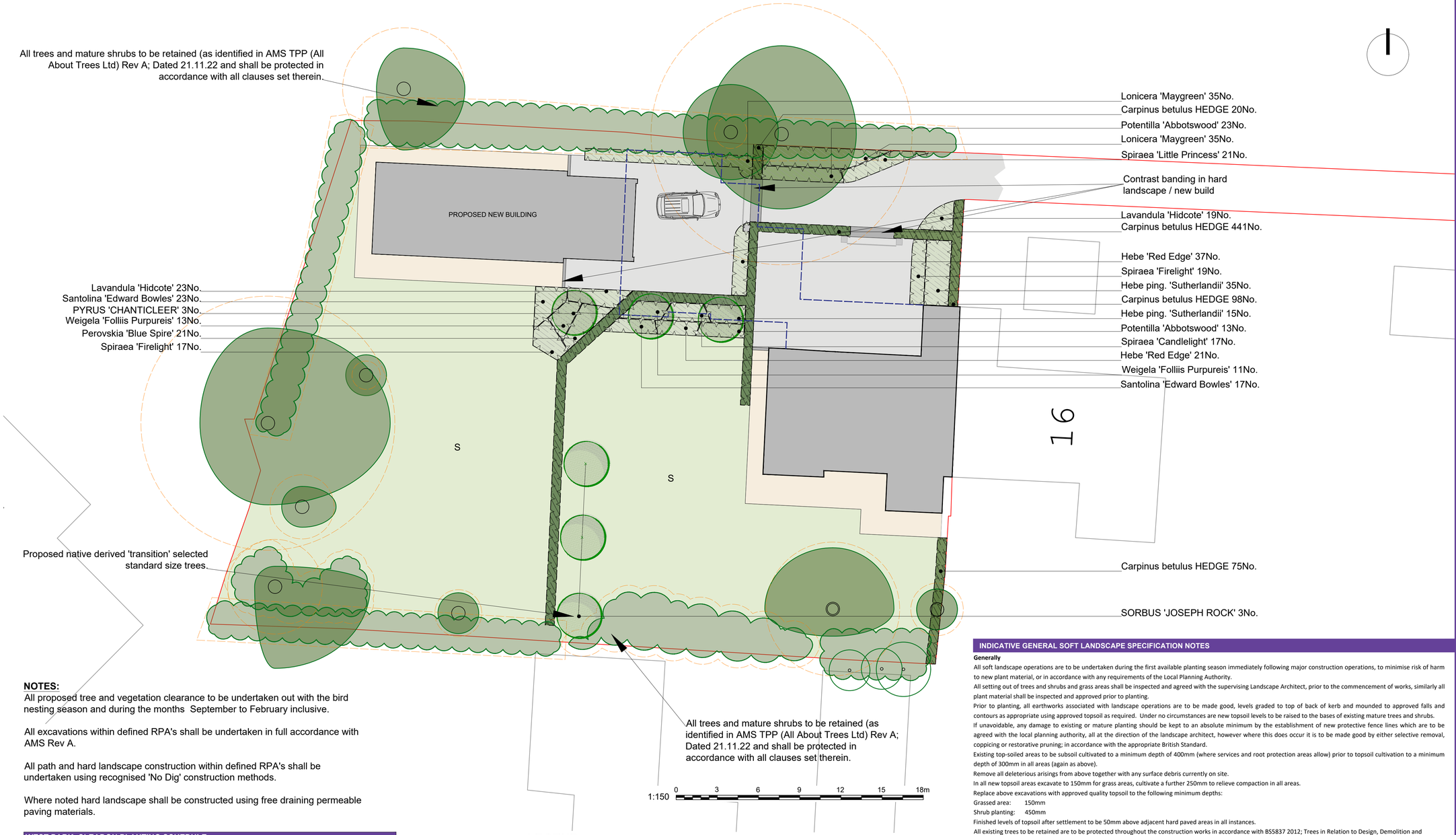


NOTES:
All proposed tree and vegetation clearance to be undertaken out with the bird nesting season and during the months September to February inclusive.

All excavations within defined RPA's shall be undertaken in full accordance with AMS Rev A.

All path and hard landscape construction within defined RPA's shall be undertaken using recognised 'No Dig' construction methods.

Where noted hard landscape shall be constructed using free draining permeable paving materials.

WEST PARK, CLEADON PLANTING SCHEDULE

SHRUBS

SPECIES	SIZE (cm)	TYPE	DENSITY	No.
Hebe 'Red Edge'	20-30	3Ltr CG	7 per m²	58
Hebe pingifolia 'Sutherlandii'	20-30	3Ltr CG	4 per m²	50
Lavandula 'Hidcote'	20-30	3Ltr CG	5 per m²	42
Lonicera 'Maygreen'	40-60	3Ltr CG	3 per m²	70
Perovskia 'Blue Spire'	30-40	3Ltr CG	4 per m²	21
Potentilla 'Abbotswood'	20-30	3Ltr CG	4 per m²	36
Santolina 'Edward Bowles'	20-30	3Ltr CG	5 per m²	40
Spiraea 'Candlelight'	20-30	3Ltr CG	4 per m²	17
Spiraea 'Firelight'	20-30	3Ltr CG	4 per m²	36
Spiraea 'Little Princess'	20-30	3Ltr CG	4 per m²	21
Weigela 'Folliis Purpureis'	30-40	3Ltr CG	3 per m²	24

Notes:
Ornamental planting to be planted in accordance with approved planting details and specification.

TREES

SPECIES	SIZE (cm)	TYPE	DENSITY	No.
Pyrus 'Chanticleer'	300-350	10-12 GIRTH ROOT BALLED SELECTED STD	AS SHOWN	3
Sorbus 'Joseph Rock'	300-350	10-12 GIRTH ROOT BALLED SELECTED STD	AS SHOWN	3

Notes:
Tree planting to be planted in accordance with approved planting details and specification.

HEDGEROW

SPECIES	SIZE (cm)	TYPE	DENSITY	No.
Carpinus betulus	40-60	1u1 BARE ROOT	8 PER LINEAR METRE. DOUBLE STAGGERED ROW	634

Notes:
Ornamental hedge planting to be planted in accordance with approved planting details and specification.

LEGEND

PROPOSED TREE PLANTING
Planted in accordance with BS 8545: 2014. Trees: from nursery to independence in the landscape - recommendations.

PROPOSED LOW / MEDIUM ORNAMENTAL SHRUB PLANTING

PROPOSED ORNAMENTAL HEDGEROW PLANTING

PROPOSED LAWN / GRASS AREAS

EXISTING TREES / VEGETATION RETAINED AND PROTECTED
In-accordance with BS5837 2012 Trees in Relation to Design, Demolition and Construction; Recommendations and as identified in AMS TPP (All About Trees Ltd) Rev A; Dated 21.11.22 and shall be protected in accordance with all clauses set therein

ROOT PROTECTION AREA (RPA)
Refer to All About Trees AMS TPP Rev A; Dated 21.11.22 for details.

SITE BOUNDARY

INDICATIVE GENERAL SOFT LANDSCAPE SPECIFICATION NOTES

Generally
All soft landscape operations are to be undertaken during the first available planting season immediately following major construction operations, to minimise risk of harm to new plant material, or in accordance with any requirements of the Local Planning Authority.
All setting out of trees and shrubs and grass areas shall be inspected and agreed with the supervising Landscape Architect, prior to the commencement of works, similarly all plant material shall be inspected and approved prior to planting.
Prior to planting, all earthworks associated with landscape operations are to be made good, levels graded to top of back of kerb and mounded to approved falls and contours as appropriate using approved topsoil as required. Under no circumstances are new topsoil levels to be raised to the bases of existing mature trees and shrubs.
If unavoidable, any damage to existing or mature planting should be kept to an absolute minimum by the establishment of new protective fence lines which are to be agreed with the local planning authority, all at the direction of the landscape architect, however where this does occur it is to be made good by either selective removal, coppicing or restorative pruning; in accordance with the appropriate British Standard.
Existing top-soiled areas to be subsoil cultivated to a minimum depth of 400mm (where services and root protection areas allow) prior to topsoil cultivation to a minimum depth of 300mm in all areas (again as above).
Remove all deleterious arisings from above together with any surface debris currently on site.
In all new topsoil areas excavate to 150mm for grass areas, cultivate a further 250mm to relieve compaction in all areas.
Replace above excavations with approved quality topsoil to the following minimum depths:
Grassed area: 150mm
Shrub planting: 450mm
Finished levels of topsoil after settlement to be 50mm above adjacent hard paved areas in all instances.
All existing trees to be retained are to be protected throughout the construction works in accordance with BS5837 2012; Trees in Relation to Design, Demolition and Construction; Recommendations and as per the approved tree protection plan.
Any works within or adjacent to existing tree root protection areas (RPA's) are to be undertaken in accordance with BS:5837 2012; Trees in Relation to Design, Demolition and Construction; Recommendations and as per the approved tree protection plan.

Shrub Planting
All shrub plant material shall conform to British Standard 4428: 1989, and shall be capable of producing satisfactory growth, flowers and fruit in their first growing season. Labels clearly stating name and address of the supplier, species and variety shall be securely fixed to each plant.
Shrubs shall be container grown, unless otherwise specified and shall exhibit a well- balanced root structure at the time of planting. Pot bound shrubs will be rejected on arrival to site.

Tree Planting
Advanced nursery stock trees shall conform to British Standard 8545:2014, and shall be capable of producing satisfactory growth flowers and fruit in their first season. Labels clearly stating name and address of the supplier, species and variety shall be securely fixed to each tree.
Trees are to be planted as required into previously prepared pits comprising approved quality top soils or commercially available urban tree soils, and incorporating irrigation points and appropriate drainage as detailed in due course.
Minimum tree pit sizes will be in accordance with specific guidance set out in Section 10 of BS 8545: 2014. No deviation from this standard will be acceptable.
Root barriers are to be installed (where required) to trees adjacent to services and buildings and installed in accordance with manufacturers recommendations and specifications.

Watering
Undertake watering to field capacity throughout any dry or prolonged dry periods until tree and shrubs planting are established. Watering to be undertaken in accordance with BS8545: 2014 (Section 10.5.17).

Seeding and Turfing
Grass seed mix to general areas to comprise Rigby Taylor seed mix R18 at 30gms/m2.
Grass seed to be bulked up with sand, in a ratio of 4:1 sand to grass by weight and mixed well into the soil by raking followed by rolling.
Turfing shall comprise the supply and laying of Rolawn Medallion turf strips over previously prepared and firmed topsoil formation layer.

British Standards referred to in this section.
The current most relevant standard of each of the following must be followed in the implementation of all works
BS 3998: 2010: Tree work - Recommendations
BS 5837: 2012: Trees in relation to design, demolition and construction - Recommendations.
BS 8545: 2014: Trees: from nursery to independance in the landscape: Recommendations.
BS 4428:1989: Code of practice for general landscape operations (excluding hard surfaces).
BS 3882: Specification for topsoil and requirements for use

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SAFETY - HEALTH AND ENVIRONMENTAL INFORMATION

In addition to the hazards / risks normally associated with the types of work detailed on this drawing, note the following:

Construction

1. No abnormal risk.

Maintenance / Cleaning

1. The Contractor and Facilities Manager are reminded that the perimeter of the site is maintained as fully accessible to the public. In this, all footpaths and roadways, including those upon which soft landscape impacts, are to be maintained in a clean and tidy condition and free from over hanging vegetation.
2. Particular care is to be taken when maintaining shrub planted areas to avoid accidental contact with dangerous waste materials, which may have been discarded in such areas.
3. The use of chemical based herbicides in landscape maintenance is to be discouraged in favour of organically based herbicides.
4. Pruning of trees and shrubs during the bird nesting season must be undertaken following a thorough inspection for the presence or otherwise of active nests.

Decommissioning / Demolition

1. In the event of existing tree removal, all soft landscape areas and trees must first be inspected for the presence of nesting birds and all protected species generally. Ideally, tree and shrub removal should be undertaken outwith of the recognised bird nesting season which is March to September.
2. Prior to the removal of shrub planting, a thorough site cleanse must be undertaken to establish the absence of any potential dangerous waste material, which could cause accidental harm.

It is assumed that all works will be carried out by a competent contractor, working where appropriate, to an approved method statement.This is not an exhaustive list and reference should be made to the Health and Safety Plan. Where no items are indicated no residual risks are thought to be present.

ALL DIMENSIONS TO BE CHECKED ON SITE PRIOR TO COMMENCEMENT OF ANY WORK. PLACEONEARTH ARE TO BE NOTIFIED OF ANY OMISSIONS OR ERRORS PRIOR TO COMMENCMENT OF ANY SETTING OUT, WORKS OR ORDERING OF MATERIALS.

DO NOT SCALE FROM THIS DRAWING.
FIGURED DIMENSIONS ONLY ARE TO BE USED.

PLACEONEARTH LTD CAN NOT BE HELD RESPONSIBLE FOR THE ACCURACY OF INFORMATION PRODUCED BY OTHERS FOR THE PURPOSES OF PRODUCING OUR DRAWINGS I.E. TOPOGRAPHICAL SURVEYS, ARCHITECTS LAYOUTS. AREA MEASUREMENTS ARE PROVIDED FOR INFORMATION ONLY. ANY VERIFICATION OF MEASUREMENTS SHOULD BE SOUGHT FROM A SUITABLY QUALIFIED SURVEYOR.

PLACEONEARTH LTD CAN NOT BE HELD RESPONSIBLE FOR THE ACCURACY OF COMPUTER SOFTWARE USED TO DETERMINE MEASUREMENTS.

EXACT SERVICES LOCATIONS ARE NOT KNOWN AND ARE TO BE CONFIRMED BY THE ARCHITECT/ ENGINEER.
IT IS THE RESPONSIBILITY OF THE CONTRACTOR PRIOR TO UNDERTAKING ANY WORK OR BREAKING GROUND TO SCAN/CHECK FOR THE LOCATION OF ALL SERVICES AND MARK OUT ON SITE. ANY CONFLICT WITH PROPOSED LANDSCAPE/PLANTING AREAS SHOULD BE REPORTED TO PLACEONEARTH PRIOR TO UNDERTAKING ANY WORKS.

TREE LOCATIONS ARE DEPENDANT ON LOCATION OF ADJACENT/PROPOSED SERVICES AND REQUIRED STANDOFF AND TO BE CONFIRMED BY THE ENGINEER (SEE ABOVE).

ROOT BARRIERS ARE TO BE INSTALLED TO ALL TREES ADJACENT TO SERVICES, BUILDINGS,RETAINING WALLS AND PATHS/ROADS AND INSTALLED IN ACCORDANCE WITH MANUFACTURERS RECOMMENDATIONS AND SPECIFICATIONS.

THIS DRAWING IS FOR PLANNING PURPOSES ONLY AND NOT FOR CONSTRUCTION

ALL DIMENSIONS ARE IN MILLIMETRES (UNLESS STATED).

THIS DRAWING IS BASED ON FITZ ARCHITECTS DRAWING NUMBER AL(90) 0030 G

Rev	Date	Description	Review

Client
FITZ ARCHITECTS

Project
WEST PARK, CLEADON

Title
LANDSCAPE GENERAL ARRANGEMENT

Drawn	Checked	Scale@A1	Issue
NRW/PT	NRW	1:150@A1	PLANNING

Drawing No.	Date	Revision
POE_277_001	01/23	

PlaceOnEarth
landscape design
68 St. Mary's Avenue, Whitley Bay, Tyne and Wear, NE26 1TA
Tel: +44 (0) 7966 002 082
E mail: contact@placeonearth.co.uk