SHEET LOCATION PLAN

NTS

PLEASE NOTE IN ACCORDANCE WITH THE PLANNING CONDITIONS ASSOCIATED WITH THE PROJECT:

CONDITION 32:
Infilling material and soils shall be levelled and graded in accordance with the approved restoration master plan 08309/P/P101 and the cross section plan No's 08309/P/P102A Rev A and 08309/P/P102B Rev A.

CONDITION 34:
The phasing and a timescale for progressive completion of the golf course development shall be carried out in accordance with the approved details on phasing plan 08309/P/02 and the construction programme timetable dated July 2012 unless written approval is given to any subsequent variation. Provision shall be made for grass seeding and planting in accordance with the approved landscaping scheme to be implemented during the first planting season following completion of the each phase permitted under this condition.

IMPLEMENTATION AND MAINTENANCE GUIDELINES

1.0 GENERAL

All plants shall conform to BS 3936 and be in accordance with the National Plant Specification, Supplying nurseries shall be registered under the HTA Nursery Certification Scheme. All plants shall be packed and transported in accordance with the Code of Practice for Plant Handling as produced by CPSE. Planting shall not be carried out when the ground is waterlogged, frostbound or during periods of cold drying winds. All bare root stock shall be root-dipped in an approved water-retaining polymer.

If the formation level is compacted it should be ripped through before topsoiling. Topsoil depths to be 1000mm for woodland planting and 150mm for grass areas.

2.0 ORNAMENTAL SHRUBS AND TREES

2.1 Ground Preparation
Where necessary treat existing weeds with a glyphosate based herbicide and allow a suitable period as recommended by the manufacturer for this to take effect. A general purpose slow release fertiliser at the rate of 75gm/m2 and Tree Planting and Mulching Compost at the rate of 2Ltr/m2/m2 are to be incorporated into the top 150mm of topsoil during final cultivations. All extraneous matter such as plastic, wood, metal and stones greater than 50mm in any dimension shall be removed from site.

Tree pits are to be excavated and the base broken up a further 150mm with the sides well scarified to prevent smearing. All trees up to and including selected standards are to be supported with single 75mm diameter stakes. All root-ball, container grown and trees over heavy standard size shall be double staked. Stakes should be driven 500mm into undisturbed ground before planting the tree, taking care to avoid underground services and cables etc.

2.2 Planting

Trees are to be placed into the pits and backfilled with topsoil incorporating slow release fertiliser and Tree Planting and Mulching Compost as specified. Firm trees in well and secure with proprietary rubber tree ties and spikers.

Water in all trees and shrubs at the end of each day of planting.

2.3 Maintenance
The landscape contractor shall maintain all areas of new planting for a period of 12 months following practical completion. All stock deemed to be dead, dying or diseased within the defects period shall be replaced by the contractor at his own cost.

The site is to be visited monthly throughout the year to undertake the following operations.
Weed clearance: All planting areas are to be kept weed free by hand weeding or herbicide treatment.
Litter clearance: All litter is to be removed from planting beds.
Watering: Planting areas are to be brought up to field capacity at each visit and each tree is to receive 20 gallons.
Checking trees: All tree ties and stakes are to be checked and adjusted if too loose, too tight or if chafing is occurring. Any broken stakes are to be replaced.
Formative pruning: Any damaged shoots/branches are to be pruned back to healthy wood. Plants are to be pruned in accordance with good horticultural practice to maintain healthy well-shaped specimens.

3.0 GRASS

3.1 Preparation
The area to be seeded shall be sprayed out with a glyphosate herbicide and cultivated to a depth of 100mm removing all weeds, debris and stones over 25mm diameter. The surface shall be raked to smooth flowing contours with a fine tilth, incorporating preseeding fertiliser at 70 g/m2.

3.2 Seeding
Grass seed shall be sown in April during calm weather and not when the ground is frost bound or waterlogged. Seed shall be sown in two equal sowings in transverse directions at 35 g/m2. After sowing the contractor shall lightly rake the seed into intimate contact with the soil. All seed mixes to be specified in accordance with those set out in the approved management plan.

3.3 Infill cut
When newly seeded areas reach 50mm they should be cut back to a height of 30mm and then cut twice annually in early Spring and late Summer. All arisings shall be removed or spread evenly across grassland. Any bare patches shall be made good at this time.

4.0 TOPSOIL

4.1 Existing Topsoil
Pre-planting herbicide application=
Apply by suitable spraying apparatus, an approved translocated systemic herbicide to the manufacturer's instructions and to 1997 Control of Pesticides Regulations and 2003 COSHH regulations on all beds, except those which are both weed free and are to receive agricultural sheet mulch. Spray immediately if any weeds are present. If none are showing, but there may be a delay before planting, or the area is to be seeded, spray after one month following cultivation, to allow dormant seed to terminate. All spraying shall be carried out by skilled and qualified operatives, using protective clothing. In suitable weather (no wind) and any damage caused by spray drift, from incorrect usage or spillage, shall be rectified at the contractor's own cost. Repeat as necessary to ensure complete kill and rake off all dead material from site.

Carry out the following works to the existing topsoil on site to ensure it Conforms to BS 3882:2015, being free from rocks larger than 50m diameter, concrete, air roots, wire, bricks, and have less than 20% clay. Allow for pre-application of herbicide as above, if fertilise with 100g per meter square of Vitax 7% Nitrogen 18% slow release fertiliser. Cultivate to a depth of 300mm, using a tractor mounted subsoiler or ripper at 500mm widths, forking over thoroughly or machine rotovate soil to a depth of 300mm, ensuring that the subgrade and topsoil are completely broken up and free draining, relieving any compaction. For beds greater than 3 metres in width, break up the subgrade and topsoil using a tractor mounted subsoiler or ripper at 500mm centres to a depth of 300mm, except where there are services, or within 15 meters of tree stems or 3 meters of existing hedges. Do not rip areas where roots greater than 10mm diameter are encountered.

4.2 Imported Topsoil
Any imported topsoil for making up ground, shall conform to BS:3882:2015, and be free from rocks lower 50mm diameter), concrete, roots, wire and bricks, and have less 20% clay.

5.0 WILDFLOWER AND GRASSLAND MIX

5.1 Preparation
Grass seed mixtures to be sourced from certified local provenance seed stock. Ground surface will be cleared of weed growth either removed by hand or through the application of an approved (glyphosate based herbicide (as) herbicides should only be handled by certified users and in accordance with the COSHH Regulations 2002). The ground will then be ploughed and raked to produce a medium tilth with debris and stones over 25mm diameter removed. The surface shall be raised to smooth flowing contours with a fine to medium tilth.

5.2 Seeding
Meadow and wildflower seed mixes shall be sown in either August -September or March -April during calm weather and not when the ground is frost bound or waterlogged. Seed shall be sown in two equal sowings in transverse directions at 4 or 5 g/m2, according to supplier's recommendations. After sowing the contractor shall roll the seed into intimate contact with the soil with a ribbed Cambridge roller.

5.3 First year maintenance
All litter should be removed from areas prior to mowing. The following procedures should not be undertaken in adverse weather conditions or if ground conditions prevent the use of machinery without damage to the ground surface. Mow regularly throughout the first year of establishment to encourage basal growth and reduce weed competition. All arisings shall be removed or deposited in an area designated by the Contracts Manager. Any bare patches shall be made good at this time.

5.4 Second and subsequent year maintenance
Management of subsequent years comprises a single Autumn cut in September or October to allow plants to set seed. Arisings shall be left for a minimum of 24 hours and a maximum of 7 days before being removed or relocated to an area identified by the Contracts Manager.

NOTES

- All landscape proposals must be referred to by the Structural Engineer during foundation design.
- Soiling operations to be carried out in accordance with the implementation and maintenance guidelines.
- All planting to be in accordance with the implementation and maintenance guidelines.
- No species, variety, size or position to be amended without the Landscape Architects prior approval.
- Before trees are planted, the Landscape Contractor shall ascertain the location of drains from the site manager, and shall if necessary make minor adjustments to tree positions to ensure that they are planted at least 1.5m from drains.
- All planting must be mulched in accordance with the implementation and maintenance guidelines.
- If planting is required outside the October-March season, bare root shrubs will be replaced by 3L pot grown plants, and trees will be replaced by a containerised equivalent to be approved by the project landscape architect.

KEY

Site A boundary

Trees and vegetation retained
Native tree/shrub planting.

Trees and vegetation removed
Native tree/shrub planting.

Juvenile planting
Juvenile tree/shrub planting to be retained and enhanced. Any dead, dying or missing plants to be replaced with native tree and shrub infill mix. **Refer to plant schedule for specification.**

Amenity grass

T1 **Tee box and green locations**
T = Tee G = Green

B **Bunker locations**
900mm deep. 400mm depth sand. Graded golf sand compliant to S.T.R.I standards above a geotextile membrane. Bunkers to include a plastic rake to tidy sand area after a shot is played.Bunker drainage and suitability to be reviewed by project drainage engineer. Ensure excavations for bunkers do not expose contaminated ground or remove the clay capping layer.

1.20m high timber post and 3 rail fence

Driving range net
Pole and wire mesh fence to driving range.

3.00m wide pedestrian/cycleway
3.00m wide compacted dust limestone gravel footpath. Consolidated and compacted subgrade; excavate all soft spots and backfill with Type 1 stone where necessary. Terram 1000 or equal approved non-woven geotextile, 250mm Type 1 subbase, compacted with 2.5t roller; 100mm clean stone, compacted with 2.5t roller; 80mm compacted to dust limestone gravel; laid to camber to be watered and compacted with a 2.5t roller; Surrounding grass areas to be regraded locally; minimum 1m from edge of footpath; V-ditch type drainage system, filled with stone, to be installed where applicable - survey of wet areas yet to be undertaken.

Timber post and rail fence
Timber post and rail fence to the boundary of country park.

Site contours
70.5
Contours are 'not as built' and should be used for indicative reference only.

Earth mounding to tree planting
Areas to be mounded to a height of 1.00m above capping layer where required. Slopes to be no greater than 1:4 with contours smoothed into existing.

Retained semi-rough grassland
Areas of semi-rough/rough grassland to be retained for biodiversity enhancement.

PLANT SCHEDULE

STANDARD TREES

REF	SPECIES	SUPPLY	SIZE(cm)	GIRTH(cm)	CTRS(m)
T1	Acer campestre	Std	230/300	8/10	as shown
T2	Betula pendula	Std	230/300	8/10	as shown
T3	Quercus robur	Std	230/300	8/10	as shown
T4	Betula pubescens	Std	230/300	8/10	as shown
T5	Carpinus betulus	Std	230/300	8/10	as shown
T6	Sorbus aucuparia 'Sheerwater Seedling'	Std	230/300	8/10	as shown
T7	Alnus glutinosa	Std	230/300	8/10	as shown
T8	Salix caprea	Std	230/300	8/10	as shown
T9	Cedrus deodara	Std	230/300	8/10	as shown

REPLACEMENT MEMORIAL TREES

REF	SPECIES	SUPPLY	SIZE(cm)	GIRTH(cm)	CTRS(m)
RT1	Quercus robur	SM	400/500	18/20	as shown

All trees to be planted in accordance with the implementation and maintenance guidelines. The tree planting schedule and landscape proposals must be referred to by the Structural Engineer during foundation design. No tree species, size or location should be altered without prior approval from the Landscape Architect.

NATIVE WOODLAND MIX

ABBR	SPECIES	MIX(%)	SUPPLY	SIZE(cm)	BREAKS	CTRS(m)
ALNGL	Alnus glutinosa	5	T 1+1	60/80	3	2.00
BETPE	Betula pendula	12.5	T 1+1	60/80	3	2.00
BETPU	Betula pubescens	7.5	T 1+1	60/80	3	2.00
CORAV	Corylus avellana	10	T 1+1	60/80	3	2.00
CRAMON	Crataegus monogyna	10	T 1+1	60/80	3	2.00
ILEAG	Ilex aquifolium	10	2L	60/80	3	2.00
PRUSP	Prunus spinosa	5	T 1+1	60/80	3	2.00
QUEPE	Quercus petraea	15	T 1+1	60/80	3	2.00
QUERO	Quercus robur	20	T 1+1	60/80	3	2.00
ROSCA	Rosa canina	2.5	T 1+1	60/80	3	2.00
VIBOP	Viburnum opulus	2.5	T 1+1	60/80	3	2.00

All shrubs to be planted in accordance with the implementation and maintenance guidelines. The landscape proposals must be referred to by the Structural Engineer during foundation design. No shrub species, size or location should be altered without prior approval from the Landscape Architect. Individual species to be planted in groups of 5+?.

NATIVE EVERGREEN HEDGEROW - to screen greenkeepers compound

ABBR	SPECIES	SUPPLY	SIZE(cm)	HABIT	CTRS(m)
ILEAG	Ilex aquifolium	3L	60/80	Bushy	0.30 Double Staggered row

All hedgerow shrubs to be planted in accordance with the implementation and maintenance guidelines. The landscape proposals must be referred to by the Structural Engineer during foundation design. No hedgerow shrub species, size or location should be altered without prior approval from the Landscape Architect. Hedgerow shrubs to be planted in a single row within a 50cm wide bed and mulched in accordance with implementation and maintenance guidelines.

DEFENSIVE PLANTING MIX

ABBR	SPECIES	%AGE	SUPPLY	SIZE(cm)	HABIT	CTRS(m)
BERDA	Berberis darwinii	15%	40-60cm	10L	Bushy	0.7m
CORALE	Cornus alba 'Elegantissima'	20%	60-80cm	10L	Branched	0.7m
CORSTF	Cornus stolonifera 'Flaviramea'	20%	40-60cm	10L	Branched	0.7m
ELAEB	Elaegnus ebbingei	10%	60-80cm	10L	Bushy	0.7m
PHOFRRER	Photinia x fraseri 'Red robin'	10%	60-80cm	10L	Bushy	0.7m
PYRCOLA	Pyracantha coccinea 'Red Column'	10%	60-80cm	10L	Bushy	0.7m
VIBTI	Viburnum tinus	10%	60-80cm	10L	Bushy	0.7m

SPECIAL GENERAL PURPOSE MEADOW GRASSLAND (EM3)

Special General Purpose Meadow Mixture - EM3 as supplied by Emorsgate Seeds or similar approved. Sown at 4g/m2 and implemented as set out below.

MEADOW MIXTURE FOR WETLANDS (EM8)

Meadow mixture for wetlands - EM8 as supplied by Emorsgate Seeds or similar approved. Sown at 4g/m2 and implemented as set out below.

GRASS MIXTURE FOR HEDGEROWS & WOODLAND (EG9)

Grass Mixture for Hedgerows & Woodland - EG9 as supplied by Emorsgate Seeds or similar approved. Sown at 5g/m2 and implemented as set out below.

Refer to implementation and maintenance guidelines for details.

PROPOSED WILDFLOWER MEADOW AREAS TO BE SUPPLEMENTED WITH NATIVE BULB PLANTING

SPECIES	No./m²
Bluebells (33% of area) Hyacinthoides non-scripta	10
Daffodils (33% of area) Narcissus pseudonarcissus	10
Snowdrops (34% of area) Galanthus nivalis	10

All bulbs to be planted in accordance with the implementation and maintenance guidelines. No bulb species or location should be altered without prior approval from the Landscape Architect. Bluebells and Snowdrops bulbs to alternate every 2 linear metres.

NATIVE TREE AND SHRUB INFILL MIX (where required)

ABBR	SPECIES	MIX(%)	SUPPLY	SIZE(cm)	BREAKS	CTRS(m)
ACECAM	Acer campestre	10	T 1+1	60/80	3	1.50
CORSA	Cornus sanguinea	10	T 1+1	60/80	3	1.50
CORAV	Coryus avellana	10	T 1+1	60/80	3	1.50
CRAMON	Crataegus monogyna	25	T 1+1	60/80	3	1.50
ILEAG	Ilex aquifolium	10	2L	60/80	3	1.50
MALSY	Malus sylvestris	5	T 1+1	60/80	3	1.50
PRUSP	Prunus spinosa	15	T 1+1	60/80	3	1.50
ROSCA	Rosa canina	5	T 1+1	60/80	3	1.50
VIBOP	Viburnum opulus	10	T 1+1	60/80	3	1.50

All shrubs to be planted in accordance with the implementation and maintenance guidelines. The landscape proposals must be referred to by the Structural Engineer during foundation design. No shrub species, size or location should be altered without prior approval from the Landscape Architect. Individual species to be planted in groups of 5+?.

G- 05/01/2018 AM Cycleway added
F- 02/01/2018 AM Updated to address South Derbyshire Council comments
E- 02/01/2018 AM Updated to address comments made at site meeting in November
D- 08/10/2018 AL Updated soft landscape proposals to client comments
C- 03/10/2018 AL Updated soft landscape proposals to client comments
B- 02/05/2018 AL Updated soft landscape proposals to client comments
A- 12/05/2018 AL Updated soft landscape proposals to client comments

Revisions:
First Issue 01/05/2018 AL

William Nadin Way, Swadlincote

Golf Course Detailed Soft Landscape Proposals (3 of 3)

Drawing Ref: **EMS-2865_08F**
Client: **Harworth Estates**

Date : 01/05/2018
Drawn by : AL
Checked by : AP
Scale : 1 : 500 @ A0

Pegasus Design

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