- Topsoil depth for amenity grassed areas shall be a minimum of 150mm depth. Pre-seed fertiliser shall be applied at the manufacturer's recommended rate and incorporated into the top 25mm of tilth.

- Grass seed for areas along Tollbar Way and Botley Road shall be Grade A6 Supra Shade by British Seed Houses or equal approved, sowed at the manufacturer's recommended rate.

- Grass seed for areas on the roundabout shall be Grade A18 by British Seed Houses or equal approved, sowed at the manufacturer's recommended rate.

- Underlying subsoil to new planting and grassed areas shall be broken up / ripped as required to be loose and free draining.

- All planting areas will be mulched with 50mm depth medium grade bark mulch with minimum 14% white wood content.

- All tree pits are to be excavated to a minimum size of 300mm larger than the tree rootball in both diameter and depth.

- Rootballed / container grown trees to be double staked, with a low cross bar, except those within tree grills, which shall be underground guyed.

- Bare root trees to be single staked.

2- LANDSCAPE MAINTENANCE AND MANAGEMENT

Long term design objectives

The general intent of landscape maintenance of the site is to ensure that, over a period of time, the planting develops to form a mature landscape, to the concept that has been already approved by the local planning authority.

Management and maintenance is to be undertaken in such a way as to allow healthy plants to develop, unhindered by unwanted weed growth or other inhibiting factors.

Landscape maintenance schedules

Maintenance visits will typically be undertaken once monthly between October and March and twice monthly between April and September. A guide minimum number of 18 visits shall therefore be undertaken. The primary maintenance operations will include:

- Watering plants as necessary to aid establishment during the early years after planting.

- Keeping planting areas free from weeds. All planted / mulched areas shall be hand weeded or treated with an appropriated herbicide as appropriate / required.

1 - LANDSCAPE IMPLEMENATION & SPECIFICATION

This document is to be read in conjunction with Indigo Landscape Architects' drawings:

- 382.02 detailed planting plan rev B
- 382.03 detailed planting plan (highway works).

Detailed plant schedules are included on the drawings.

Reference should also be made to drawing Barrell Tree Consultancy drawing 10341-BT4

The detailed scheme has been designed to be a strong, simple, legible design which is in scale with its surroundings, robust and is easy to maintain. It also takes account of an arboricultural assessment undertaken by Barrell Tree Consultancy, which has looked at the condition and growing environment for the existing trees around the site.

With regards to implementation, all works shall be undertaken to a professional standard, to recognised horticultural practice by a specialist landscape contractor. The contractor shall comply fully with BS 4428 (1989) Code of Practice for General Landscape Operations and to all other relevant British Standards. Supply of products shall also comply with British Standards, in particular:

- Imported topsoil shall comply with BS 3882 (2007) multipurpose grade.

- Plant material shall comply with BS 4428 (1989) Nursery Stock, Part 1, Specification for Trees and Shrubs.

Overall soft landscape works specification

- All shrub planting shall be planted in a minimum depth of 350mm of topsoil. This shall be existing soil prepared and ameliorated in many of the peripheral beds, or imported soil in other areas, to the minimum standard noted above. Soil tests shall be undertaken to ensure the topsoil is of adequate standard. Soil shall be ameliorated if required and if additional organic matter is required this shall be recycled, fully composted green /organic waste to PAS 100.

- Where existing shrubs are to be removed and replaced, great care shall be taken to avoid damage to existing tree roots. Individual shrub roots shall be carefully 'teased out' with a toothed bucket where absolutely necessary, but a general soil-scrape to remove roots shall *not* be undertaken. No excavation below 150mm from the ground surface shall be undertaken by any machine within the canopy / root protection zones of existing trees. Removal of shrub roots below this depth shall be by hand. Rotovators shall not be used within the canopy / root protection area of existing trees.

INDIGO

SUPPLEMENTARY LANDSCAPE IMPLEMENTATION, MANAGEMENT AND MAINTENANCE INFORMATION FOR:

CENTRE 27 / BRADBEERS RETAIL PARK, HEDGE END

For:
SMITH BRADBEER

Revision B
June 2011

WYNDHAM HOUSE, 65 THE CLOSE, SALISBURY, WILTSHIRE, SP1 2EN
TEL: 01722 340140 E-MAIL: design@indigolandscape.co.uk WEB: www.indigolandscape.co.uk

INDIGO LANDSCAPE ARCHITECTS LIMITED
REGISTERED OFFICE: 35 CHEQUERS COURT, BROWN STREET, SALISBURY, WILTSHIRE, SP1 2AS. REGISTERED IN ENGLAND COMPANY No. 3958191

INDIGO

SUPPLEMENTARY LANDSCAPE IMPLEMENTATION, MANAGEMENT AND MAINTENANCE INFORMATION FOR:

CENTRE 27 / BRADBEERS RETAIL PARK, HEDGE END

For:
SMITH BRADBEER

Revision B
June 2011

WYNDHAM HOUSE, 65 THE CLOSE, SALISBURY, WILTSHIRE, SP1 2EN
TEL: 01722 340140 E-MAIL: design@indigolandscape.co.uk WEB: www.indigolandscape.co.uk

INDIGO LANDSCAPE ARCHITECTS LIMITED
REGISTERED OFFICE: 35 CHEQUERS COURT, BROWN STREET, SALISBURY, WILTSHIRE, SP1 2AS. REGISTERED IN ENGLAND COMPANY No. 3958191