ltd carried out a series of follow-up bird nesting checks, to ensure that the nesting house sparrows were protected until the chicks had fledged.

3.14. The Darwin Ecology report recommended that any future landscape planting should seek to enhance biodiversity, improve connectivity to the surrounding habitats and provide food and shelter for a wide range of wildlife. They also suggested that all amenity planting and

formally landscaped areas should be designed using a variety of plant species beneficial for wildlife. These do not necessarily have to be native but should be chosen for their ability to provide nectar or fruit and should be non-invasive species. There are a number of specialist seed mixes available specific to certain soil types, growing conditions and designed to benefit different groups of species such as bees or butterflies and moths.

3.15. The above advice is reflected in the habitat creation/landscaping for the consented scheme, which has been developed in collaboration between ACD Environmental Ltd (Ecology) and Deacon Design (Landscape Architecture).

# 4 ROLES AND RESPONSIBILITIES

4.1. This report should be read in conjunction with other environmental reports and landscape for the Approved Development.

4.2. The overall responsibility for the design of the scheme under The Construction (Design and Management) Regulations 2015 is with the Principal Designer.

4.3. The implementation of this LEMP (including habitat creation) during site preparation and construction is the collective responsibility of the appointed Project Manager, and the Developer (Acheson Construction Ltd). This collective will ensure that all appointed contractors are aware of the ecological requirements of the Approved Development Site and will distribute this LEMP to relevant parties.

4.4. All materials, workmanship, quality and operations should be in accordance with all relevant British Standards, Codes of Practice and legislation including relevant Health and Safety legislation.

4.5. Once the construction phase is complete, the maintenance and management of the habitats on the Approved Development Site and associated funding will be the responsibility of a private management company appointed by the Developer. Once a management company is appointed, their details should be inserted here:

Name:

Company:

Telephone:

Personnel responsible for implementation of the plan:

Main contact:

Developer contact details:

**Length of agreement**

4.6. The minimal length of the initial agreement with the management company will be five years. Following the five years, management practices will be reviewed, and a new contract drawn up as necessary, to ensure the Approved Development Site is managed in line with the aims and objectives of this LEMP for a minimum of 30 years. Management should continue in perpetuity.

# 5 HABITAT CREATION

5.1. The following habitats will be created within the new development:

- Buildings and hardstanding
- Amenity grassland
- Climbing plants
- Green roof
- Ornamental shrub planting
- Ornamental hedge
- Tree planting (including native trees)

5.2. Please note that the LEMP does not include management prescriptions for the green roof. This should be agreed in conjunction with the manufacturer.

5.3. In collaboration with the project Landscape Architects (Deacon Design), it has been agreed that the landscape proposals will include (where possible) the following winter, spring, and summer flowering plants, some of which are on the RHS 'plants for pollinators' list[4], in addition to aromatic/sensory species:

Trees

- Arbutus unedo
- Sorbus aria 'Lutescens'
- Sorbus 'Autumn Spire'
- Pyrus calleryana 'Chanticleer'
- Prunus cerasifera 'Nigra'
- Hippophae 'Streetwise'

[4] https://www.rhs.org.uk/science/pdf/conservation-and-biodiversity/wildlife/plants-for-pollinators-garden-plants.pdf

Shrubs

- Santolina chamaecyparissus
- Salvia officinalis 'Purpurascens'
- Rosmarinus officinalis
- Ribes x nidigrolaria
- Ribes uva-crispa 'Captivator'
- Pittosporum tobira 'Nanum'
- Phormium 'Jester'
- Phlomis italica
- Olearia haastii
- Lavandula angustifolia 'Munstead'
- Lavandula angustifolia 'Alba'
- Lavandula angustifolia
- Helianthemum 'The Bride'
- Hebe rakaiensis
- Hebe pinguifolia 'Pagei'
- Hebe pinguifolia 'Pagei'
- Griselinia littoralis
- Griselinia littoralis

- Garrya elliptica
- Euonymus fortunei
- Escallonia 'Red Elf'
- Escallonia 'Apple Blossom'
- Daphne x transatlantica 'Eternal Fragrance'
- Cordyline australis
- Convolvulus cneorum
- Choisya 'Aztec Pearl'
- Ceanothus del. 'Glorie de Versailles'

Climbers

- Lonicera brownii 'Dropmore Scarlet'
- Clematis 'Sea Breeze'
- Clematis 'Jackmanii'
- Lonicera henryi
- Clematis 'Guernsey Cream'

Herbaceous

- Verbena bonariensis
- Tiarella cordifolia
- Thymus vulgaris

- Senecio candidans 'Angel Wings'
- Sedum 'Autumn Joy'
- Origanum vulgare
- Libertia grandiflora
- Kniphofia 'Little Maid'
- Hyssopus officinalis
- Fragaria x ananassa
- Erigeron glaucus 'Sea Breeze'
- Echinops ritro 'Veitch's Blue'
- Crambe maritima
- Armeria maritima
- Anemone hybrida 'Honorine Jobert'
- Agapanthus campanulatus albidus
- Agapanthus 'Headbourne Hybrid'

Artificial wildlife habitats

5.4. Locations of artificial wildlife habitats are shown within **Appendix 1**.

*Bat boxes*

5.5. A total of 3 bat boxes will be integrated into the design of new buildings to provide a net increase in bat roosting opportunities. It is recommended that the following boxes are installed:

- 3 x Habibat Integrated Bat Box 'C' (or similar) will be integrated into the new dwellings. These boxes should be installed on a southern elevation at a minimum height of 3m, within close proximity to suitable habitat. Boxes should not be directly above windows/doors. Light-spill onto bat boxes must be avoided.

*Bird boxes*

5.6. A total of 6 bird boxes will be installed throughout the development to provide an increase in bird nesting opportunities. It is recommended that the following boxes are installed:

- 3 x Manthorpe Swift Bricks will be integrated into the masonry of new dwellings at a minimum height of 3m, out of the reach of cats. Swift bricks should be installed close to the eaves and within close proximity of one another, due to the communal roosting nature of swifts. Light-spill onto boxes must be avoided.

- 3 x Habibat Terraced Brick Sparrow Boxes.



**Image 1:** Habibat Integrated Bat Box.



**Image 2:** Manthorpe Swift Brick



**Image 3:** Habibat terraced sparrow box

# 6 MANAGEMENT, MAINTENANCE AND MONITORING

6.1. All planting on site will be maintained in perpetuity by the Management Company.

6.2. In addition to the above, all planting must be carried out within the first planting season following first occupation of the development. Any seeding or turfing which fails to establish or any trees and plants showing the following attributes must be replaced within a period of 5 years from the date of completion. These include those plants that:

- Dead, diseased or dying
- Are missing or not in accordance with the specification
- Lack any vigour

6.3. Replacements must be carried out immediately, or in the next planting season, by the contractor at his own cost. Any additional topsoil applied to the planting should be quality loam to BS 3882.

6.4. All loss or damage arising from theft or malicious damage prior through the contract shall be made good by the Contractor at his own expense.

6.5. No existing trees, shrubs or other plants shall be removed or cut without specific instructions from the Management Company. Trees are to be retained, protected and undisturbed throughout the contract.

6.6. The following general management measures will be followed throughout the Approved Development Site:

- Fly-tipping should be safely removed and reported to Adur District Council;
- Should planting be found to be in poor health, professional help will be sought and appropriate remedial/replacement measures taken;
- If invasive plant species are discovered, these must be removed using a species appropriate method; and
- Herbicide and pesticide use will be avoided, except where required for removal of invasive species.

<u>Litter picking</u>

6.7. The Contractor shall pick all litter from the contract area and take it away to an approved tip. Litter picking shall take place at each visit.

6.8. Litter picking shall involve removing litter from planted areas.

6.9. Loose leaves shall be swept up and removed.

6.10. Any malicious damage or fly tipping shall be reported immediately to the client.

Weed control

6.11. The Contractor shall keep all paving, planting and grassed areas free from weed growth primarily by hand means (unless agreed with CA otherwise), using the appropriate tools. All resultant material should be removed from site.

6.12. All weed control is to be carried out on fortnightly maintenance visits throughout the Contract period. Failure to achieve consistent weed control to the specified standard will result in payments for the period concerned being withheld.

6.13. The periodic use of chemicals as an aid to weed control as appropriate to the prevailing conditions will be permitted only with the prior approval of the Management Company. However, the application of chemicals may not be used as the exclusive method of weed control.

Watering

6.14. The Contractor shall allow for 8 no. waterings per annum for all plant material in the Summer. Such watering is dependent on weather conditions and is subject to an instruction from the Management Company.

6.15. The Contractor shall inform the Management Company when he feels a watering is required and the request will not be unreasonably withheld.

6.16. Plant losses through drought as a result of inadequate watering will be the responsibility of the Contractor who shall have to replace the plants at his own expense.

6.17. The Management Company shall require three days prior notice of watering. The Contractor shall only be paid for any watering undertaken.

6.18. Watering shall be carried out at the following rates:

- Planting Areas: Min 10L/Plant
- Trees: Min 50L/Tree
- Grass Areas: Min 10L/m2

6.19. The Contractor may supply water from his own bowser or utilise the landlord's external water facility

on site.

6.20. If the local temperature exceeds 25 degrees centigrade, then planting should be watered daily during the first season, and at least every three days in the second and third seasons until the onset of natural rainfall

Herbicides

6.21. Herbicide and pesticide use will be avoided, except where required in special circumstances, when other methods of control have been explored, but are considered unfeasible.

6.22. All herbicides shall be applied strictly in accordance with the manufacturer's instructions. Approval must be obtained from the Management Company for the proposed herbicide type and the proposed area of use before any spraying operations commence.

6.23. Granular Herbicide shall be applied using proprietary 'spreaders' or 'shakers' to ensure an even distribution of the herbicide at the recommended rate. Particular care shall be taken along the perimeter of the treated area to avoid the granules spreading onto adjoining surfaces. Granular herbicides must not be applied when the leaves of desired plants are moist and therefore likely to hold the granules. Any trees or shrubs onto which the granules have adhered shall be gently shaken to dislodge the herbicide.

6.24. Where the maintenance contract commences immediately after construction works, short term residual granular herbicides shall be applied during February of the two years following practical completion to all planted areas that have not been mulched.

6.25. Contact Herbicide Spraying operations should be carried out when the weeds are in early vigorous stages of growth and are low in height in order that no spray damage is caused to the planting.

6.26. Should the weeds exceed 300mm in height before application of herbicide (due to negligence or adverse weather conditions) the Contractor will be responsible for collecting up and removal of all dead or alive weeds.

6.27. Should the herbicide fail to take, due to change in weather conditions, etc the Contractor will be deemed responsible for the re-application at the Contractor's own expense. Where areas are accidentally missed, herbicide is to be re-applied immediately the areas become evident and weather conditions permit.

6.28. Wetting agents shall be added to all herbicide solutions in accordance with the manufacturer's instructions.

Mulched planting beds

6.29. The Contractor shall cultivate flower and shrub beds at weekly intervals removing all weeds that may germinate and grow through the bark during the maintenance period.

6.30. The cultivation shall include pruning and the use of chemical agents as an aid to weed control and pest infestation, provided that such agents are supplied in a manner not harmful to plants or personnel. Any plants so damaged shall be replaced at the Contractors expense.

6.31. All dead plant material, including dead flower heads, should be removed.

6.32. Any dead plant material removed must be noted on the and communicated with the client and landscape architect with appropriate replacements to be agreed as soon as possible.

6.33. The base of each specimen shrub, herbaceous or ground cover plant shall be kept clear of weeds and all plants are to be kept firm.

6.34. The complete area under shrubs and trees is to be kept free of weeds throughout the period of the maintenance contract by a combination of chemical and mechanical means as described.

6.35. All flower and shrub beds shall be left in a clean and tidy condition and free of stones on completion of any works carried out under this schedule.

6.36. Bark mulch should be to a fine grade and maintained at an even spread, of consistent thickness, to ensure that it is effective as a weed suppressant and moisture conserver. Coverage of mulch:

- Planting beds: 75mm depth;
- Trees: 50mm depth;
- Container planting: 50mm depth.

6.37. Finished level of mulch should be levelled with adjacent grass or paved areas.

6.38. Following any maintenance operations, the mulch shall be supplemented to allow for any material which may have been lost.

Tree planting

6.39. Management operations will include thinning to remove any deadwood and promote growth. All tree works to be undertaken by an Arboricultural Association Approved Contractor to British Standard 3998 Tree Work specifications.

6.40. Trees planted within amenity grass areas to have a weed free circle of 1 metre diameter.

6.41. Particular care must be exercised when cutting grass and weed growth close to trees. No damage is to be caused to the bark of such trees by the nylon cutting line. Only manual weeding to be employed within the weed free around trees.

6.42. Ideally, trimming operations should be timed to avoid the breeding bird season, which runs from February-August inclusive. However, where this is not feasible works between February to August can proceed on the condition that a nesting bird check is undertaken by an ecologist within 24 hours prior to the works starting. If the ecologist discovers an active nest during this check, works must stop, and an appropriate buffer zone (as determined by the ecologist, usually 5m) must be established around the nest. The buffer must be left in place until the ecologist confirms that the young have fledged and the nest is no longer in use.

6.43. All hedgerows will be checked annually for signs of damage, deterioration or distress.

Formal Hedge Planting

6.44. A series of formal hedges will be established framing the car park, along the garden boundaries and between private bedroom breakouts.

6.45. These hedges should be kept neat and formal at a height no greater than 1.2 metres to retain natural light and retain a consistent form. Lateral growth should be managed to prevent growth encroaching the bedroom breakouts.

Shrub Planting

6.46. Shrub planting varieties have been chosen for their native provenance, aesthetic value and their suitability to the site conditions. The proposed species will provide all year interest for visitors and residents, while attracting wildlife with shelter and food.

6.47. Management operations will include thinning of shrubs to remove any deadwood and promote growth and regular pruning to maintain a healthy and attractive form. Thinning promotes new dense growth thus encouraging a strong, more robust planting in the mid to long term, and also increases air flow within the planting to maintain its good health.

6.48. A programme of thinning will also maintain a balance between the shrub and perennial planting types, increasing biodiversity rather than allowing one to dominate and kill off the weaker which would potentially happen in a natural situation. This system is to be managed to maintain a point in succession, which provides a greater ecological and aesthetic benefit to the garden areas.

6.49. Any growth which will obscure windows, signs or sight-lines shall be removed. Once established, any support canes shall be removed from the shrubs.

6.50. Most climbers and wall shrubs need limited pruning, only to keep them trimmed against the wall structure.

6.51. Trailing and climbing material shall be assisted in its growth by securing growing leaders, where necessary. Pergolas structures to be installed with eye bolts at the top and bottom of posts and connect with straining wire to promote a faster and greater establishment.

6.52. Any thinning works are to be carried out outside of the nesting season to avoid disturbance to birdlife.

Herbaceous Planting

6.53. Herbaceous plants will provide seasonal interest to the planting. The proposed species will provide flowers and attractive leaf structure.

6.54. Perennials will need selective cutting back in the autumn and early winter. Most herbaceous plants will need aesthetical pruning after their flowering period, although some species will provide winter interest when dry flower heads and long shoots are left on.

6.55. Any attractive dead stems or flowerheads can be left until early spring.

Ornamental Grasses

6.56. Similar to management of the herbaceous plant, attractive flower heads can be left on during winter. With this treatment, ornamental grasses will provide striking winter structure within the planting beds.

*New tree aftercare*

6.57. Post-planting management and maintenance of trees will be undertaken in accordance with BS8545:2014 section 11 ‘Trees: from nursery to independence’.

6.58. A formal assessment of young tree health and development will be undertaken annually. This assessment will include foliar appearance, leaf size and leaf canopy density, extension growth and incremental girth development. Trees will also be assessed continually throughout the year on an *ad hoc* basis.

6.59. Formative tree pruning is to be undertaken until a permanent structurally sound scaffold system of branches typical of the species and appropriate to the Approved Development Site circumstances is produced. Minor pruning of dead or damaged wood will be carried out annually.

6.60. If the young trees are not thriving or are in poor condition, then growing conditions should be amended as necessary. If the specimen does not recover the tree will be replaced in the next available planting season.

6.61. The Contractor shall be responsible for the maintenance of all stakes and ties including the replacement of all broken and missing ties, ensuring that stakes are firm and adjusting ties to allow for stem growth.

6.62. All stakes and ties will be removed as soon as the developing root system is strong enough to support the tree, usually after five full growing seasons.

Tree health – non-native species and diseases

6.63. Annual checks for tree pests and diseases, will be carried out. Should any trees with notifiable pests and/or diseases be discovered, they will be dealt accordingly, in collaboration with competent and qualified contractors.

Artificial wildlife habitats

6.64. Once installed, the artificial wildlife habitats will require minimum maintenance.

Audit of landscaping and ecological enhancements

6.65. Once installed, an audit of the ecological enhancements will be carried out by a CIEEM accredited ecologist by carrying out a site visit. If the enhancements have been installed to a satisfactory standard, a letter will be produced by the ecologist, which will be sent to the Developer, who will in turn send a copy to Adur District Council. Any issues will be rectified immediately.

6.66. A landscape architect will also carry out an audit and produce a letter of compliance. Inspection checks shall be carried out by a competent person, either a current member of BALI or the Landscape Institute, acting on behalf of the Management Company, at regular intervals and as appropriate work is carried out.

# 7 SCHEDULE OF WORKS

7.1. The work schedule for monitoring, maintenance and management activities are set out within **Table 2**. The works schedule below may be subject to changes in timings subject to the construction phase schedule. In the instance that any changes in timings are required, the Developer and/or the appointed management company is to contact an ecologist at ACD Environmental Ltd to confirm agreement to any amendments.

7.2. The colour coding within **Table 1** is as follows:

| | |
|---|---|
| | Optimal months |
| | Unsuitable months |

**Table 1:** Work schedule for management, maintenance, and monitoring of landscaping with public open spaces.

| Action | | J | F | M | A | M | J | J | A | S | O | N | D |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | Watering. Water all areas of grass, perennials, shrub, and tree planting to ensure healthy development and survival. Frequency: As required during period of dry weather. | | | | | | | | | | | | |
| | Plant replacements - Water all areas of grass, perennials, shrub, and tree planting to ensure healthy development and survival. Frequency: As required. | | | | | | | | | | | | |
| | Litter and debris. Keep planting beds clear of litter, leaves and debris. Frequency: 18 visits, twice a month May-October. | | | | | | | | | | | | |
| | Weed control. Keep planting beds free from weeds at all times Remove weeds entirely, including roots. Remove the minimum quantity of soil, and disturb plants, bulbs and mulch as little as possible. Rake area to a neat and tidy condition Where present reinstate mulch. Do not mulch where ground cover planting has established, and no bare ground is visible. Frequency: Total 18 visits. | | | | | | | | | | | | |
| | Amenity grassland areas mown regularly to 40-60mm. | | | | | | | | | | | | |
| | Clearing of services. All plant material is to be kept clear of the following structural elements where present: ventilation ducts and openings, drainage channels and gullies, service access points, and light fittings. Frequency: Once a month. | | | | | | | | | | | | |
| | Soil aeration. All areas of planting suffering compaction by pedestrian or vehicular movements should be lightly forked over Prick surface to a depth of 75mm Reduce soil to crumbs and level off Do not damage plant roots. Frequency: Once every two months. | | | | | | | | | | | | |
| | Digging over. All planting beds, should be lightly forked over to maintain health soil condition to a depth of 75mm. Frequency: Once a year in Spring. | | | | | | | | | | | | |
| | Annual checks of habitats to include trees, shrubs, grassland, and ornamental hedges, to check for signs of disease/pests, damage, deterioration, and distress. | | | | | | | | | | | | |

| | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | Pruning of ornamental hedges and shrubs, and trees. Frequency: Monthly or as required. Avoid bird nesting season. | | | | | | | | | | | | |
| | Five-year review of LEMP undertaken. Results provided to Adur District Council, Local Records Centre and Developer as required. LEMP updated and monitoring continued in line with LEMP. | | | | | | | | | | | | |

# 8 CONCLUSIONS

8.1. This LEMP has been produced to provide details of habitat creation and long-term management prescriptions for the approved development site, in relation to consented development ADWM/1126/22.

8.2. The Developer and Site Manager will be responsible for ensuring that the habitats are created, as described within this report, and detailed within the Soft Landscape Proposals. Once the construction phase is complete, the maintenance and management of the habitats on the Approved Development Site will be the responsibility of a private management company appointed by the Developer and the residents.

8.3. This LEMP sets out the ongoing maintenance, management, and monitoring programme to be undertaken at the Approved Development Site post-completion.

8.4. With implementation of the measures outlined within this report, it is considered that the ecologically valuable habitats created within the Approved Development Site will be maintained in a favourable condition in perpetuity.

## APPENDIX 1: ECOLOGICAL ENHANCEMENTS PLAN (SEE SEPARATE PDF DOCUMENT)

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**ECOLOGICAL SURVEYS * PROTECTED SPECIES LICENSING * MITIGATION * IMPACT ASSESSMENT**
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**EXPERT WITNESS* LANDSCAPE DESIGN & PLANNING LANDSCAPE MANAGEMENT**

DRAFT