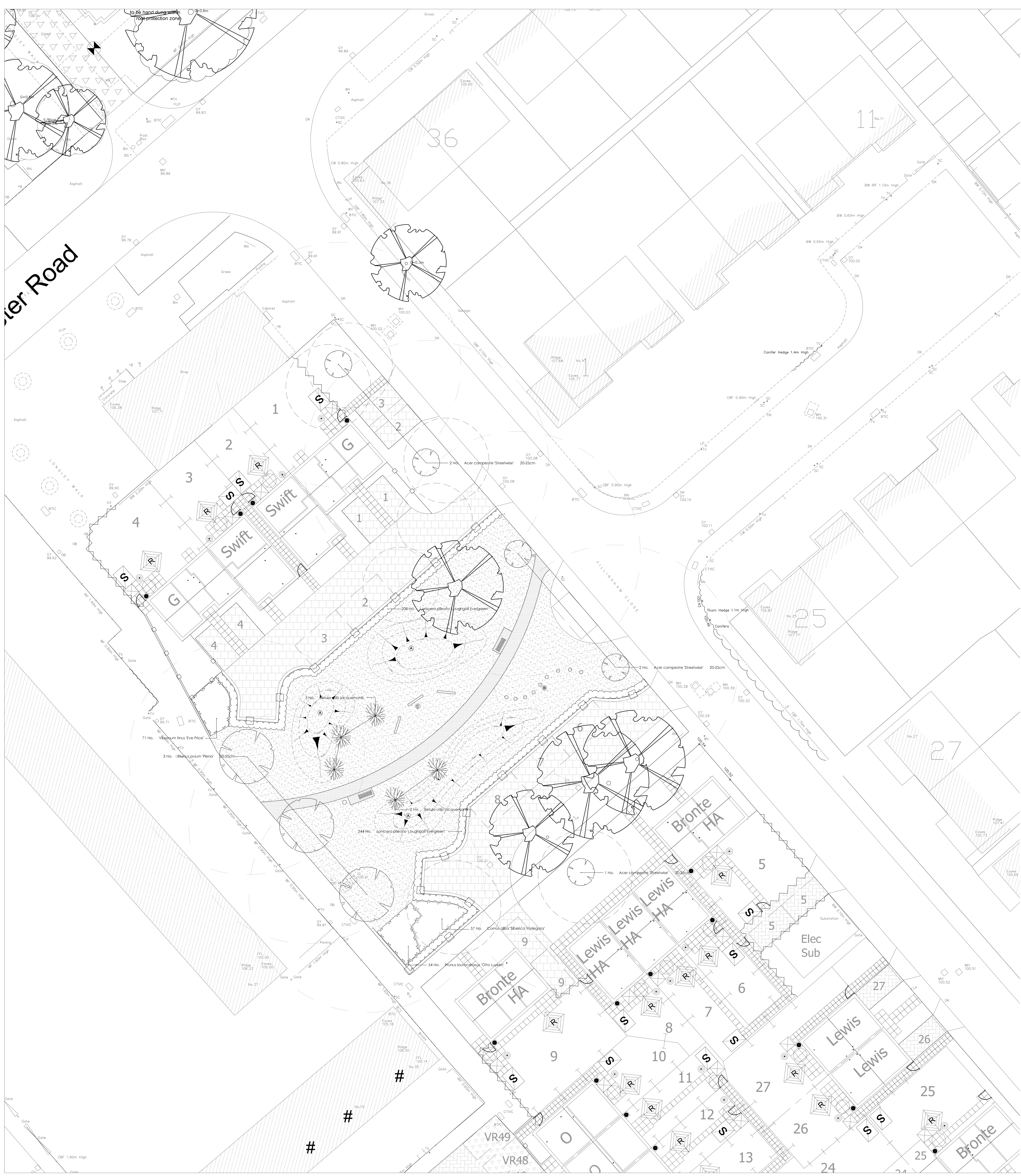

PLANNING NOTES:

1.0 SOILS: Subgrade / subsoil to be prepared in accordance with BS 4428 and scarified or ripped to 300mm depth prior to spreading topsoil to alleviate compaction and promote drainage. Imported and as saved topsoil to be in accordance with BS3882: 2007 'Multipurpose Grade' with minimum soil organic matter contents 1% greater than the minima value (or as approved). Imported topsoil (and 'as saved' if requested) is to be laboratory tested to BS3882: 2007 and ameliorated as required to meet the required characteristics as detailed within Table 1 of BS3882: 2007 specification. Grass areas to be a minimum depth of 150mm, Shrub beds 450mm depth and forestry / transplants 300mm depth. Any weed / grass growth to be sprayed out with appropriate herbicide at least 10 days prior to cultivation. Incorporate proprietary non peat compost to BSI PAS 100 to 50mm depth evenly worked into soil.

2.0 EXISTING TREES: Where trees are to be retained they should be subject to a full arboricultural inspection to assess condition and safety. Retained trees shall be protected from damage by erection of 2.3m weldmesh fencing on a scaffold framework in accordance BS 5837:2005 Figure 2. These barriers shall be maintained in position and in good condition until works are complete. Fencing to be located in accordance with Table 2. at a radius of 12 times the stem diameter (single stem trees) or 10 times the basal diameter (trees with more than one stem arising below 1.5m above ground level) refer to Clause 5.2.2. Further precautions are to be taken as detailed within BS 5837:2005 9.4.

3.0 TREE SURGERY / REMOVAL: Tree surgery and tree removal to be carried out by a registered Tree surgeon in accordance with BS 3998:1989. Arisings to be removed to a licensed tip.

4.0 TREE PLANTING: All trees to be in accordance with BS 3936 / 5236. Trees to be planted in accordance with BS 4428 and securely anchored using Platipus Tree System, or similar, to suit tree size and ground conditions in pits 1000 x 1000 x 750mm backfilled with topsoil mixed with 40L of tree planting compost, ensuring tree pits are a minimum of 75mm deeper and 150mm wider than the tree roots. Base of pits to be broken up to a depth of 150mm. Root balls to be encircled by Root Rain Metro or similar irrigation pipe. Well water after planting. The base of trees to planted in grass areas are to be covered with 75mm depth bark mulch to 1.0 metre diameter and kept weed free.

5.0 SHRUB & HERBACEOUS PLANTING: plants to be in accordance with BS 3936 and handled in accordance with CPSE guidelines and planted in accordance with BS 4428. All shrubs to have a minimum of three breaks, except Hedera with a minimum of two. Well water plants immediately after planting and prior to spreading of mulch. Planting areas to be covered with 75mm depth bark mulch and kept weed free.

6.0 TURFING: Grass turf areas to be Tillers 'Arena' or similar approved cultivated turf, laid in accordance with BS4428. Topsoil to be rotatvated and levelled as required and any debris or stones greater than 50mm diam removed. Pre-turfing fertiliser to be applied in accordance with manufacturers instructions. Turf to be laid from planks with broken joints well butted up, pegged to slopes where required. Well water after laying to avoid shrinkage.

7.0 SEEDING: grass areas to be seeded in accordance with BS 4428 during March, April or September. Topsoil to be rotatvated and levelled as required and any debris or stones greater than 20mm diam removed. Pre-seed fertiliser to be applied in accordance with manufacturers instructions. Lightly rake areas after sowing. Seed to be British Seed Houses mix A24 'Wear and Tear' sown at 35g/m2, including:

Count Slender Creeping Red Fescue 35%
Aberimp Perennial Ryegrass 20%
Raisa Chewings Fescue 20%
Vesuvius Perennial Ryegrass 20%
Highland Bent Grass 5%

8.0 FEATURE BOULDERS: 3 no boulders, 'Purbeck' stone; to be located in circluar seating area. Approximate dimensions: 1500mm Length x 750mm Depth; buried approximately one third in ground.

Boulder sizes and materials to be selected by the project architect prior to installation.

9.0 MAINTENANCE: To be carried out at approximately monthly intervals to include the following:

a) Eradicate weeds by hand or chemical means.

b) Cut out dead or / and damaged stock or branches, prune as required.

c) Ensure all shrubs and trees are firmed in , securely staked and tied.

d) Collect litter, sweep and tidy site.

e) Apply suitable pesticides, fungicides and fertilisers as required.

f) Carry out grass mowing to turf when attained 100mm, cut to 35mm.

PLAY AREA NOTES:

1.0 BENCHES: 2 no. CA6 Taylor Made bench (as approved by Solihull MBC) including back and arm rests, colour black RAL9005. Benches to be root fixed into concrete foundation within tarmac surround; to be installed in accordance with manufacturers recommendations.

2.0 LITTER BIN: Broxap BX45 2550-S 'Derby Standard' 120lts, 2mm zintec steel bin or similar approved to be powder coated black and gold to match benches. To include heavy duty front opening lockable door, 4 posting aperatures and laser cut 'Litter' lettering. To be fixed in accordance with manufacturers recommendations and include anti graffiti polyurethane finish.

3.0 DOG BIN: Earth Anchor 'HGN45' 45 litre capacity, zinc coated steel dog bin to be polyester powder coated green, in accordance with BS14c40. To include galvanised steel post and to be fixed in accordance with manufacturers recommendations.

4.0 ROSPA CERTIFICATION: prior to construction and prior to handover / Local Authority adoption the developer is to provide an adequate ROSPA Playground Test Certificate, any areas on non-compliance with these standards will need to be rectified.

NB All natural play features to comply with and be in accordance with the provisions of BS EN 1176 - Playground Equipment and Surfacing and BS EN 1177 - Impact Absorbing Playground Surfacing where deemed appropriate.

Plant Schedule

Trees

No.	Species Name	Specification	Girth	Height	Density
5 No.	Acer campestre 'Streetwise'	Semi-Mature :4x :RB	20-25cm	min. 450cm	Counted
5 No.	Betula utilis jacquemontii	Multi Stem :3 Stems :3x :RB		200-250cm	Counted
3 No.	Prunus avium 'Plena'	Semi-Mature :Clear Stem min. 200 :4x :RB	20-25cm	min. 450cm	Counted

Shrubs

No.	Species Name	Specification	Height	Pot Size	Density
57 No.	Cornus alba 'Siberica Variegata'	Branched :4 brks :C	40-60cm	3L	3/m²
452 No.	Lonicera pileata 'Loughgall Evergreen'	Bushy :6 brks :C		3L	0.45Ctr Double Staggered at 0.3m offset
54 No.	Prunus laurocerasus 'Otto Luyken'	Bushy :5 brks :C	40-60cm	5-7.5L	3/m²
71 No.	Viburnum tinus 'Eve Price'	Bushy :4 brks :C	30-40cm	3L	4/m²

LEGEND: LANDSCAPING

GRASS: existing grassed areas to be made good with seed.

GROUND COVER: evergreen and deciduous shrub planting

ORNAMENTAL HEDGE PLANTING

SPECIMEN TREES: feature multi-stem trees.

A: CONTOURS: 0.3m contour mounding, maximum height 0.8m; mounds to be turfed.

B: STEPPING LOGS: 300 to 400 diameter x 750mm long vertical oak logs set in concrete into the ground with 200-300mm protruding (height above ground to vary).The surface of the logs is to be saw etched.

C: BALANCE BEAMS: 2000mm long x 250mm wide timber sleepers to be securely fixed into ground.

MACADAM SURFACE: to main footpath to engineers details.

FURNITURE: benches as specified; to be installed on tarmac surround with 1.2m standoff to one side to allow wheelchair users to sit alongside the bench. Refer to Play Area Notes, item 1.0.

LITTER BIN: refer to Play Area Notes, Item 2.0.

DOG BIN: refer to Play Area Notes, Item 3.0.

TREE PLANTING: standard tree planting with NHBC radii.

EXISTING TREES: to be retained.

TREES TO BE REMOVED

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rev	date:	amendments:	alt:
A	01-07-2011	As planner's comments 27/05/11	DP
B	26-08-2011	As planner's comments 04/08/11	SB

cdm 2007: designers risk information	severity

bea landscape design ltd

client:
BELLWAY HOMES LTD

project:
CRAIG CROFT 8 POS
NORTH SOLIHULL

title:
LANDSCAPE PROPOSALS

status:
PLANNING

date:	drawn:	number:
JAN 2010	SB	10-93-01
scale@A0:	**checked:**	**revision:**
1:100	ECH	B

Landscape Institute
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