Greenspace Design & Consultancy UK

Landscape Management Plan

Old Market Street/Grant Close
Manchester
M9 8DX

S Edwards
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1. **General Maintenance**

1.1. General inspection of site to be undertaken on a regular basis

1.2. Health and safety legislation must be adhered to at all times when undertaking maintenance operations to ensure the safety of contractors, property owners and members of the public

1.3. Any/all maintenance work should comply with *BS 7370-4 Grounds maintenance. Recommendations for maintenance of soft landscape (other than amenity turf)*

2. **Scope of Maintenance**

2.1. Maintenance will include all new hard and soft landscaping, including but not exclusive to: trees, shrubs and other plants, turf and wildflower areas, paving and other areas of hard landscaping

3. **Reinstatement**

3.1. Any trees or plants that have failed to establish, become dead, diseased or deemed unsafe by local authority/government agencies must be replaced with same or approved similar species; to a minimum of five years from landscaping works. Re-planting to be undertaken at appropriate season specific to plant species

3.2. Within the first five years any areas of turf that have failed to establish, become dead or diseased must be removed and replaced either by new turf or by appropriate use of grass seed

4. **Protection of existing turf**

4.1. During maintenance operations in close proximity existing grass should be protected by use of board and/or tarpaulins.

4.2. No equipment or plant machinery should be driven over existing turf unless unavoidable at which point boards must be used and any consequent compacted turf made right

5. **Disposal of arisings**

5.1. Arisings should be removed from site and biodegradable waste taken to recycling facilities and non-biodegradable taken to appropriate licensed tip. Suitable compost container may be used on site if desired. Diseased and/or pest infested waste to be disposed of in appropriate manner to prevent spread in line with

i. *Wildlife and Countryside Act 1981*

ii. *Environmental Protection Act 1990*

6. **Site cleanliness**

6.1. Site must be left generally clean and tidy after any maintenance operations

7. **Watering**

7.1. Regular checks on all planting must be undertaken, in particular whilst newly planted and establishing to prevent loss through lack of watering.

7.2. Watering must be sufficient to ensure the full depth of topsoil is thoroughly wetted

7.3. Care must be taken not to cause damage or loosen plants

8. **Pests, diseases and invasive weeds**

8.1. Any invasive weed or pest identified as falling under the *Invasive Alien Species (Enforcement and Permitting) Order 2019* must be dealt with specific to individual species and required methods of removal/disposal.

8.2. The following legislation must also be adhered to for all treatments/disposal of plants identified as diseased or pest infested

i. *Wildlife and Countryside Act 1981*

ii. *Environmental Protection Act 1990*

9. **Chemical spraying**

9.1. Any/all chemical applications must comply with:

i. *Food and Environment Act 1985 Part 3*

ii. *Environmental Protection Act 1990*

iii. *Control of Pesticides Regulations 1986*

iv. *Plant Protections Products Regulations 2005*

v. *Control of Substances Hazardous to Health 2002 (COSHH)*

vi. *Wildlife and Countryside Act 1981*

vii. *Health and Safety in the Workplace 1974*

9.2. Chemical applications should be carried out in appropriate weather conditions

9.3. All chemicals used in way of herbicides, pesticides, fungicides and insecticides must be on the government list of approval for use

9.4. All chemicals in way of herbicides, pesticides, fungicides and insecticides must be used in accordance with manufacture instructions and appropriate for use i.e. herbicides for weeds

9.5. All chemical waste must be disposed of in accordance with the above legislation

9.6. Care must be taken when spraying herbicides around planted areas to prevent damage to existing plants

10. **General pruning**

10.1. Care must be taken not to damage bark during pruning of trees

10.2. All plants should be pruned appropriate to species, season, location and growth stage to leave a well-balanced appearance

10.3. All pruning wounds must be kept as small as possible

10.4. Pruning cuts should be from above and sloping away from outward facing buds

10.5. Pruning cuts should be angled so that water does not collect on the cut area

11. **Trees and shrubs**

11.1. Any/all works should comply with *BS 7370-4 Grounds maintenance. Recommendations for maintenance of soft landscape (other than amenity turf)*

11.2. Any tree works other than pruning with hand-held tools must be carried out by fully licensed qualified tree surgeon with chainsaw license, and must adhere to all relevant legislation including:

i. Tree Preservation Orders
ii. Planning conditions
iii. *Health and Safety in the Workplace 1974*
iv. *Highways Act 1980*
v. *Wildlife and Countryside Act 1981*
vi. *Environmental Protection Act 1990*

11.3. All vehicular and pedestrian public accessways must be kept clear of plant growth/overhang

11.4. Ornamental shrubs to be pruned specific to species to encourage healthy growth and desired ornamental features such as flowers, ornamental stems or fruit

11.5. Planted beds to be kept free from weeds by hand weeding, or by use of herbicide spot treatment following all current legislation as previously discussed

11.6. All dead wood and damaged stems/branches to be removed at end of season and arisings disposed of in appropriate manner

11.7. Suitable mulch may be used as weed suppressant

11.8. Appropriate multi-purpose plant food and/or soil improver fertiliser may be applied to planted areas in early spring. Manufacturer's instructions to be followed

11.9. Where necessary plants may be thinned following guidelines in *BS 7370-4 Grounds maintenance. Recommendations for maintenance of soft landscape (other than amenity turf).* Care must be taken not to damage surrounding trees/shrubs

11.10. Inspections should be carried out following severe winds and any trees or shrubs discovered to have signs of instability should be firmly re-bedded in and staked as appropriate/necessary

12. Tree stakes, ties and guards

12.1. A minimum of four inspections over a twelve month period of tree stakes and ties

12.2. All trees should be checked for stability following periods of severe winds and that stakes and ties are intact and in correct position

12.3. Any areas of chafing, loose or defective stakes and ties should be identified and adjusted/refixed/replaced to original specifications

12.4. Any tree that is deemed to have sufficiently established may have its stake carefully removed in spring and stake holes backfilled with lightly compacted soil

12.5. Any loose or defective tree guards should be adjusted/refixed/replaced to original specification

13. Hedges

13.1. Hedges to be pruned appropriate to species and height required

13.2. Formative pruning to be undertaken in winter or early spring followed by 2-3 cuts in a twelve month period for formal hedging dependant on species

13.3. Relevant legislation must be adhered to including

i. Planning conditions

ii. *Anti-Social Behaviour Act 2003: Part 8 in 2005. Tall hedges*

iii. *Health and Safety in the Workplace 1974*

iv. *Highways Act 1980*

v. *Wildlife and Countryside Act 1981*

14. **Grassed areas**

14.1. Grassed areas should be maintained appropriately to specific use

14.2. Turf should be healthy and vigorous, free from disease, fungi, discolouration, scorch or wilt

14.3. Grass to be kept free of moss, excessive thatch, weeds, worm casts and mole hills

14.4. Any areas of compaction, waterlogging, scalping or trampling must be repaired either by

i. Relaying with new turf to quality and appearance of existing turf

ii. Use of grass seed mix to match appearance and species of existing turf

14.5. All edges to be kept neat and well defined

14.6. Suitable top dressing and/or fertiliser to be applied in spring or autumn as required. Manufacturer's instructions to be followed

15. **Mowing grass areas**

15.1. First cut to be when height of initial growth is 40-75mm, to be no lower than 30mm

15.2. Following cuts to be 20-30mm

15.3. Mown areas should be left neat and even

15.4. All arisings to be removed and disposed of appropriately

15.5. Mowing should not be carried out during spells of adverse weather such as draught or very wet weather

15.6. All edges to be neatly trimmed

15.7. Nylon filament rotary cutters or other hand-held tools to be used within 100mm of tree stems to prevent damage

16. **Wildflower area**

16.1. Once established maintenance should be carried out to control weeds such as Docks and Thistles by hand where possible.

16.2. Should spot herbicide treatments be required then these should be used sparingly and with care not to kill surrounding plants.