

Daniel O'Shea (Drew Smith)

From: Ian Jackson <[REDACTED]>
Sent: 05 February 2020 10:32
To: Daniel O'Shea (Drew Smith)
Subject: Re: m323 - Re: Pagham - Landscape Maintenance
Attachments: m323 Planting Calender.xls

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Hi Daniel

I'm not sure how long each operation would take, but there are times of year which are best suited for certain operations.

The meadow areas (being former agricultural land) would ideally be left for as long as possible before seeding to allow nutrient levels to fall (typically a number of years). It is very likely that they will have high phosphorus levels which will have the effect of encouraging weeds to grow in the meadow, so if the meadow preparation is required at an early stage there would be an expectation that this would happen and maintenance would be required to keep on top of weed or aggressive growth.

The topsoil should be tested to check that it meets the British Standard. Specialist advice would be required for any amelioration if it falls outside the British Standard.

The NBS (national building specification) states "Handle topsoil in the driest condition possible. Do not handle during or after heavy rainfall or when it is wetter than the plastic limit (less 3%, to BS 1377-2)." It is not date specific.

There is a small ditch and mound to the western boundary, the above requirements apply to the formation of this.

Meadow seeding - Emorsgate suggest that "Seed is best sown in the autumn or spring but can be sown at other times of the year if there is sufficient warmth and moisture."

The NBS states for planting time: TIMES OF YEAR FOR PLANTING:

Deciduous trees and shrubs: Late October to late March.

Conifers and evergreens: September/ October or April/ May.

For the path installation the conditions should be dry, but this could happen at any time of the year.

For the benches and bin installation, this can happen at any time of the year.

For the fencing, this can happen at any time of the year.

I have shown the planting calender in table form (attached) which shows potential planting dates up to the end of 2021

best regards Ian

[REDACTED]

Good morning Ian,

Regarding planning condition 21 and providing a timetable for delivery of the POS. Basically, we will be aiming to have the area completed by the end of next year, so that it is in place prior to the occupation of the 45th dwelling, as per the requirements within the S106. I would anticipate installation of footpaths, lighting and equipment next year. With land preparation and planting taking place later this year, (in whatever period you deem to be the best for fresh planting?). The site set-up will be the last element to be removed, this area will therefore be completed at the end of construction. Main area will be complete end of 2021, last area complete June 2022.

I think the maintenance schedule you've already prepared, which formed part of the reserved matters submission, should already satisfy this element of the condition. So, it's literally just the delivery timetable to wrap this up.

Please can you put something together on the basis of the above?

Thanks.

Kind regards,

Daniel O'Shea
Planning Manager

[REDACTED]

Drew Smith Limited
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Southampton, Hampshire, SO32 2EJ



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From: Ian Jackson <[REDACTED]>
Sent: 17 January 2020 10:47
To: Daniel O'Shea (Drew Smith) <[REDACTED]>
Subject: Re: m323 - Re: Pagham - Landscape Maintenance

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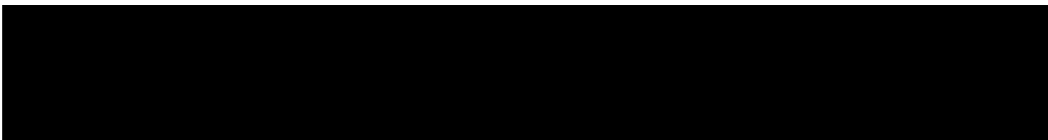
Hi Daniel

Do you want to get them into the office to see if they can give you assistance with installation programming or do you have another contractor who can assist with this? I am happy to come in and talk them through the scheme with you.

I think they would probably prefer to tender for maintenance on something this scale rather than give a ballpark figure.

best regards Ian

IJLA Ltd. Registered address: Tawny Hill, Bradshott Lane, Bradshott, Hampshire, GU33 6DD, UK
Company No: 10073628, Registered in England & Wales. VAT No: 234 2502 44



Hi Ian,

That's great, no the jpg's will suffice thanks.

Thanks for enquiring with Greenspan, as discussed another useful contact to have. It will actually form part of an overall scope to go to a Management Company, rather than specifically just landscape maintenance, apologies my previous wording. As such, they will then probably have their own lists of preferred contractors. However, I'll certainly be happy to put their name forward. Also, in the meantime, it would be useful if you could ask them for a ballpark figure for ongoing maintenance once installed? Then I'll have a comparable cost for the landscaping elements at least.

Thanks.

Kind regards,

Daniel O'Shea
Planning Manager



Drew Smith Limited

Drew Smith House, Mill Court, The Sawmills, Durley,
Southampton, Hampshire, SO32 2EJ



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www.drewsmithhomes.co.uk



From: Ian Jackson <[redacted]>
Sent: 17 January 2020 10:02
To: Daniel O'Shea (Drew Smith) <[redacted]>
Subject: m323 - Re: Pagham - Landscape Maintenance

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Hi Daniel

They were coloured in Photoshop so I have attached the jpgs here. I can send you the psd files if that would be useful?

I sent the POS plan to Greenspan to see if they would be happy to assist with a programme of installation -

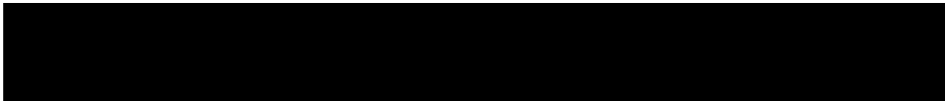
Greenspan Projects Ltd Milkmead Farm, Hogwood Lane, West End, Southampton, SO30 3HZ



Might be worth including them on your maintenance enquiry to contractors?

best regards Ian

IJLA Ltd. Registered address: Tawny Hill, Bradshott Lane,
Bradshott, Hampshire, GU33 6DD, UK
Company No: 10073628, Registered in England & Wales. VAT No:
234 2502 44



On 17/01/2020 09:53, Daniel O'Shea (Drew Smith) wrote:

Good morning Ian,

Please can you isolate pages 17 to 19 incl. of your attached spec, so I can have each of the individual maintenance plans? Also, if these were produced in CAD, would you mind forwarding on the relevant file?

I need to put some information together to produce a scope for potential landscape maintenance companies, so would really help.

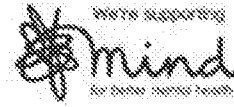
Many thanks.

Kind regards,

Daniel O'Shea
Planning Manager



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