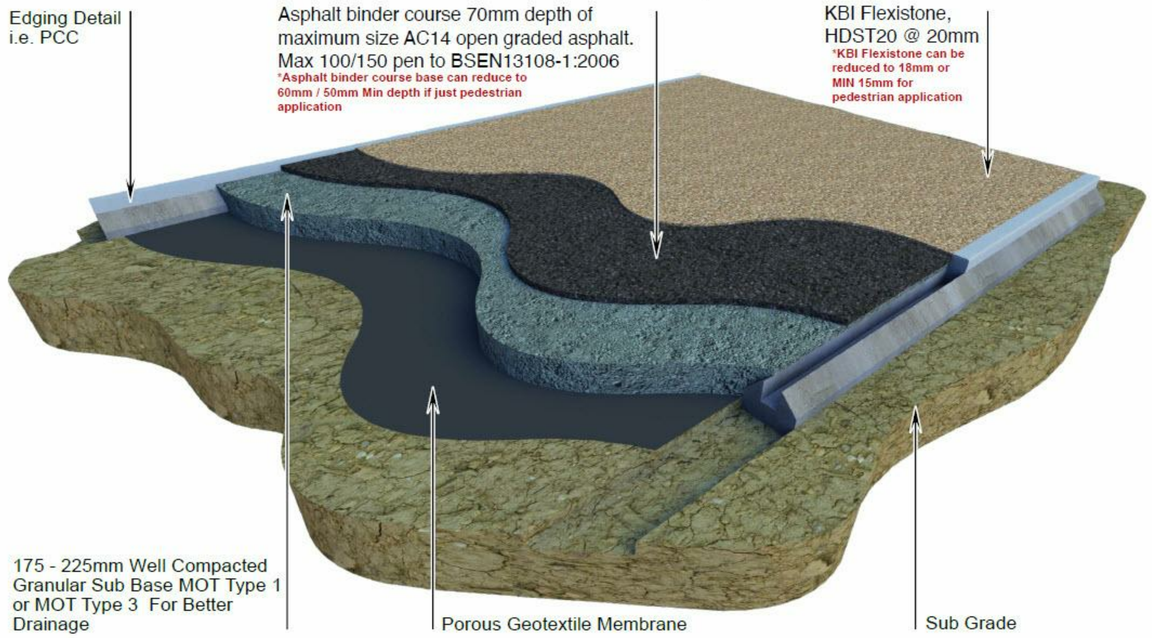
KBI Flexistone / Permadrive construction detail.
HDST-20 & HDST-15



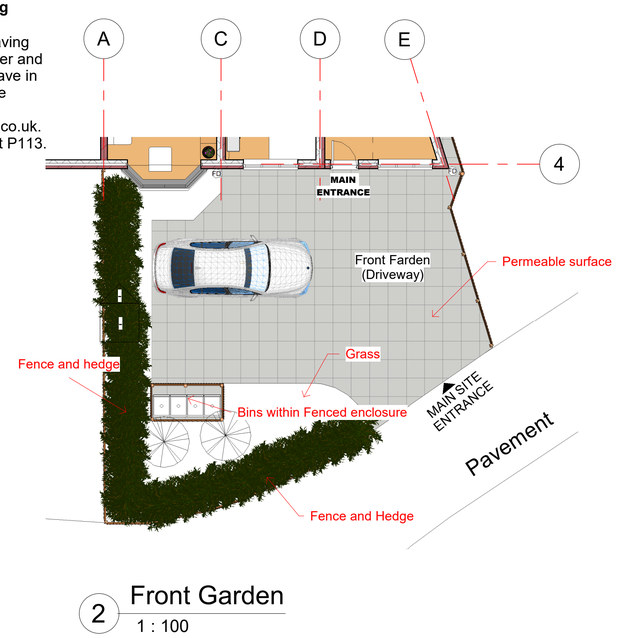
Note: Drainage Method Must Be Considered As Flexistone Is A Porous Surface

KBI UK Ltd Unit 8, NEXUS Capitol Court, Dodworth Barnsley, S Yorkshire S75 3UD +44 (0) 1422 242 880. www.kbiuk.co.uk Sustainable Porous Paving Solutions	Flexistone construction detail for vehicle application.	Date: 16/06/2016 Drawn By: NLG Design Revision: A Drawing Number: HDST-15 & 20

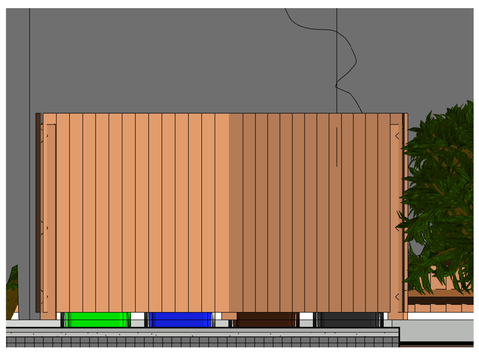
1 KBI Flexistone _ Permadrive construction detail_PT
1 : 10

Specification of Hard Surfacing

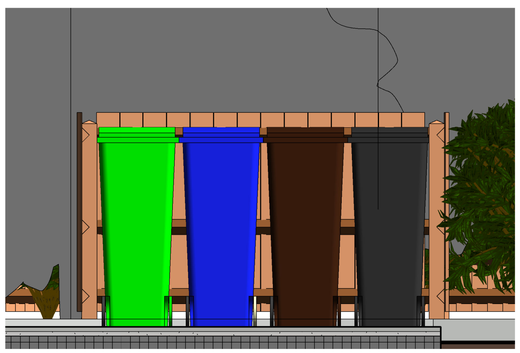
- Use sustainable porous paving covering, which allows water and air to flow through the surfave in high volume. Recommende surfacing products can be accessed from www.kbiuk.co.uk. a sample is show on Sheet P113.



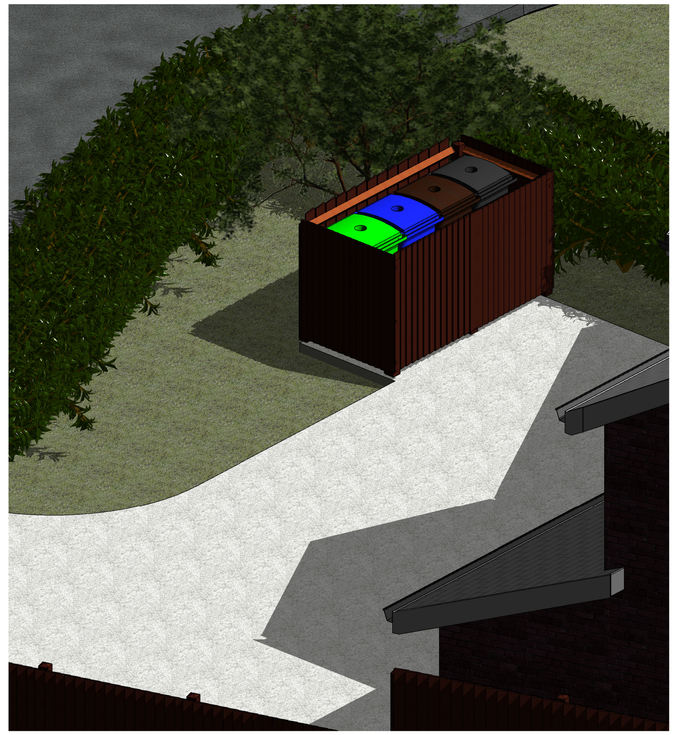
2 Front Garden
1 : 100



4 Bins Area Elevation 1
1 : 20



5 Bins Area Elevation 2
1 : 20



3 Bins Area (3D View 1)

NOTES

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No.	Description	Date
1	Revision 1	Date 1
2	Dropped kerb for vehivle access added.	16/09/22
3	Obscure glazing added to Rear and Right windows on 1st Floor	28/09/22
4	Conversion of FF Toilet & Utility to Bedroom	25/09/23

Revision

ARCHITECTURE ENGINEERING & CONSTRUCTION
DESIGN
Committement to Design Excellence
Contact:
Tel: 07985306082
Email: aecdesign.co.uk@outlook.com
www.aecdesign.co.uk

Project Name
House Front, Side and Rear Ground and First Floor Extension

Project No.	AECD_M20 1BU_2022_0001		
Drawing No.	M201BU_2022_P113_01		
Date	25/09/23	Drawn-by	AECDesign
Status	Proposal	Checked by	AECDesign
Sheet Size	A1	Approved by	AECDesign

Sheet Name
Front Garden Surface Treatment

Scale	As indicated
Client Name	Khaled Muwahed
Project Address	479 Princess Road Manchester M20 1BU
Sheet No.	P113

Filename: 07/09/2023 15:33:26

SPECIFICATION OF PLANTING

EXCAVATIONS AND TOPSOIL

1. **Setting Out**
   - Planting shall be set out roughly a sshown on the Site Plan. All measurements have to be verified on site.

1. **Imported Top Soil**
   - Imported topsoil to be to BS 3882; general purpose grade.
   - Texture slightly stoney.
   - Soil pH 7.0.
   - Maximum stone size of 50mm in any dimension.
   - Topsoil to be free from, an excessive amount of weed seeds, roots of perennial weeds, subsoil and extraneous matter.

2. **Handling Top Soil**
   - Select and use plant to minimise disturbance, trafficking and compaction. Do not contaminate with subsoil, stone, hardcore, rubbish or material from demolition work. Handle topsoil in the driest conditions possible. Do not handle during or after heavy rainfall or when it is wetter than the plastic limit as defined by BS 3882, Annex N2.

3. **Top Soil Depth: Shrub Planting and Hedge Lines**
   - Topsoil shall be spread evenly in layers not exceeding 150mm depth to 450mm depth after lightly firming and settlement.

4. **Soils for Grass Seeding**
   - Soil forming materials should be low fertility topsoil or subsoil, maximum stone size of 50mm in any dimension. Soil pH 7.0. Minimum depth of soils after lightly firming and settlement: 150mm

PLANTS AND TREES IN GENERAL

1. All trees and shrubs will conform to the specification for nursery stock as set out in British Standard 3936 Parts 1 (1992) and 4 (1984). Advanced Nursery stock trees shall conform to BS 5236. Sizes and type of nursery stock are tabulated below

Form	Girth	Height	Clear stem to lowest branch	Stock	Container size if used
Feathered trees		125-150		B	
		150-175		B	
		175-200		B	10
		200-250		B	10
	6 - 8	250-275		B	15
	8 - 10	275-300		B/ RB	15
	10 - 12	Over 300		B/ RB	15
Standard Trees:					
Half	4– 6	175-200	125 -150	B	10
Extra Light	4 - 6	200-250	150 - 175	B	15
Light	6 - 8	250-300	150 - 175	B	15
Standard	8 - 10	250-300	175 - 200	B	15
Selected	10 - 12	300 – 350	175 - 200	B / RB	25
Heavy	12 - 14	350 min	175 - 200	RB	35
Extra Heavy	14 - 16	350 min	175 - 200	RB	35

2. **Shrubs**
   - To BS3936: Part 1 and Part 10. Roses to BS3936: Part 2. All shrubs shall be true to character, well developed bushes and with uniform shoot and foliage development typical for the species or type. All shrubs will be container grown in rigid pots. Ground cover shrubs sized 10 -20 cm or 20 -40 cm high will be in not less than 2L pots and shrubs sized 40 - 60 cm high will be in 3L pots.

3. **Shrubs For Hedges**
   - To BS3936: Part 1, consistent in species, cultivar and clone to ensure a uniform hedge.

PREPARATION OF PLANTING BEDS / PLANTING MATERIALS

1. **Site Clearance**
   - Prior to planting, planting areas will be cleared of: rubbish, concrete, metal, glass, stones with largest dimension exceeding 75mm, decayed vegetation and contaminated topsoil. Substances injurious to plant growth including subsoil, rubble, fuel and lubricants also to be removed. Retain and protect trees indicated on drawings.

2. **Planting Conditions**
   - Deciduous trees and shrubs shall be planted only during the season November - March, and only when the soil is in a friable condition. Evergreens may be planted September/October or April/May.
   - Carry out preparation and planting while soil and weather conditions are suitable and when soil is not so wet that to work it would result in a loss of structure. Do not undertake work during periods of heavy frost or strong winds.

3. **Watering**
   - Planting will be watered as necessary to ensure establishment and continued thriving of planting, watering to full depth of topsoil without damaging or displacing plants or soil.

4. **Compost**
   - Tree planting compost shall be entirely free of peat. Proprietary products based on composted straw, manure or coir are acceptable, but products based on wood chips or bark shall not be used.
   - Incorporate into backfill of tree pits at the rates specified or the manufacturers recommended rates.

PLANTING

1. **Hedge Lines**
   - Cut and rake off any grass and herbage from a strip 1.4m wide. Treat the strip with an appropriate herbicide to kill all rooted grass and herbs. After herbicide has taken effect cultivate the area to a coarse tilth 600mm wide and 250mm deep.

2. **Planting Pits in General**
   - All trees and shrubs are to be planted in pits, the sizes of which are specified below.

	Diameter (mm)	Depth (mm)
Shrubs, hedges and groundcover	150mm wider than root spread	
Cell grown / Rootrainers	300 x 300	300
Transplants	300 x 300	300
Feathered	600 x 600	600
Standard	600 x 600	600
Tall Standard, Selected Standard	750 x 750	700
Heavy Standard	900 x 900	750
Extra Heavy Standard	1000 x 1000	750

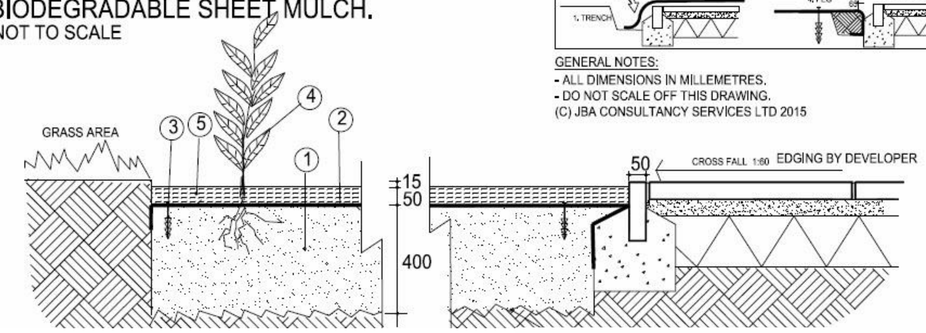
- Excavate topsoil to a sufficient depth and width to accommodate the cell plug / container or allow roots to be spread without cutting or bending. Spread friable backfill mixture over the roots in successive layers, working plant up and down between each layer to ensure a distribution of soil between all roots and an intimate contact between roots and soil particles. Firm the soil by treading with the heel and add more soil if necessary to bring the surface level to that of adjacent areas and also to the mark on the plant stem which indicates the nursery planted level. Do not leave any roots or cell plugs exposed to the air.
- For Hedges, plant shrubs in trenches large enough to take full spread of roots. Unless otherwise specified plant in a double staggered row 300mm apart and with 300mm between rows, to result in 6-7 plants per linear metre.
- Weed control membrane shall be laid along the hedgerow over the top of the hedge plants and the membrane cut to allow the plants to extend through. The outer edges shall be dug into the ground to a depth of at least 150mm along the full length of the hedgeline.
- All surplus material consisting of subsoil, stones, debris, wrapping material, canes, ties, temporary labelling, prunings and other arisings / rubbish to be removed from site.

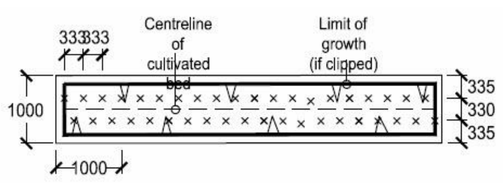
AFTER CARE

- **Weeding:** Throughout the aftercare period keep all shrub planting areas weed free. For woodland planting keep an area of 1 m. in diameter around each planting station in a weed free condition. This may be achieved by the use of an approved herbicide or by regular cultivation. A minimum of 3 visits for weed control will be required during the growing season. All injurious weeds, defined in the Weeds Act 1959, will be removed from the remainder of each transplant tree or shrub plot. The growth of herbaceous material between the weed free planting stations should be controlled by strimming twice per year.

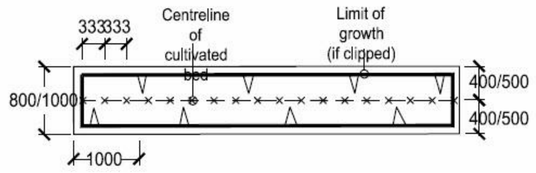
- **Replacements:** Plants that fail to thrive, are removed, uprooted or destroyed or die during the aftercare period will be replaced with equivalent plants as soon as possible during the following planting season. Replacements shall be of the same size and species as that originally specified unless otherwise agreed with the Planning Authority. Defects shall be made good by the end of the planting season of the year in which the defect is identified. Shrub areas – all dead stock shall be replaced at the end of each growing season to obtain 100% stocking..

INSET DETAIL 1: SHRUB BED WITH COURSE WOOD CHIP MULCH OVER SUITABLE BIODEGRADABLE SHEET MULCH.
NOT TO SCALE

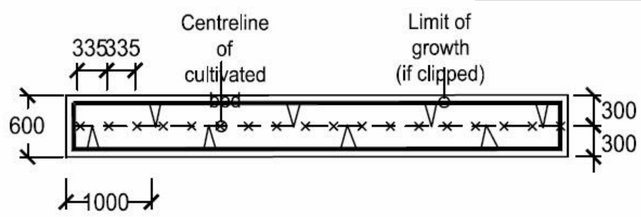




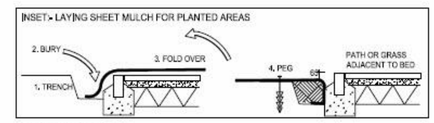
4 Native Planting
1 : 10



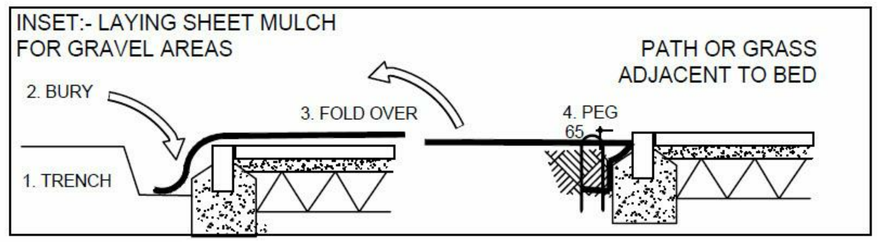
5 Ornamental (Large and Medium Growing)
1 : 10



6 Ornamental (Small Growing)
1 : 10



GENERAL NOTES:
- ALL DIMENSIONS IN MILLEMETRES.
- DO NOT SCALE OFF THIS DRAWING.
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7 Sheets Mulch for Gravel Areas
1 : 10

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3	Obscure glazing added to Rear and Right windows on 1st Floor	28/09/22
4	Conversion of FF Toilet & Utility to Bedroom	25/09/23

Revision

AEC DESIGN ARCHITECTURE ENGINEERING & CONSTRUCTION
Committement to Design Excellence
Contact:
Tel: 07985306082
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www.aecdesign.co.uk

Project Name
House Front, Side and Rear Ground and First Floor Extension

Project No.	AECD_M20 1BU_2022_0001		
Drawing No.	M201BU_2022_P114_01		
Date	25/09/23	Drawn-by	AECDesign
Status	Proposal	Checked by	AECDesign
Sheet Size	A1	Approved by	AECDesign

Sheet Name
Specification of Planting

Scale 1 : 10

Client Name Khaled Muwahed

Project Address
479 Princess Road
Manchester
M20 1BU

Sheet No.
P114

Filename: 07/09/2023 15:33:33