

STOREBOX LTD, 7 WILLIAM STREET, ARDWICK, MANCHESTER M12 5FX

Landscape Maintenance Plan

Dec 2025

1.0 INTRODUCTION

This document has been produced for the new planting beds due to be planted Winter/Spring 2026, and includes all establishment and maintenance procedures for the planting. The maintenance plan spans a 60-month period following the completion of the planting.

These documents are issued for the site owners and in reference to Manchester City Council Planning 143731/FO/2025, Condition 3.

2.0 OBJECTIVES

The objective of this maintenance plan is to enhance and maintain the tree planting, to provide guidance for the on-going maintenance of the tree planting and a programme to follow over the course of the first 5 years of their establishment.

3.0 TREE MANAGEMENT PLAN

The table below sets out the maintenance tasks and management required:

Area	Task	Yr1	Yr2	Yr3	Yr4	Yr5
Trees	Formative pruning	•	•	•		
	Cut away damaged limbs	•	•	•	•	•
	Fertilise	•	•		•	

	Water	•	•	•		
	Replace failed stock	•	•	•	•	•
	Mulch	•	•	•	•	•
Pest & Disease	Check for P&D & act when necessary	•	•	•	•	•
Tree Anchors	Check fixings remain tight & in place	•	•	•	•	•
Leaf & Weed Clearance	Clearance of blown in leafs, removal of any weeds	•	•	•	•	•
Watering	Check tree rings regularly	•	•	•	•	•

4.0 SPECIFIC TREE MAINTENANCE TASKS

To ensure the successful establishment of the new trees the following maintenance tasks should be carried out:

- Following any particularly strong winds check for any damaged limbs, carefully remove with sharp secateurs and treat wounds as necessary.
- Also check that the Platypus anchors are holding fast and do not require tightening.
- Formative pruning of the trees should take place as necessary removing any co-dominant stems and crossing branches.
- New growth to be cut back to maintain the 'tear drop' shape with a single prune to take place in early September.
- Apply a top dressing of a balanced N.P.K. fertiliser in early spring following manufacturer's instructions.

- Ensure that the trees receive sufficient watering at regular intervals in the establishment period.
- Ensure mulch levels remain at minimum 50mm depth; replenish at regular intervals according to site conditions.

Pests & Diseases

- Inspect the trees bi-monthly to identify any pests and diseases.
- Where possible the Integrated Pest Management approach (using cultural, physical and mechanical methods before using chemical control as a last resort) to pest and disease control should be applied.
- Any severe case of a pest or disease should result in the removal of the tree to avoid any further spread.
- Where chemical control is required treatments should be carried out twice a year.

Leaf & Weed Clearance

- Ensure that the planting beds are kept clear of leaves and that leaves are not left to sit on the plant beds for an extended period.
- This also applies to the paved/hard landscaping areas where leaves should be collected and removed from the hard surfaced areas.
- As a minimum leaf clearances should be undertaken six times per year, in October, November and January.
- Check for weeds on each maintenance visit and remove each time.

Watering & Irrigation

- Regularly check that the tree rings are releasing water along the entire length of the ring; calcium build up can sometimes block a 'dripper' and this can easily be washed off with warm water and a sponge