



RIDGE

**LANDSCAPE MAINTENANCE &
MANAGEMENT PLAN**
RIDGE AND PARTNERS
15 January 2021



LANDSCAPE MAINTENANCE & MANAGEMENT PLAN RIDGE AND PARTNERS

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VERSION CONTROL

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1. TREE MANAGEMENT

Tree work

The Contractor shall allow a sum to maintain all tree stock in accordance with the specification set out below.

1.1. Preambles

- (i) Prior to starting work the Estate Management Company and Contractors shall agree the trees that are to receive work.
- (ii) Prior to, during and after work the Contractor should avoid damage to neighbouring trees, plants and property.
- (iii) All works should be in accordance with BS:3998 2010 and Forestry and Arboricultural Training and Safety Council Safety Guides. All operatives undertaking chainsaw work must hold appropriate certification and should be approved members of the Arboricultural Association.
- (iv) As a general rule, wherever possible, management should be as minimal as possible, subject to meeting health and safety requirements.
- (v) Any works to the trees is to be carried out in accordance with the legal agreement for the site and therefore following consultation and written consent from the Local Planning Authority (LPA).

1.2. Generally

1.2.1.1. TMSG01: Tree Stakes and Ties

- (i) The Contractor should check on a two monthly basis the condition of Tree Stakes and Guys. In addition, further inspections should be carried out immediately after strong winds.
- (ii) Stakes – replace loose, broken, or decayed stakes to original specification. If longer than half of clear tree stem height, cut to this height in spring. Retie to tree firmly but not tightly with a single tie.
- (iii) Ties – Adjust, refix, or replace loose or defective ties, allowing for growth and prevent chaffing. Where chaffing has occurred, reposition, or replace ties to prevent further chaffing.
- (i) Removal of Stakes and Ties – remove stakes and ties two years after planting. Fill stake holes with lightly compacted soil.

1.2.1.2. MGW01: Tree Guys

- (i) The Contractor should check on a two monthly basis the condition of underground guy wires. In addition, further inspections should be carried out immediately after strong winds.
- (ii) Operations – replace or re-secure loose or missing underground guy wires. Adjust to suit stem growth and to provide correct and uniform tension.

1.2.1.3. TMR01: Re-firming Trees and Specimen Shrubs

Re-firming Trees and Shrubs – shall be carried out after strong winds, frost heave and other disturbances. To re-firm the Contractor should tread around the base until firmly bedded. Any collars in the soil at the base of tree stems, created by tree movement should be broken up by fork, avoiding damage to roots. The voids should be backfilled with topsoil and re-firmed.

1.2.1.4. TMTGG01: Tree Guards and Grills

(i) Tree Guards – loose or defective guards; adjust, re-fix or replace to original specification and to prevent chafing. Visit on a minimum of two occasions per annum.

(ii) Tree Grilles – lift grilles, remove weeds, adjust levels as necessary and lightly compact. Refit grilles, refill interstices and lightly compact to correct level. Material for making up levels and refilling should be horticultural grit.

1.2.1.5. TMFP01: Formative Pruning

(i) Formative Pruning of young trees – This work should be undertaken to ensure the successful establishment of the trees. The works should not be carried out during the late winter/early spring sap flow period.

(ii) Young trees up to 4m high should be crown pruned by removing dead branches and reducing selected side branches by one third to preserve a well balanced head and ensure the development of a single strong leader. Remove duplicated branches and potentially weak or tight forks. In each case cut back to live wood.

(iii) Extensive pruning of young trees and any surgery to larger trees must be carried out by an approved member of the Arboricultural Association or other approved specialist.

1.3. TMCOD01: Cleaning Out and Dead wooding

Remove:

- Dead, dying, or diseased wood, broken branches and stubs.
- Rubbish, windblown or accumulated in branch forks
- Wires, clamps, boards and metal objects, if removable without causing further damage and not part of a support structure that is to be retained.
- Other unwanted objects, e.g. tree houses, swings.
- Climbing plants

1.4. TMCP01: Cutting and Pruning Generally

(i) All the tools used should be appropriate, well maintained and sharp. Final pruning cuts – do not use chainsaws on branches of less than 50 cm diameter. When using handsaws, cut in one continuous operation to form a smooth cut surface. Do not use anvil type secateurs.

(ii) When removing branches do not damage or tear the stem.

(iii) Keep wounds as small as possible, cut cleanly back to sound wood leaving a smooth surface, and angled so that water will not collect on the cut area.

(iv) When cutting, cut at fork or at the main stem to avoid stumps wherever possible.

(v) Large branches – remove only if unavoidable. Remove in small sections and lower to the ground with ropes and slings.

(vi) Dead branches and stubs – when removing do not cut into live wood.

(vii) Unsafe branches – remove epicormic shoots and potentially weak forks that could fail in adverse weather conditions.

(viii) Disease of fungus – give notice if detected. Do not apply fungicide or sealant unless instructed.

(ix) Bark Damage – wounds – do not attempt to stop sap bleeding. Gently remove ragged edges and remove splintered wood from deep wounds as small as possible. Give notice if there is any liquid or flux oozing from apparently healthy bark.

(x) Cavities in Trees – Cavities should be investigated. Old cavities in mature trees should be left alone subject to health and safety audit. New cavities are likely to have been made by woodpeckers and may reflect nesting in which case disturbance is illegal. Where the extent of a cavity is not visible, there is also a risk a bat or bats may be present. Such cavities should be notified but no further action taken without advice from a suitably qualified ecologist. For new small cavities in ornamental species, where bats or nesting birds are obviously absent, rubbish and rotten wood should be removed. The cavity should be probed to find the extent of any decay and give notice. The cavities should not be covered.

(xi) Stack all wood arising from the works in neat piles in areas to be agreed with the ecologist to provide invertebrate habitat opportunities.

1.5. TMCRS01: Crown Reduction/Shaping

(i) In general cut back selectively to lateral or sub-lateral buds or branches to retain flowing branch lines without leaving stumps.

(ii) The extent of the works will be as instructed by the client.

1.6. TMCL01: Crown Lifting

(i) Removing branches: remove whole branches back to the stem or cut lower portions of branches back to lateral or sub lateral buds or branches. Do not leave stumps.

(ii) The extent of the works will be as instructed by the Estate Management Company. In general, for clearance remove branch systems to give clearances as follows: 2.75m above pathways, 3m above cycle ways and 5.5m above vehicle carriageways.

1.7. TMCT01: Crown Thinning

(i) When removing branches, remove inward growing, crossing, rubbing, dead and damaged branches. When thinning selectively remove an agreed percentage of secondary and small live branch growth evenly throughout the crown. When cutting make no cuts of more than 50mm diameter. Cut portions of branches back to lateral or sub lateral buds or branches without leaving stumps. The appearance should be uniform with a well-balanced structure of branches and foliage.

(ii) The extent of the works will be as instructed by the Estate Management Company.

1.8. TMTI01: Tree Inspection

(i) Review the existing and newly planted trees at regular intervals to maintain the longevity of the tree stock on site. Remove all stakes and ties after year 2. Carryout works in accordance with Appendix A.

APPENDIX A

Typical Maintenance Schedule.

ANNUAL MAINTENANCE PROGRAMME

ACTIVITY	J	F	M	A	M	J	J	A	S	O	N	D
TREE MANAGEMENT												
Formative / Remedial Pruning (TMFP01)												
Re-firming Trees (TMR01)												
Replacement Planting												
Stakes / Supports (TMSG01 / MGW01)												
Tree Guards and Grilles (TMTGG01)												
Pruning / Dead wooding - Deciduous Trees (TMCOD01)												
Pruning / Dead wooding - Evergreen Trees (TMCOD01)												
Avoid Nesting Birds/Bat Roosting												



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