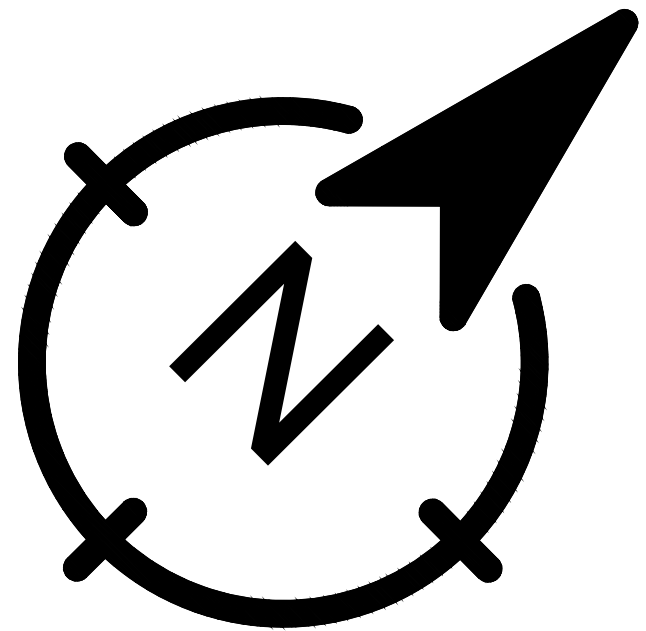


NOTES:
RESPONSIBILITY IS NOT ACCEPTED FOR ERRORS MADE BY OTHERS IN SCALING FROM THIS DRAWING.
ALL CONSTRUCTION INFORMATION SHOULD BE TAKEN FROM FIGURED DIMENSIONS ONLY
NO WARRANT AS TO THE PRECISION OF THIS DRAWING IS GIVEN NOR SHOULD BE INFERRED
CONSTRUCTION DRAWINGS TO BE READ IN CONJUNCTION WITH SPECIFICATIONS, SCHEDULES
AND DRAWINGS FROM STRUCTURAL AND MECHANICAL ENGINEERS.



"BUG HOTEL" TO BE INSTALLED ADJASCENT TO THE PRIVATE GARDEN OF FLAT 1, CONSTRUCTED FROM RECLAIMED TIMBER, HOLLOW STEMS, BAMBOO CANES AND NATURAL MATERIALS.
POSITIONED IN A PARTIALLY SHADED LOCATION AGAINST THE BOUNDARY FENCE .

INTEGRATED BAT BRICK TO BE INSTALLED ON THE NORTHERN ELEVATION, MORE THAN 4m ABOVE GROUND LEVEL.
ROOST TO BE INCORPERATED FLUSH INTO THE WALL SURFACE TO MINIMISE AESTHETIC IMPACT AND AVOID CONFLICTS WITH EXTERNAL LIGHTING.

2 x NESTING BOXES SUITABLE FOR SPARROWS OR SWIFTS TO BE INTALLED ON THE EAST AND SOUTH ELEVATIONS OF THE BUILDING. POSITIONED AT LEAST 3.5m ABOVE GROUND LEVEL AND AWAY FROM WINDOWS.

BOXES TO BE OF HIGH QUALITY, WEATHER RESISTANT CONSTRUCTION (TIMBERCRETE OR INTEGRATED BRICK E.G. SCHWEGLER 17A OR EQUIVELANT)

Raingarden (21.5m²) Management Plan

This area features species adapted to wetter soils that contribute to drainage and biodiversity, including Euphorbia martinii, Polypodium vulgare, Deschampsia cespitosa, Luzula nivea, Iris pseudacorus, Lythrum salicaria, and Campanula glomerata.

Years 1 & 2 (Establishment Phase)

- Regular watering must be carried out during dry periods between April and September to ensure water penetrates the root zone.
- Iris pseudacorus and Lythrum salicaria require particular attention regarding watering, as they can be vulnerable during early establishment.
- Weed control will primarily be undertaken by hand weeding to keep beds clear of competition.
- Euphorbia must be pruned lightly to maintain its form.
- Herbaceous species and grasses are to be cut back in late winter to encourage fresh spring growth.

Years 3 to 5 (Ongoing Management)

- Watering will only be required during periods of prolonged drought.
- Euphorbia martinii will have its flowered stems cut back to the base after blooming, taking care to avoid the irritant sap.
- Flowering species like Campanula glomerata and Lythrum salicaria should be deadheaded after flowering to prolong displays and reduce self-seeding.
- To support biodiversity, clearance of raingarden species will be left until late winter (February or March) so that seed heads and hollow stems (Lythrum salicaria, Iris pseudacorus, Euphorbia martinii, Deschampsia cespitosa) provide overwintering habitat and food for wildlife.
- Clumps of Iris pseudacorus, Lythrum salicaria, and Campanula glomerata may be divided in years four or five if they become congested or require rejuvenation.
- Management should maintain diverse vegetation layers, and clumps should only be divided for plant health, not solely for tidiness.

IMPORTANT NOTE FOR LOCAL AUTHORITY

The building owner, Terry Prictor, assumes full responsibility for the implementation of the landscaping scheme and the subsequent reporting to Newport City Council. To ensure technical compliance, all inspections and reports will be conducted by a qualified landscape consultant.

Reporting Deliverables:

- Completion Report (Condition 02a): Immediately following the completion of the planting (scheduled for the October 2024 to March 2025 season), a report will be submitted to the Local Planning Authority. This will include photographic evidence of the site before and after planting, seeding, and fencing to confirm compliance with the approved plant species and sizes.
- Interim Monitoring Report (Condition 02b - Year 2): By 31st July 2026, a report with photographic evidence will be submitted. This report will summarise planting health, detail any replacement planting undertaken during the establishment phase, and provide a timetable for any further required replacements.
- Final Monitoring Report (Condition 02b - Year 5): By 31st July 2029, a comprehensive final report will be submitted. This will document the successful establishment of the scheme, confirming that a minimum of 90% plant survival has been achieved and that the landscaping has reached a stable, self-sustaining state.
- All records of annual inspections, including dated photographic evidence and notes on ecological value (such as pollinator use), will be maintained by Terry Prictor and made available to the Local Planning Authority upon request throughout the five-year period.

Maintenance Task	Timing / Frequency	Years 1 - 2 (Establishment)	Years 3 - 5 (Ongoing)
Watering	April to September	Regular watering during dry periods, ensuring water penetrates the root zone.	Watering required only during periods of prolonged drought.
Weeding & Mulching	Ongoing	Frequent hand-weeding. Maintain 50mm ornamental bark mulch. Minimal spot herbicide if required.*2	Monitor for invasive species (bramble, knotweed, bindweed). Top up bark mulch to retain minimum 50mm depth.*1
Pruning (Shrubs)	Ongoing / Species Specific	Light formative pruning for Berberis, Euonymus, and Euphorbia.	Prune Berberis & Euonymus to maintain compact growth. Cut back Euphorbia to base after blooming. Cut back Perovskia in spring.*2
Pruning (Perennials)	Post-Flowering	Tidy Bergenia and Alchemilla by removing old foliage.	Deadhead Campanula, Alchemilla, and Lythrum. Divide Iris, Lythrum, and Campanula clumps in Year 4/5 if congested.*1
Winter Cutbacks (Grasses/Herbaceous)	Steel,mulch Winter (Feb/March)	Cut back grasses and herbaceous species.	Leave ornamental grasses and perennial stems uncut during Autumn/Winter for habitats. Cut back in late winter, leaving some stems.*2
Monitoring & Inspections	Annually (Late Summer)	Formal inspection recording plant survival, vigour, pests, mulch effectiveness, and ecological value. Keep written/photographic records.*1	Continue annual formal inspections. Store records securely for LPA review upon request.*1
Replacement Planting	Annually (Nov - March)	Replace any failed plants with same species and size specification.	Replace dead/diseased plants. If a species consistently fails, consult LPA for a suitable alternative.*1
Formal Review	End of Year 5	N/A	Comprehensive review with LPA to ensure 90% survival, self-sustaining state, and biodiversity net gain. Submit formal report.*1

ECOLOGICAL ENHANCEMENTS IN LINE WITH WRITTEN SCHEME OF ECOLOGICAL ENHANCEMENT NOTATED AND DRAWN IN PURPLE.

Normal Grass (Turf / Lawn) Management Plan

This area consists of amenity grass areas used for visual amenity and groundcover.

Years 1 & 2 (Establishment Phase)

- Watering: New turf must be watered daily during the first 2-3 weeks, then regularly during dry periods between April and September to ensure deep root establishment.
- Initial Mowing: The first cut shall not take place until the grass has reached a height of 75mm and is well-rooted. The blades should be set high (50mm) for the first year.
- Weed Control: Hand-weeding of broadleaf weeds (like docks or thistles) will be conducted frequently to prevent competition during the establishment phase.
- Years 3 to 5 (Ongoing Management)
- Mowing Regime: Grass will be maintained at a height of 35mm-50mm. During periods of drought, the cutting height will be increased to 75mm to retain soil moisture.
- Biodiversity Edge: Where grass borders the Raingarden or Ornamental Beds, a 200mm "no-mow" buffer zone may be left until late winter (February/March) to provide additional invertebrate habitat and shelter.
- Soil Health: To support soil microorganisms and reduce chemical use, clippings may be left on the lawn occasionally to recycle nutrients, or composted in designated on-site areas.
- Monitoring: Grass areas will be inspected annually in late summer for signs of compaction, pests, or disease. Any areas of significant failure (over 10% cover) will be re-seeded or re-turfed during the next available planting season (November-March).

Ornamental Planting Beds Management Plan

These beds provide ornamental foliage, flowers, and groundcover to suppress weeds, featuring Alchemilla mollis, Bergenia cordifolia 'Purpurea', Calamagrostis acutiflora 'Karl Foerster', Carex oshimensis 'Evergold', Festuca glauca 'Blue Fox', Perovskia atriplicifolia 'Blue Spire', Stipa tenuissima, Berberis thunbergii 'Nana', and Euonymus fortunei 'Emerald Gaiety'.

Years 1 & 2 (Establishment Phase)

- Regular watering will be conducted between April and September during dry periods.
- A 50mm mulch of ornamental bark will be maintained and topped up as necessary to support weed control.
- Weed control will be frequent, relying primarily on hand weeding, with spot herbicide used minimally and only where weeds cannot otherwise be controlled.
- Berberis and Euonymus will receive light formative pruning to maintain form.
- Bergenia and Alchemilla will be tidied by removing old foliage following flowering.
- Grasses and herbaceous species will be cut back in late winter.

Years 3 to 5 (Ongoing Management)

- Watering will be restricted to periods of prolonged drought.
- Bark mulch must be topped up as required to retain a minimum depth of 50mm.
- Beds must be monitored regularly to remain free of invasive species like bramble, bindweed, or Japanese knotweed.
- Alchemilla mollis will be deadheaded after flowering, and clumps may be divided in years four or five to rejuvenate them.
- Shrubs (Berberis and Euonymus) will be pruned to maintain compact growth and prevent overcrowding.
- Perovskia 'Blue Spire' must be cut back in spring to maintain strong growth.
- Carex oshimensis 'Evergold' will be tidied by removing dead foliage as needed.
- Calamagrostis 'Karl Foerster', Stipa tenuissima, and Festuca glauca will be left uncut during autumn and winter, then cut back in late winter (February or March), leaving some stems standing to provide habitat.

CLIENT T PRICTOR	SCALE 1:50 @ A0	DATE AUG '22
PROJECT FORMER POST OFFICE	DRAWN DJA	CHECKED DJA
DRAWING TITLE LANDSCAPING PLAN & ECOLOGICAL ENHANCEMENT PLAN	JOB NUMBER 2022-99	DRAWING NO. GA08
		REVISION DC

COTSWOLD
ARCHITECTURAL
COTSWOLDS | FOREST OF DEAN | CHELTENHAM