

LANDSCAPE SPECIFICATION:

All landscape works to be carried out broadly in accordance with the relevant current British Standards, National Planting Specifications Guidelines, Horticultural Trades Association Standards, CPSE Plant Handling Standards & COSHH Regulations.

- The agreed landscape scheme is confirmed as being 'time-abled' for implementation by or during the first planting season (mid-November to mid-March), after substantial completion of the development, or (where applicable) prior to sale of any individual plots, whichever is the sooner.
- The public/common landscaped area(s) will be managed in perpetuity. It will be competently monitored and follow best landscape management practice principles. It will follow a maintenance schedule sufficient to keep it well maintained, safe, tidy and in a good state of repair. The native hedge to the southern boundary of the site will be maintained at a minimum mature height of 3m.

TOPSOIL

Importation:
 Provide as necessary to make up any deficiency of topsoil existing on site and to complete the work. Any imported soil should be to BS 3882.

- Handling:**
- Ensure that any aggressive weeds are removed from site – do not cut or distribute.
 - Select and use plant to minimize disturbance, trafficking and compaction.
 - Do not contaminate topsoil with silt, stone, hardcore, rubbish or material from building works.
 - Allow any compaction of the soil prior to planting or turfing and do not handle topsoil in wet conditions or after heavy rainfall.

PLANTING

Seeding:
 Ensure that there is a healthy, vigorous grass sward, free from the visible effects of pests, weeds and disease.
 The final sward should form a closely knit, continuous ground cover of even density, height and colour.

Watering:
 As and when required to ensure healthy establishment of plants. During drought periods the plants should be watered twice a week.

Site Clearance:
 Remove rubbish, concrete, metal, glass, decayed vegetation and contaminated topsoil.

Soil Conditions:

- Soil for cultivating and planting must be moist, friable and not waterlogged.
- No planting to take place if soil is frozen or snow covered and any plants waiting to be planted should be given additional root protection.
- Prevent planting pit sides and boxes and backfill materials from freezing.

Plants:

- Plant names, forms, dimensions and other criteria: To be labelled as per the applicable section of BS 3936.
- Protect plants from frost and handle plants with care. Protect from mechanical damage and do not subject to shock, e.g. by dropping from a vehicle.
- Planting: Upright or well balanced with best side to front, well trimmed and evenly spaced.
- Trees to be staked with a single low stake at 45degrees to the stem and tied with an adjustable rubber tie.
- Hedge and shrub whips to be sloe planted and unprotected in order to encourage more natural growth form.
- Newly planted hedges to be maintained at a height of 1m within the Site.

Timing:
 The landscape scheme/planting programme is confirmed as being 'time-abled' for implementation by or during the first planting season (mid-November to mid-March) following commencement of works.

Cultivation:

- Compacted topsoil to be broken up to full depth. Cultivate, aerate and break up soil a few days before planting when weather and ground conditions are suitably dry, leaving the surface regular and even.
- Any uncultivable material brought to the surface including visible weeds, roots and large stones to be removed.

Weeding of planted areas:
 All areas to be checked regularly and kept free of invasive weeds. Either remove by hand (root included) or spot treated with a non-residual herbicide in accordance with the Manufacturer's instructions.

Mulching:
 Well-rotted bark mulch, free of pests, disease, fungus and weeds to be applied 100mm thick to be applied to all planting areas.

Spot treatment of weeds:
 Weeding of planted areas to be undertaken on a regular basis to ensure that the plants are given a fair chance to establish. Care to be taken to ensure that invasive and aggressive weeds do not become a problem and impact on the overall planting scheme. Where necessary, spot treatment of weeds in planted and grassed areas would be undertaken to ensure that they do not seed and establish elsewhere.

Regular felling of the planting beds – including:
 - removal of root litter and any other debris
 - shrubs and trees to be regularly pruned in order to maintain healthy growth and vigour.
 - Any dead, diseased or dying trees or shrubs to be taken away or affected limbs removed.

MANAGEMENT

Protection of existing vegetation:
 Existing trees on the peripheries of the site will be retained where possible. Protection of trees would be in accordance with BS 5837: 2012. Trees in relation to design, demolition and construction should be taken when working adjacent to the existing trees and hedges, particularly in relation to the washing out of machines, storage of materials and other activities which may be deemed hazardous to the health and well being of the existing vegetation.

Inspection Timetable:
 The planting will be subject to an annual inspection each summer for the first 5 years, to ensure that any dead, dying or diseased plants are removed. Those removed will be replaced with the same size or species as per the planting specification. Management of the overall scheme will incorporate regular reviews to check that the scheme is establishing well and any concerns highlighted and an appropriate professional consulted in.

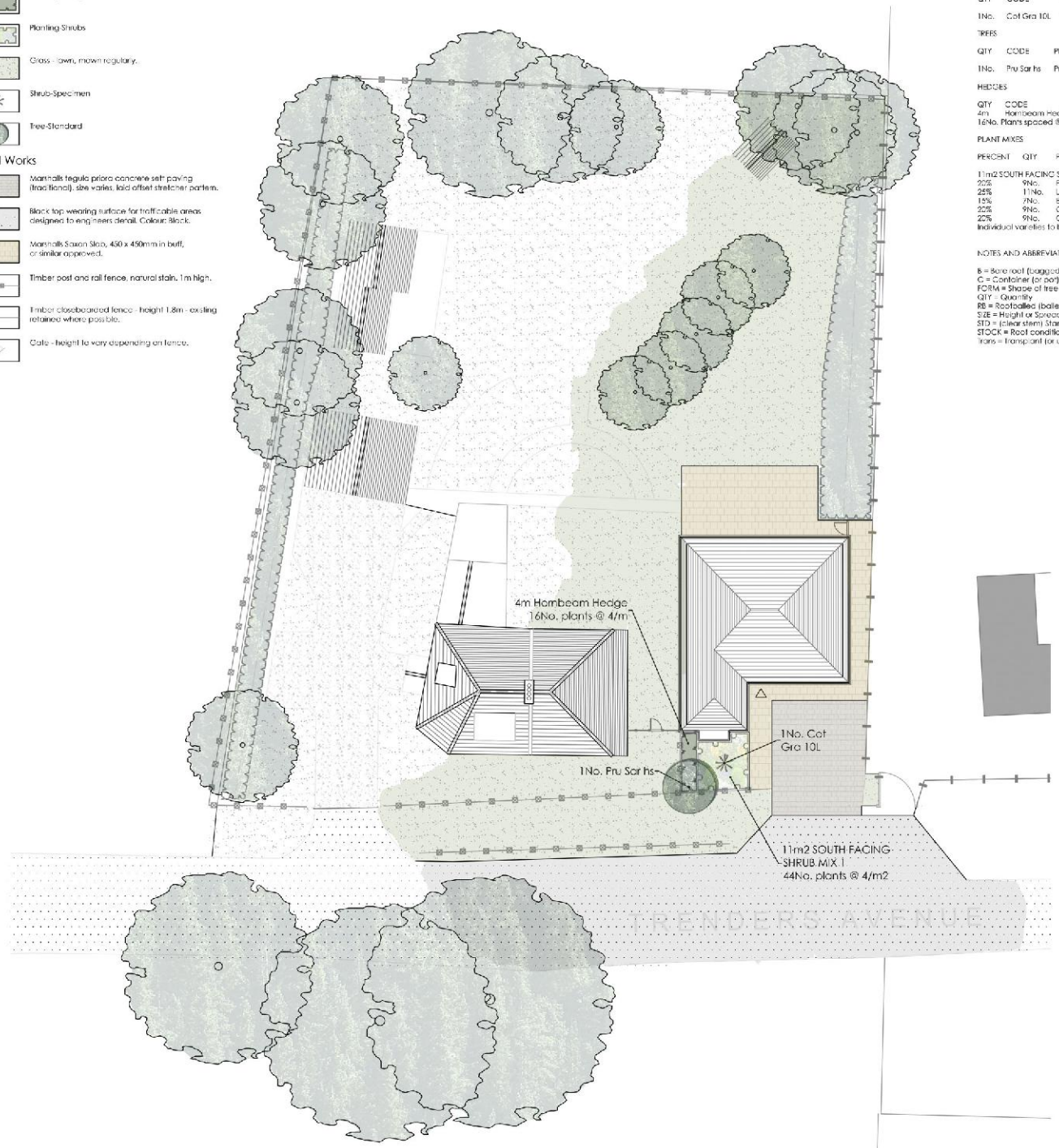
KEY

Soft Works

- Planting Hedges
- Planting Shrubs
- Grass - lawn, mown regularly.
- Shrub-Specimen
- Tree-Standard

Hard Works

- Marshall tegula pavers concrete set paving (trap lion), site varies, laid offset stretcher pattern.
- Black top wearing surface for trafficable areas designed to engineers detail. Colour: Black.
- Marshall Stone Slab, 450 x 450mm in buff, or similar approved.
- Timber post and rail fence, natural stain, 1m high.
- Timber closeboarded fence - height 1.8m - existing retaining where possible.
- Gate - height to vary depending on fence.



PLANT SCHEDULE

SHRUBS					
QTY	CODE	PLANT NAME	STOCK	SIZE	SPACING
1No.	Cot Gra 10L	Colinus corymbosa 'Grace'	C 10L	100-125cm	1/m2

TREES					
QTY	CODE	PLANT NAME	STOCK	FORM	GIRTH/HEIGHT
1No.	Fru Scr hs	Prunus sargentii	RB	STD	12-14cm

HEDGES					
QTY	CODE	PLANT NAME	STOCK	SIZE	
4m	Hombeam Hedge	Cornus bobula	8 Trns	40-80cm	

16No. Plants spaced @ 4m in a Double Staggered Row

PLANT MIXES					
PERCENT	QTY	PLANT NAME	STOCK	SIZE	
11m2 SOUTH FACING SHRUB MIX 1 planted @ 4/m2					
20%	9No.	Philadelphus 'Gold Bell'	C 2L	10-20cm	
25%	11No.	Lonicera angustifolia 'Hidcote'	C 2L	10-20cm	
15%	7No.	Euonymus alatus 'Emeralds Gem'	C 2L	20-30cm	
20%	9No.	Cornus sanguinea 'Midwinter Fire'	C 2L	10-20cm	
20%	9No.	Ceanothus 'Erythraeus var. repens'	C 2L	20-30cm	

Individual varieties to be planted in groups of approximately 3, 5 or 7.

NOTES AND ABBREVIATIONS:

- B = Bare root (balled).
- C = Container (or pot) grown, followed by size of the container (or pot).
- FORM = Shape of tree as supplied by the nursery.
- QTY = Quantity.
- RB = Rootballed (balled and wrapped).
- SIZE = Height or Spread of juvenile plant.
- STD = (clear stem) Standard.
- STOCK = Root condition/protection method eg Bare root.
- Trns = Transplant (or undercut seedling).

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REV	DATE	DESCRIPTION
1	08/08/2025	Final design stage.
2	08/08/2025	Amendments to planting schedule.

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Client:
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Drawing Title:
 Landscape Proposals

Drawn by:
 KB

Purpose of Issue:
 Planning

Date:
 30.08.2025

Scale:
 1:200 @ A2

Job Number/Drawing No.
 2025_040/001

Rev
 B

