16/01061/FUL

ADDITIONAL
REC: 1 DEC 2016
16/01061/FUL

Scottish Borders Council
Town And Country
Planning (Scotland) Act
1997

APPROVED

subject to the
requirements of the
associated Decision
Notice

Alder Alnus glutinosa	Deciduous	20-25 yrs	1
Ash Fraxinus excelsior	Deciduous	30-40 yrs	1
Beech Fagus sylvatica	Deciduous	30-40 yrs	2
Silver Birch Betula pendula	Deciduous	15-20 yrs	4
Blackthorn Prunus spinosa	Deciduous	5-7 yrs	5
Bird Cherry Prunus Padus	Deciduous	15-20 yrs	8
Hawthorn Crataegus monogyna	Deciduous	5-7 yrs	8
Hazel Corylus avellana	Deciduous	5-7 yrs	10
Holly Ilex aquifolium	Coniferous	5-7 yrs	14
Juniper Juniperus communis	Coniferous	5-7 yrs	14
Small leaved Lime Tilia cordata	Deciduous	15-20 yrs	15
Field Maple Acer campestre	Deciduous	20-25 yrs	14
Rowan Sorbus aucuparia	Deciduous	15-20 yrs	15
Scots Pine Pinus sylvestris	Coniferous	15-20 yrs	14
Grey Willow Salix cinerea	Deciduous	5-7 yrs	17
Yew Taxus baccata	Coniferous	20-25 yrs	14

Trees to be planted in and staked at 1.2m ctrs with protective covers. Trees in proximity to pipework and trenches to have rootball barriers to prevent infiltration of drainage systems.

Existing trees are shown at correct scale for the root protection areas required as per BS5837: 2006. Existing trees to be protected by 1.2m high chestnut paling at 3m from diameter of the trees to prevent accidental damage.
New boundaries to be Beech hedging, planted at staggered ctrs and either side of post and 3No. Wire boundary fencing. Hedging planted with stake and guards.

Grassed areas to be seeded within the first season after completion of the dwelling. Areas to be sprayed with non residual glyphosphate containing weedkillers. Soil to be cleansed stones removed than rolled and raked. Allow 4 weeks for soil to settle. Grass to be sown by hand at 35gms per m2. Seed may be mixed with silver sand to make sowing easier. Rake lightly, water thoroughly and leave to grow naturally. Bird Scarers may be required to allow established growth

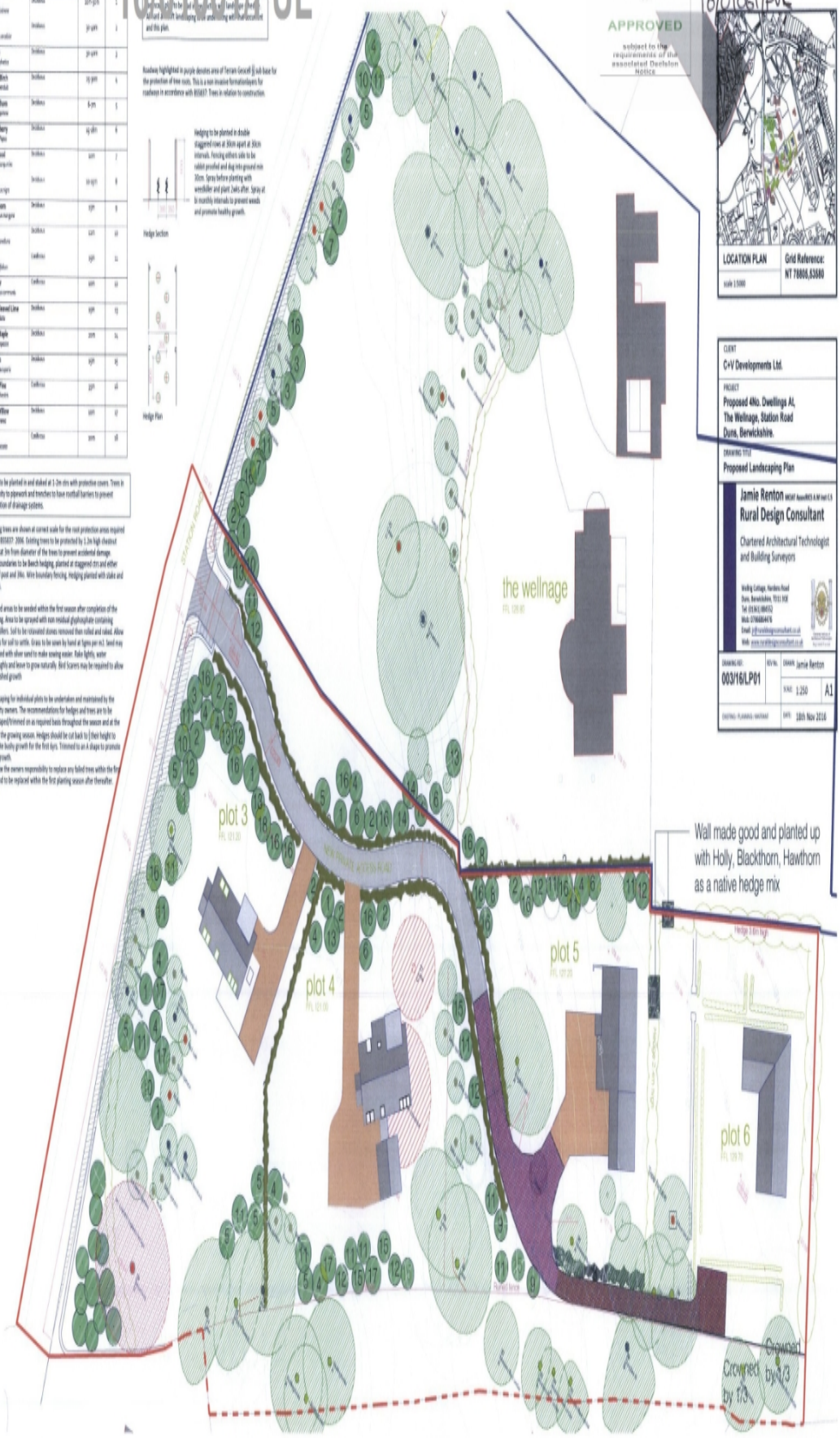
Landscaping for individual plots to be undertaken and maintained by the property owners. The recommendations for hedges and trees are to be cut/shaped/trimmed on as required basis throughout the season and at the end of the growing season. Hedges should be cut back to 1/3rd height to promote bushy growth for the first 4yrs. Trimmed to an A shape to promote good growth.
It will be the owners responsibility to replace any failed trees within the first 3yrs and to be replaced within the first planting season after thereafter.

Roadway highlighted in purple denotes area of Terram Geocell sub base for the protection of tree roots. This is a non invasive formalisaiton for roadways in accordance with BS5837. Trees in relation to construction.

Hedging to be planted in double staggered rows at 30cm apart at 30cm intervals. Fencing either side to be rabbit proofed and dug into ground min 30cm. Spray before planting with weedkiller and plant 2wks after. Spray at bi monthly intervals to prevent weeds and promote healthy growth.

Hedge Section

Hedge Plan



LOCATION PLAN	Grid Reference: NT 78806,65680
scale 1:5000	

CLIENT
C+V Developments Ltd.

PROJECT
Proposed 4No. Dwellings At,
The Wellnage, Station Road
Duns, Berwickshire.

DRAWING TITLE
Proposed Landscaping Plan

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DRAWING REF:	REV No.	DRAWN: Jamie Renton
003/16/LP01	SCALE: 1:250	A1
EXISTING / PLANNING / WARRANT	DATE: 18th Nov 2016	