

HAVANT BOROUGH
COUNCIL

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Landscape Management Plan & Specification

3 Queens Road, Waterlooville

The Development is for one new, two bed, chalet bungalow style, detached house on Queens Road in Waterlooville, Hampshire. Apart from those trees and shrubs to be removed to allow for building work, one number tree, T8 is to be retained, as indicated on the Site Plan. Furthermore there are five existing trees (Please see Tree Report) to the south, eastern boundary on the neighbouring site (indicative location shown on the Site Plan).

The landscape proposals aim to provide with the addition of new trees, medium shrubs, perennials, and bulbs screening to the new bike shed and softening to the patio and entry pathway. Planting of native hedgerow along the western boundary and along the driveway access to the east will screen and soften the development and filter noise. The proposed planting will provide habitats for birds and insects. Two new apple trees and one replacement beech tree will be planted within the site to soften the built scheme and provide enclosure and screening. Additional low level planting will provide privacy, colour and variety. This is mainly for visual benefit, but contains flowering and berrying shrubs for wildlife benefit. The lawns are to be turfed with a suitable shade tolerant grass.

The management of the grounds will be to a good standard to maintain attractiveness and accessibility. The design has included areas of ground cover to provide low maintenance cover and winter interest. Responsibility will lie with

Biodiversity

The scheme aims to enhance biodiversity and the proposed actions of the local Biodiversity Action Plan have been followed in creating habitats and using plant material of wildlife benefit. The planting scheme provides a range of flowering, berrying and seeding plants to provide a food source for birds, mammals and butterflies.

Site Protection

All existing trees, within and adjacent to the site, are to be adequately protected during construction. Prior to any development all retained trees are to be enclosed with temporary protective fencing in accordance with BS: 5837: 2012. The fencing shall be retained throughout the period of the construction and no activity prohibited by BS: 5837: 2012 shall take place within the protective fencing during the construction period.

1.PLANTING PROPOSALS

Preparation

1.1. The soft-landscaping works shall be carried in the first planting and seeding seasons following the occupation of the building/s or when the use is commenced.

1.2 Conditions for planting: Planting shall be carried out between October and February when soil is frost-free. No planting shall be undertaken when the soil is waterlogged.

1.3 All pernicious and invasive weeds, including roots shall be cleared from the site before works commence. Clearance shall be restricted to treatment with glyphosate or hand weeding forking out the roots.

1.4 Ground outside the working area shall not be overrun by heavy machinery, to avoid compaction. Any compacted ground shall be thoroughly broken up and aerated before cultivation works commence.

1.5 Ground preparation: All tree pits shall be free from any waste material from construction operations. Soil shall be used in situ and shall be free from stones or waste matter.
Ground for planting and seeding shall be cultivated to full depth. Ground shall be thoroughly weeded before planting or seeding operations commence.

1.6 Planting Specification

1.7 Planting materials used shall be environmentally friendly, using peat free composts and soil conditioners from approved, managed sources.. No Herbicides or Pesticides shall be used without prior approval by the Supervising officer.

1.8 Slow release fertiliser shall be added to each tree pit at time of planting and at manufacturer's recommended rates. Tree pits shall be of a size to accommodate root spread and backfilled with tree mulching compound.

1.9 Trees: Trees will be planted as shown on the Proposed landscape Plan Drawing no. These are to be planted at the sizes specified on the accompanying Plant Schedule.

All trees shall comply with the Horticultural Trades Association National Plant Specification

1.10 The tree pits to be at least 200mm. greater in diameter that the root spread of the tree, with a minimum diameter of 800mm. The pits shall be dug to a depth 200mm. greater than the depth of the root ball and backfilled with Tree Sand to a depth of 200mm.. Tree pits to accommodate underground keeper system.

1.11 Tree anchoring. For aesthetic and practical reasons an underground biodegradable staking system to be fitted at time of planting, the required number of keepers/anchors per tree as per the manufacturer's recommendations. Tree spats shall be fitted to trees in grass to avoid mower or trimmer damage. A 1m circle shall be cleared free of weeds and a 1m diameter woven polypropelene tree spat pegged down round the trunk. Where trees are to be under planted with bulbs tree spats are not required.

1.12 Tree planting compost shall be used for backfilling tree pits at the manufacturers recommended rate.

1.13 All trees shall be thoroughly watered in upon planting and thereafter irrigated as per the supplier's recommendations.

1.14 Shrubs: Shrubs shall be planted as shown on drawing no: and shall be planted at densities according to the ultimate size of plants. All shrubs shall comply with the Horticultural Trades Association National Plant Specification. All plants should be thoroughly watered in as soon as planted by soaking to saturation. The first year all plants should be regularly watered in dry spells to get them established. Wood chip mulch shall be applied to shrub areas to a depth of 75mm

1.15 Hedges as shown on Landscape Plan, Trees and Shrubs shall be planted at 90-120cm, in a double staggered row @ 5 plants per linear meter. A strip 600mm at the base of the hedge shall be mulched with wood chip mulch to a depth of 75mm wide.

1.16 Perennials and bulbs to comply with the Horticultural Trades Association Plant Specification. All to be planted to suppliers' directions and perennials to be thoroughly watered in as soon as planted by soaking to saturation. All plants to be regularly watered to get them established. Wood chip mulch shall be applied around area of plants to a depth of 75mm..

2.00 Seeding and Turfing

Areas to be turfed shall be cultivated to a fine tilth. The preferred turfing time shall be early September. Turf shall consist of Shadesman LL, shade tolerant 100% Supra/Supra nova, poa supine. Cutting height no lower than 50mm. Turf to be fitted strictly according to supplier's instructions.

3.0 MANAGEMENT GUIDELINES

3.1 Existing tree shall be inspected at regular intervals for signs of disease, decay or instability.

3.2 Pruning will be essential to promote healthy compact growth and prevent encroachment on paths and driveways. Pruning shall also be undertaken to avoid shading of areas close to the buildings. Thinning shall be carried out only where plants are unduly crowded

3.3 Trees. During the first 7 years of establishment tree spats shall be maintained in place After high winds trees shall be checked for windrock and refirmed in the ground as required. Dead, diseased or dying branches shall be removed on observation.

3.4 Hedges: Hedges shall be trimmed twice per year outside the bird-nesting season. Hedge trimming shall aim to create a hedge (1.5m-1.75m.), which is equidistant at the base and top.

3.5 Shrub areas shall be pruned to prevent overhang and to provide compact form

4.0 MAINTENANCE DURING THE MAINTENANCE PERIOD

4.1 Maintenance shall be for five years, during which time the contractor shall be liable for plant losses, which occur due to death, disease or deformity. Tree replacements shall be carried out in each year of the Contract.

4.2 Weeding: Where any surface weeds appear, they shall be carefully removed by hand, replacing mulch. Weeding by means of herbicide spray (glyphosate only) shall only be carried out at the instruction of the supervising officer. Herbicide shall be applied only in accordance with the Control of Pesticide Regulations 1986 and COSHH Regulations 1988 and subsequent amendments.

4.3 Tree Maintenance on site: Diseased leaves and or damaged or crossing branches shall be removed.

4.4 Removal of Waste Material: All waste material arising from the maintenance works shall be removed from site at each visit.

4.5 Watering to tree pits and shrub areas shall be carried out during dry periods at the instruction of the Supervising Officer. Watering shall be to field capacity.

MAINTENANCE SCHEDULE

1. Weeding shall be carried out on a regular basis between March and October. Weeding shall be by means of hand weeding or spraying with glyphosate. If glyphosate is used dead weeds shall be removed promptly. When removing weeds disturbed mulch shall be replaced. Weeding frequency shall be such that weeds shall not be allowed to grow above 150mm in height.

2. Grass cutting shall be carried out on a regular basis between March and October. Grass shall not be allowed to grow above 100mm at any time in lawns and areas of regular use.

Grass cuttings shall be removed from site, or to composting area where one exists. Weeds growing in grass shall be treated as above and removed to avoid damage to the lawn.

3. Any plants, which are dead, diseased or failing to thrive, shall be removed on observation. In the first three years these shall be replaced in the following planting season. Thereafter replacement shall be to fill gaps.

4. Litter shall be collected and removed from site at each visit.

5. Pruning shall be undertaken to prevent encroachment on lawns, pathways and car parking/ turning areas. Pruning shall be undertaken at the appropriate time of year for each species.

6. Bark mulch depth. Bark mulch depth shall be measured each year and topped up to the specified depth where necessary.

7. It shall be the responsibility of the site supervisor to check soil moisture in dry periods. In the first two seasons if the soil is dry for a depth of 100mm, watering to field capacity shall be instructed. Thereafter at the discretion of the supervising officer.

8. Damage to the grounds shall be reported to the site supervisor on observation. All damage shall be tidied up and damage rectified at an early date.

9. Any pests or diseases affecting plants or grass shall be reported to the site supervisor who shall take appropriate action.

10. The condition of turf shall be regularly inspected for signs of excessive wear or failure of grass. Replacement turves shall be used to fill areas of poor or failed grass.

11. Watering to trees and shrubs shall be carried out during dry periods and instructed by the supervising officer during the first two growing seasons. Watering shall be to field capacity.

NOTE: The supervising officer shall be a suitably qualified officer appointed by the client or main contractor. Replacement trees and shrubs shall be inspected before planting and any that fail to come up to the specification will be rejected.

Area A. Driveway Planting**Native Hedgerow. Trees**

	Size	Density	Number	Code
Malus Sylvestris (Crab apple)	40-60cm.5lt.	4-5/m2	192	1
Crataegus monogyna (Common Hawthorn)	40-60cm.5lt.	3-5/m2	144	2
Prunus Spinosa (Blackthorn)	40-60cm.5lt.	3-5/m2	144	3
Acer campestre (Field maple)	40-60cm. 5lt.	3-5/m2	144	4

Native Hedgerow. Shrubs

	Size	Density	Number	Code
Ligustrum vulgare (Wild Privet)	40-60cm.5lt	3-5/m2	192	5
Rosa Canina (Dog Rose)	30-40cm.2lt.	3-5/m2	144	6

Area B. Planting to Access Path and patio**Trees**

	Size	Density	Number	Code
Malus domestica 'Cox's Orange Pippin' (D)	1.5m. 30lt.	1/1.5m2	1	7
Malus domestica 'Api Noir' (D)	1.5m.30lt..	1/1.5m2	1	8

Shrubs

	Size	Density	Number	Code
Laurus nobilis (Standard)	1.7m.25lt.	1/m2.	5	9
Choisya ternata	1.0m.12lt.	1/m2.	3	10
Buxus sempervirens 'Suffruticosa'	30-50cm.10lt.	1/1.5m2	5	11

Perennials

	Size	Density	Number	Code
Polygonatum x hybridum	30-50cm.10lt.	4/m2	12	12
Dianthus 'Golden Cross' (b)	20-30cm.10lt.	5/m2	12	13
Aquilegia vulgaris 'Clementine White' (Clementine Series) (d)	20-30cm.10lt.	7/m2	21	14

Bulbs

	Size	Density	Number	Code
Galanthus plicatus	n/a	35/m2	105	15
Narcissus 'Thalia' (5)	n/a	25/m2	125	16

Area C. Planting area to Bike Shed.**Perennials**

	Size	Density	Number	Code
Gunnera manicata	30cm.15lt.	1/m2	1	18
Dryopteris filix-mas 'Grandiceps Wills'	20-30cm/10lt.	3/m2	7	19
Heuchera 'Cappuccino'	20cm/5lt.	5/m2	12	20

Bulbs

	Size	Density	Number	Code
Trillium albidum	n/a	20/m2	80	21

Area D planting to North West Boundary.**Native Hedgerow. Trees**

	Size	Density	Number	Code
Malus Sylvestris (Crab Apple)	60-90cm.5lt.	4-5/m2	80	1
Crataegus monogyna (Common Hawthorn)	40-60cm.5lt.	3-5/m2	30	2
Prunus Spinosa (Blackthorn)	40-60cm.5lt.	3-5/m2	30	3
Acer Campestre (Field maple)	40-60cm.5lt.	3-5/m2	30	4

Native Hedgerow. Shrubs

	Size	Density	Number	Code
Ligustrum Vulgare (Wild Privet)	40-60cm.5lt.	3-5/m2	40	5
Rosa Canina (Dog Rose)	30-40cm.5lt.	3-4/m2	30	6

Woodland Area**Trees**

	Size	Density	Number	Code
Fagus sylvatica	12/14 STD	1/2m2	1	17