

GREENHEYS RESIDENTS ASSOCIATION
WATER HARVESTING FEATURE AND LANDSCAPE
MAINTENANCE AND MANAGEMENT PLAN January 2023

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CONTENTS

1 INTRODUCTION

Design Objectives
Management Responsibilities
Key Objectives

2 ONGOING MAINTENANCE AND MANAGEMENT

3 NEW PLANTING

4 HARD LANDSCAPED AREAS

5 WATER HARVESTING FEATURE

1. INTRODUCTION

This Maintenance and Management Plan has been produced to support the planning submission for the proposed installation at Mary Barton Fields, Moss Side. Reference should be made to drawings 01_GRA / 02_GRA / 03_GRA / 04_GRA / 05_GRA for layout and planting notes.

Design Objectives

The Water Harvesting Feature has been designed and developed through consultation with residents and aims to:

- fit within the existing landscape character with design inspiration taken from surrounding architectural features and materials.
- be a community focal and meeting point.
- provide a practical and visually interesting and animated solution for rainwater harvesting and management.
- be sustainable, using reclaimed and recycled materials where possible. A robust design with a long-life span and using materials that can be recycled at end of use.
- be low maintenance.
- be safe and secure with controls in place to manage access to harvested water.
- create new planting opportunities with species chosen that will cope with extremes of both wet and dry weather, as well as contributing to the ecological value of the site.

Management Responsibilities

- The maintenance operations / establishment period outlined in this report will run for a minimum of 5 years commencing on the date of certification of Practical Completion.

- For the first 12 months after certification of Practical Completion, general maintenance will be undertaken by the Landscape Contractor responsible for the implementation of these works. This will take the form of four site visits. Day to day housekeeping and safety checks to undertaken by Greenhays Residents Association.
- This maintenance period will run concurrently with the Rectification Period. During this time the Landscape Contractor responsible for implementing the works will be liable for any failing or defects in accordance with the landscape plans, details and specification. The rectification periods will be: 12 Months

Key Objectives

- To manage the landscape in a way which ensures the safety of site users, such as maintaining a safe, clean and functioning water harvesting system and the removal of dead, dying or diseased plants.
- To provide a safe, high quality external environment for all site users.
- To ensure that the landscape and feature develop in a manner commensurate with the original design intentions.
- To ensure the successful establishment and continued growth of planting identified on the landscape proposals.
- To secure a long term future for the new plants with particular emphasis upon increasing bio-diversity and safe water management.

2. ONGOING MAINTENANCE AND MANAGEMENT

The next section of this management plan will look at aims and objectives and general management principles for the proposed soft and hard landscape and water harvesting feature.

The purpose of this Maintenance and Management Plan is two-fold

1. Setting out the long term aims and objectives for the site so that all stakeholders and relevant parties can understand how it is intended that the landscape components be developed and established.

2. Providing a prescriptive series of timed operations which will form a working document to instruct the appointed Landscape Contractor / Greenheys Residents Association on how the objectives will be achieved.

3. PLANTING

Aim: To encourage quick establishment of planting.

Herbaceous Perennials, Grasses and Ferns	J	F	M	A	M	J	J	A	S	O	N	D	Comments	Years 1-5	Years 5+
Manual weed control														X	X
Top up composted mulch														X	X
Watering													As required	X	
Removal of Litter													As required following inspection	X	X
Dividing herbaceous plants													As required	X	X
Pruning:															
Cutting back and tidy														X	X

4. HARD LANDSCAPED AREAS

AIMS: To maintain and safe and clean environment.

Hard Landscape	J	F	M	A	M	J	J	A	S	O	N	D	Comments	Years 1-5	Years 5+
Manual removal of weeds / moss from self-binding gravel													As required	X	X
Removing litter / debris													As required following inspection	X	X
Cleaning													As required following inspection	X	X

5. WATER HARVESTING STRUCTURE

AIMS: To keep in a clean and safe working order

Water Harvesting Structure	J	F	M	A	M	J	J	A	S	O	N	D	Comments	Years 1-5	Years 5+
General cleaning and general safety inspection													As required following inspection	X	X
Removing litter / debris													As required following inspection	X	X
Clean out water butt with clean warm soapy water and rinse thoroughly													As required following inspection	X	X
Keep the central water collector mesh clear off debris and organic material. Long handle brush.													As required following inspection	X	X
Check lock on tap and lid to water butt													As required following inspection	X	X
Check chain is secure at both top and bottom													As required following inspection	X	X
Remove weeds from roof														X	X
Watering													As required after three weeks without rainfall. watering is required regularly for the first 6-10 weeks	X	X
Apply feed as specified by manufacturer															
Clear leaves from roof														X	X

NOTE: Safety eye bolts designed into shelter for ladder access