1. Planting shall be set out exactly as shown on the drawing, and measured from existing fixed points. Curved beds shall be set out using radii scribed on the ground using two pointed stakes and a line between, or with site marker paint. The junction between convex and concave curves shall be cut to form a smooth and even flowing line. Check that all setting out conforms to the plan before cultivation and planting works are carried out. Failure to do so may result in rejection of the work by the landscape architect and may require amendment at the contractor's expense.

2. All planting beds shall be a minimum of 1 metre wide, except where there is insufficient space due to the constraints of walls and path edgings and their foundations. With narrow beds between walls/ fences and path edgings, ensure that the bed has space free from concrete footings before planting. If the bed is sealed with concrete, then the landscape contractor shall contact the site manager or landscape architect to determine if footings are excessive and can be reduced or else, the bed can be paved. The width of all beds will be checked by the inspecting landscape architect and where the width is not as drawn, the contractor shall re-cultivate them to the specified width at his own expense.

B) Ground preparation

1. Pre-planting herbicide application:- Apply by suitable spraying apparatus, an approved translocated systemic herbicide to the manufacturer's instructions and to 1997 Control of Pesticides Regulations and 2003 COSHH regulations on all beds, except those which are both weed free and are to receive agrotextile sheet mulch. Spray immediately if any weeds are present. If none are showing, but there may be a delay before planting, or the area is to be seeded, spray after one month following cultivation, to allow dormant seed to germinate. All spraying shall be carried out by skilled and qualified operatives, using protective clothing, in suitable weather (no wind) and any damage caused by spray drift, from incorrect usage or spillage, shall be rectified at the contractor's own cost. Repeat as necessary to ensure complete kill and rake off all dead material from site.

2. Carry out the following works to the existing topsoil on site to ensure it conforms to BS 3882:2007, being free from rocks larger than 50mm diameter, concrete, all roots, wire, brick, and have less than 20% clay. Allow for pre-application of herbicide as above. Fertilise with 100g per meter square of Vitax 'Nutricote 180' slow release fertilizer, in accordance with the manufacturer's instructions. For beds less than 5 meters in width, fork over thoroughly or machine rotovate soil to a depth of 300mm, ensuring that the subgrade and topsoil are completely broken up and free draining, relieving any compaction. For beds greater than 5 metres in width, break up the subgrade and topsoil using a tractor mounted subsoiler or ripper at 500mm centres to a depth of 500mm, except where there are services, or within 10 meters of tree stems or 3 meters of existing hedges. Do not rip areas where roots greater than 10mm diameter are encountered.

3. Determine before submitting a tender, the extent of support from the site manager with ground preparation: ensure soil of all planting beds is graded to a level 65mm below adjacent grass or paved surfaces, (90mm below where agro-textile set mulch is not specified), within 400-600mm of edges to ensure bark or wood chip mulches are retained. Where grass is proposed, then the soil level shall be flush (maximum 10mm below - but never proud) of adjacent paved surfaces, to receive rain water run off. The landscape contractor is responsible for ensuring that the final product conforms to the specification even where the developer and/or main contractor have failed to supply and spread topsoil to the recessed level. The landscape contractor shall allow for adjustment of levels, as specified above, including for re-grading subsoil and topsoil. Where beds are sloping, ensure that topsoil is graded to the specified levels below pavement & grass surfaces within 400mm of the edges of the bed. This is to allow for sheet mulch and bark or wood chip mulch so that mulch does not spill out on to pavements and also to allow surface water to drain from paths on to planted areas.

4. For sloping areas to be turfed adjacent to paved areas, topsoil levels shall be graded flush with the finished pavement level (or up to 10mm below) to allow surface water to drain from pavements to soft areas. Soil of grass areas should therefore never be proud of paved areas. Soil levels more than 10 mm below pavement edges will cause mower damage on cutting.

5. Imported topsoil (where specified and sanctioned by the employer) for making up ground, shall conform to BS 3882: 2007, and be free from rocks (over 50mm diameter), concrete, roots, wire and brick, and have less than greater than 20% clay. Such soil shall be cultivated as set out above. Representative samples shall first be approved by the landscape architect before being supplied to site. No imported soil shall be supplied to site without a written instruction.

C) Planting

1. All planting must be carried out in accordance to the specification and schedule of quantities accompanying these drawings. Refer to the specification for the preparation of existing topsoil and required depths for planting, turfing, and standard trees, and also for maintenance requirements.

2. No substitutions will be accepted without the prior agreement of the inspecting landscape architect. The contractor shall replace at once at his own cost any stock size, species or variety of plant which has not been specified on the planting plan and schedule, unless prior agreement to substitution by the landscape architect has been received. All plants shall be true to size specified in the schedule of plants and associated notes, (3L pots are 19cm diameter and 15cm deep). All shrubs, (other than ground cover), shall be 400-600mm height and spread, or otherwise specified for the pot size by the HTA National Plant Specification and be bushy, healthy, disease free stock, not pot bound, leggy or spindly. There should be a minimum of 5 breaks per shrub. This specification is the minimum standard required and any stock falling below this standard, in the sole opinion of the inspecting landscape architect, shall be lifted and replaced at the contractor's expense.

3. All shrubs, herbaceous plants, whips and transplants shall be watered in at planting with 20 litres per square metre. Trees shall be watered in with 25 litres per tree position. Water thereafter during the contract period at weekly intervals with 30 litres of water.

4. Proposed large feathered or standard trees to be true to the species, variety and size as specified on the planting plan, to include 1.6m chestnut stake 600mm above ground and 1000mm below ground) and 1No. sackcloth tie with spacing device positioned 25mm maximum from the top of the post.

5. Turf to be of cultivated grade such as Rowlawn 'Medallion', or other of similar quality and source, approved by the landscape architect. The contractor shall replace at once any turf rejected by the landscape architect at his own cost.

6. Self clinging climbing shrubs or wall shrubs, with 'S' drawn after the climber name, shall be trained to the wall/fence with heavy duty, plastic coated garden wire. Training wires shall be attached vertically to the wall/fence by means of 125mm long stainless steel eye screw fittings. Position 1No. at 250mm from ground, and 1No. 250mm from top of the wall/fence, and string the wire tightly between the fixings. Train the climber to the wire with plastic coated garden wire tags.

7. Twining varieties of climber, with 'T' drawn after the climber's name (in specially prepared pits or general shrub beds) shall be trained to walls/ fences by mounting ready-made trellis panels 1.8 x 1.8m generally (but 1.8 x 0.6m for corners or where space is restricted). Include for adapting any panels for locations where walls or fences are lower than 1.8m. Fix trellis panels to the walls/ fences using non rusting screws 125mm long (to be approved), incorporating 50mm cube wood spacing blocks to ensure that the panel is mounted sufficiently far from the wall/ fence to allow twining of stems. Ensure that all timber is pressure impregnated with a non phyto-toxic preservative and then painted with a dark brown non phyto-toxic preservative wood stain such as Sadolin 'Classic' walnut or similar and approved. Ensure

8. Climbers specified outside proposed shrub beds shall have specially prepared climber pits. Climber pits shall be 400mm x 400mm and 600mm deep (minimum size), and be backfilled with topsoil (from site - unless otherwise agreed). Ensure the base of the pit is thoroughly broken up and free draining before back filling with topsoil. Ensure no damage to foundations and services, and make good all structures and surfaces disturbed. Fertilise with 50g of Vitax 'Nutricote 180' slow release fertilizer. Water with 15 litres of water per climber pit.

D) Mulch

1. When specified by the additional specification notes on this plan, supply and spread agrotextile 'Weedstop Biofabric' biodegradable sheet mulch over planting beds, previously cultivated, graded and fertilized topsoil before planting, and peg down with Weedstop pegs at a minimum of 500mm centres, (300mm at edges) and beds less than 1m wide. Pegging this densely is essential to prevent flaps of material becoming exposed. Refer to the specification for 'Weedstop Biofabric' sheet mulch on plan.

2. Following planting supply and spread evenly Melcourt Industries 'Rustic Biomulch' to a depth of 50mm, (75mm if no sheet mulch specified) over all planted areas. Finished mulch levels shall be no higher than 15mm below pavement or grass levels to avoid any spillage onto pavements or lawns. N.B. no substitution of mulch type will be acceptable. It is essential to have a no-fines, large particled, brown wood chip to reduce weed growth, reduce wind blow and prevent rapid break down.

E) BS codes

1. All workmanship and materials shall conform to the following codes:-
A) General landscape operations (excluding hard surfaces) BS 4428:1989.
B) Trees in relation to construction- BS 5837: 2012 and BS 3998: 2010 recommendations for tree works) unless otherwise specified. Arboricultural Association - Standard Conditions of Contract and Specifications of Tree Works 1996.
C) Nursery stock in accordance with latest horticultural trade association nursery stock specification 2001. 'National Plant Specification 2001'. Plants shall conform to:
-BS 3936-1 : 1992 Nursery Stock - Specification for trees and shrubs.
-BS 3936-2 : 1990 Nursery Stock - Specification for roses + AMD 6628.
-BS 3936-4 : 2007 Nursery stock - Specification for forest trees.
-BS 3936-9 : 1998 Nursery stock - Specification for bulbs, corms and tubers.
-BS 3936-10 : 1990 Nursery stock - Specification for ground cover shrubs.
-CPSE-Committee for Plant Establishment, Handling and establishing landscape plants 1996, Part 3, paragraphs 6.2 to 6.6.
D) Glossary for Landscape Works BS 4428:1989.
E) Turf - BS 3969 1998 - recommendations for turf for general purposes.
F) Seeding - EEC Regulations 1974. Use blue labelled certified varieties to EC purity and germination regulations. When requested, submit an official seed Testing Station Certificate of germination, purity and composition.
G) Topsoil - BS 3882: 2007.
H) Pesticides: Control of Pesticides Regulations 1997, The Health and Safety at Work Act 1974, the COSHH Regulation 2003, the product COSHH sheet. Water Supply (Water Quality) Regulations amended 2000; Control of Pollution ACT 1974; Hedgerow ACT 1997; Wildlife and Countryside Act 1981; Countryside and Rights of way Act 2000.

GENERAL NOTES FOR THE DEVELOPER.

A) Tree protection

1. Any existing trees to be retained, are the responsibility of the main contractor on site who shall take all necessary protective measures set out in BS 5837:2012 to ensure no damage to stems or roots, to prevent compaction from vehicles or storage of materials, contamination of soil from spillages, scorching from fires and instability or stress from changes of soil level. The landscape contractor is however responsible for ensuring that neither plant, materials or labour are cause of any damage to existing trees, and like the employer, the landscape contractor shall replace at once any tree damaged on site, supplying and planting a tree of the same species and size, at his own cost. Suitable protective measures shall be chestnut paling, fixed firmly to a rigid timber or scaffolding frame, positioned no closer to the trunk than the drip line of the tree's canopy.

B) Ground work

1. Soil levels: soil levels for shrub beds and grass areas should have any compacted subgrade thoroughly broken up by machine before instructing the landscape contractor to spread topsoil or the landscape contractor to commence work or the beds will become waterlogged in wet weather and the plants and turf will die.

2. Top soil spread from on site should be to the following minimum depths:-
Shrub beds 350mm.
Grass areas 150mm.
allow for excavation of 415mm of the subgrade for shrub beds to leave beds 65mm below finished pavement or grass areas in order to receive sheet and bark mulch, (90mm below where sheet mulch is not to be used). Tree pits will be dug by the landscape contractor. Top soil shall be spread for grass areas flush with any areas of paving and after settlement, the soil level should be no greater than 10mm below paved areas to allow for turf. For areas to be grass seeded, the soil level shall be flush with any finished paved surfaces after settlement (or to a maximum of 3mm below) to allow for rain water to drain onto soft surfaces. Settlement shall be no greater than the tolerances given or problems will be encountered with mowing (the blades in danger of touching concrete edgings) or where soil is proud of pavements, then drainage problems will be encountered.

3. Existing topsoil and imported soil shall conform to BS 3882:2007, and be free from compaction, rocks/bricks greater than 50mm diameter, concrete, wire, roots, debris, oil, cement and builders rubble. Soil shall have a clay content of less than 20%.

C) Hardworks

1. Hard works, unless otherwise agreed, shall be carried out by the developer or main contractor, and all materials and workmanship shall be in accordance with the construction details and the layout plan.

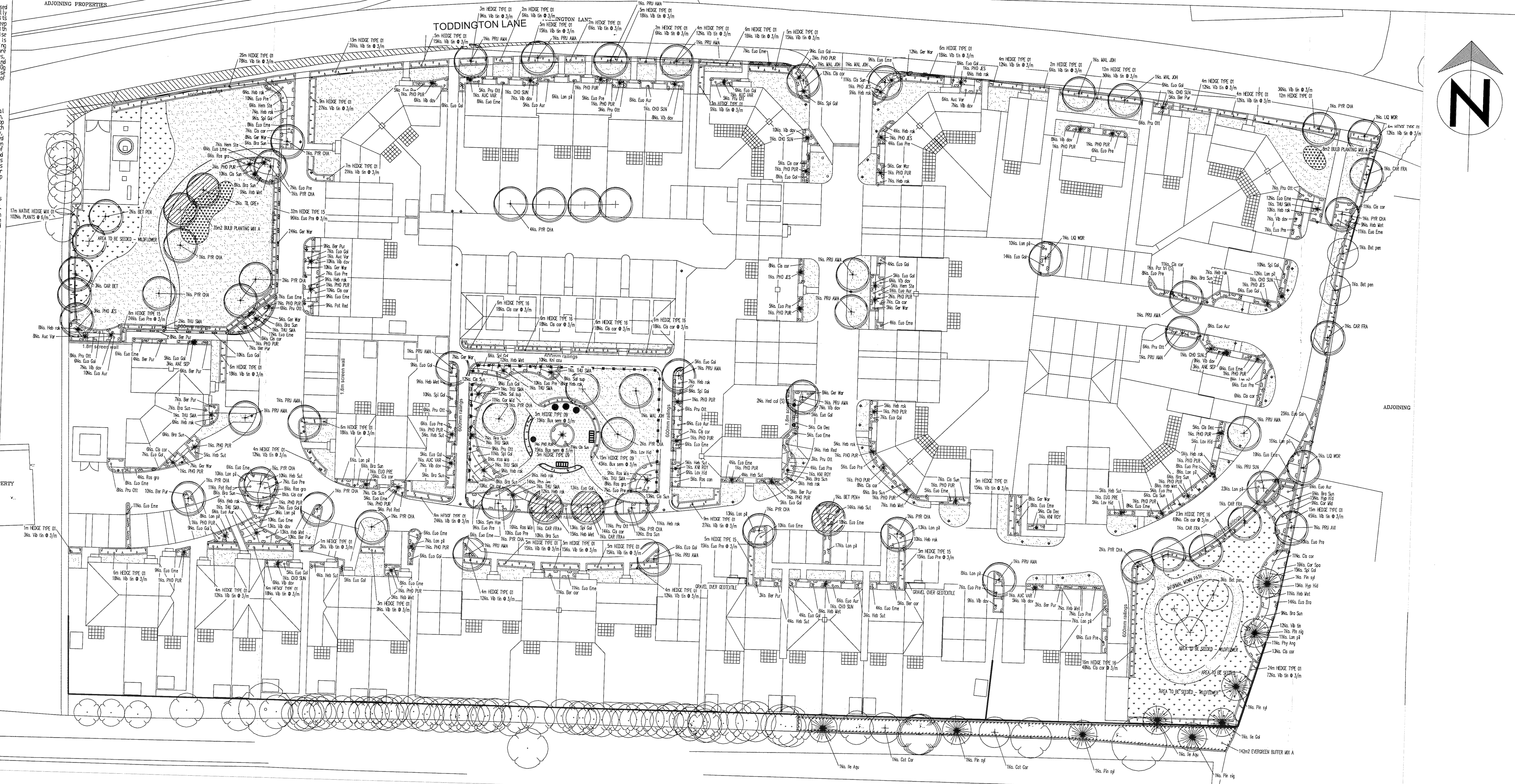
2. All paths and edgings shall be set out properly to lines and radii, with all curves scribed on the ground using pointed pegs and string or site marker paint, achieving flowing natural arcs. Setting out shall be agreed with the landscape contractor and subsequently the landscape architect.

3. Hard surfaces shall be constructed after suitable base courses have been laid, taking full account of local site conditions, soft spots and substrates. The indicative depths of base courses are minimum depths assuming suitable substrate conditions.

4. All metalwork shall be finished hot dipped galvanized in accordance with BS EN ISO1460. The galvanizer shall be responsible for the thorough removal of all galvanizing snuts (fettling) to the complete satisfaction of the Landscape Architect. The decorating contractor shall prepare the galvanized surface by washing with detergent and water and scrubbing with a scouring pad until all dirt, grease, white rust & sulphates have been removed & then allowed to dry thoroughly. Supply and paint 'Icosit 6630' from Sika Ltd (tel. 01707 394444) applied with a turkhead brush strictly in accordance with the manufacturers instructions, COSHH regulations and the product COSHH sheet. Apply 2No. coats of paint with a dry film thickness of 100 microns per coat. Apply paint only when galvanized surface is thoroughly dry at temperatures above five degrees celsius and in any event above the current dew point temperature. Paint work will be subject to inspection by experts and if found wanting, shall be stripped off, re-prepared and applied entirely at the decorating contractors own cost.

5. All wood work to use ACQ water based wood preservative applied by vacuum pressure by Permawood or other similar and approved company. The timber shall then be stained with 3No. coats of Sadolin 'Classic' colour 'Walnut' strictly in accordance with the manufacturers instructions, COSHH Regulations 2003 and product COSHH sheet.

ARUN DISTRICT COUNCIL LU/116/13/



KEY

SOFTWORKS

- PROPOSED FEATHERED TREE, INCLUDING STAKE AND TIE. SEE SPECIFICATION NOTES A1, B2-3, B5, C1-4, D1-2 AND E1.
- PROPOSED STANDARD TREE, INCLUDING DOUBLE STAKE AND TIE. SEE SPECIFICATION NOTES A1, B2-3, B5, C1-4, D1-2 AND E1.
- PROPOSED HEAVY STANDARD TREE, INCLUDING DOUBLE STAKE AND TIE. SEE SPECIFICATION NOTES A1, B2-3, B5, C1-4, D1-2 AND E1.
- PROPOSED CONIFER OR BROAD LEAF EVERGREEN TREE, INCLUDING STAKE AND TIE. SEE SPECIFICATION NOTES A1, B2-3, B5, C1-6, D1-2 AND E1.
- SHRUB AND HERBACEOUS PLANTING, INCLUDING BIODEGRADABLE SHEET AND BARK MULCH (ACCORDING TO SPECIFICATION). SEE SPECIFICATION NOTES A1-2, B1-3, C1-3, D1-2 AND E1.
- HEDGE PLANTING, INCLUDING BIODEGRADABLE SHEET AND BARK MULCH (ACCORDING TO SPECIFICATION). REFER TO HEDGE SCHEDULES ON PLAN AND THE SCHEDULE OF QUANTITIES. SEE SPECIFICATION NOTES A1-2, B1-3, B5, C1-3, D1-2 AND E1.
- HEDGE PLANTING, INCLUDING BIODEGRADABLE SHEET AND BARK MULCH (ACCORDING TO SPECIFICATION) INCLUDING TIMBER BOARD EDGING TO SEPARATE FROM GRAVEL AREA. REFER TO HEDGE SCHEDULES ON PLAN AND THE SCHEDULE OF QUANTITIES. SEE SPECIFICATION NOTES A1-2, B1-3, B5, C1-3, D1-2 AND E1.
- WASHED, ROUNDED, BUFF COLOURED GRAVEL, 20mm GAUGE, 40mm DEPTH, FINISHED LEVEL 15mm BELOW ADJACENT SURFACES, LAID OVER 'COVERTEX' OVER LIGHTLY CONSOLIDATED SUBGRADE.
- CULTIVATED TURF UNLESS OTHERWISE STATED ON PLAN. SEE SPECIFICATION NOTES B4, C5 AND E1.
- WILDFLOWER SEEDED AREA. REFER TO PLANT SCHEDULE FOR SPECIFICATION OF MIX.
- BULB PLANTING IN MIXES, SPRING FLOWERING VARIETIES, REFER TO SCHEDULE FOR FURTHER INFORMATION.
- CLIMBING SHRUB IN SHRUB BEDS, GRASS/ GRAVEL OR IN PITS IN PAVING. (SEE PLAN). TWINING VARIETIES (MARKED'T') SEE NOTE C7. SELF CLIMBING VARIETIES (MARKED'S') SEE NOTE C6. SEE SPECIFICATION NOTES C1-3, C8, D1-2 AND E1.
- SPECIMEN SHRUBS IN SHRUB BEDS OR PIT PLANTED IN GRASS/GRAVEL AREAS. SPECIMEN SHRUBS IN GRASS ARE MEASURED SEPARATELY IN SCHEDULE OF QUANTITIES. SEE SPECIFICATION NOTES A1, B1-3, C1-3, D1-2 AND E1.
- EXISTING TREE TO BE RETAINED, REFER TO PLAN BY OTHERS.
- EXISTING VEGETATION GROUP OR HEDGE TO BE RETAINED, REFER TO PLAN BY OTHERS.

HARDWORKS

- BITUMEN FOOTPATHS WITHIN OPEN SPACE AREA. WITH CONCRETE BLOCK EDGING. EDGING TO BE "EUROPA" COLOUR "CHARCOAL". AVAILABLE FROM CHARCON INDUSTRIES TEL: 01335 372 222. LAID STRING COURSE EDGING. LAID FINISH ALL TO FALLS / CROSSFALLS.

ENCLOSURES & FURNITURE

- SMART POLYURETHANE 77% RECYCLED MATERIAL SEATS 600mm IN DIAMETER, 500mm HIGH ABOVE GROUND LEVEL. COLOUR "DARK GREEN" AVAILABLE FROM BOLLARDS INTERNATIONAL TEL: 01485 601145) OR SIMILAR AND APPROVED.
- METAL BIN 825mm x 525mm, 90 LITRE CAPACITY. TYPE "NATHAN LITTER BIN". COLOUR "BLACK" AVAILABLE FROM CLAYDON ARCHITECTURAL METALWORK (TEL: 01473 831000) OR SIMILAR AND APPROVED.
- METAL BENCH. TYPE "NATHAN BENCH". COLOUR "BLACK" AVAILABLE FROM CLAYDON ARCHITECTURAL METALWORK (TEL: 01473 831000) OR SIMILAR AND APPROVED.
- 900mm HIGH BOW TOP FENCING AND MATCHING GATE. AVAILABLE FROM JACKSON FENCING (TEL: 0800 408 2234) OR SIMILAR AND APPROVED.

NOTE
SEE SEPARATE EXTERNAL LAYOUT DRAWINGS (BY DEVELOPER) FOR SPECIFICATIONS AND ARRANGEMENT OF FENCING AND OTHER HARD WORKS

SUBSTITUTION

GENERAL NOTES
-ALL DIMENSIONS IN MILLIMETRES
-DO NOT SCALE OFF THIS DRAWING
-ALL DIMENSIONS TO BE CHECKED ON SITE

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SCHEDULE OF PLANTS

SHRUBS

QTY	CODE	PLANT NAME	STOCK	SPACING	SHC	DFB	MIN HEIGHT/SPREAD
15No.	Auc Var	Aucuba japonica 'Variegata'	C.G. 5L	3/m2	C		400-600 x 400-600mm
16No.	Ber cor	Bergenia cordifolia	C.G. 5L	5/m2	-		100-200 x 100-200mm
77No.	Ber Pur	Bergenia cordifolia 'Purpurea'	C.G. 5L	5/m2	-		100-200 x 100-200mm
128No.	Bra Sun	Brachyglottis dunedin 'Sunshine'	C.G. 5L	3/m2	B		200-300 x 200-300mm
166No.	Cis cor	Cistus x corbariensis	C.G. 5L	3/m2	B		300-400 x 300-400mm
97No.	Cis Sun	Cistus pulverulentus 'Sunset'	C.G. 5L	3/m2	B		300-400 x 300-400mm
15No.	Cis Dec	Cistus x dansereaui 'Decumbens'	C.G. 5L	4/m2	B		300-400 x 300-400mm
20No.	Cor Mid	Cornus sanguinea 'Midwinter Fire'	C.G. 5L	3/m2	C		400-600 x 400-600mm
16No.	Cor Spa	Cornus alba 'Spaethii'	C.G. 5L	3/m2	D	2.25	400-600 x 400-600mm
64No.	Euo Aur	Euonymus japonicus 'Ovatus Aureus'	C.G. 5L	3/m2	C		400-600 x 400-600mm
271No.	Euo Eme	Euonymus fortunei 'Emerald Gaiety'	C.G. 5L	5/m2	A		200-300 x 200-300mm
232No.	Euo Gol	Euonymus fortunei 'Emerald 'n' Gold'	C.G. 5L	5/m2	A		300-400 x 300-400mm
14No.	Euo Bra	Euonymus japonicus 'Bravo'	C.G. 5L	3/m2	B		300-400 x 300-400mm
171No.	Euo Pre	Euonymus 'President Gaultier'	C.G. 10L	3/m2	B		400-600 x 400-600mm
99No.	Ger War	Geranium x oxonianum 'Wargrave Pink'	C.G. 2L	5/m2	-		100-200 x 100-200mm
113No.	Heb Met	Hebe 'Mette'	C.G. 5L	4/m2	B		300-400 x 300-400mm
171No.	Heb rak	Hebe rakaiensis	C.G. 5L	3/m2	A		300-400 x 300-400mm
5No.	Heb Red	Hebe 'Red Edge'	C.G. 5L	4/m2	A		300-400 x 300-400mm
59No.	Heb Sut	Hebe 'Sutherlandii'	C.G. 5L	4/m2	A		300-400 x 300-400mm
18No.	Hem Ste	Hemerocallis 'Stella d'Oro'	C.G. 3L	5/m2	-		100-200 x 100-200mm
30No.	Hyp Hid	Hypericum 'Hidcote'	C.G. 10L	3/m2	C		600-800 x 600-800mm
10No.	Kni cau	Kniphofia caulescens	C.G. 3L	4/m2	-		200-300 x 200-300mm
25No.	Lav Hid	Lavandula angustifolia 'Hidcote'	C.G. 2L	4/m2	A		300-400 x 300-400mm
184No.	Lon pil	Lonicera pileata	C.G. 5L	3/m2	B		300-400 x 300-400mm
14No.	Pho Jes	Phormium 'Jester'	C.G. 10L	3/m2	-		800-1000x 800-1000mm
11No.	Phy Ang	Physocarpus opulifolius 'Angels Gold'	C.G. 10L	3/m2	C		600-800 x 400-600mm
25No.	Pot Red	Potentilla fruticosa 'Red Ace'	C.G. 3L	3/m2	B		400-600 x 400-600mm
91No.	Pru Ott	Prunus laurocerasus 'Otto Luyken'	C.G. 5L	3/m2	B		400-600 x 400-600mm
5No.	Ros can	Rosa 'The Fairy'	C.G. 3L	3/m2	A		300-400 x 300-400mm
26No.	Ros gro	Rosa 'Grouse'	C.G. 3L	3/m2	B		100-200 x 100-200mm
34No.	Ros Mis	Rosmarinus officinalis'Miss JessopsVar'	C.G. 3L	4/m2	C		300-400 x 300-400mm
20No.	Sal sup	Salvia superba	C.G. 3L	4/m2	-		200-300 x 200-300mm
92No.	Spi Gol	Spirea japonica 'Goldflame'	C.G. 5L	3/m2	B		300-400 x 300-400mm
13No.	Sym Han	Symphoricarpos chenaultii 'Hancock'	C.G. 3L	3/m2	D	2.25	200-300 x 200-300mm
132No.	Vib dav	Viburnum davidii	C.G. 5L	3/m2	B		300-400 x 300-400mm
12No.	Vib tin	Viburnum tinus 'Eve Price'	C.G. 5L	3/m2	D	2.25	400-600 x 400-600mm

SPECIMENS PLANTED IN BEDS, GRASS OR GRAVEL

QTY	CODE	PLANT NAME	STOCK	SHC	DFB
6No.	ANE SEP	Anemone japonica 'September Charm'	C.G. 3L	-	
4No.	AUC VAR	Aucuba japonica 'Variegata'	C.G. 10L	C	
8No.	CHO SUN	Choisya ternata 'Sundance'	C.G. 10L	C	
2No.	EUO PRE	Euonymus 'President Gaultier'	C.G. 10L	B	
3No.	KNI ROY	Kniphofia 'Royal standard'	C.G. 5L	-	
40No.	PHO PUR	Phormium tenax 'Purpureum'	C.G. 10L	-	
8No.	PHO JES	Phormium tenax 'Jester'	C.G. 10L	-	
13No.	THU SMA	Thuja occidentalis 'Smaragd'	C.G 15L	D	1

BULB PLANTING MIXES

QTY	%	PLANT NAME	STOCK	SPACING
43m2		Bulb planting mix A		
215No.	25%	Crocus 'Dutch Yellow'	bulb	20/m2
215No.	25%	Hyacinthoides non-scripta	bulb	20/m2
215No.	25%	Galanthus nivalis	bulb	20/m2
215No.	25%	Narcissus 'Honeybird'	bulb	20/m2

CLIMBERS

QTY	CODE	PLANT NAME		STOCK	SPACING	DFB
2No.	Hed col	Hedera colchica 'Dentata Variegata'	'S'	C.G. 3L	1/m	3
1No.	Par tri	Parthenocissus tricuspidata 'Veitchii'	'S'	C.G. 3L	1/m	3

FEATHERED TREES

QTY	CODE	PLANT NAME	STOCK	SIZE	DFB	MAX Ht	WD
5No.	Bet pen	Betula pendula	C.G. 15L FTH	180-210cm	7m	14m	L
2No.	Cot Cor	Cotoneaster 'Cornubia'	D.G. FTH	150-180cm	4m	5m	M

STANDARD TREES

QTY	CODE	PLANT NAME	STOCK	SIZE	DFB	MAX Ht	WD
2No.	BET PEN	Betula pendula	C.G. 25L STD	8-10cm	7m	14m	L
3No.	CAR BET	Carpinus betulus	D.G. STD	8-10cm	9m	17m	L
4No.	CAR FRA	Carpinus betulus 'Frans Fontaine'	D.G. STD	8-10cm	8m	16m	L
3No.	LIQ WOR	Liquidamber styraciflua 'Worplesdon'	D.G. STD	10-12cm	12m	15m	M
5No.	MAL JOH	Malus 'John Downie'	D.G. STD	8-10cm	5m	6m	M
18No.	PRU AMA	Prunus 'Amanogawa'	D.G. STD	8-10cm	4m	6m	M
1No.	PRU AVI	Prunus avium	D.G. STD	10-12cm	13m	17m	M
1No.	PRU SUN	Prunus 'Sunset Boulevarde'	D.G. STD	8-10cm	8m	10m	M
29No.	PYR CHA	Pyrus calleryana 'Chanticleer'	D.G. STD	8-10cm	6m	8m	M

HEAVY STANDARD TREES

QTY	CODE	PLANT NAME	STOCK	SIZE	DFB	MAX Ht	WD
1No.	BET PEN+	Betula pendula	R.B. HVYSTD	12-14cm	7m	14m	L
2No.	CAR FRA+	Carpinus betulus 'Frans Fontaine'	R.B. HVYSTD	12-14cm	8m	16m	L
2No.	TIL GRE+	Tillia Greenspire	R.B. HVYSTD	12-14cm	12m	15m	M

CONIFEROUS TREES

QTY	CODE	PLANT NAME	STOCK	SIZE	DFB	MAX Ht	WD
2No.	Ile Aqu	Ilex aquifolium	C.G. 45L BLE	150-180cm	6m	12m	L
1No.	Ile Gol	Ilex x altaclerensis 'Golden King'	C.G. 45L BLE	150-180cm	6m	12m	L
2No.	Pin nig	Pinus nigra	R.B. CON	250-300cm	7m	20m	M
4No.	Pin syl	Pinus sylvestris	R.B. CON	250-300cm	7m	20m	M

ORNAMENTAL HEDGE PLANTING

QTY	CODE	PLANT NAME	STOCK	SPACING	SHC	DFB
293m		Hedge type 01 Single row				
879No.	Vib tin	Viburnum tinus 'Eve Price'	C.G. 3L	3/m	D	2.25
25m		Hedge type 09 Single row				
75No.	Bux sen	Buxus sempervirens	C.G. 10L	3/m	C	
54m		Hedge type 15 Single row				
162No.	Euo Pre	Euonymus 'President Gaultier'	C.G. 3L	3/m	B	
63m		Hedge type 16 Single row				
189No.	Cis cor	Cistus corbariensis	C.G. 3L	3/m	B	

NATIVE HEDGE MIXES

QTY	%	PLANT NAME	STOCK	SPACING	SIZE	DFB	MAX HT	W
17m		Native hedge mix 01: double staggered row						
20No.	20%	Corylus avellana	D.G. WHP	6/m	60-90cm	4m	8m	L
51No.	50%	Crataegus monogyna	D.G. WHP	6/m	60-90cm	13m	10m	H
20No.	20%	Viburnum opulus	D.G. WHP	6/m	60-90cm	4m	5m	M
10No.	10%	Cornus sanguinea	D.G. WHP	6/m	60-90cm	2.5m	3m	M

PLANT MIXES

142m2 EVERGREEN BUFFER PLANTING MIX A (individual species to be planted in groups of approximately 10)

QTY	%	PLANT NAME	STOCK	SPACING		
21No.	15%	Prunus lusitanica	C.G. 3L	1/m2	6m	F
21No.	15%	Elaeagnus x ebbingeii	C.G. 3L	1/m2	3m	E
21No.	15%	Choisya ternata	C.G. 3L	1/m2	3m	E
21No.	15%	Phormium red	C.G. 3L	1/m2	3.8m	D
14No.	10%	Viburnum tinus	C.G. 3L	1/m2	2.3m	D
14No.	10%	Viburnum x burkwoodii	C.G. 3L	1/m2	3m	E
14No.	10%	Ligustrum ovalifolium	C.G. 3L	1/m2	6m	12m L
14No.	10%	Ilex aquifolium	C.G. 3L	1/m2		

SEED MIXES

AREA	SEED MIX NAME	
187m2	Amenity grass mix	('Bar 11' Mix by Barenbrug, refer to Measured Works Schedule)
516m2	Wildflower meadow mix	('EM2' Mix by Emorsgate Seeds, refer to Measured Works schedule)
1787m2	Area to be turfed	('Medallion' by Rowlawn Ltd, refer to Measured Works Schedule)
173m2	Bitmac surfacing	

NOTES AND ABBREVIATIONS:

R.B. = Root-balled stock
C.G. = Container grown stock
O.G. = Open ground stock, to be planted Nov 1st - March 1st
FTH = Feathered tree
STD = Standard tree
HVYSTD = Heavy Standard tree
XHVYSTD = Extra Heavy standard tree
BLE = Broad Leaf Evergreen
CON = Conifer
L = Litre container
DFB = 'Distance from Buildings' based on minimum building foundation depths
Max Ht = 'Maximum Height' of tree
WD = 'Water Demand' of tree
SHC = Shrub Height Classification
A = < 600mm nature height
B = 600mm - 1.8m nature height
C = > 1.8m nature height with low water demand and slow growth
D = 1.8m - 3m mature height
E = 3m - 5m mature height
F = >5m mature height
Note: Plants not classified within the JBA SHC are NOT designated as shrubs. JBA understand shrubs to be defined as those plants of perennial habit with woody stems.

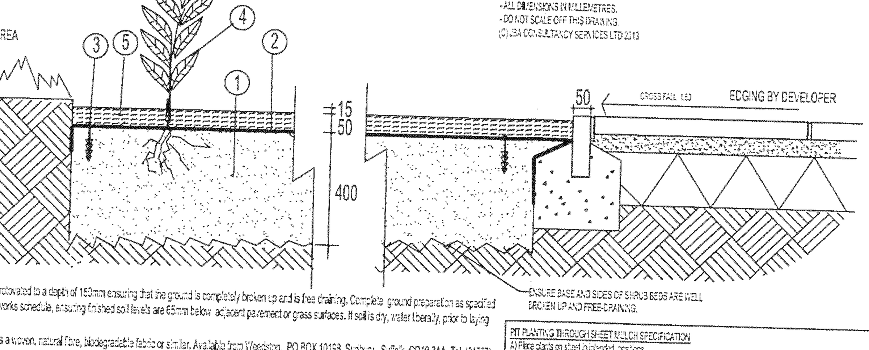
-Girth size is given for standard trees, otherwise all sizes refer to height. All sizes are the minimums acceptable.
-Cornus varieties shall be twice transplanted and pruned to form bushy rounded plants. Leggy plants with few branches will be rejected, as will leggy plants which have been pruned hard.
-Plants shall be completely hardened off, any plants which show signs of scorching after planting will be rejected.

REFER TO THE ACCOMPANYING MEASURED WORKS SCHEDULE DOCUMENT FOR MORE INFORMATION
CHANGES TO SUPPLIERS/MANUFACTURERS ARE TO BE EQUAL AND APPROVED.
SUBSTITUTIONS TO SHRUB/TREE VARIETIES ARE TO BE AGREED WITH JBA CONSULTANCY SERVICES LTD.
DO NOT SCALE FROM THIS DRAWING
ALL DIMENSIONS TO BE CHECKED ON SITE

(C) JBA CONSULTANCY SERVICES LTD 2013

INSET DETAIL 1: SHRUB BED WITH COURSE WOOD CHIP MULCH OVER WEEDSTOP "BIOFABRIC" (WEEDSTOP IS A BIODEGRADABLE SHEET MULCH - THIS IS AN IMPORTANT DESIGN CRITERION).

NOT TO SCALE



GENERAL NOTES:
-ALL DIMENSIONS IN MILLIMETRES.
-DO NOT SCALE OFF THIS DRAWING.
(C) JBA CONSULTANCY SERVICES LTD 2013

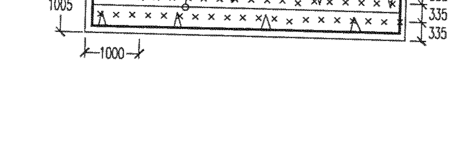
NOTES
1. Existing topsoil to be rotovated to a depth of 150mm ensuring that the ground is completely broken up and is free draining. Complete ground preparation as specified within the measured works schedule, ensuring finished soil levels are 65mm below adjacent pavement or grass surfaces. If soil is dry, water liberally, prior to laying sheet mulch.
2. Weedstop 'Biofabric' is a woven, natural fibre, biodegradable fabric or similar. Available from Weedstop, PO BOX 10193, Sudbury, Suffolk, CO10 3AA, Tel: (01787) 246001. Unrolled and placed in overlapping rows (overlap to be a minimum of 50mm). To be laid by burying 200mm flap of material at the extreme edges of the shrub area; and folding over itself (refer to inset on Weedstop specification). Tuck in sheet on the opposite side of the proposed shrub area and fasten close to tucked in part with plastic pegs.
3. Weedstop plastic pegs hammered in at 500mm centres to secure sheeting. Pegs available from Weedstop Ltd (See above). Increase frequency to 300mm centres at edges to secure sheet mulch at margins.
4. Supply and pit plant shrubs through sheeting. Refer to pit planting through sheet mulch specification.
5. "Coarse graded free-of-fines large wood chip mulch" to be darkened from aging (3-6 Months minimum) available from Edwards of Brandon. Tel: (01842) 813555. Mulch to cover all of biodegradable fabric to a min depth of 50mm once all plants are planted. Ensure finished levels are 15mm below adjacent turf or hard surfaces.

N.B. (A) Do not use weedstop biofabric on slopes greater than 1:3 without the use of gravel boards at 1 - 1.5m centres along the contours to retain the bark cover.
(B) For gravel/shingle areas use a non-biodegradable polypropylene woven fabric such as "covertex" from Hy-tex u.k. ltd, tel: (01233) 720097. Cover the fabric all over with 40mm of clean, washed, cream / buff coloured gravel, 20mm gravel, unless otherwise state in the key.

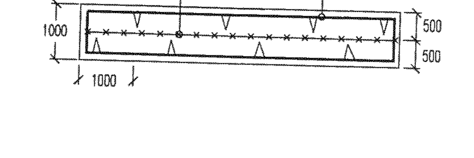
PIT PLANTING THROUGH SHEET MULCH SPECIFICATION
A) Place plants on sheet in intended positions
B) Cut "+" shape in to the fabric with scissors or sharp knife for each plant position. Each cut to be approximately 300mm - 500mm depending on the size of the shrub.
C) Hold back the fabric using stones etc and excavate pits of appropriate size, for example:-
-350mm depth and 300mm radius of stem, for plants specified in 10L containers.
-300mm depth and 250mm radius of stem, for plants specified in 3L or smaller containers.
D) Ensure pit sides / base are well broken up.
E) Pit plant so the nursery mark is flush with the ground.
F) Backfill with imported or existing topsoil mixed with 25g of "Neutricote 180" fertiliser and 23L non peat compost per m2.
G) Firm in and replace flaps of fabric tightly around base of plant stem. ensure there is no soil what so ever over the sheet mulch. Peg as necessary.
H) Water plants with 20L/plant for 10L stock and 10L/plant for 3L or smaller stock using a fine spray hose.
I) Spread "coarse graded free-of-fines large wood chip mulch" 50mm deep. Finished surface levels to be 15mm below adjacent turf or paving.

SPECIFICATION FOR HEDGE PLANTING

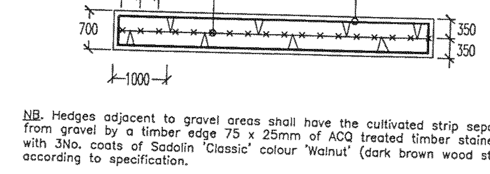
SPECIFICATION FOR NATIVE AND SEMI-NATIVE HEDGES e.g. Mixed native species, Carpinus betulus & Fagus sylvatica. Hedges containing native and semi-native planting in mixes shall be planted in two straight rows set 335mm apart at a density of 6 plants per linear metre. The two rows shall be placed in the centre of the bed and shall be offset so that the plants are alternate and not opposite each other. Plants to be open ground stock 600-900mm high.



SPECIFICATION FOR ORNAMENTAL HEDGE PLANTING - LARGE GROWING SPECIES e.g. Osmanthus heterophyllus, Ligustrum ovalifolium, Viburnum tinus, Cotoneaster lacteus, Euonymus japonicus 'Aureopictus', Escallonia 'Apple Blossom' & Griselinia littoralis. Hedges containing large ornamental species shall be planted in a single straight row at a density of 3 plants per linear metre. The row shall be placed in the centre of the bed. Hedge plants to be 3L container grown stock, 400-600mm height and spread unless otherwise stated.



SPECIFICATION FOR ORNAMENTAL HEDGE PLANTING - SMALL GROWING SPECIES e.g. Buxus sempervirens, Osmanthus delavayi, Lavendula spica 'Hidcote,' Hebe topiara & Lonicera nitida. Hedges containing small ornamental species shall be planted in a single straight row at a density of 3 plants per linear metre. The row shall be placed in the centre of the bed. Hedge plants to be 3L container grown stock, 300-400mm height and spread unless otherwise stated.



NB. Hedges adjacent to gravel areas shall have the cultivated strip separated from gravel by a timber edge 75 x 25mm of ACQ treated timber stained with 3No. coats of Sadolin 'Classic' colour 'Walnut' (dark brown wood stain) according to specification.

LANDSCAPE PROGRAMMING

DUE TO NATIONAL PLANT SHORTAGE: PLANTS MAY TAKE UP TO 4 WEEKS TO BE DELIVERED. EARLY LEAD-IN FOR SOFT LANDSCAPE IS ESSENTIAL.

HEALTH AND SAFETY RISK ASSESSMENT

This Risk Assessment has 2 purposes:
1. To identify any significant hazards related to design work by James Blake Associates. A significant hazard being defined as a foreseeable hazard which is not likely to be obvious to a competent contractor or other designer or unusual or difficult to manage effectively. This is to accord with Regulation 13 (Requirements of the Designer) of the CDM Regulations 1994 (amended 2007).
2. To identify some potential hazards which though not related to design work by James Blake Associates, may be more apparent to a Landscape/Arboricultural Consultant than others. The following list is not exhaustive and a certain level of Health and Safety management is assumed (reference to Management of Health and Safety at Work Regs 1999; Provision and Use of Work Equipment Regs 1998; Personal Protective Equipment at Works Regs 2002; Manual Handling Operations Regs 1992 etc).

ITEM	RISK LEVEL	HAZARD/RISK
EXCAVATION, CONSTRUCTION, COMPACTION AND SOIL PREPARATION NEAR EXISTING TREES BOTH ON AND OFF THE SITE	MEDIUM	HAZARD TO SAFETY OF WORKERS, USERS OF ADJACENT LAND AND FUTURE USERS OF THE SITE BY DAMAGED TREES
WORKING NEAR OR ADJACENT TO OVERHEAD/UNDERGROUND SERVICES	HIGH	DAMAGE TO SERVICES AND HAZARD TO SAFETY OF WORKERS
NATIVE HEDGES, POISONOUS AND THORNY PLANTS IN PROXIMITY TO PATHS AND ENTRANCES	LOW	HAZARD TO SAFETY OF PEDESTRIANS
USE OF PESTICIDES, HERBICIDES AND FERILIZERS	MEDIUM/HIGH	HAZARD TO SAFETY OF OPERATIVES, GENERAL PUBLIC AND THEIR PETS
USE OF LOOSE MATERIALS SUCH AS GRAVEL AND BARK MULCH ADJACENT TO PATHS AND ROADS	LOW	HAZARD TO USERS OF THE SITE IF BLOWN OR DISPLACED ON TO ROADS OR PATHS. IT COULD BECOME A POSSIBLE SKID HAZARD TO VEHICLES
WORKING ON SLOPING GROUND	MEDIUM	HAZARD TO SAFETY OF WORKERS
WORKING ON OR ADJACENT TO THE HIGHWAY	HIGH	HAZARD TO SAFETY OF WORKERS AND HIGHWAY USERS

*A list of James Blake Consultancy Services Approved Landscape Contractors is available on request.

REV.	DATE	INITIALS	DETAILS
B	07.08.13	DB/TA	AMENDED TO LAYOUT CHANGE RECEIVED 01.08.2013
A	23.04.13	NW	AMENDED TO CLIENT COMMENTS RECEIVED ON 23.04.13. TREE POSITIONS ADJUSTED AS PER CLIENTS MARK UP.

CLIENT
WILMINGTON HOMES

DWG. TITLE
DETAILED SOFT LAYOUT PROPOSALS FOR PLOTS AND GREEN

PURPOSE OF ISSUE
PLANNING

SITE
TODDINGTON LANE, LITTLE HAMPTON

DRG BY	CHECKED	AUTH'D	SCALE	DATE	DWG NO.	REV.
EZ	JBA	JBA	1:250@A0	APRIL 2013	JBA 13/63-01	B

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JBA
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ARBORICULTURE o ECOLOGY