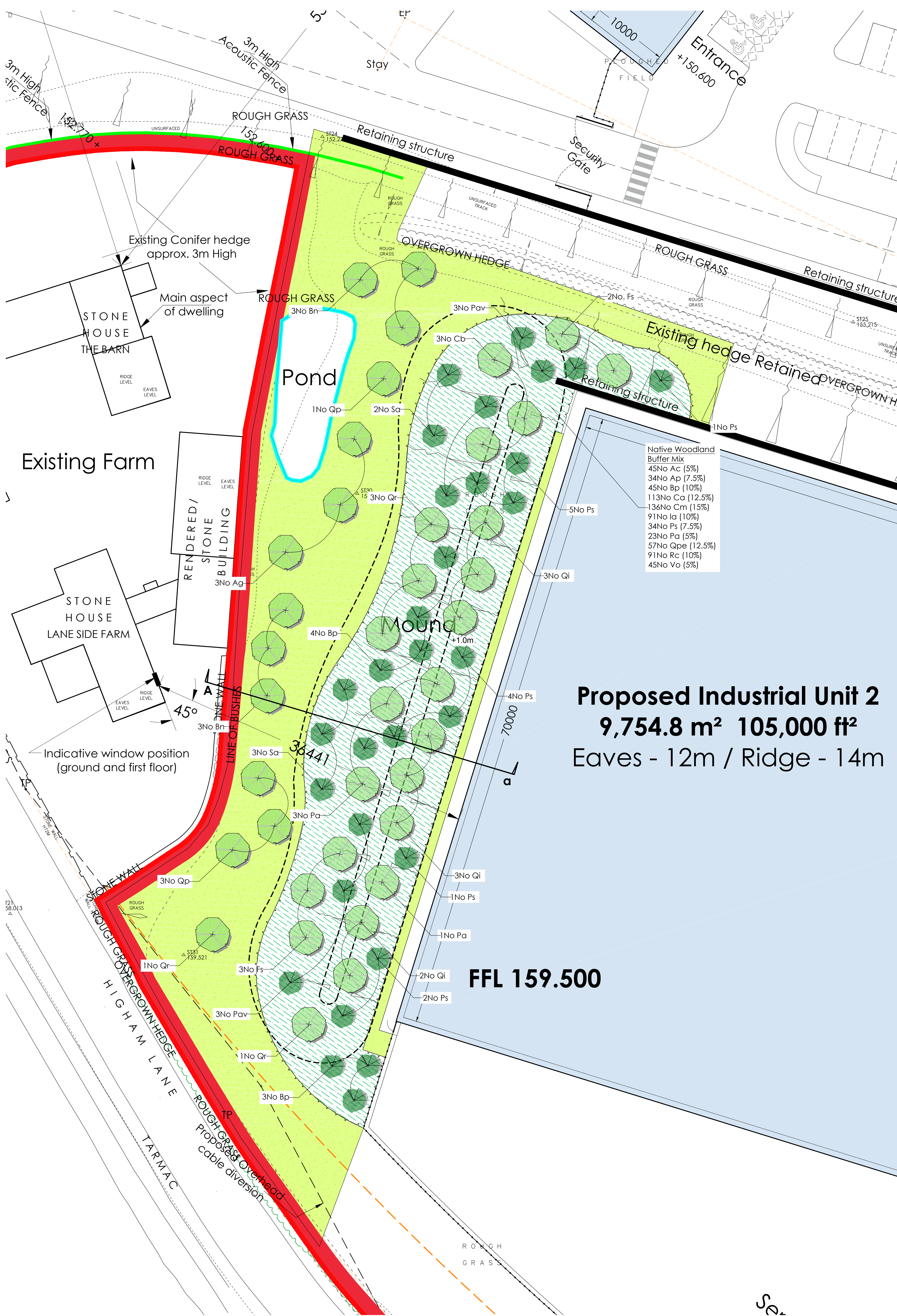




Proposed Landscape Plan
(1:200)

PLANTING SCHEDULE										
Name	Abb.	Form	Age	Girth	Height (cm)	Clear stem	Root	Breaks	Density	Total No
Trees for Screening										
Pinus glutinosa	Ag	Standard extra heavy	3x	18-20	min 450	min 200	R8	/	Item	3
Betula nigra	Bn	Standard extra heavy	3x	16-18	min 450	min 200	R8	/	Item	6
Betula pendula	Bp	Standard selected	2x	10-12	300-350	175-200	B	4	Item	7
Corpinus betulus	Cb	Standard semi mature	4x	20-25	min 450	min 200	R8	/	Item	3
Fagus sylvatica	Fs	Standard extra heavy	3x	16-18	min 450	min 200	R8	/	Item	5
Pinus sylvestris	Ps	Leader & laterals	5x	/	250-300	/	R8	/	Item	12
Populus alba	Pa	Standard semi mature	4x	20-25	min 450	min 200	R8	/	Item	4
Prunus avium	Pav	Standard selected	2x	10-12	300-350	175-200	B	4	Item	6
Quercus ilex	Qi	Standard semi mature	4x	20-25	min 450	min 200	R8	/	Item	8
Quercus petraea	Qp	Standard extra heavy	3x	16-18	min 450	min 200	R8	/	Item	5
Quercus robur	Qr	Standard extra heavy	3x	18-20	min 450	min 200	R8	/	Item	5
Cornus aucuparia	Sa	Standard selected	2x	10-12	300-350	175-200	B	4	Item	5

Name	Abb	Age/Condition	Height	Root	Container	Habit	Breaks	% In Mix	Density	Total No
Woodland Planting Mix										
Acer campestre	Ac	1+1 or 1/1	80-100	B	/	Transplant - seed raised	/	5%	1.5m centres	45
Acer pseudoplatanus	Ap	2x	150-175	B	/	Feathered	3	7.50%	3m centres	34
Betula pendula	Bp	2x	125-150	B	/	Feathered	2	10%	3m centres	45
Corylus avellana	Ca	1+2 or 1/2	60-80	B	/	Branches	3	12.50%	1.5m centres	113
Crataegus monogyna	Cm	1+1 or 1/1	60-80	B	/	Transplant - seed raised	/	15%	1.5m centres	136
Ilex aquifolium	Ia	/	40-40	C	2L	Leader & Laterals	/	10%	1.5m centres	91
Pinus sylvestris	Ps	3x	125-150	R8	/	Leader & Laterals	/	7.50%	3m centres	34
Prunus avium	Pa	2x	125-150	B	/	Feathered	3	5%	3m centres	23
Quercus petraea	Qpe	2x	125-150	R8	/	Branches	2	12.50%	3m centres	57
Rosa canina	Rc	1+1 or 1/1	60-80	B	/	Branches	3	10%	1.5m centres	91
Viburnum opulus	Vo	1+2 or 1/2	60-80	B	/	Branches	3	5%	1.5m centres	45

**All whips and transplants to be planted at 3m centres, shrub species at 1.5m centres, all in groups of no more than 5 of a single species.

*Tree species to be planted at 1.5m centres, shrub species at 3m centres, all in groups of no more than 5 of a single species.

**All whips and transplants to be planted at 3m centres and much masts.

* Tree species to be planted at 3m centres, shrub species at 1.5m centres, all in groups of no more than 5 of a single species.
** All whips and transplants to have rabbit guards and mulch mats.

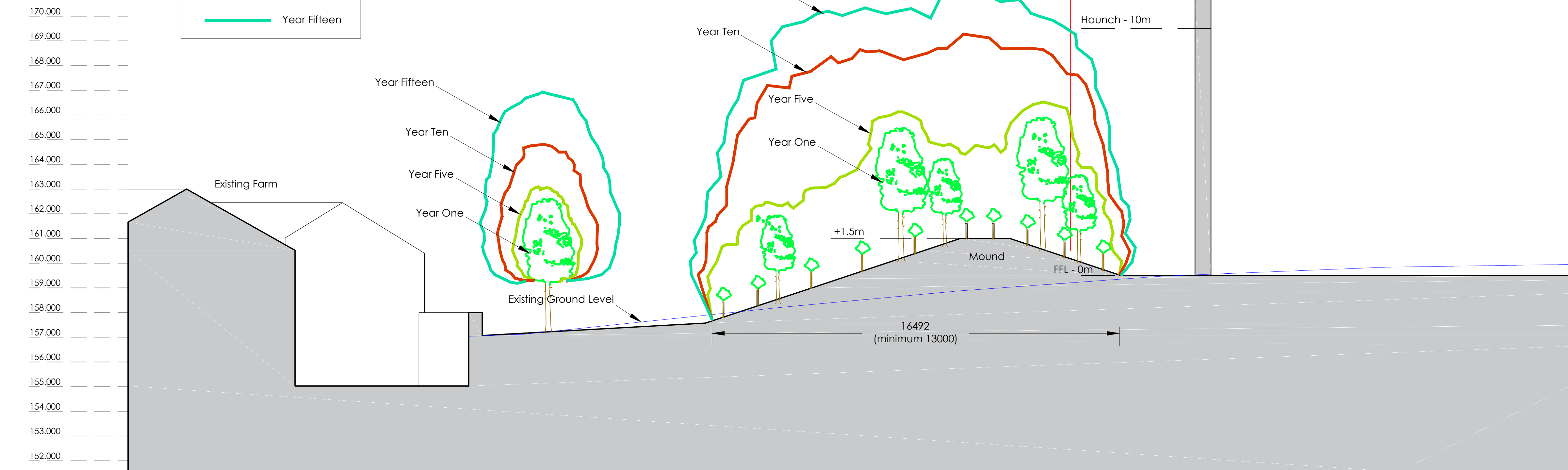
* Any plants found not to be in accordance with the specification above after post completion site inspection will be replaceable at contractors expense in accordance with substitutions paragraph of specification on drawing.
** Contractor to ensure numbers on plant schedules match numbers on drawing before placing order for plants.

LANDSCAPE PLAN KEY:

- Proposed extra heavy standard & semi-mature native trees in soft landscape
Refer to schedule for species and specification
- Proposed standard native trees in soft landscape
Refer to schedule for species and specification
- Proposed native woodland buffer mix planting
Refer to schedule for species and specification
- Existing grass to be made good and re-seeded where required
- Proposed earthwork mounding
To be 1.5m maximum height from finished floor level of building and in accordance with engineers details
- Proposed attenuation pond
To be in accordance with drainage engineers details

KEY TO RATE OF FUTURE VEGETATION GROWTH

- Year One
- Year Five
- Year Ten
- Year Fifteen



Proposed Site Section A - 45 degrees from existing Lane Side Farmhouse windows showing estimated rate of future vegetation growth
(1:100)

SOFT LANDSCAPE SPECIFICATION

NOTE: All soft landscape works to be carried out in accordance with BS4428:1989.

SUBSOIL

- Subsoil should be broken up to relieve compaction and aid drainage prior to topsoiling to the following depths:
 - For light and non cohesive subsoils: 300mm
 - For stiff clay and cohesive subsoils: 450mm
- Immediately before spreading topsoil, remove stones larger than 50mm.

TOPSOIL

- To be supplied and spread by the main contractor to the approval of the Landscape contractor, in accordance with BS 3882 : 2015. To be a natural sandy loam, of medium texture, with a pH between 5.5 and 7.8, not more than slightly stony and free of pernicious weeds. Subsoil to be well broken up prior to top-soiling to relieve compaction. Topsoil depths should be:
 - Areas for Ornamental Shrub Planting: minimum 450mm

CULTIVATION

- Weeds to be prevented from seeding or becoming established by applying a suitable herbicide and allowing the correct time to elapse, as directed by the manufacturer. Compacted soil to be broken up to a depth of 100mm, with any stones, grass tufts or rubbish larger than 50mm in any direction to be removed, leaving a regular and even surface. Suitable slow release fertiliser to be supplied and spread @ 50g/m² to all planted areas.

CLIMATIC CONDITIONS

- Topsoiling should be carried out in the driest conditions possible – cultivation to be carried out when the soil is moist, friable and not waterlogged or frozen. Topsoil should not be handled during or after heavy rainfall or when it is wetter than the plastic limit as defined by BS 3882. Planting should not take place in waterlogged conditions or when the ground is frozen.

SOIL AMELIORANT

- Peat-free compost to be spread over ornamental shrub beds @ minimum 50mm depth prior to cultivation.

TREES

- All trees within shrub beds to be planted in separate pits in accordance with tree planting detail.
- All plant material to comply with BS 3936 Part 1 : 1992, be obtained from a nursery certified by the HTA and transported to site in accordance with the HTA Plant Handling Guide: 1996. All trees to be planted to the original root collar and secured in place with underground puying system in accordance with tree planting detail. If the trees are planted outside of the planting season then containerised stock to be used in lieu of root balled but the same tree heights are still required - allowance to be made for this at tender stage if required once construction timetable is known and CA informed immediately.

SHRUB PLANTING

- All shrubs to be positioned as shown on the drawing and to the density and specification listed in the plant schedule.
- Planting holes to be 150mm wider than the base ground thoroughly broken up before planting and backfilled with peat free compost.
- All shrubs to be equally spaced throughout the planting areas to the specified density in a staggered arrangement unless otherwise noted in the planting schedule.
- Contractor to ensure numbers on schedule match those shown on drawing before placing any orders for plants. Any discrepancies to be brought to the attention of the Landscape Architect upon discovery.
- Contractor to check on site dimensions of all landscape areas to ensure specified quantities will achieve the specified densities for each species.

NATIVE WHIP PLANTING

- Areas to be cleared and cultivated as described above. Retainable areas to receive whip planting to a minimum depth of 300mm to form an open textured free draining growing medium. Remove all stones and debris larger than 50mm in any one direction and remove all litter and vegetation matter prior to planting.
- Each transplant to be fitted with tubex rabbit guard / shrub shelter appropriate to the species prior to mulching.

SUBSTITUTIONS:

- Upon submission of evidence that certain materials, including plant materials, are not available at the time of the landscape contract, the Landscape Contractor may be permitted to substitute other materials and plants in exceptional circumstances during the contract with an agreed adjustment of prices.
- All substitutions shall be of nearest equivalent species and variety to the original specified but shall be subject to approval by the Landscape Architect before any change is made.

TIMES OF YEAR FOR PLANTING:

- Landscape works to be carried out during the final possible planting periods prior to practical completion of the building and associated engineering works / car park areas in accordance with the following:
 - Native and ornamental trees: During dormant winter period - Late October to late March
 - Bare root native transplants: During dormant winter period - Late October to April
 - Container grown ornamental and specimen shrubs: At any time if ground and weather conditions are favourable.

MULCH

- 75mm depth of 8-35mm ornamental bark mulch (peat-free) to be supplied and spread to all planting areas. Finished mulch level to be installed and maintained at 25mm below any adjacent kerbs or paving surfaces.

MAINTENANCE

- All planting areas to be maintained to a high standard by the contractor for 12months after practical completion, to ensure the landscape scheme is successful, and discourage decline of the area.
- Site to be visited minimum once per month to carry out required maintenance to all soft landscape areas.

- Generally, during the first 12months:
 - All planting beds to be re-firmed and kept weed free through hand weeding and application of an approved herbicide where appropriate.
 - All litter to be picked and removed from landscape areas.
 - Mulch to be topped up as required to maintain the specified thickness.
 - The condition of all trees is to be regularly checked, with ties and stakes adjusted or replaced as necessary.
 - Shrubs to be pruned at appropriate times of year for each species to promote healthy growth and desirable ornamental features.
 - All stakings to be removed from site.
 - Any defects or plant losses occurring during the first 12 months defects period to be replaced at the contractor's expense.

GENERAL WATERING

- All soft landscaping to be subject to a watering regime which is absolutely essential to ensure the continued success of the scheme, particularly during the initial 12 month establishment period. The watering frequency should be as necessary to ensure the continued thriving of all grass, hedges, trees and ornamental planting.
- During dry periods minimum weekly visits should be made to the site to ensure the soil has not dried out and to action watering if necessary. The soil should be checked for dryness using either a soil moisture sensor or by inserting a spade into the ground to a depth of 300mm to observe the appearance of the soil. If the soil is moist there is no need to water but if it is bone dry then watering procedure should be carried out immediately. Water supply should be from potable mains water or an approved alternative. The full depth of topsoil should be wet without loosening or damaging plants. Any compacted soil should be broken up sufficiently to allow water to reach the rootzone.

WATERING TREES

- Trees to be watered in accordance with BS 8545:2014 Tree - From Nursery to Independence.
- Trees should be watered via the installed irrigation / aeration pipes around the base of the trees stem in accordance with the manufacturer's instructions to ensure the water reaches the roots of the tree. Below is a suggested watering regime but this should be used as a guide only and may require modification in times of drought or flood, dependent on the ground conditions at the time, which should be monitored as above:

- March - October: 20 litres to be poured into irrigation pipe two times per week (40 litres in total)

Revisions Description Drawn Check

Project Title PROPOSED INDUSTRIAL DEVELOPMENT

Client Capitol Park Junction 37 M1 Higham Lane Barnsley

Status DRAFT FOR COMMENT

Scale 1:200 Drawing Size A0

Drawn By DW Checked By AS Date 07/19

Job-Design No. V11138A L01 Rev

vector design concepts

LANDSCAPE DESIGNERS

4 ST JOHNS NORTH, WAKEFIELD, WF1 3QA, TEL 01924 332056 web@www.vector.co.uk

Notes:

- All proposed tree locations are subject to co-ordination with drainage layout and subject to modification depending on the location of underground services and utilities. Drainage engineer to co-ordinate services layout in conjunction with the landscape plan to avoid conflict as much as possible. Allowance to be made at tender stage for the possible requirement for root barriers once the drainage layout is confirmed. CA to be informed immediately once this is available.