

INDICATIVE SPECIES LIST

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Detailed planting scheme shall be based on the following species and recommendations by the team Ecologist.

- Lawns and amenity grass  
Design intent: Close to buildings lawns shall be regularly mown to create an attractive foil to the surrounding planting and listed building.
- High quality species-rich lawn turf (Native Enriched or Species Rich Lawn Turf by Wildflower Turf Ltd or similar approved).

Species-rich flowering meadow  
Design intent: Neatly edged areas of species-rich flowering meadow for enhanced biodiversity and visual interest. To have close mown border where it abuts roadways and paths.

- High quality species-rich seed to wider landscape (EM1 Basic General Purpose Meadow Mixture by Emorsgate Seeds or similar approved)

- Trees to public open spaces  
Design intent: To strengthen the historic setting of Southleigh Park House. Tree species chosen to reflect existing character, ensure a legacy of mature trees, enhance biodiversity, and replace declining historic specimens (deciduous trees 14cm to 20cm girth, Araucaria 1m high/30L, Pinus 2-2.5m/45L).
- Acer campestre (Field Maple)
  - Araucaria araucana (Monkey Puzzle)
  - Quercus robur (Oak)
  - Pinus sylvestris (Scots Pine)

- Trees to streets and amenity areas  
Design intent: Tree species chosen to provide shade, wildlife benefits and seasonal interest. (14cm to 16cm girth)
- Amelanchier lamarkii (Serviceberry)
  - Malus 'Evereste' (Crab Apple)
  - Prunus avium 'Plena' (Colt rootstock) (Double-flowering Cherry)
  - Pyrus calleryana 'Redspire' (Ornamental Pear)

- Trees to gardens adjacent to Southleigh Park House  
Design intent: Period-appropriate tree species chosen to enhance setting, provide a level of screening and amenity value. Individual trees (12cm to 16cm girth).
- Cercis silquastrum (Judas Tree)
  - Magnolia grandiflora (Bull Bay)

- Trees to site boundary  
Design intent: Tree species chosen to contribute to, enhance wooded setting, provide a level of screening and amenity value and enhance biodiversity. Individual trees (12cm to 16cm girth).
- Acer campestre (Field Maple)
  - Betula sp. (Birch)
  - Quercus robur (Oak)

- Orchard/ fruit trees to retained wall, communal kitchen garden and communal gardens to east  
Design intent: To re-establish historic use, provide opportunities for growing food and social interaction as well as biodiversity benefits. To include single standard trees and trained espaliers. Species selected for local provenance where appropriate.
- Apple
  - Cherry
  - Pear
  - Quince

- Formal, clipped instant hedges and screens  
Design intent: 0.9 - 1.2m high hedging planted to provide all-year round landscape structure, screening to car parking, defensible space to private gardens and biodiversity benefits
- Carpinus betulus (Hornbeam)
  - Fagus sylvatica (Beech)
  - Ilex aquifolium (Holly)
  - Taxus baccata (Yew)

- Mixed native hedges  
Design intent: Mixed native hedge planting to screen car parking and enhance biodiversity. Typically planted as double-staggered 80-100cm feathered whips with tree shelters.
- Acer campestre (Field Maple)
  - Crataegus monogyna (Hawthorn)
  - Eunonymus europaea (Spindle)
  - Ilex aquifolium (Holly)
  - Rosa canina (Dog Rose)
  - Viburnum opulus (Guelder Rose)
  - Ligustrum vulgare (Privet)

- Climbers  
Design intent: The planting of ornamental climbers for all-year round interest, perfume, colour and biodiversity. Native climbers applied to screen metal mesh fencing on boundaries. Night-scented varieties included to support invertebrates for foraging bats
- Clematis vitalba (Traveller's Joy/Old Man's Beard)
  - Lonicera periclymenum (Honeysuckle)
- Ornamental climbers shall be used to street-facing garden walls. Typically 3-5L CG:
- Rosa Zéphirine Drouhin
  - Lonicera periclymenum 'Belgica'
  - Jasminum officinale
  - Clematis sp.
  - Trachelospermum jasminoides
  - Hydrangea anomala subsp. petiolaris

- Ornamental shrub borders to setting of Southleigh Park House and environs  
Design intent: Period-appropriate ornamental shrub planting with groundcover to reduce maintenance. High percentage of evergreens. Species responding to local conditions and to marry into the existing floral and evergreen character. Planting beds formed in turf or metal edged. 3-10lt container grown stock with larger flowering shrubs to provide visual accents in key locations. Planting at 3-5m/2 for 3Lspecimens.
- Aucuba sp.
  - Camellia cvs.
  - Cotinus coggygia
  - Danae racemosa
  - Hydrangea sp.
  - Myrtus communis
  - Prunus sp.
  - Nandina domestica
  - Hebe sp.
  - Lavandula var. (Lavender)
  - Roses
  - Rhododendron sp.
  - Syringa vulgaris var. (Lilac)
  - Viburnum var.
  - Native Ferns (Asplenium, Dryopteris, Athyrium)

- Planting to public amenity areas and private front gardens  
Design intent: Beds of ornamental shrubs, herbaceous, bulbs and groundcover to provide year-round interest, biodiversity and privacy. Typically planting at 3-5m/2 for 2/3Lspecimens. Bulbs of top-size typically 10-15/m2.
- Anemone japonica var. (Japanese Anemone).
  - Anemone var.
  - Bergenia var.
  - Digitalis var. (Foxglove)
  - Ceanothus var.
  - Crococsmia var
  - Geranium var.
  - Geum var.
  - Hebe var.
  - Hydrangea var.
  - Lavandula var.
  - Mahonia var.
  - Narcissus var.
  - Oenothera sp. (Evening primrose)
  - Periscaria var.
  - Roses
  - Rosmarinus officinalis 'Miss Jessop's Upright' (Rosemary)
  - Sarcococca confusa
  - Salvia var.
  - Sedum (syn.Hylotelephium) spectabile var. (loe Plant)
  - Spirea var.
  - Tellima var.
  - Thymus var. (Thyme)
  - Verbena bonariensis (Vervain)
  - Native Ferns (Asplenium, Dryopteris, Athyrium)
  - Ornamental Grasses (Festuca, Miscanthus, Deschampsia)

- SPECIFICATION NOTES
- General.**  
This plan to be read in conjunction with the following documents:
    - Arbicultural report by
  - General landscaping.**
    - Existing levels to be preserved around retained existing trees and vegetation. Existing trees and vegetation to be retained are to be protected in accordance with BS5837: 2012 during construction or as detailed in 'Tree Protection Plan'
    - All landscape works to be undertaken by competent persons, with appropriate training and equipment.
    - All arisings to be removed from site at contractor's expense unless noted otherwise. (e.g. woodchip, gravel, topsoil, timber sleepers).
  - Services.**  
The contractor must ascertain for himself/herself the exact location of underground services before commencing work.
  - Soil Materials Generally.**
    - Purity: Soils shall be free from roots, stones, rhizomes, propagules of perennial or invasive weeds couch grass, bindweed, docks, Japanese knotweed, giant hogweed and horsetail/marestail (Equisetum avense).
    - Foreign matter: On visual inspection, free from non-soil material, brick and other building materials and wastes, sharps, and any other foreign matter or material or substance that would render the soil or soil amendment unsuitable for use.
    - Contamination: Do not use topsoil, subsoil, sand or compost contaminated with rubbish or other materials that are:
      - Corrosive, explosive or flammable;
      - Hazardous to human or animal life;
      - Detrimental to healthy plant growth.
    - Give notice: If any evidence or symptoms of soil contamination are discovered on the site or in topsoil, subsoil, sand or compost or other planting media to be used.
  - Load-bearing system for trees in hard landscape (pedestrian and / or vehicular areas)**  
Suitable load-bearing system beneath paving depending on LPA requirements and anticipated loads (to be established during detailed design stage) and in line with BS5545 and 'Trees in Hard Landscapes' (Trees and Design Action Group). Pedestrian only: Spec for supply and installation of load-bearing growing medium to be approved by engineer and landscape architect. Vehicular loading: 'Silva Cell' crate system as supplied by DeepRoot Urban Solutions, Ltd. 0207 989 2739.
  - Ameliorant: fertilizer and compost (contractor is responsible for submitting a sample of imported or site-won topsoil to inform requirements).**  
Topsoil amelioration to be determined by analysis. Once amelioration requirements ascertained as required, approved (peat free) composts to PAS100 and/or fertilizers to be incorporated during cultivation at required rate to full depth of growing medium.
  - Soil handling and depths.**  
Management of soils to be in accordance with the Construction Code of Practice for the Sustainable Use of Soils on Construction Sites
    - Topsoil and subsoil to be handled (i.e. excavated and/or imported, stored, spread, cultivated) in accordance with method agreed in writing by Landscape Architect prior to work commencing. All topsoil and subsoil areas shall be thoroughly cultivated by hand or suitable machinery to the full depth of the topsoil layer, incorporating ameliorants as required. If compaction is suspected in sub-grade, subsoil or topsoil surfaces, these should be ripped as necessary to decompact and ensure adequate drainage.
    - Hand cultivators shall be carried out to achieve the required finish on areas where machine cultivation is impossible ie adjacent to kerbs, manholes and footpath junctions, around retained trees etc. Surplus plant matter, rubbish and surface stones having any dimension greater than 25 mm shall be collected and removed from the site. Topsoil and subsoil is to be stored in heaps, maximum of 2m in height, providing soil is reasonably dry and stable during stripping and handling - using a tracked excavator'. To protect from wet weather once final height is achieved, an excavator should regrade the sides and top of stockpile to firm surface by tracking across it to form a smooth gradient.
    - Final topsoil depth (allowing for settlement) to be 300mm for tree pits and general planting areas and 150mm for grass. Finished soil levels to be 25mm below adjoining paving or kerbs: not less than 150mm below djc of adjoining buildings; shrub areas to be higher than adjoining grass areas by 25 mm. Topsoil to be spread in lightly compacted layers, max. 150mm depth, gently firm each layer before spreading the next.

- Plant handling and establishment.**  
Plant handling shall be in accordance with 'Handling and establishing landscape plants', published by the CPSC through the JCLI (<https://www.cpschub.com/wp-content/uploads/2014/12/The-Plant-Specification-Handling-and-Establishment.pdf>). The contractor shall comply with Part 3: Recommendations for plant handling from delivery to site to ensure successful establishment.

- General planting notes.**  
Details for tree, hedge and general planting to be finalised once final site conditions are known (i.e compaction and permeability of ground). General plant stock to conform to BS 3936, advanced nursery stock to BS 8545, and planting to BS 4428. Plants shall be first class examples of their species or variety, free from all pests and diseases, with good fibrous root systems and materially undamaged. All planting operations to be in general compliance with BS4428: 'Code of Practice for general landscape operations'.  
Only carry out all planting while soil and weather conditions are suitable:
  - Do not plant during periods of frost or strong winds. Plant only during the following periods
  - Deciduous and conifer trees: Late October to late March (rootball and bare root)
  - Container grown plants: At any time if ground and weather conditions are favourable. Ensure that adequate watering is provided
  - Bulbs : September/OctoberSetting out of planting beds to be approved by Landscape Architect before work commences. Ensure that plant beds are neatly defined, and rise from adjacent paved areas as specified above. All tree pits, tree circles in lawn and planting beds are to be mulched with approved bark mulch to 75mm depth after planting.
- Plant biosecurity**  
Plant procurement should follow the latest recommendations from DEFRA and landscape contractors should verify the status of all specified species prior to procuring. Plant material should be sourced from UK growers with a sound Biosecurity Policy and management systems that can demonstrate the traceability of their stock with plant health certificates / plant passports or other documentation (commensurate with the HTA Plant Health Assurance Scheme (still in development phase)).  
Selected plants, including trees should be propagated and grown on a UK nursery, or containerised and grown-on in the UK for a minimum of 5 years (trees) or 2 years (shrubs). Any Xylella host plants specified must come from a UK nursery and must not be imported from Europe or anywhere else in the world, directly to site. There must be full traceability on the Xylella host plants (ideally back to its origin). The contractor is responsible for checking compliance of growers and to submit their own Biosecurity Plan with their tender

- Tree planting**  
Any proposed substitutions of species shown on plan to be approved by landscape architect prior to planting. Details for tree planting to comply with BS8545. As a guide all trees to be planted in square pits with base undisturbed unless drainage / compaction problems known. Plant at a depth where the root flare is clearly visible at the soil surface. Where trees have been supplied with the root flare too deep excess soil or fibrous root growth should be removed before planting. All trees to have 'Piddler' tree irrigation/aeration system installed as supplied by Platipus 01737 762300 [www.platipus-anchors.com](http://www.platipus-anchors.com) or approved equivalent. Water-in heavily after planting and mulch surface, ensuring mulch is not in contact with trunk of tree. Tree support to comply with BS 8545: Bare root trees to have a single upright stake; RS or CG tree trunks have double stake and bridge with adjustable tie; conifers, multi stemmed trees or trees on slopes to have angled single stake with adjustable tie; in windy locations or for large trees, install wired guying; tree stakes to be stained black. Trees to be underground guyed shall have suitable guying systems installed as supplied by Platipus 01737 762300 [www.platipus-anchors.com](http://www.platipus-anchors.com) or approved equivalent. Any necessary remedial tree works are to be carried out by an approved tree surgeon to BS 3998. Trees planted within grass areas to be set in mulched earth circles, 1m diameter around tree trunk, with turf trimmed neatly to form circle.
  - Trees up to 20cm girth.  
Depth of tree pits to be the same as the rootball and with overall width to be 150mm wider than the diameter of the rootball (75mm min. from rootball edge to tree pit side). Pits to be backfilled with 300mm depth of specified topsoil over subsoil as per spec.

- Hedges.** If using instant hedging, take advice from supplier  
Depth of planting trench to be same as rootball, overall width 150mm wider than rootball (75mm min. from rootball edge to sides of trench). Trench to be backfilled with 300mm depth of specified topsoil over subsoil as per spec. Fertiliser to be incorporated as required to ensure establishment and continued thriving of plants - type and application rate to be determined by analysis. Central post and wire supporting to be provided with two line wires and plants to be tied in using horticultural plastic ties. On planting, hedges to be trimmed to height specified, and sides trimmed to neat shape where necessary.

- Native hedges.**  
Species to be randomly mixed for natural effect, and planted in groups of 3-5 plants of any one species. Depth of planting trench to be same as root system, overall width space 150mm wider than root system (75mm min. from root system edge to sides of trench). Trench to be backfilled with 300mm depth of specified topsoil over subsoil as per spec. Provide and install each plant with an appropriate sized recyclable slatted green shrub shelter (available from Tubes Ltd, phone 01621 814201 or similar approved). Position shelter stake on windward side of plant, drive vertically into bottom of pit before planting, to a min. depth of 300mm and consolidate backfill material around stake; attach shelter to stake with a minimum of two ties.

- Native tree and shrub mix.**  
All plants to be planted in cultivated planting beds with species randomly mixed for natural effect, and planted in groups of 3-5 plants of any one species. Plants to be notch- or pit-planted. Plant on grid at spacing given in schedule. Provide and install each plant with an appropriate sized recyclable slatted green tree or shrub shelter (available from Tubes Ltd, phone 01621 814201 or similar approved). Position shelter stake on windward side of plant, drive vertically into bottom of pit before planting, to a min. depth of 300mm and consolidate backfill material around stake; attach shelter to stake with a minimum of two ties.

- Specimen Shrubs.**  
Depth of planting pit to be same as rootball, overall width space 100mm wider than rootball (50mm min. from rootball edge to sides of pit). Pit to be backfilled with 300mm depth of specified topsoil over subsoil as per spec. Fertiliser to be incorporated as required to ensure establishment and continued thriving of plants - type and application rate to be determined by analysis.

- Shrub and Ground Cover Planting.**  
All plants to be planted into cultivated planting beds (with 300mm depth specified topsoil) at densities shown in plant schedule, backfilled with same topsoil. Fertiliser to be incorporated as required to ensure establishment and continued thriving of plants - type and application rate to be determined by analysis.
- Climbers.**  
All climbers to be planted as 10 above and provided with steel line wires attached to the wall/fence/rail/s (min 3 no.) at 300mm vertical spacing with climbers spread out and tied to wires using appropriate horticultural ties. Fertiliser to be incorporated as required to ensure establishment and continued thriving of plants - type and application rate to be determined by analysis.

- Bulb planting.**  
All bulbs to be planted at the rate given in the schedule, in random mixed drifts of single species in areas indicated on the plan, minimum 15 bulbs per drift of single species. For planting, naturalize bulb positions by dropping bulbs from waist height. Neatly remove a plug of turf and replace after planting. Plant so that the top of the bulb is at a depth of approximately twice its height with base in contact with bottom of hole. Bulbs should be no closer together than approximately twice the width of a single bulb.

- Grass.**  
Turfing and seeding shall be carried out only during appropriate seasons and while soil and weather conditions are suitable for the relevant operations. Only machinery and tools suitable for the site conditions and the work to be carried out shall be used. Hand tools shall be used around trees, plants and in confined spaces where it is impractical to use machinery. The soil shall be weed free prior to turfing and seeding. Contact herbicide as specified should be applied to all areas of weed growth 4-6 weeks before grassing and repeated if necessary to maintain a weed free bed. Where deep rooted weeds are present (docks, thistles etc) approved Glyphosate-based herbicide should be applied as a spot treatment. Turf or seed shall be laid on prepared, levelled soil (minimum 150mm depth) in the areas indicated on the drawings in accordance with BS 4428:1989 'Code of practice for general landscape operations'. All grass areas to be approved landscape quality turf for general amenity areas or lawn turf for garden areas, or equivalent seed.

- Species-rich grass.**  
Establish seed mix & soil requirements from supplier.
- Root barrier.**  
Root barrier system to be used in locations determined at detailed design stage. To be supplied by GreenBlue Urban 01424 717797 or other approved supplier. Thickness, size and depth of installation of root barrier to be to manufacture's recommendations for particular circumstances.

- Maintenance.**  
In accordance with terra firma Landscape Management Plan. Establishment maintenance for all planting for 5 years from Practical Completion to include weed control, watering and replacement of failures to original specification in the planting season following failure.
  - All plant material to receive annual pruning and hedges and groundcover to be trained and edged with minimum 2 trims per year.
  - Check tree stakes and ties annually and after strong winds.
  - Check shrub shelters at least twice annually to remove weeds and any soil build up inside tube. Shelters to be removed in year 3 and recycled.
  - Native shrubs plants to be trimmed during winter just after planting, then twice annually in summer and autumn to encourage lower branching and dense growth.
  - Lawn & amenity grass areas - Mowing is to be carried out using approved machinery to maintain the vegetation length within the limits of 30 mm and 50 mm during April to August inclusive and between 50 mm and 70 mm during the rest of the year.
    - Wildflower meadows: The grass is to be cut twice a year to a height of 100mm in March / April, to 100mm in August / September following flowering. Mowings / hay can be left to dry to allow seed shedding back into the sward and removed within 3 days. At the time of each cut, all grass edges are to be trimmed: round the base of trees, manholes, etc. All adjoining hard areas are to be swept clear of cuttings.

- All dimensions in millimetres unless otherwise indicated. All levels in metres relative to Ordnance Datum and are positive (AOD) unless otherwise indicated.
- Figure dimensions only to be taken from this drawing, do not scale except for planning purposes. Dimensions to be checked on site.
- For civil and structural matters including existing and proposed services, sub-base construction and site structures (including retaining walls over 900mm height) refer to information by others.
- The original version of this drawing was produced in colour - monochrome copies should not be relied upon to accurately reflect all drawing elements.
- This drawing has been prepared for planning purposes only and should not be used for quantification, tender or construction.