

Planting Schedule

Number	Species	Girth	Height	Specification	Pot Size
12 -	Acer campestre 'Queen Elizabeth'	14-16cm	400-450cm	Extra Heavy Standard 'Clear Stem min. 200 RB	n/a
8 -	Acer campestre 'William Caldwell'	14-16cm	400-450cm	Extra Heavy Standard 'Clear Stem min. 200 RB	n/a
9 -	Acer platanoides 'Emerald Queen'	12-14cm	400-450cm	Extra Heavy Standard 'Clear Stem min. 200 RB	n/a
6 -	Amelanchier arborea 'Robin Hill'	14-16cm	350-400cm	Extra Heavy Standard 'Clear Stem 175-200 RB	n/a
2 -	Amelanchier arborea 'Robin Hill'	14-16cm	350-400cm	Multi-Stemmed RB	n/a
2 -	Betula utilis 'Jacquemontii'	14-16cm	400-450cm	Extra Heavy Standard 'Clear Stem min. 200 RB	n/a
6 -	Carpinus betulus 'Lucas'	14-16cm	400-450cm	Extra Heavy Standard 'Clear Stem min. 200 RB	n/a
8 -	Carpinus betulus 'Streetwise'	14-16cm	400-450cm	Extra Heavy Standard 'Clear Stem min. 200 RB	n/a
6 -	Cotoneaster 'Cornubi'	12-14cm	350-400cm	Heavy Standard 'Clear Stem 175-200 RB	n/a
5 -	Gleditsia triacanthos 'Draves Street Keeper'	12-14cm	400-450cm	Extra Heavy Standard 'Clear Stem min. 200 RB	n/a
10 -	Ligustrum japonicum	14-16cm	350-400cm	Extra Heavy Standard 'Clear Stem 175-200 C 75-80L	n/a
3 -	Ligustrum lucidum 'Excelsium Superbum'	12-14cm	250-300cm	Heavy Standard 'Clear Stem 150-175 C	50L
4 -	Liquidambar styraciflua 'Lane Roberts'	12-14cm	350-425cm	Heavy Standard 'Clear Stem 150-175 RB	n/a
6 -	Magnolia grandiflora	12-14cm	350-400cm	Heavy Standard 'Clear Stem 150-175 C	70L
4 -	Magnolia kobus	12-14cm	350-400cm	Heavy Standard 'Clear Stem 150-175 C	70L
4 -	Prunus 'Accolade'	12-14cm	350-425cm	Heavy Standard 'Clear Stem 175-200 RB	n/a
8 -	Prunus 'Sunset Boulevard'	14-16cm	400-450cm	Extra Heavy Standard 'Clear Stem min. 200 RB	n/a
6 -	Prunus sargentii 'Rancho'	12-14cm	300-350cm	Heavy Standard 'Clear Stem 175-200 RB	n/a
6 -	Pyrus calleryana 'Chanticleer'	14-16cm	400-450cm	Extra Heavy Standard 'Clear Stem min. 200 RB	n/a
3 -	Sorbus aria 'Lutescens'	12-14cm	350-425cm	Heavy Standard 'Clear Stem 150-175 RB	n/a
3 -	Sorbus aucuparia 'Streetwise'	12-14cm	350-400cm	Heavy Standard 'Clear Stem 175-200 RB	n/a
4 -	Sorbus hupehensis	12-14cm	350-400cm	Heavy Standard 'Clear Stem 175-200 RB	n/a

Shrubs	Number	Species	Height	Specification	Pot Size	Density
34 -	Abelia grandiflora	40-60cm	Bushy C		5L	2/m²
75 -	Abelia grandiflora 'Prostrata'	30-40cm	Bushy C		5L	3/m²
6 -	Amelanchier lamarkii	150-175cm	Multi-stem C: Specimen Shrub		20L	Counted
49 -	Aucuba japonica 'Crotonifolia'	40-60cm	Bushy C		5L	2/m²
190 -	Aucuba japonica 'Rozanne'	40-60cm	Bushy C		5L	3/m²
192 -	Berberis thunbergii 'Erecta'	60-80cm	Bushy C		5L	5/m²
433 -	Carpinus betulus	80-100cm	Branches C: Hedge		5-7 SL	4/m
59 -	Caryopteris x clandonensis 'Grand Bleu'	30-40cm	Bushy C		5L	3/m²
47 -	Ceanothus 'Blue Mound'	30-40cm	Bushy C		5L	3/m²
110 -	Ceanothus thyrsiflorus repens	30-40cm	Bushy C		5L	3/m²
105 -	Choisya 'Aztec Pearl'	30-40cm	Bushy C		5L	3/m²
315 -	Choisya ternata	40-60cm	Bushy C		5L	2/m²
179 -	Cistus corbariensis	30-40cm	Bushy C		5L	3/m²
115 -	Cistus creticus	30-40cm	Bushy C		5L	3/m²
51 -	Clethra alnifolia	30-40cm	Bushy C		5L	3/m²
53 -	Cornus alba 'Sibirica'	40-60cm	Branches C		3L	2/m²
4 -	Cornus controversa 'Variegata'	100-125cm	Leader With Laterals C: Specimen Shrub		25L	Counted
224 -	Cornus sericea 'Kelsey'	30-40cm	Bushy C		2L	4/m²
58 -	Cornus stolonifera 'Flaviramea'	40-60cm	Bushy C		3L	2/m²
6 -	Corylus avellana 'Contorta'	80-100cm	Branches C: Specimen Shrub		10L	Counted
32 -	Cotoneaster 'Coral Beauty'	30-40cm	Bushy C		5L	3/m²
230 -	Cotoneaster franchetii	30-40cm	Bushy C		5L	3/m²
163 -	Eleagnus ebbingei	60-80cm	Branches C		5L	4/m²
1533 -	Eleagnus ebbingei	60-80cm	Bushy C: Hedge		10L	3/m
53 -	Euonymus japonicus 'Green Spire'	30-40cm	Bushy C		3L	4/m²
628 -	Euonymus japonicus 'Kathy'	60-80cm	Bushy C		5-7 SL	3/m
82 -	Euonymus japonicus 'Paloma Blanca'	30-40cm	Bushy C		5L	4/m²
4 -	Euphorbia mellifera	60-80cm	Bushy C: Specimen Shrub		10L	Counted
6 -	Exochorda macrantha 'The Bride'	60-80cm	Bushy C: Specimen Shrub		10L	Counted
2290 -	Griselinia littoralis	60-80cm	Bushy C: Hedge		10L	3/m
5 -	Hamamelis intermedia 'Jelena'	100-125cm	Branches C: Specimen Shrub		20L	Counted
283 -	Hebe 'Great Orme'	30-40cm	Bushy C		5L	3/m²
185 -	Hebe 'Marjorie'	30-40cm	Bushy C		5L	3/m²
79 -	Hebe 'Sapphire'	30-40cm	Bushy C		5L	2/m²
118 -	Hebe 'Sutherlandii'	30-40cm	Bushy C		5L	3/m²
219 -	Hebe franciscana 'Blue Gem'	30-40cm	Bushy C		5L	3/m²
431 -	Hebe rakaiensis	30-40cm	Bushy C		5L	3/m²
37 -	Hydrangea arborescens 'Lime Rickey'	40-60cm	Bushy C		5L	2/m²
55 -	Hydrangea macrophylla 'Altona'	40-60cm	Bushy C		5L	2/m²
50 -	Hypericum 'Hidcote'	40-60cm	Bushy C		5L	2/m²
8 -	Ilex aquifolium 'Silver Queen'	60-80cm	Bushy C: Specimen Shrub		10L	Counted
1514 -	Ilex crenata 'Dark Green'	30-40cm	Bushy C: Hedge		5-7 SL	4/m
30 -	Ilex glabra 'Compacta'	30-40cm	Bushy C		5L	3/m²
32 -	Itea virginica	30-40cm	Bushy C		5L	3/m²
8 -	Laurus nobilis	125-150cm	Ball on stem; Topiary ball diameter 50cm; clear stem 90cm; neatly clipped		25L	Counted

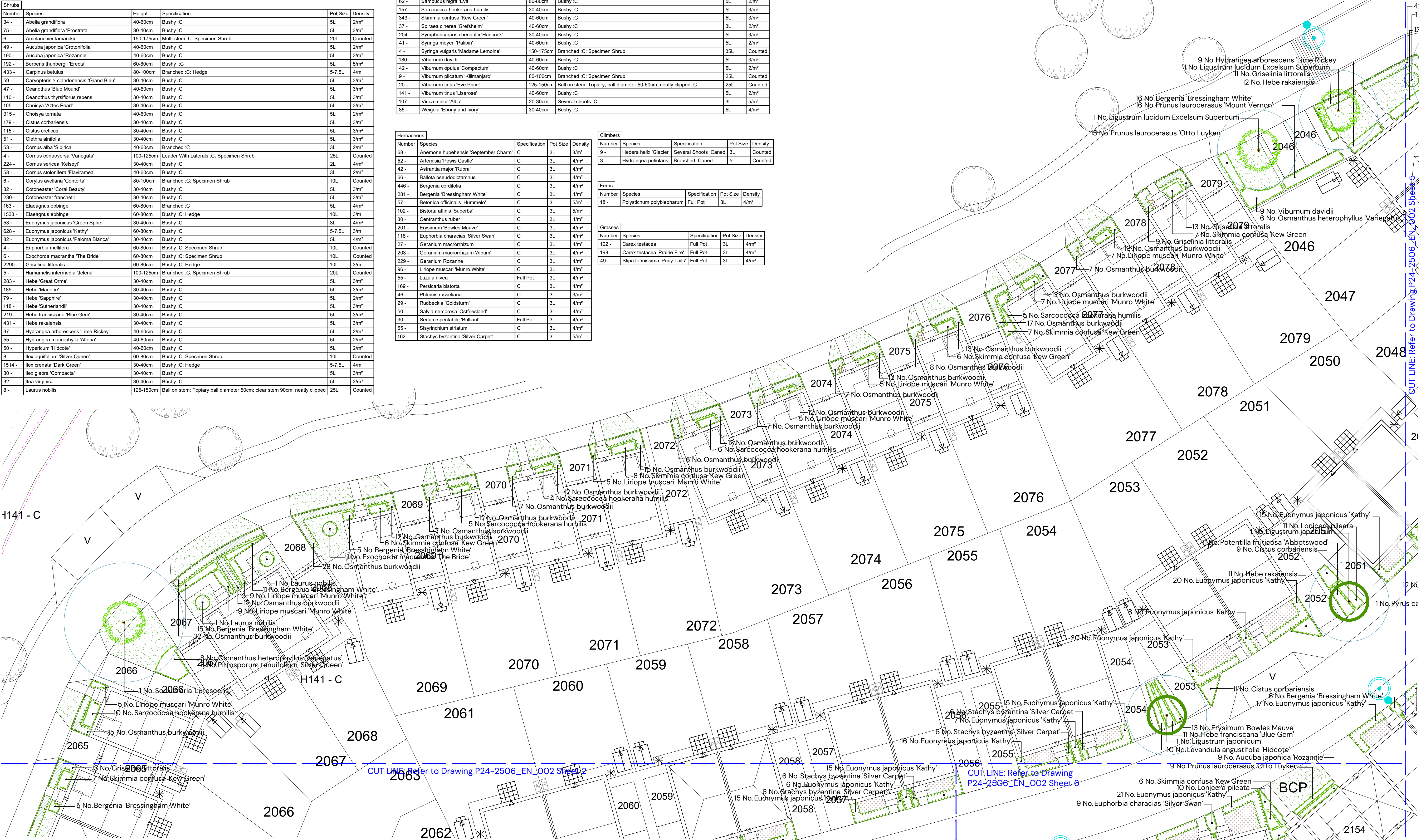
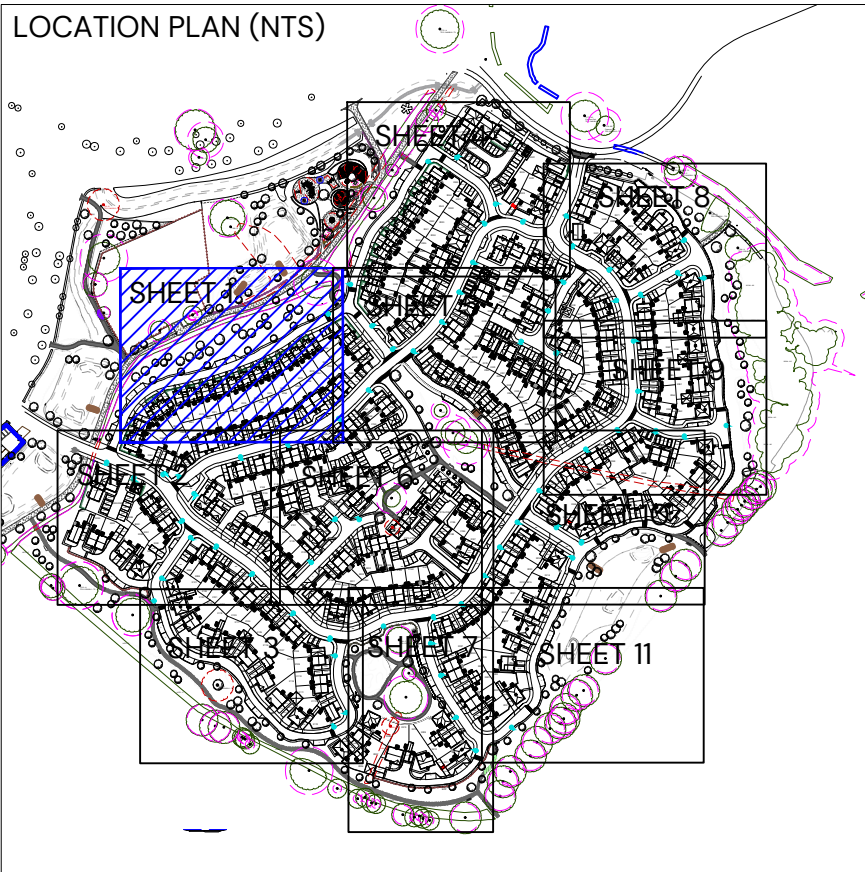
193 -	Lavandula angustifolia 'Hidcote'	30-40cm	Bushy C		5L	3/m²
243 -	Lavandula angustifolia 'Munstead'	30-40cm	Bushy C		5L	4/m²
1368 -	Ligustrum ovalifolium	60-80cm	Branches C: Hedge		5-7 SL	4/m
647 -	Lonicera pileata	30-40cm	Bushy C		5L	3/m²
7 -	Magnolia stellata	100-125cm	Branches C: Specimen Shrub		25L	Counted
87 -	Malva pinnatifida 'Apollo'	40-60cm	Branches C		5L	3/m²
10 -	Malus prairifera	125-150cm	Branches C: Specimen Shrub		25L	Counted
88 -	Olearia macrodonta	40-60cm	Bushy C		5L	2/m²
498 -	Osmanthus burkwoodii	60-80cm	Bushy C: Hedge		10L	3/m
91 -	Osmanthus heterophyllus 'Purpureus'	30-40cm	Bushy C		5L	3/m²
37 -	Osmanthus heterophyllus 'Variegatus'	40-60cm	Bushy C		5L	2/m²
22 -	Pachysandra terminalis 'Green Carpet'	20-30cm	Bushy C		3L	5/m²
43 -	Paeonia 'Blue Spire'	40-60cm	Bushy C		5L	3/m²
60 -	Phlox italica	30-40cm	Bushy C		3L	4/m²
359 -	Pittosporum tenuifolium 'Golf Ball'	40-60cm	Bushy C		5L	3/m²
26 -	Pittosporum tenuifolium 'Silver Queen'	40-60cm	Bushy C		5L	2/m²
192 -	Potentilla fruticosa 'Abbotswood'	30-40cm	Bushy C		5L	3/m²
366 -	Prunus laurocerasus 'Mount Vernon'	30-40cm	Bushy C		3L	4/m²
479 -	Prunus laurocerasus 'Otto Luyken'	40-60cm	Bushy C		5L	3/m²
31 -	Prunus laurocerasus 'Zabellana'	40-60cm	Bushy C		5L	3/m²
638 -	Pyracantha 'Orange Glow'	40-60cm	Bushy C: Hedge		5-7 SL	3/m
3 -	Ribes sanguineum 'Pulborough Scarlet'	60-80cm	Bushy C		5-7 SL	Counted
88 -	Rosa 'Surrey'	30-40cm	Bushy C		5L	3/m²
129 -	Rosmarinus officinalis 'Miss Jessopp's Upright'	40-60cm	Bushy C		5L	4/m²
113 -	Salvia officinalis 'Purpureascent'	20-30cm	Bushy C		3L	4/m²
62 -	Sambucus nigra 'Eva'	60-80cm	Bushy C		5L	2/m²
157 -	Sarcococca hookerana humilis	30-40cm	Bushy C		5L	3/m²
343 -	Skimmia confusa 'Kew Green'	40-60cm	Bushy C		3L	3/m²
37 -	Spiraea cinerea 'Grefsheim'	40-60cm	Bushy C		3L	2/m²
204 -	Symphoricarpos chenaultii 'Nanook'	30-40cm	Bushy C		5L	3/m²
41 -	Syringa meyeri 'Palibin'	40-60cm	Bushy C		5L	2/m²
4 -	Syringa vulgaris 'Madame Lemoine'	150-175cm	Branches C: Specimen Shrub		35L	Counted
180 -	Viburnum davidii	40-60cm	Bushy C		5L	3/m²
42 -	Viburnum opulus 'Compactum'	40-60cm	Bushy C		5L	2/m²
9 -	Viburnum plicatum 'Kilmarnock'	80-100cm	Branches C: Specimen Shrub		25L	Counted
20 -	Viburnum tinus 'Eve Price'	125-150cm	Ball on stem; Topiary; ball diameter 50-60cm; neatly clipped C		25L	Counted
141 -	Viburnum tinus 'Lisarose'	40-60cm	Bushy C		5L	2/m²
107 -	Vinca minor 'Alba'	20-30cm	Several shoots C		3L	5/m²
85 -	Weigela 'Ebony and Ivory'	30-40cm	Bushy C		5L	4/m²

Herbaceous				
Number	Species	Specification	Pot Size	Density
68 -	Anemone hupehensis 'September Charm'	C	3L	3m²
52 -	Antennaria 'Pewee Castle'	C	3L	4m²
42 -	Astrantia major 'Rubra'	C	3L	4m²
66 -	Ballota pseudodictamnus	C	3L	4m²
446 -	Bergenia cordifolia	C	3L	4m²
281 -	Bergenia 'Bressingham White'	C	3L	4m²
57 -	Betonica officinalis 'Humelo'	C	3L	5m²
102 -	Bistorta affinis 'Superba'	C	3L	5m²
30 -	Centranthus ruber	C	3L	4m²
201 -	Erysimum 'Bowles Mauve'	C	3L	4m²
118 -	Euphorbia characias 'Silver Swan'	C	3L	4m²
27 -	Geranium macrorrhizum	C	3L	4m²
223 -	Geranium macrorrhizum 'Album'	C	3L	4m²
209 -	Geranium Rozanne	C	3L	4m²
96 -	Liriope muscari 'Munro White'	C	3L	4m²
55 -	Luzula nivea	Full Pot	3L	4m²
169 -	Persicaria bistorta	C	3L	4m²
46 -	Phlox russellana	C	3L	3m²
29 -	Rudbeckia 'Goldsturm'	C	3L	4m²
50 -	Salvia nemorosa 'Oestfriesland'	C	3L	4m²
90 -	Sedum spectabile 'Brilliant'	Full Pot	3L	4m²
55 -	Sisyrinchium striatum	C	3L	4m²
162 -	Stachys byzantina 'Silver Carpet'	C	3L	5m²

Climbers				
Number	Species	Specification	Pot Size	Density
9 -	Hedera helix 'Glacier'	Several Shoots :Caned	3L	Counted
3 -	Hydrangea petiolaris	Branched :Caned	5L	Counted

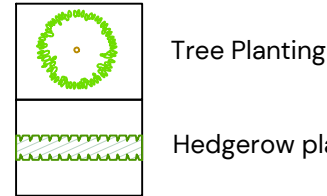
Ferns				
Number	Species	Specification	Pot Size	Density
18 -	Polystichum polyblepharum	Full Pot	3L	4/m ²

Grasses				
Number	Species	Specification	Pot Size	Density
102 -	Carex testacea	Full Pot	3L	4/m²
198 -	Carex testacea 'Prairie Fire'	Full Pot	3L	4/m²
49 -	Stipa tenuissima 'Pony Tails'	Full Pot	3L	4/m²

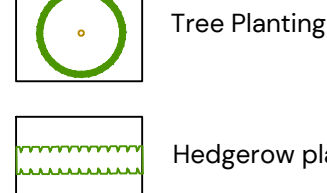


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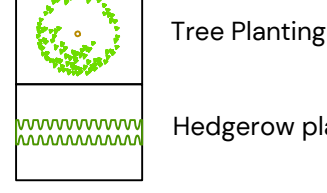
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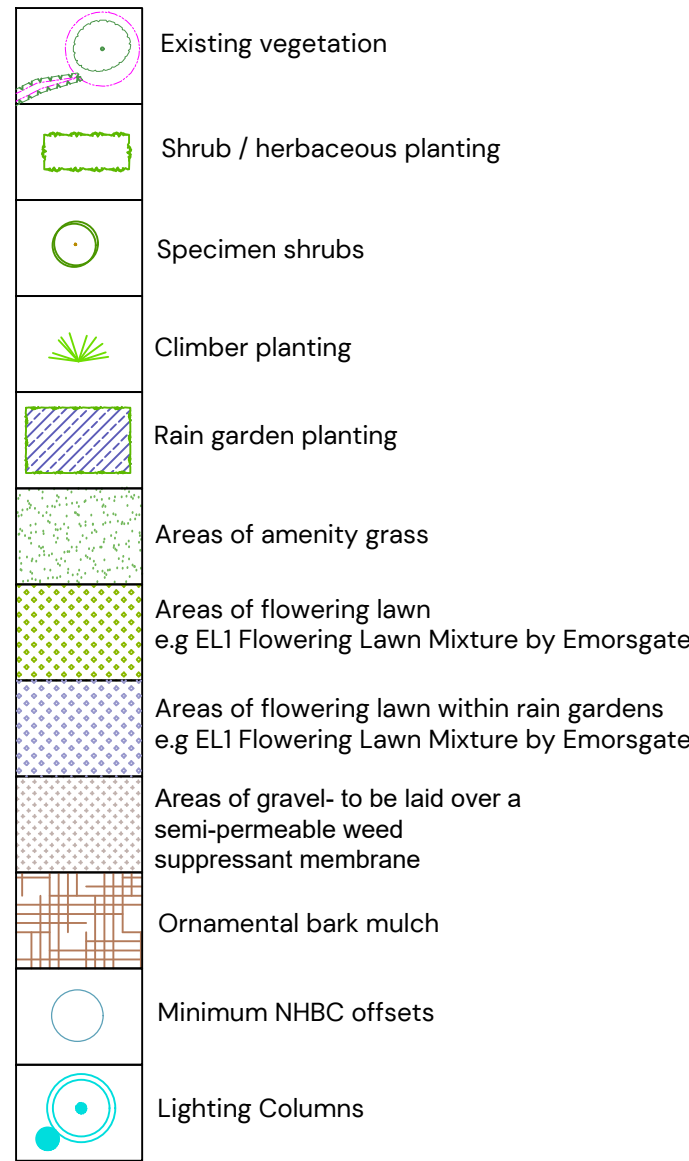
CA3 NEIGHBOURHOOD RESIDENTIAL



CA5 RURAL EDGE



COMMON FOR ALL LANDSCAPE CHARACTER AREAS



NOTE:
For Planting Schedule refer to dwg. P24-2506_EN_002 Sheet 1
For Planting Specification refer to dwg. P24-2506_EN_002 Sheet 11

REV.	DATE	DETAILS	DRAWN BY
G	10/08/2026	Landscape amended to LPA comment	ASK
F	21/07/2026	Landscape amended to revised layout	ASK
E	23/04/2026	Landscape amended to LPA comments tree species reviews Planting back of plot 2343 added	ARW
D	01/02/2025	Landscape amended to revised layout	ASK
C	11/09/2025	Landscape amended to revised layout	ASK/ARW
B	07/07/2025	Landscape amended to revised layout	ASK/ARW
A	13/03/2025	Landscape amended to revised layout	ARW

PROJECT NAME:
South Wokingham R11

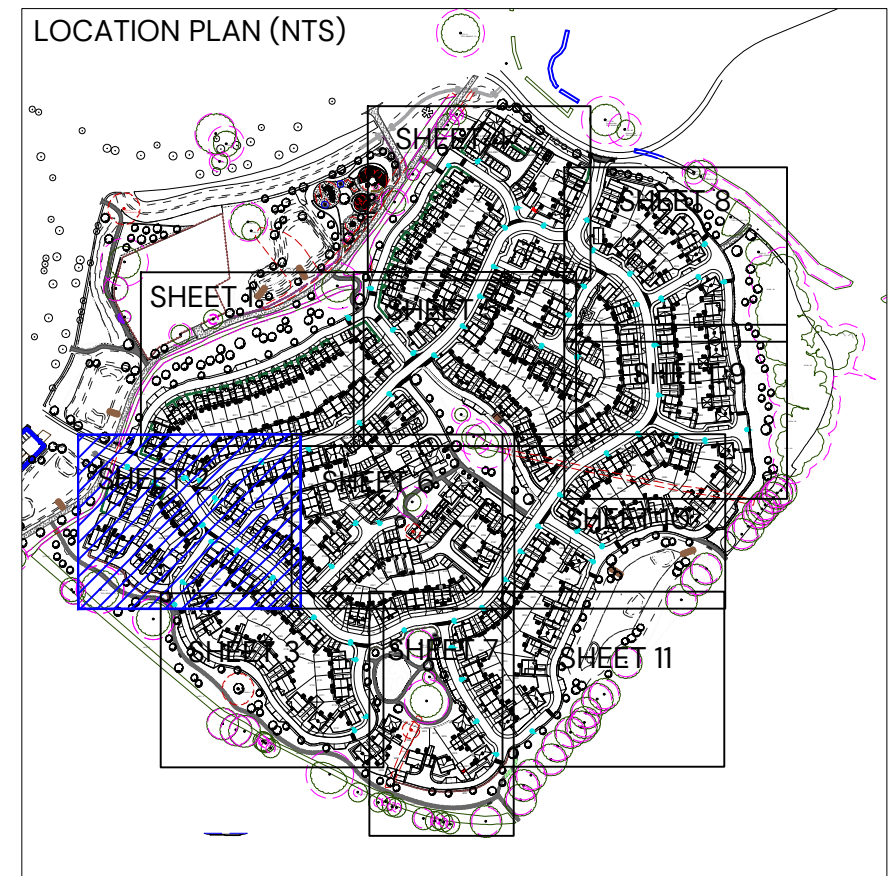
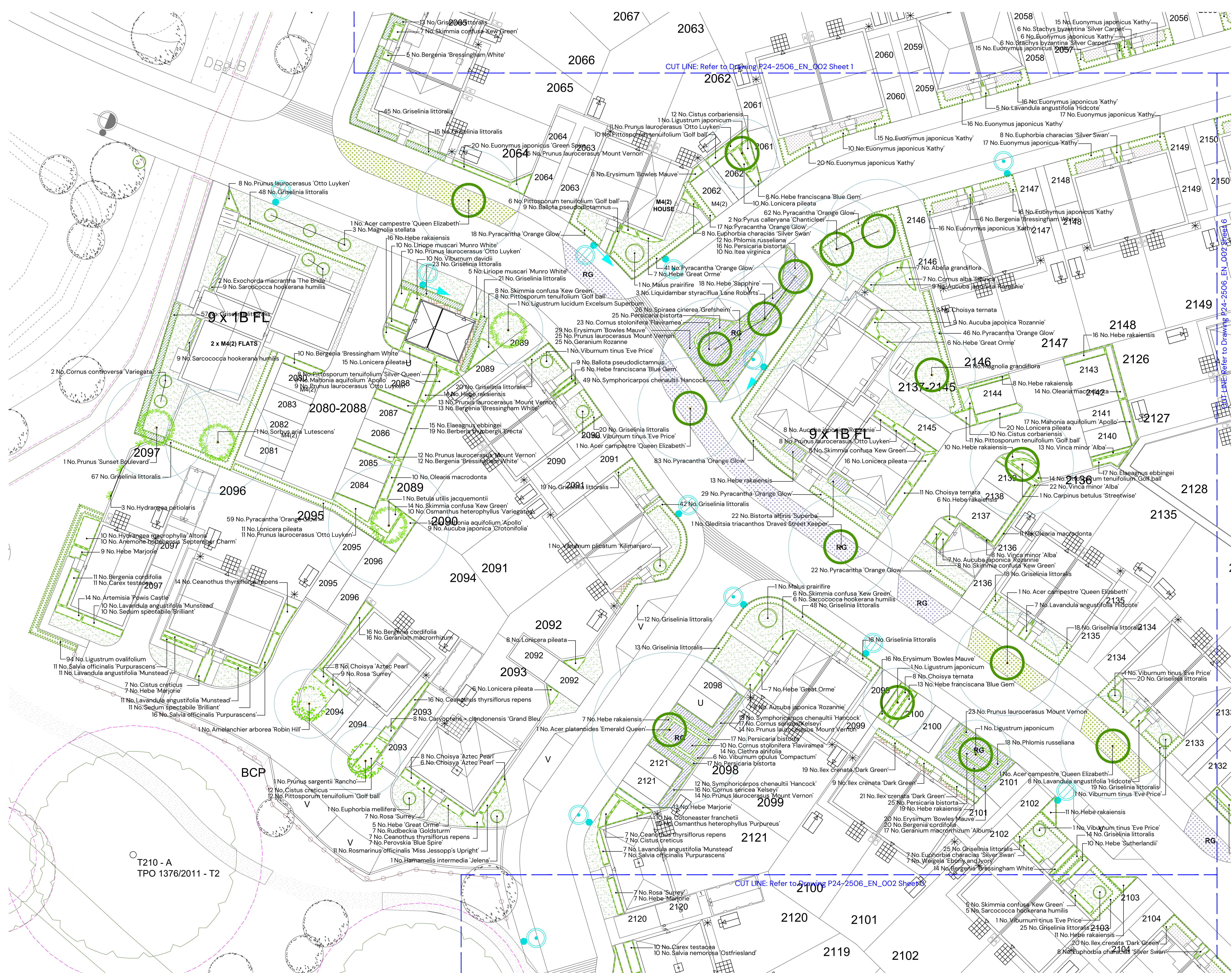
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Kier Property Development Limited

DATE:	SCALE:	TEAM:	APPROVED:
10.08.2026	1:200 @A1	ARW	ASK

DRAWING NO:	SHEET NO:	REVISION:
P24-2506_EN_002	1	G

STATUS:
PLANNING

PEGASUS
GROUP



KEY

CA1 MAIN STREET

- Tree Planting
- Hedgerow planting

CA3 NEIGHBOURHOOD RESIDENTIAL

- Tree Planting
- Hedgerow planting

CA5 RURAL EDGE

- Tree Planting
- Hedgerow planting

COMMON FOR ALL LANDSCAPE CHARACTER AREAS

- Existing vegetation
- Shrub / herbaceous planting
- Specimen shrubs
- Climber planting
- Rain garden planting
- Areas of amenity grass
- Areas of flowering lawn e.g EL1 Flowering Lawn Mixture by Emorsgate
- Areas of flowering lawn within rain gardens e.g EL1 Flowering Lawn Mixture by Emorsgate
- Areas of gravel- to be laid over a semi-permeable weed suppressant membrane
- Ornamental bark mulch
- Minimum NHBC offsets
- Lighting Columns

NOTE:

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TITLE:

Detailed Soft On-Plot Landscape Proposals

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PROJECT NAME:

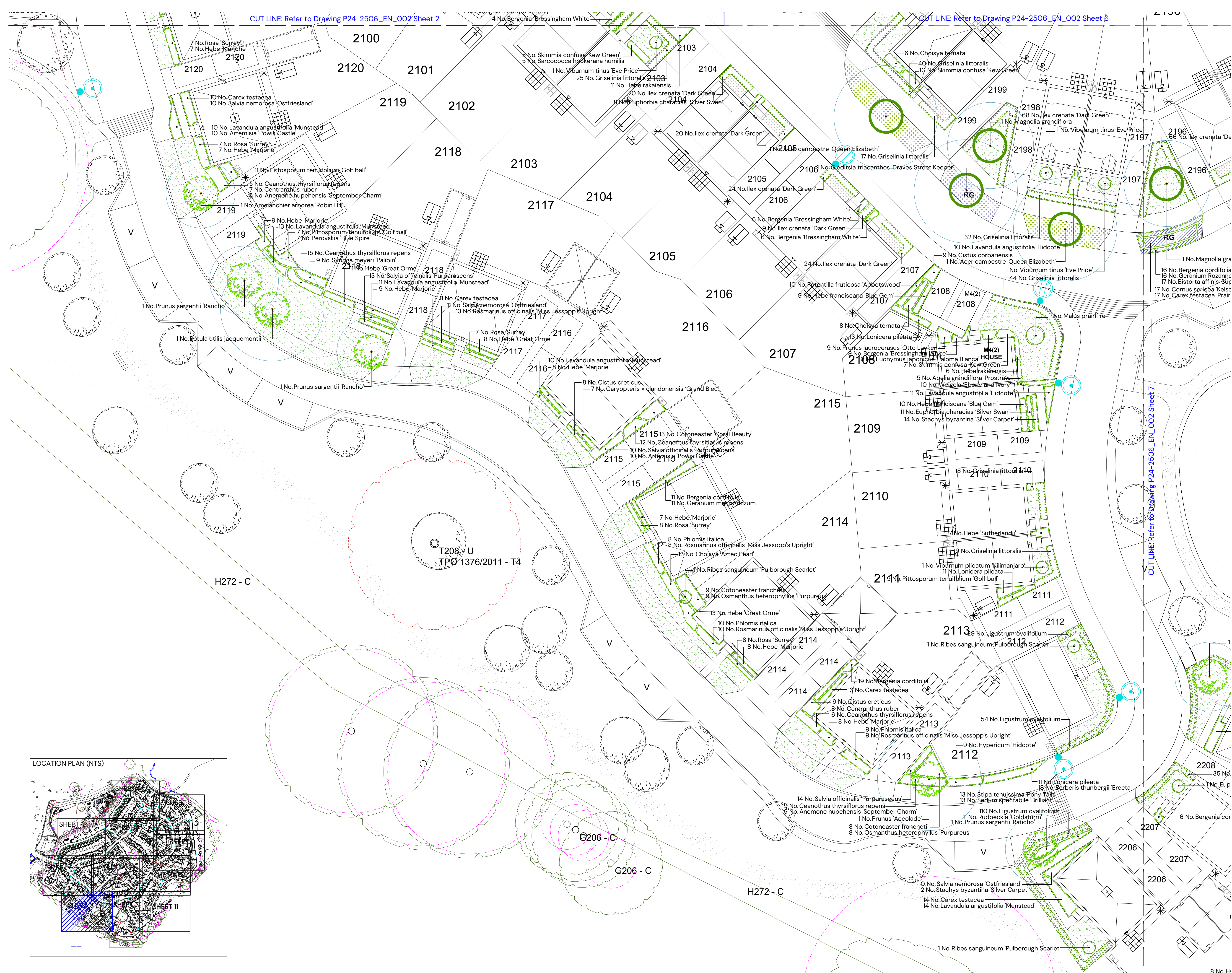
South Wokingham R11

CLIENT:

Kier Property Development Limited

DATE:	SCALE:	TEAM:	APPROVED:
10.08.2026	1:200 @A1	ARW	ASK

DRAWING NO:	SHEET NO:	REVISION:
P24-2506_EN_002	2	G



KEY

CA1 MAIN STREET

- Tree Planting
- Hedgerow planting

CA3 NEIGHBOURHOOD RESIDENTIAL

- Tree Planting
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CA5 RURAL EDGE

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REV:	DATE:	DETAILS	DRAWN BY

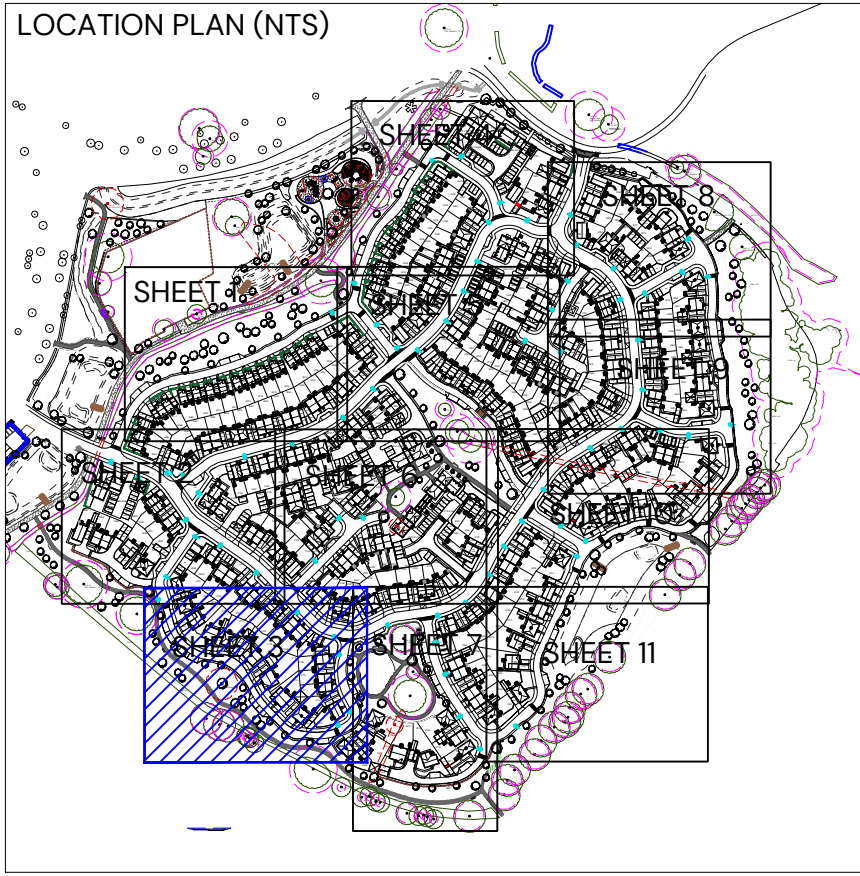
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Detailed Soft On-Plot Landscape Proposals
Sheet 3 of 11

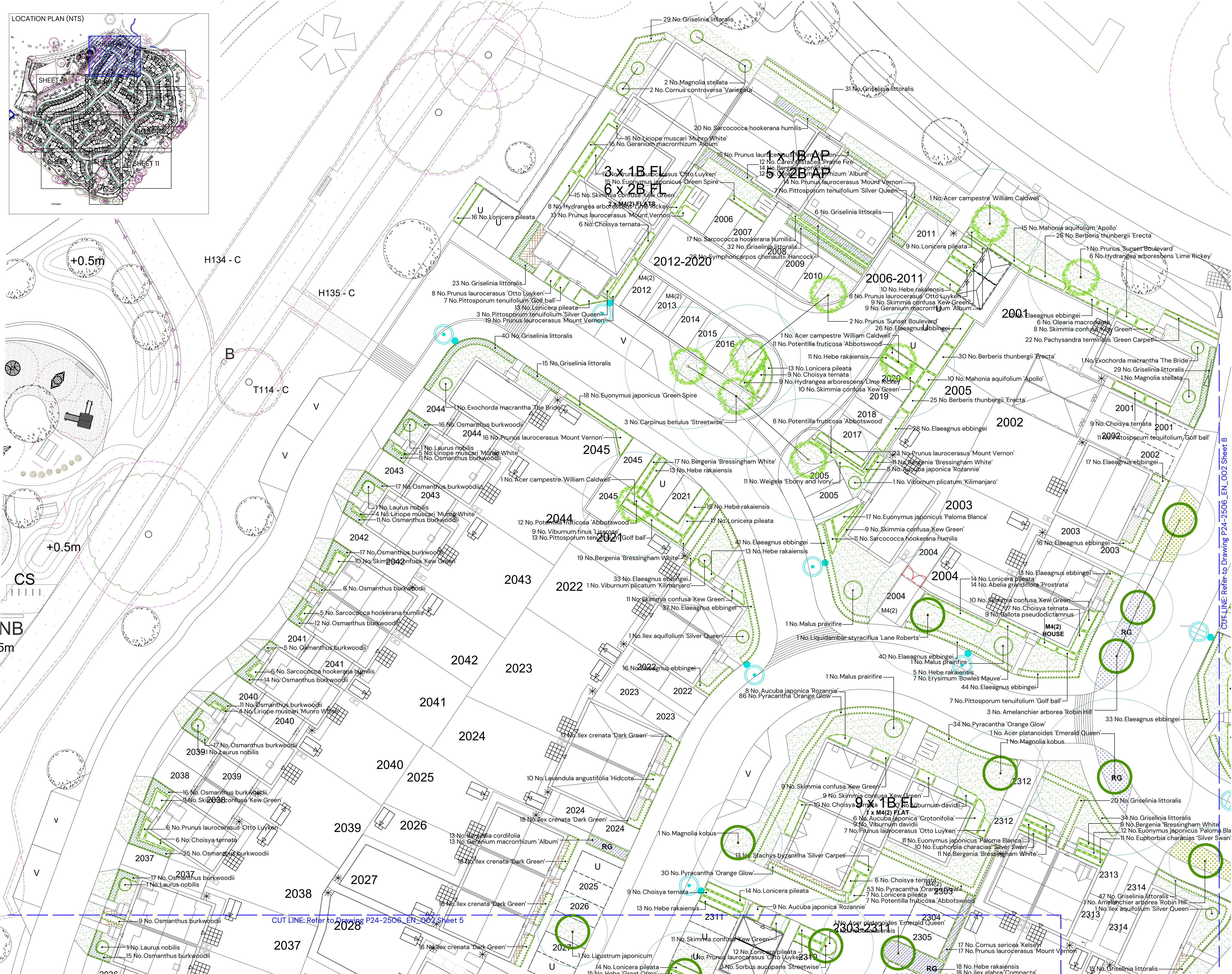
PROJECT NAME:
South Wokingham R11

CLIENT:
Kier Property Development Limited

DATE:	SCALE:	TEAM:	APPROVED:
10.08.2026	1:200 @A1	ARW	ASK

DRAWING NO:	SHEET NO:	REVISION:
P24-2506_EN_002	3	G





KEY

CA1 MAIN STREET

- Tree Planting
- Hedgerow planting

CA3 NEIGHBOURHOOD RESIDENTIAL

- Tree Planting
- Hedgerow planting

CA5 RURAL EDGE

- Tree Planting
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TITLE:
Detailed Soft On-Plot Landscape Proposals
Sheet 4 of 11

PROJECT NAME:
South Wokingham R11

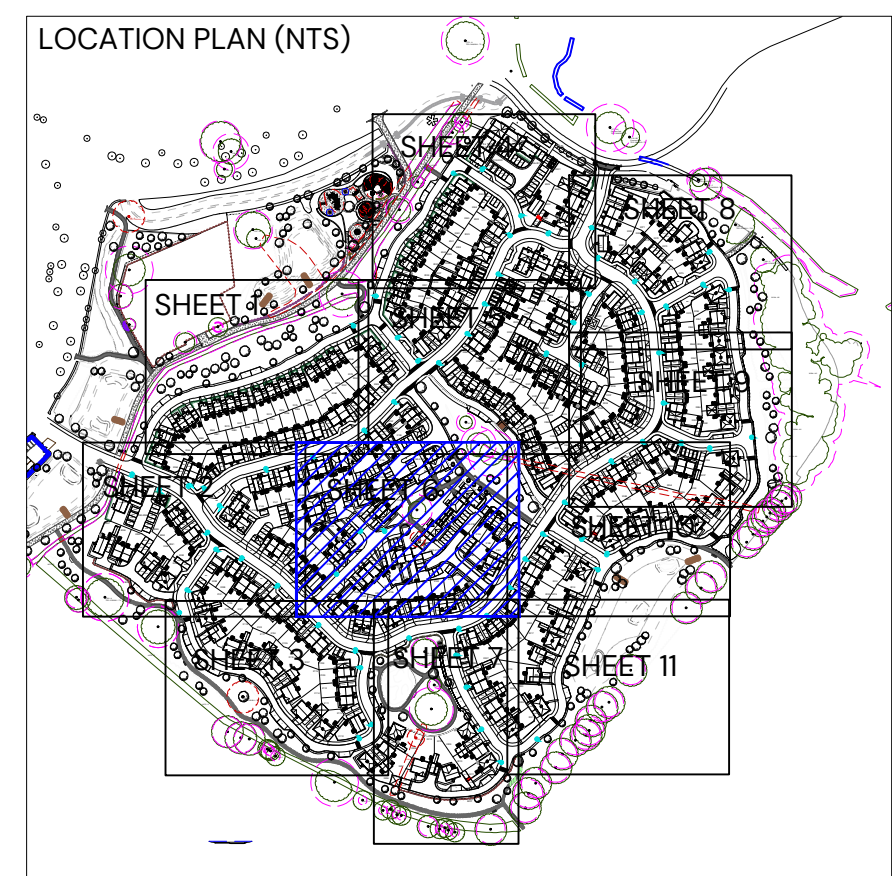
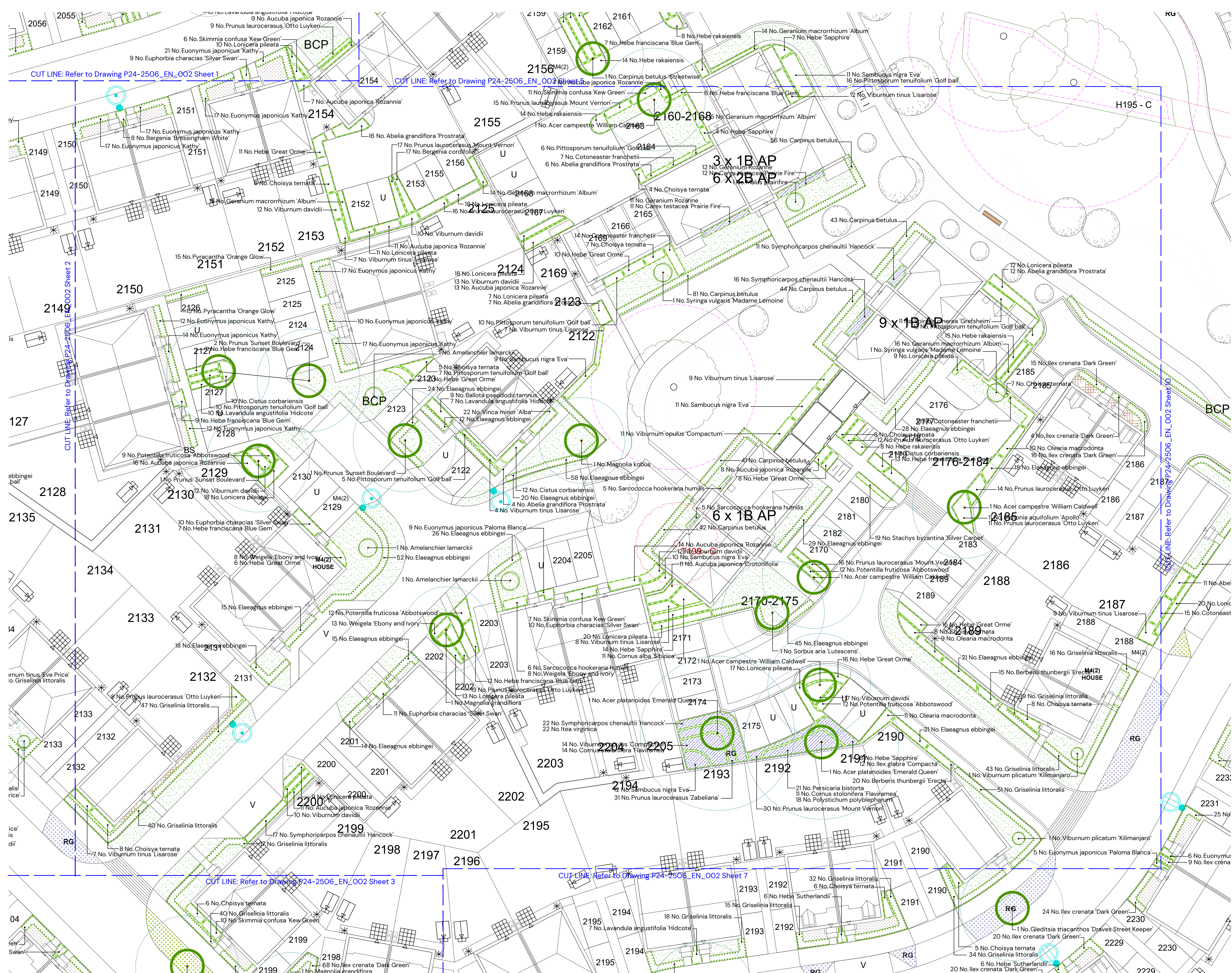
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Kier Property Development Limited

DATE: 10.08.2026	SCALE: 1:200 @A1	TEAM: ARW	APPROVED: ASK
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DRAWING NO: P24-2506_EN_002	SHEET NO: 4	REVISION: G
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STATUS:
PLANNING

PEGASUS GROUP



KEY

CA1 MAIN STREET

- Tree Planting
- Hedgerow planting

CA3 NEIGHBOURHOOD RESIDENTIAL

- Tree Planting
- Hedgerow planting

CA5 RURAL EDGE

- Tree Planting
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REV	DATE	DETAILS	DRAWN BY

TITLE:

Detailed Soft On-Plot Landscape Proposals

Sheet 6 of 11

PROJECT NAME:

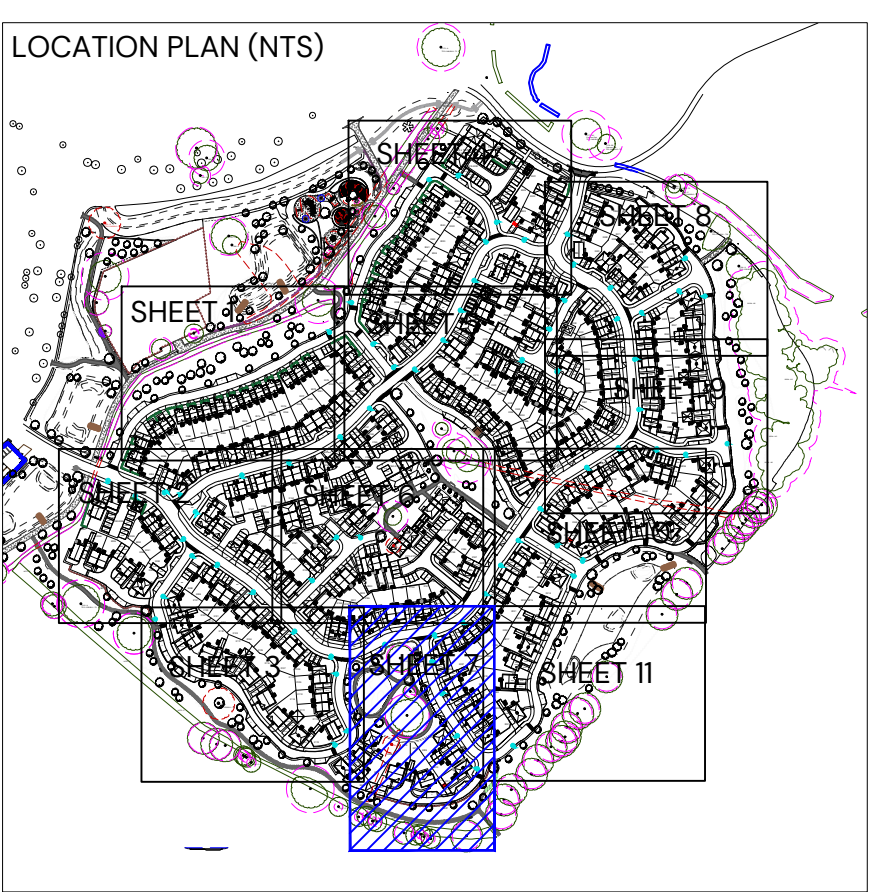
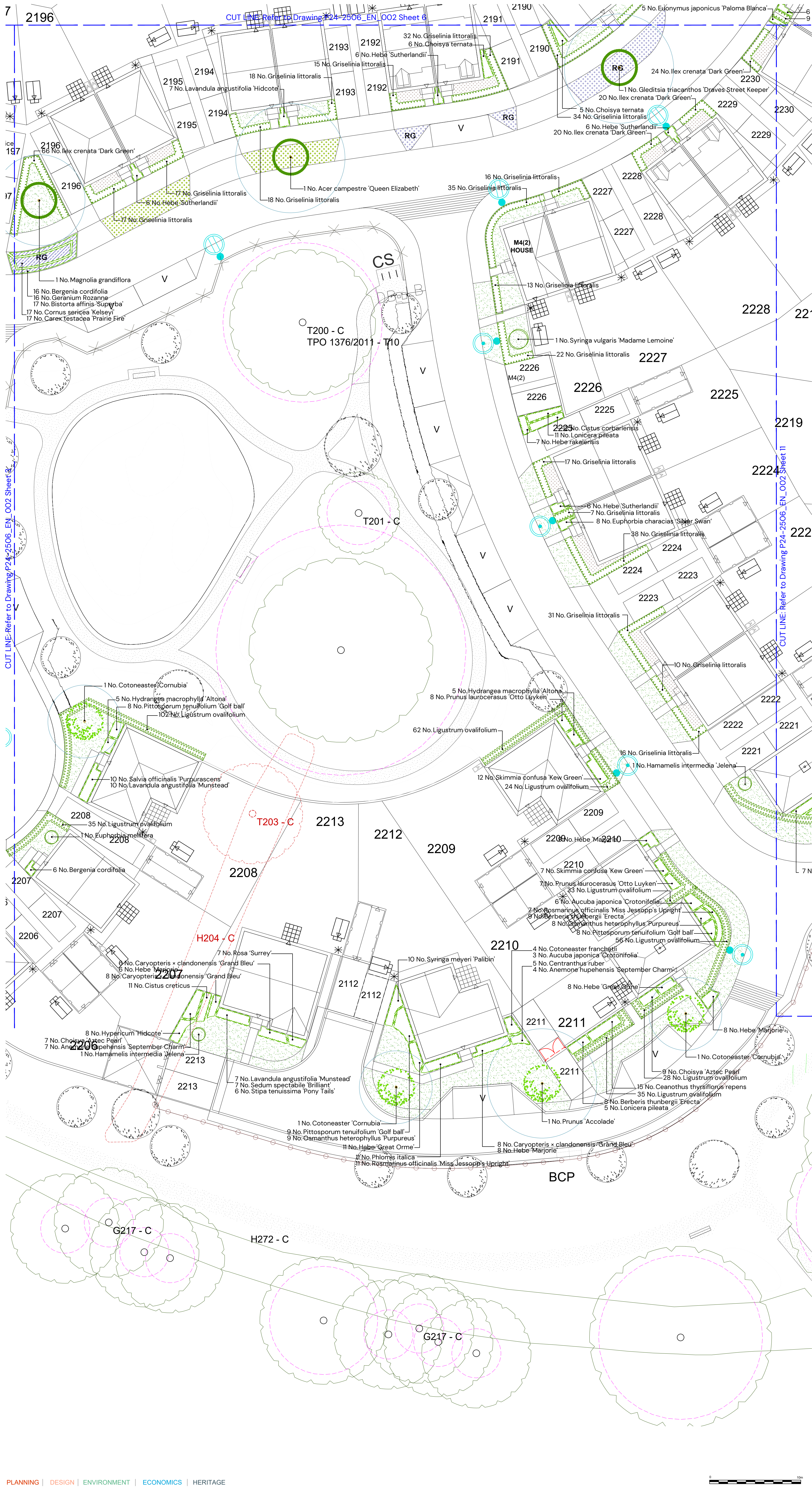
South Wokingham R11

CLIENT:

Kier Property Development Limited

DATE:	SCALE:	TEAM:	APPROVED:
10.08.2026	1:200 @A1	ARW	ASK

DRAWING NO:	SHEET NO:	REVISION:
P24-2506_EN_002	6	G



KEY

CA1 MAIN STREET

- Tree Planting
- Hedgerow planting

CA3 NEIGHBOURHOOD RESIDENTIAL

- Tree Planting
- Hedgerow planting

CA5 RURAL EDGE

- Tree Planting
- Hedgerow planting

COMMON FOR ALL LANDSCAPE CHARACTER AREAS

- Existing vegetation
- Shrub / herbaceous planting
- Specimen shrubs
- Climber planting
- Rain garden planting
- Areas of amenity grass
- Areas of flowering lawn e.g EL1 Flowering Lawn Mixture by Emorsgate
- Areas of flowering lawn within rain gardens e.g EL1 Flowering Lawn Mixture by Emorsgate
- Areas of gravel- to be laid over a semi-permeable weed suppressant membrane
- Ornamental bark mulch
- Minimum NHBC offsets
- Lighting Columns

NOTE:

For Planting Schedule refer to dwg. P24-2506_EN_002 Sheet 1

For Planting Specification refer to dwg. P24-2506_EN_002 Sheet 11

G	10/08/2026	Landscape amended to LPA comment	ASK
F	21/07/2026	Landscape amended to revised layout	ASK
E	23/04/2026	Landscape amended to LPA comments tree species reviews Planting back of plot 2343 added	ARW
D	01/12/2025	Landscape amended to revised layout	ASK
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B	07/07/2025	Landscape amended to revised layout	ASK/ARW
A	13/03/2025	Landscape amended to revised layout	ARW
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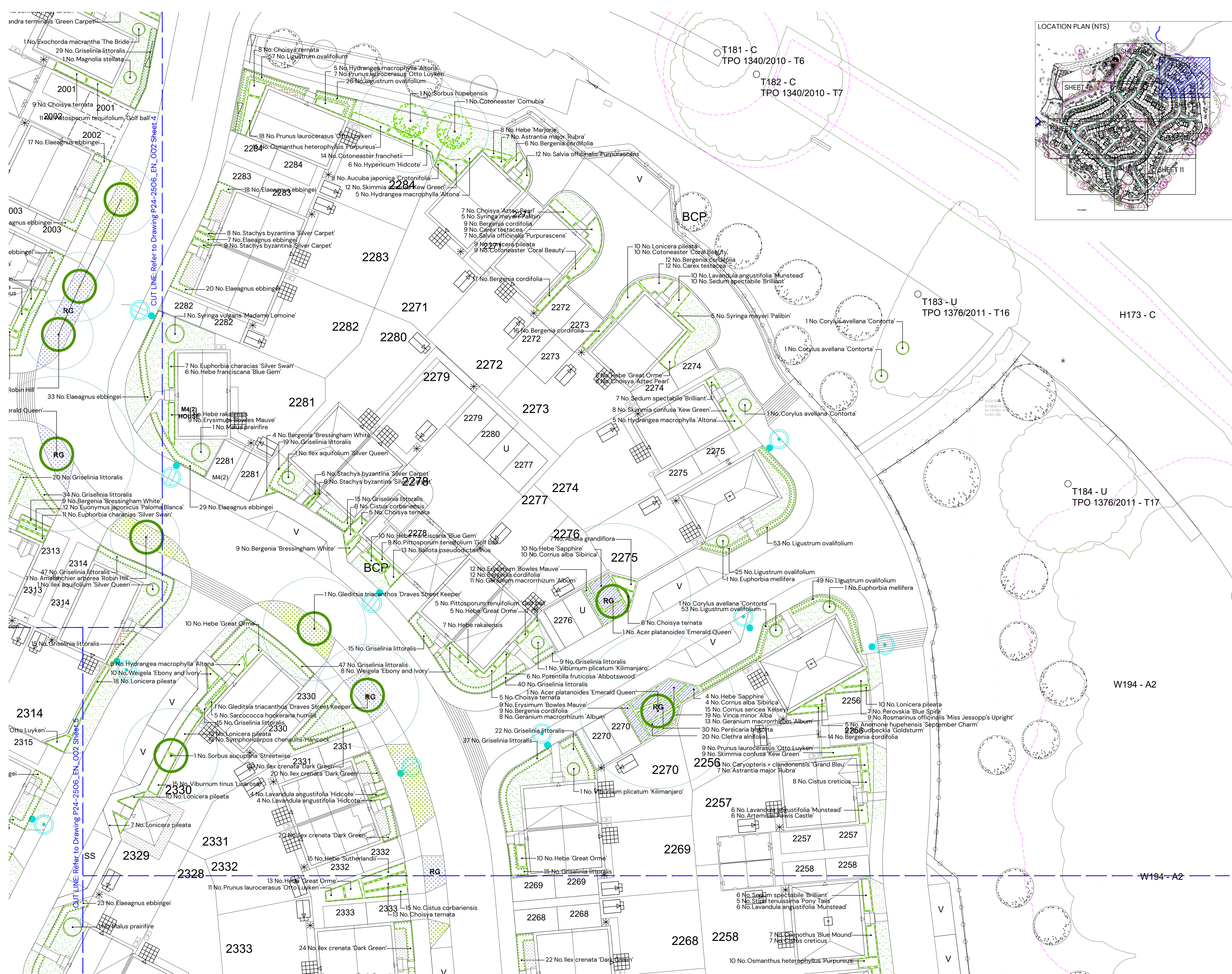
REVISION:

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STATUS:

PLANNING

PEGASUS GROUP



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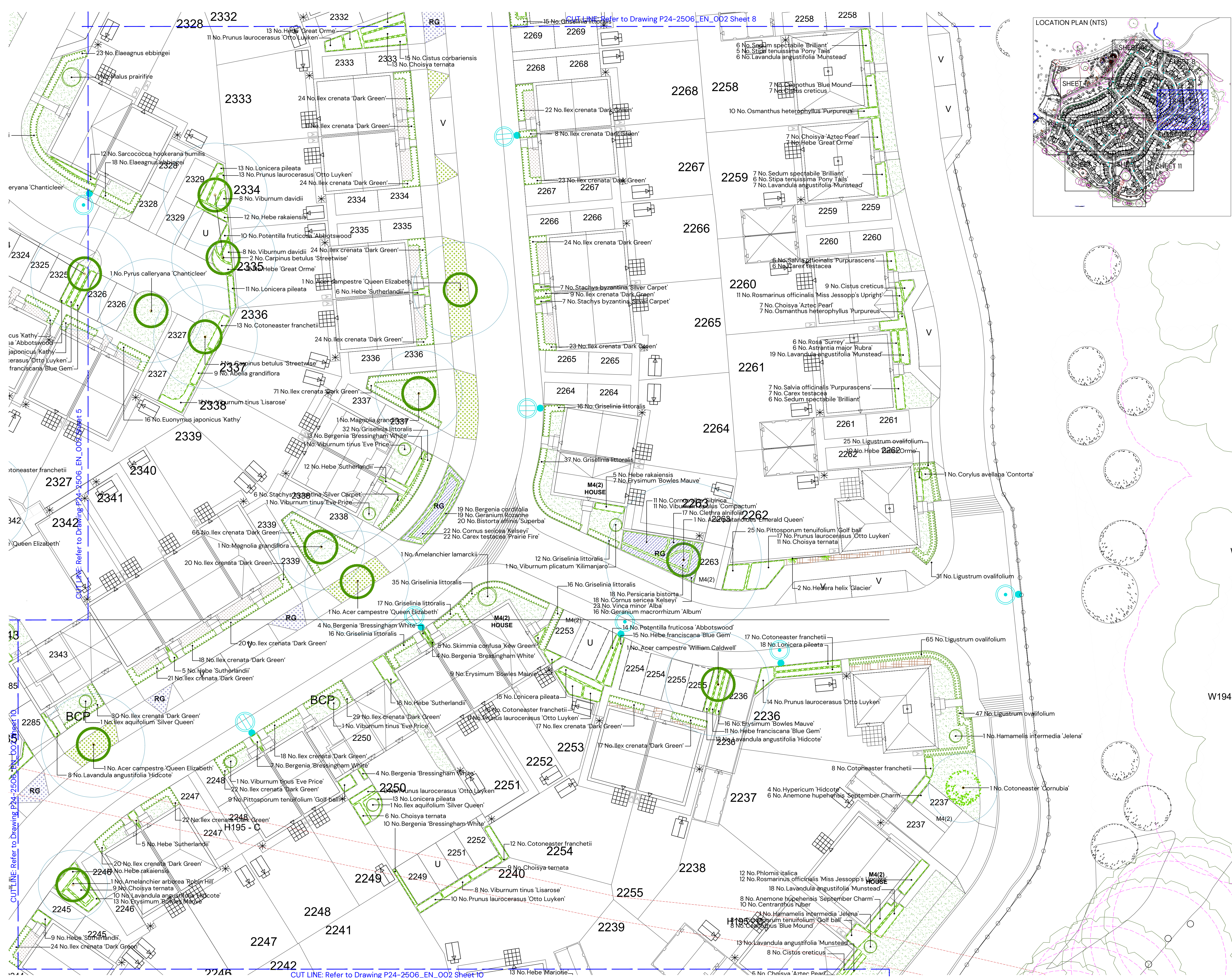
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STATUS:
PLANNING

PEGASUS GROUP



PLANTING SPECIFICATION

These implementation and maintenance guidelines are for planning purposes only to indicate the level of workmanship to be specified and do not constitute a detailed specification.

1. GENERAL

11. All landscape operatives will be appropriately trained, certified and qualified to undertake the tasks required. When required, the relevant certificates will be made available for inspection. All work is to be carried out in accordance with the relevant British Standards, Codes of Practice and Legislation.

12. All plants shall conform to BS 3936 and be in accordance with the National Plant Specification. Supplying nurseries shall be registered under the HTA Nursery Certification Scheme. All plants shall be packed and transported in accordance with the Code of Practice for Plant Handling as produced by CPSE.

13. Prior to planting soil percolation tests will be undertaken to ensure the soil is free draining and that planting will not become waterlogged. If soil is not free draining the landscape architect should be informed and advice should be sought from a soil scientist, following which remediation/drainage solutions undertaken to ensure planting will thrive.

14. Planting shall not be carried out when the ground is waterlogged, frost bound or during periods of cold drying winds. All bareroot planting stock will be kept covered until actually planted in order to minimise water-loss and prevent the plants from drying out. Tree handling, storage and planting shall be in accordance with BS 8545 Chapters 9 to10 and Annexes E to F.

15. The landscape contractor shall maintain all areas of new planting for a period of 12 months following practical completion. All stock deemed to be dead, dying or diseased within the defects period shall be replaced by the contractor at his own cost.

16. A minimum intervention approach will be used in terms of weed control. In areas of transplant tree/shrub or ornamental shrub planting this is to be achieved by using mulch mats and hand-weeding. Weed killer and other chemicals will be used as little as possible on site. Spot removal of weeds will be carried out by hand removal as necessary.

17. If the water supply is likely to be restricted, e.g. due to emergency drought legislation, do not carry out seeding/turfing until instructed. If seeding/turfing has been carried out and the water supply is restricted, obtain instructions on watering.

2. TREE PLANTING

Ground Preparation and Tree Pit Excavation

21. Where necessary remove existing weeds by hand. Chemical removal using a glyphosate based herbicide will be avoided; where large areas need to be cleared a non-glyphosate herbicide should be used - following which allow a suitable period to elapse, as recommended by the manufacturer, for the herbicide to take effect.

22. Tree pits of at least 75mm diameter greater than the root system and no deeper than the rootball / container depth are to be excavated and the sides well scarified to prevent smearing. All extraneous matter such as plastic, wood, metal and stones greater than 50mm in any dimension shall be removed from site.

23. During excavation of the pit, the soil dug should be placed to one side separating topsoil and subsoil as far as is practical.

24. Drainage: prior to tree planting a review of the soil type should be undertaken to ensure that the tree pit base will allow water to percolate, and the pit will not become waterlogged. If free vertical drainage will not occur through the base of the tree pit, then a drainage system must be put in place, such as connection to a land drain or additional excavation to reach the gravel seam. Professional advice should be sought from a soil scientist and, if required, a drainage engineer.

Tree Planting

25. Trees shall be planted as per the planting arrangement as set out on the planting plan and plant schedule.

26. The typical rooting depth for trees is 900mm. The first 300mm shall be made up of topsoil; it shall be ensured that a suitable subsoil provides the remainder of the minimum rooting depth.

27. The root system of the tree should be wetted prior to planting. The tree should be planted at the correct depth taking into account the position of the root flare and the finished level - the rootball or root stem transition should be level with the existing host soil or surface. The base of the rootball should typically sit on subsoil, for larger rootballs the subsoil will sit around the lower portion of the rootball.

28. Tree pits should be backfilled with the excavated topsoil, if the original topsoil is not available or deemed unsuitable, a multi-purpose topsoil should be used. Any subsoil excavated should be discarded and the subsoil depth (beyond 300mm deep) backfilled with a high sand content subsoil. Backfill should be added gradually, in layers of 150mm to 230mm depth, ensuring the tree is held upright. At each stage the fill should be firmed in to eliminate all air pockets under and around the root system, but with care being taken not to excessively compact the soil. The final layer should not be consolidated.

29. General-purpose slow release fertiliser (at the rate of 75gm/m2) and Tree Planting and Mulching Compost at the rate of (20litres/m2) are to be incorporated into the top 150mm of topsoil during final cultivations.

210. All multi-stem trees are to be staked with a single diagonal stake, driven at 45 to the lead stem.

211. All extra heavy / heavy standard size trees are to be double staked with 75mm dia stakes. Stakes should be driven at least 300mm into undisturbed ground before planting the tree, taking care to avoid underground services and cables etc. and should typically be one third the height of the tree stem above ground.

212. Staked trees shall be secured to stakes with suitable proprietary hessian or jute tree ties with approx. 50mm depth. A spacer is to be formed using the natural tree tie itself.

213. Immediately after planting, but before applying the below bark mulch, all trees should be saturated to field capacity.

214. Ornamental composted bark mulch will be spread to a depth of 75mm across a 0.8m dia circle around individual trees, ensuring that the root flare and base of the stem, along with any ground cover plants, are not buried.

3. NATIVE HEDGE PLANTING

Ground Preparation

31. Where necessary existing weeds will be treated with a glyphosate-based herbicide and a suitable period allowed to elapse, as recommended by the manufacturer, for the herbicide to take effect.

32. All extraneous matter such as plastic, wood, metal and stones greater than 50mm diameter will be removed from site to a registered waste disposal facility.

Planting

33. The planting arrangement shall be as set out in the plant schedule on the relevant planting plan.

34. Container-grown hedge plants will be planted into a pit dug 1.5x the diameter of the root mass, with the bottom and sides of the planting pit broken up to aid root expansion. The plants will be planted so that the root collar is exactly level with the ground surface.

35. All container-grown shrubs will be protected from rabbit damage using approved proprietary 600mm plastic-free shrub guards (e.g. Greentech Bio-Earth Biodegradable Plastic-Free Shelter), supported with 0.9m x 32 mm x 32mm softwood stakes as advised by the manufacturer.

Maintenance during first growing season

36. All dead, dying or diseased hedge plants will be replaced with plants of similar size and species. If the failure of the plant is due to disease and the disease is considered likely to re-occur then an alternative species may be used as replacement if agreed with the LPA.

37. The planting area will be kept weed free throughout the maintenance period using approved herbicides in April, June and August

4. SHRUB/ HERBACEOUS PLANTING

41. Shrubs/herbaceous plants are to be set out as shown on the drawing and pit planted into the prepared soil at the specified densities with minimal disturbance to the rootball and well firmed in.

42. Recommended rooting depths are 600mm for shrubs/herbaceous plants. Multi-purpose topsoil depths shall be 300mm for shrubs/herbaceous, ensuring that a suitable subsoil shall provide the remainder of the minimum rooting depth. Before receiving topsoil, subsoils should be loosened using ripping equipment; this shall be done when the subsoil is dry to encourage soil shattering. All stones and other objects larger than 50 mm shall be removed from the prepared surface

43. Within the day of planting shrub/herbaceous plants should be saturated to field capacity, this shall be done before applying the below bark mulch.

44. Spread ornamental pine bark mulch to a depth of 75mm across all new planted areas, taking care not to bury groundcover plants.

45. Shrubs to be planted as ornamental hedges, to be planted in trenches 150 mm wider than roots when fully spread and 300 mm deep. Set out plants evenly in a single row at the density indicated on the associated planting schedule. Upon completion hedge trenches are to be mulched with 75mm depth bark mulch or similar.

5. CLIMBER PLANTING

51. Climber plants are to be set out as shown on the drawing and pit planted into the prepared soil with

minimal disturbance to the rootball and well firmed in.

52. Recommended rooting depths are 600mm for climber plants. Multi-purpose topsoil depths shall be 300mm, ensuring that a suitable subsoil shall provide the remainder of the minimum rooting depth. Before receiving topsoil, subsoils should be loosened using ripping equipment; this shall be done when the subsoil is dry to encourage soil shattering. All stones and other objects larger than 50 mm shall be removed from the prepared surface

53. All climbing shrubs shall be planted 150mm clear of the supporting structure (i.e. fence / wall) with roots spread outward. All climbers should be supplied and tied to a cane; this should be guided towards the supporting structure. For climbers that do not self climb a supporting structure should be provided, such as a timber frame or wires and vine eyes.

54. Within the day of planting climber plants should be saturated to field capacity, this shall be done before applying the below bark mulch.

6. AMENITY GRASS

Preparation

61. Areas to be turfed or seeded shall be sprayed out with a glyphosate herbicide and cultivated to a depth of 100mm removing all weeds, debris and stones over 25mm diameter. The surface shall be raked to smooth flowing contours with a fine tilth. Amenity grass areas will receive pre-seeding fertiliser at 70 g/m2. Meadow grass areas will not be fertilised.

62. The minimum overall recommended rooting depth for grass is 450mm, the first 150mm shall be made up of a multi-purpose topsoil, it shall be ensured that a suitable subsoil shall provide the remainder of the minimum rooting depth. Before receiving topsoil, subsoils should be loosened using ripping equipment; this shall be done when the subsoil is dry to encourage soil shattering. All stones and other objects larger than 50 mm shall be removed from the prepared surface

63. Grass/turf finish levels will be 25mm above surrounding kerbs, paving and plant bed edges.

Turf

64. Turf shall be supplied in accordance with BS3969. It shall be close textured and green in colour and be sufficiently fibrous to withstand handling. Turves shall be regular in shape, 300mm wide and of uniform thickness (minimum 25mm). The grass shall be closely mown and shall not exceed 25mm in height. Turf shall be stacked in piles of up to 1 metre. It shall not be laid in frosty or waterlogged conditions and shall not be stacked in rolls for more than three days. Turfing operations shall be in accordance with BS 4428. Whole turves shall be laid around the perimeter of the area to be turfed. The central area shall be laid in rows with staggered joints, well butted together, working from planks positioned on turves already laid. The turf shall be watered on completion. Any unevenness shall be made good by lifting the turf and adjusting the levels. Should shrinkage occur, fine topsoil shall be brushed into the joints.

Seeding

65. Grass seed shall be sown either in April/May or September/October during calm weather and not when the ground is frost bound or waterlogged. Seed shall be sown in two equal sowings in transverse directions at 35 g/m2 for amenity grass. After sowing the contractor shall lightly rake the seed into intimate contact with the soil.

Initial Cut

66. When newly seeded amenity grass areas reach 50mm they should be lightly rolled and cut to a height of 25mm. All arisings shall be removed. Any bare patches shall be made good at this time. Amenity grass shall be regularly maintained between 25 and 50mm during the first season after sowing.

7. FLOWERING LAWN

Preparation

71. Areas of flowering lawn to be seeded shall be sprayed out with a glyphosate herbicide and cultivated to a depth of 100mm removing all weeds debris and stones over 75mm diameter. The surface shall be raked to smooth flowing contours with a fine tilth.

Seeding

72. Seeds shall be sown either in April/May or September/October during calm weather and not when the ground is frost bound or waterlogged.

73. To achieve an even sowing, bulk with an inert carrier, such as sand. Seed shall be sown in two equal sowings in transverse directions at e.g. 4g/m2 for Emorsgate: EL1 Flowering Lawn Mixture after sowing the contractor shall roll in the seed to guarantee intimate contact with the soil, ensuring not to rake or cover the seed with soil.

Initial Cut: During first 12 months sward to be regularly cut to minimise competition and weed seed production. Cutting should be frequent enough to disperse the cuttings, or if less frequent remove the cuttings. Cutting to be suspended between April and July to allow flowering of the cornfield annuals.

8. When newly seeded wildflower areas reach 50mm they should be cut to a height of 25mm. All arisings shall be removed. Any bare patches shall be made good at this time. Both amenity and meadow grass shall be regularly maintained between 25 and 50mm during the first season after sowing.

9. GENERAL MAINTENANCE

91. The Landscape contractor shall maintain all areas of new planting for a period of 12 months following practical completion. All stock deemed to be dead, dying or diseased within the defects period shall be replaced by the contractor at his own cost. The site is to be visited monthly throughout the year to undertake the following operations:

- Weed clearance: All planting areas to be kept weed free by hand weeding or herbicide treatment.
- Litter clearance: All litter is to be removed from planting beds.
- Watering: All planted areas are to be watered for the first two years from May to September following any dry periods of 7 days.

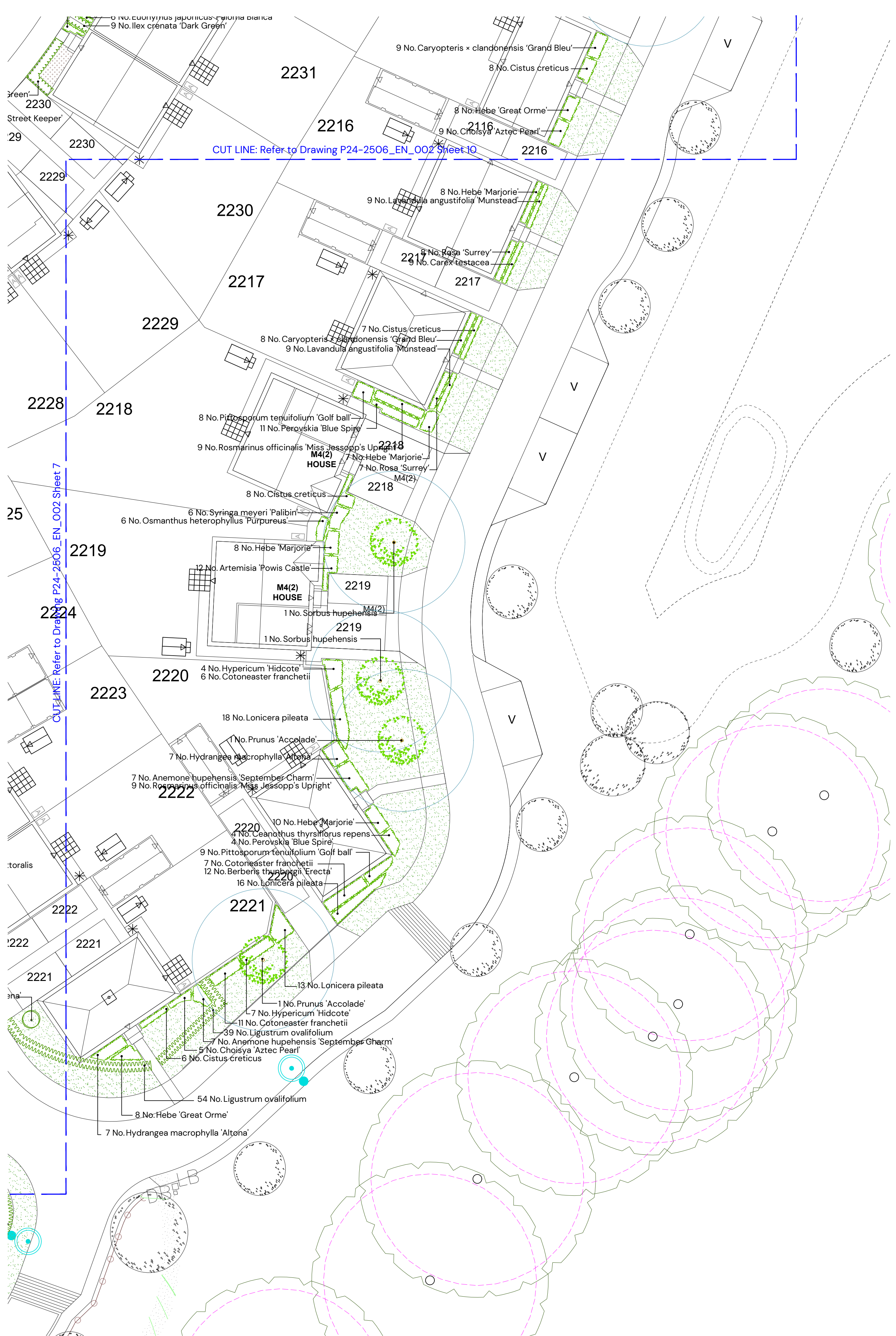
Trees and Shrubs

91. All trees are to be watered weekly from May to the end of September unless unnecessary due to heavy rain; to receive 20 gallons of water. All shrubs are to be watered for the first two years from May to September following any dry periods of 7 days. All tree ties and stakes are to be checked and adjusted if too loose, too tight or if chaffing is occurring. Any broken stakes are to be replaced. Any damaged shoots/branches are to be pruned back to healthy wood. Plants are to be pruned in accordance with good horticultural practice to maintain healthy, well-shaped specimens. Native shrubs - Using approved herbicides a 1m diameter circle centred on each planting station shall be kept weed free throughout the maintenance period. Stakes may be removed from Year 2 if plant is fully established and if shelter is suppressing further growth.

Hedges

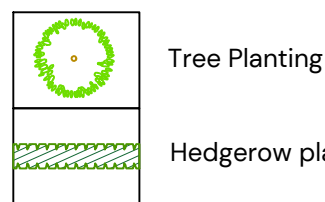
92. Hedge lines shall be kept mulched until established. At the end of the Defects Liability Period / First Year's Maintenance the CA will prepare a list of all plants which are dead, dying or diseased and are to be replaced during the following planting season at the contractor's expense

LOCATION PLAN (NTS)

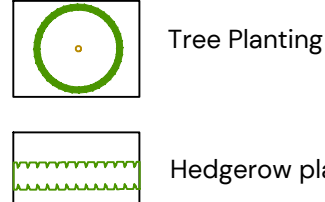


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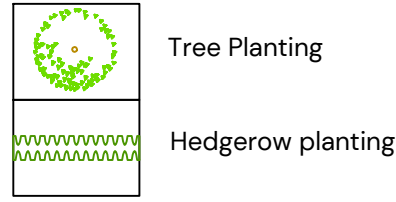
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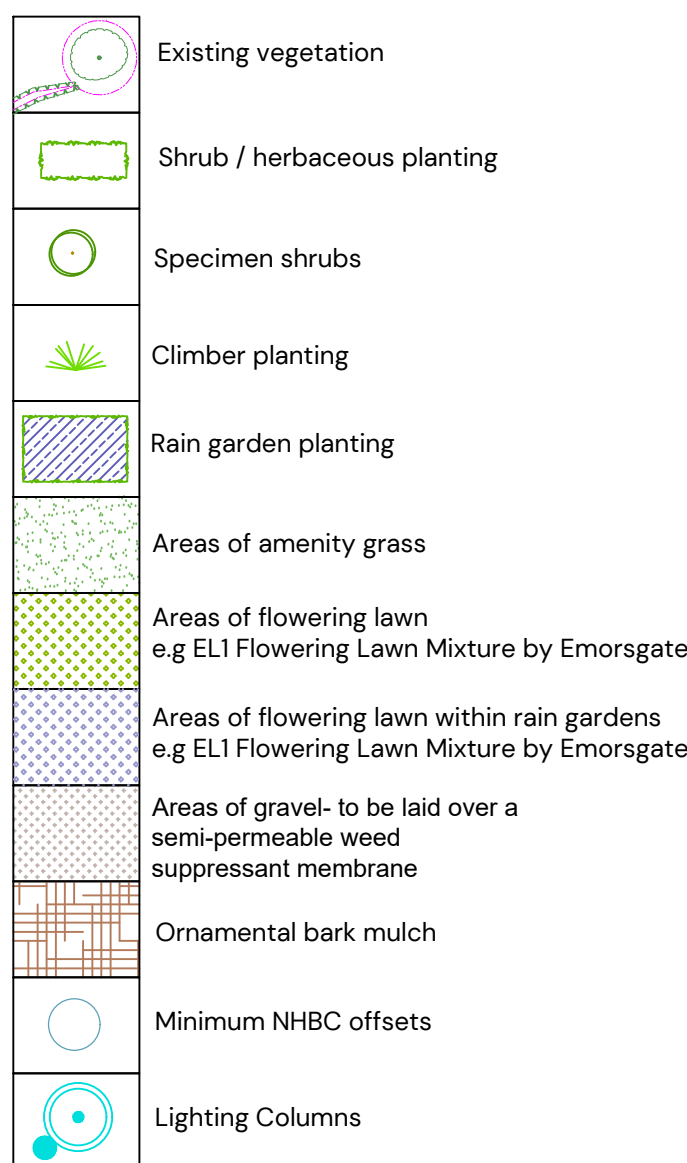
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