

LANDSCAPE AND ECOLOGICAL MANAGEMENT PLAN

Date: June 2026

**Guide to the Management of Landscape
and Ecological Areas at:**

**Ham Cross Farm, Lower Chicks Grove, Tisbury,
Wiltshire SP3 6ND**

REF: 24194

REV~: for comment

ON BEHALF OF: Emma Muir

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1.0 INTRODUCTION

1.1 PURPOSE AND SCOPE OF DOCUMENT

- 1.1.1 The Management Plan shall be taken to include this document and any supporting plans, reports and specifications approved as part of the planning application for the application site at Ham Cross Farm, Lower Chicksgrove, Tisbury, Wiltshire. This includes any documentation containing quantitative and qualitative information about the external areas of the site that will be useful to those responsible for managing and maintaining them.
- 1.1.2 The purpose of this document is to schedule required maintenance regimes, operations and works necessary for the satisfactory implementation, management and monitoring of the landscape within the application site for a minimum of thirty years to ensure that biodiversity net gain is delivered. The Management Plan sets out the aims and objectives for the site along with the specific management objectives for each landscape component, and the associated maintenance works required on an annual and occasional basis. 'Annual Works' are those works that will be required every year, such as watering, weeding and cleaning. 'Occasional Works' are those that will be required on an irregular or cyclical basis, such as repairs and renewals.

1.2 THE GROUNDS

1.2.1 Location

Ham Cross Farm is situated within the hamlet of Lower Chicksgrove in southwest Wiltshire, in a distinctly rural setting characterised by high environmental quality and historic continuity. The site lies within the Nadder Valley (Vale of Wardour), part of the Cranborne Chase and West Wiltshire Downs Area of Outstanding Natural Beauty, an officially designated landscape recognised for its scenic and ecological value. See Fig.1.

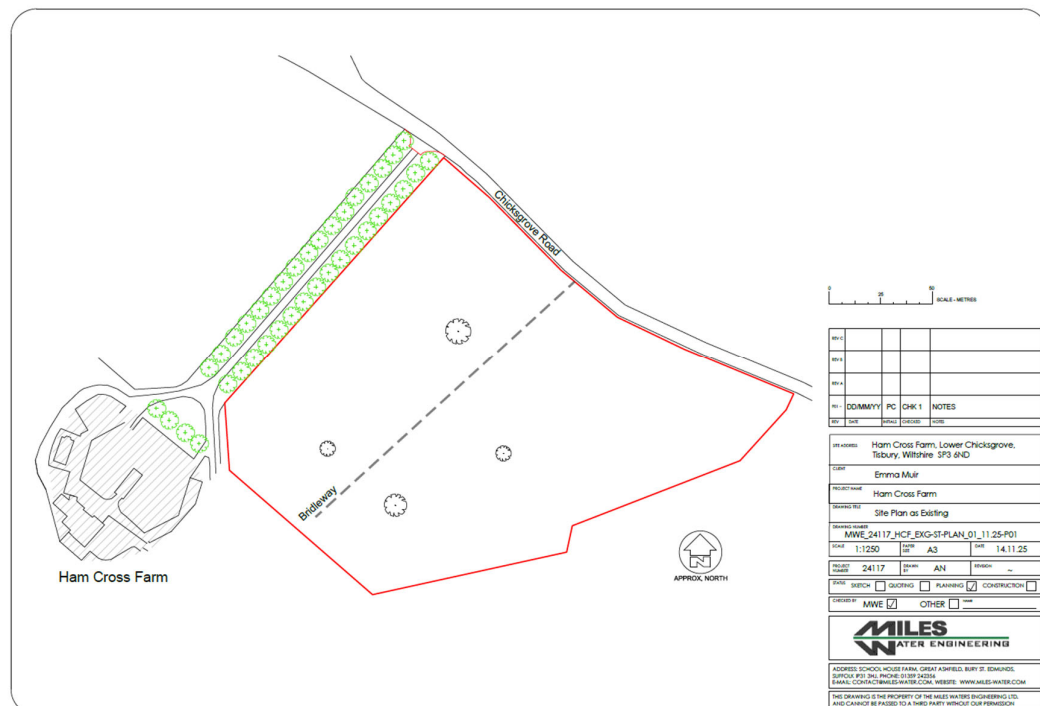
1.2.2 Site Description and Development Proposals

The 6.6 ha. site is located within a rural/agricultural landscape. The site is bounded by Ham Cross Farm to the West, access driveway to Ham Cross Farm to the North, the Gillingham (Dorset) to Salisbury railway line to the South and Chicksgrove Road to the East. Ground levels fall from NW to SE by approximately six metres. (see Fig.2). The proposed conservation lake runs parallel to the property access/driveway. A new wetland/reedbed positioned to the south of the site is to receive any water overtopping the lake via the spillway and surface bioswale, utilising the natural fall of the land. Excess material cut from the lake is to be used to create bunds approximately 1.1m high running parallel with the existing hedgerow along Chicksgrove Road. These will have shallow gradients allowing for a more natural integration into the surrounding landscape and lower than the existing hedgerow see Appendix 6.2.

Fig 1. Site Location Plan: Not to Scale



Fig 2. Site Plan: Not to Scale



1.2.3 Management Plan Areas

The purpose of this management plan document is to ensure the appropriate management of the retained and proposed landscape areas on the site following the construction and completion of the development. The landscape areas include existing boundary vegetation along with all new planting (trees, hedges, and grass) and other hard or soft landscape components.

1.2.4 For landscape and ecological areas within the red line site boundary subject to the Landscape and Ecological Management Plan, see Appendix 6.1.

1.3 RECITALS

1.3.1 Parties Involved.

- **The Local Planning Authority:** This term (abbreviated to LPA) shall refer to Wiltshire Council and its Planning and Landscape Officers who are involved in the process of the approval of landscape and other documentation.

1.3.2 Status of the Landscape and Ecological Management Plan

Prior to the commencement of development (or other such date or stage in development as may be agreed in writing with the LPA) a detailed long-term Landscape and Ecological Management and Maintenance Plan for all landscape areas shall be submitted to and approved by the LPA in writing. The plan shall include:

- Aims and Objectives;
- A description of Landscape Components;
- Management Prescriptions;
- Details of maintenance operations and their timing; and

The plan shall demonstrate full integration of landscape, biodiversity and arboricultural considerations. The areas of planting shall thereafter be retained and maintained in perpetuity in accordance with the approved Landscape and Ecological Management and Maintenance Plan, unless any variation is approved in writing by the Local Planning Authority.

1.3.3 The LPA will approve this document as part of the planning process and this document therefore forms part of the approved planning documents. Management shall therefore be carried out in accordance with this document following completion of the implementation management plan (and any contractual maintenance periods associated with these works). This document will outline the minimum standard of maintenance to ensure a safe, comfortable, attractive, biodiverse and sustainable landscape is achieved in perpetuity.

1.3.4 Supportive Information

This Management Plan is submitted together with the Landscape & Planting Plan, the Management Areas and Responsibilities Plan and the Schedule of Maintenance Operations, attached as Appendices (6.1-6.3) to this document.

2.0 AIMS AND OBJECTIVES OF THE LANDSCAPE AND ECOLOGICAL MANAGEMENT PLAN

2.1 AIMS

- 2.1.1 The principal aims of this Landscape and Ecological Management Plan are to secure a coordinated and high standard of landscape management for the landscape areas within the site, to ensure the successful integration of the residential development with the surrounding landscape and to protect and enhance nature conservation interests in accordance with the design objectives in the approved planning documents. This will include the appropriate maintenance of existing retained, and proposed landscape components.

2.2 OBJECTIVES

- 2.2.1 The main objectives of the Landscape and Ecological Management Plan are as follows:

- **To maintain landscape character:** To protect and conserve the existing landscape and to incorporate locally indigenous species within screening/structural landscape areas, to provide an attractive and robust landscape setting for the buildings on the site and reinforce local distinctiveness;
- **The sustainable management of existing vegetation:** To retain existing trees, hedgerows and other vegetation that are worthy of retention, and to enhance their character, composition and age structure through positive management with consideration to long-term viability and health and safety;
- **To achieve a good standard of maintenance:** To take measures to ensure the successful establishment and growth of new structural and incidental planting and to take appropriate long-term management measures to ensure the satisfactory appearance and sustainability of vegetation. To ensure that landscape components are replaced, augmented and/or improved over time as appropriate;
- **To maintain and enhance biodiversity:** To protect and enhance the nature conservation interest of both existing and new habitats and to ensure the adoption of management practices that enhance the biodiversity value of the site. To fulfil all legal requirements in relation to the protection and management of ecological features and the protection and management of target species including bats and reptiles;
- **To provide a mechanism or monitoring and review:** To ensure that management practices are monitored and where necessary reviewed on an annual basis in accordance with changing site circumstances and the views of key stakeholders.

3.0 GENERAL ECOLOGICAL ADVICE

3.1 INTRODUCTION

The primary purposes of the conservation lake are ecological and visual enhancement. The scheme delivers:

- Improved connectivity between existing habitats
- Enhanced conditions and habitat for bats, birds, amphibians, invertebrates and
- Native aquatic species.

A Preliminary Ecological Appraisal Report (PEA) for the site was produced by MWE in November 2025.

3.2 GENERAL MANAGEMENT ADVICE (APPLYING TO ALL PHASES OF DEVELOPMENT)

Some mature trees are found on site.

Any tree surgery works should be undertaken by a suitably qualified arboricultural contractor, registered with the Arboricultural Association.

All tree surgery works shall be undertaken in accordance with the requirements of BS 3998:2010 'Tree Work - Recommendations' and BS 5837:2005 'Trees in Relation to design, demolition and construction'.

All pruning/removal works to trees should ideally be undertaken outside the nesting season to ensure breeding birds are not disturbed; the bird nesting season is generally accepted to be from the 1st March to 31st August inclusive (though may extend into February and August for some species). Work during the nesting season could take place but only if an inspection by a suitably qualified ecologist/arboriculturist confirms no nesting birds are present.

Where tree surgery is planned as part of this management plan or in the situation where an approved tree surgeon has recommended remedial work for health and safety reasons, the potential for bats to be present must be assessed before work is carried out. It is recommended that this assessment be carried out by a suitably experienced and licensed bat worker to avoid unlawful harm to these protected species.

If at this time any bats are found further advice should be obtained by a qualified ecologist.

4.0 SPECIFIC ELEMENTS REQUIRING MANAGEMENT AND MAINTENANCE

4.1 LANDSCAPE AREAS AND LANDSCAPE COMPONENTS

4.1.1 The landscape areas subject to this Landscape Management Plan include the following components:

- Existing trees;
- Existing hedgerows;
- Existing grassland;
- Proposed Conservation Pond;
- Proposed tree planting;
- Proposed native hedgerow;
- Proposed bunds;
- Proposed wetland marginal planting;
- Proposed swale marginal planting;
- The information includes a description and specific management objectives for each component along with the annual and occasional management regimes required.

4.1.2 The extent and location of areas to be managed is shown on the Landscape Management Areas Plan in Appendix 6.1.

4.2 EXISTING / MATURE TREES

4.2.1 Description

- All existing trees within the site boundary are to be retained as part of the landscape strategy for the development. Management Objectives

The management objectives for retained trees are to:

- Maintain the trees in as healthy and attractive condition for as long as possible, to ensure continuity in tree cover and their contribution to the landscape structure, biodiversity, and screening/amenity value of the site; and
- Ensure that trees are healthy and safe, particularly in places in proximity to public access.

4.2.2 Annual Works

- i) **Visual Inspection:** Trees should be regularly visually checked for the presence of any diseased or rotten wood; fungal or other infections/disease; and stability. If any such issues are identified, then the advice of a qualified Arboriculturist should be sought immediately.

4.2.3 Occasional Works

- i) **Tree Work Consents:** Any works recommended for each tree (such as crown raising, crown reduction, substantial pruning, removal of limbs, pollarding or felling) should be documented and a formal application made to the LPA for approval (with the exception of the removal of dead wood) in advance of the works being undertaken wherever necessary. This includes trees protected by a Tree Preservation Order (TPO) or a condition of the planning consent (within 5 years).
- ii) **Timeframes & Specialist Advice:** All works should be completed at an appropriate time of year and in accordance with relevant EU and UK wildlife legislation. Where possible this should be outside of the bird nesting season (i.e. between October through to March inclusive). In any event according to the nature of the works, there may be an additional requirement for monitoring or a watching brief by a qualified ecologist to ensure there are no nesting birds or bats present.
- iii) **Tree Works:** All works shall be carried out by a skilled, qualified and approved Arboricultural Contractor in accordance with BS3998: 2010 'Tree Work - Recommendations'. All brushwood and logs that result from surgery and felling of trees on site shall be removed off site, unless needed to enlarge or renew hibernacula or eco piles. Brushwood may be chipped on site, but all wood chippings resulting from these operations shall be raked up, bagged and removed. Where surgery works affect a highway, the Arboricultural Contractor shall ensure the relevant permissions and road control permits are obtained, and all necessary health and safety parameters are met.
- iv) **Tree replacement and enhancement of tree cover:** Any tree that dies or is necessarily felled, but which is not removed as part of a programme of thinning or coppicing, shall be replaced with a tree of appropriate species and stock size. Such replacement shall be with a tree of either the same or similar species as those existing. The option for replacing with a different species is to allow some flexibility avoiding problems encountered with 'Same Species Disease' and to ensure sustainable tree cover in the interests of visual amenity. Possible damage to drainage/services and adjoining building foundations must be considered before choosing a replacement tree species and location. Where alternative species are being considered, then the species should be suitable to the character of the location, either native (in the case of structural planting on the boundary of the site) or a source of local provenance where possible or if ornamental, then appropriate to the type of trees adjacent to them. Once annually the site shall be considered for the need for any strategic replacement or enhancement planting, to broaden the age class of trees and tree groups, in the interests of the long-term sustainability of strategically important vegetation. All trees should be a minimum stock size of standard (10-12cm girth) and implemented and maintained in accordance with good horticultural practice. Replacement and enhancement planting is best undertaken during the planting season (November through to March inclusive)

4.3 EXISTING HEDGEROWS

4.3.1 Description

- All existing hedgerows to be retained as a key component of the landscape and biodiversity strategy, providing screening and structure to the proposed development.

4.3.2 Management Objectives

The management objectives for the existing hedgerow are to:

- To maintain and enhance where appropriate the screening value, augmenting any hedgerow gaps; and
- To traditionally manage the hedgerow to develop its structure and to develop its wildlife value, particularly for birds and bats.

4.3.3 Annual Works

- Annual Cutting of Native Hedgerows:** To maintain a natural profile, hand trim or cut the top and sides of native hedges once annually (consider changing to 3-year rotation, if hedge does not border road or footpath, to allow the development of thick hedgerows which provide cover for a variety of species) in late November (outside of the bird nesting season once leaves have started to drop) (Consider changing to January to allow fruiting tree species to finish fruiting, to allow birds to continue feeding further into winter), to an approximate height of 3m to form an even and tidy hedge line, retaining individual hedgerow trees. Cut larger stems and prune any diseased rotten wood back to sound wood. Remove all cut material from site.
- Hedgerow Ground Flora:** Leave the vegetation beneath the hedge line uncut to allow ground flora to develop. Avoid the use of herbicides and pesticides in the vicinity of native hedgerows.

4.3.4 Occasional Works

- Occasional Works to Native Hedgerows:** Where native hedgerows have become overgrown or require more extensive work, carry out recommended remedial work, including coppicing or hedge laying (in sections) to thicken and rejuvenate the hedge line. All extensive works shall be carried out by a skilled, qualified and approved Arboricultural Contractor in accordance with BS3998: 2010 'Tree Work - Recommendations'. All arisings that result from such management works shall be removed off site, unless needed to enlarge or renew hibernacula or 'eco piles'.
- Timeframes & Specialist Advice:** All works should be completed at an appropriate time of year and in accordance with relevant UK wildlife legislation. Where possible this should be outside of the bird nesting season (i.e. between October through to March inclusive). In any event according to the nature of the works, there may be an additional requirement for monitoring or a watching brief by a qualified ecologist to ensure there are no nesting birds or bats present.

- iii) **Gapping up native hedges:** Where sections of hedgerow become thin or fail, gap up hedgerows with an appropriate mix of native species to an approximate density of 6 plants/linear metre, planted in a double staggered row during the planting season (November through to mid-March inclusively). Plants should be a minimum size of open ground whips 600-900mm high or 3L container grown stock for evergreen species (such as holly). Gap up areas of less dense growth with additional plants as required to achieve a continuous hedge line taking due allowance for natural growth and regeneration of cut material. All plants should be native and appropriate to the character of the area and should be selected to increase the species diversity of the existing hedgerow and maximise ecological value.

4.4 EXISTING GRASSLAND

4.4.1 Description

- Area of neutral grassland to be retained as indicated on the Proposed BNG Plan (by Arbtech) See Fig. 6.1
 - To maximise biodiversity, the area will be cut once annually.

Management Objectives

The management objectives for the existing grassland will be:

- To maintain a healthy and biodiverse sward suitable for a range of wildlife.

4.4.2 Initial Works

- i) **Habitat and landscape enhancement:** There are no proposed improvements to the existing grassland.

4.4.3 Annual Works

- i) **Cutting of retained grassland areas:** Grassland shall be strimmed only once a year to a sward height of 150mm in late August. To allow formation of a thatch layer arisings are to be left in situ. In a warm and wet year, a second cut may be required and if so, this should be carried out in March. The timing of all cutting operations should take into consideration any protected species (such as reptiles) that may be present.
- ii) **General care:** Hand weed pernicious, ruderal and aggressive or invasive weeds where necessary in order to maintain the visual amenity of the area. Do not herbicide or fertilise. Arising's from tree surgery work can be retained on site and used to create new hibernacula as required.

4.5 PROPOSED CONSERVATION POND

4.5.1 Description

- A purpose-built conservation pond is proposed within the site as part of the wider ecological and sustainable drainage strategy.
- The pond will be designed to provide a high-quality aquatic and marginal habitat, incorporating areas of varying depth, gently shelving edges and locally appropriate marginal and aquatic planting.
- The feature will provide habitat and foraging opportunities for amphibians, invertebrates, birds and other wildlife, while also contributing to surface water management and visual amenity.

4.5.2 Management Objectives

The management objectives for the proposed conservation pond are to:

- Establish and maintain a diverse and structurally varied aquatic and marginal habitat;
- Maintain good water quality and ensure the pond retains its ecological function;
- Prevent excessive colonisation by dominant or invasive species;
- Maintain an appropriate balance between open water and vegetated areas (targeting approximately 50% open water); and
- Ensure the pond remains safe and accessible for maintenance while minimising disturbance to wildlife.

4.5.3 Annual Works

- Inspection and Monitoring: Undertake regular inspections (minimum quarterly) to assess water quality, water levels, structural condition, and vegetation establishment. Record findings and implement remedial actions where required.
- Vegetation Management: Monitor the spread of aquatic and marginal planting and control excessive growth to maintain approximately 50% open water. Remove dominant species where required by hand pulling or cutting.
- Litter and Debris Removal: Remove litter, fallen branches and debris from the pond and immediate margins during each maintenance visit to maintain water flow and ecological quality.
- Bank and Edge Management: Maintain marginal vegetation to prevent excessive shading while retaining a five metre strip unmanaged (see Appendix Fig.6.1 MWE_24194_HCF_Planting Plan-07-06.26 to provide sufficient cover for wildlife. Ensure pond edges remain stable and safe.

- Ecological Constraints: Avoid disturbance during sensitive periods (e.g. amphibian breeding season). Any works within the pond should be informed by a suitably qualified ecologist and undertaken in accordance with recommendations.

4.5.4 Occasional Works

- Selective Desilting: Where sediment accumulation begins to reduce pond depth or ecological function, undertake selective desilting on a rotational basis (no more than one-third of the pond at any one time) in early autumn. Dispose of arisings in accordance with Environment Agency guidance.
- Vegetation Control and Enhancement: Undertake periodic removal or thinning of excessive marginal or aquatic growth, focusing on invasive or dominant species. Supplement planting in areas of poor establishment using appropriate native species.
- Bank Repairs and Regrading: Repair any areas of erosion or instability along pond edges, reinstating gentle profiles and replanting where necessary.
- Water Level Management: Investigate and resolve any issues relating to abnormal water levels (e.g. excessive drying or flooding), including checking inflows, outflows and drainage connections.
- Habitat Enhancement: Introduce or maintain features such as log piles, stone refuges or shallow scrapes at pond margins to enhance habitat diversity, where appropriate and guided by ecological advice.
- All maintenance operations shall be carried out in accordance with best practice, relevant legislation, and with due regard to ecological sensitivities to ensure the long-term function and biodiversity value of the conservation pond.

4.6 PROPOSED TREE PLANTING

4.6.1 Description

- New tree planting is incorporated into the proposed development within Management Objectives

The management objectives for new tree planting is to:

- Ensure the satisfactory establishment and growth of new tree planting typical of the respective species;
- Promote conditions so that trees are healthy and safe; and
- Ensure continuity of the design approach and amenity value of tree planting.

4.6.2 Annual Works

- i) **General tree maintenance during establishment:** Check all trees for firmness and stability in the ground. Check and adjust tree ties, replacing if necessary. Top up bark mulch levels where necessary around the base of new trees, using the same or similar product to that previously supplied to maintain an approximate depth of 50mm to reduce competition from weeds and retain soil moisture. Where trees are in grass areas, remove weed growth by hand and retain a circle of bark mulch (approximate radius of 500mm) to aid mowing and prevent damage to the main stem. All trees shall be fertilised using a suitable and approved liquid feed (N10:P15:K10) at a rate of 60g/m² during early May and again in late September. Prune back any diseased or rotten wood (including the removal of main stems and limbs) back to sound wood as required. Remove all cut material from site.
- ii) **Watering trees:** Water trees during dry periods (being any period without substantial rainfall for 14 days or more), until trees are successfully established. Water at a rate of 25 litres per tree position into watering tubes. Apply water at a frequency of once per fortnight from April to the end of September (to a maximum of 15 visits). Increase watering frequency during any continuous hot weather lasting more than 7 days. The Landscape Management Contractor shall be entirely responsible for varying the frequency of these visits according to climatic conditions and for contacting the Adopting Organisation and agreeing the timing of any additional watering visits if required and where restrictions are placed on the use of water, sources and costs of obtaining second class water. The Landscape Management Contractor shall be responsible for any tree failures or excessive die back from drought stress during the management contract.

4.6.3 Occasional Works

- i) **Checking and removal of tree stakes and ties:** Review the need for tree stakes and ties annually for up to 6 years. Remove stakes and ties between 4 to 6 years after planting, but be sure trees are firm and stable. Stakes and ties removed shall be cut at ground level, below lowest grass height (to prevent snagging mower blades) or pulled from the ground and the post holes filled with suitable topsoil. If the tree is found to be weak or unstable after the stakes have been removed, then check the base of the tree for signs of rot. If rotten or unlikely to stabilise, remove the tree and replace. If the tree is free from rot or other cause of its instability, then re-instate a tree support, using 100mm diameter chestnut stake and single tie. The stake should be pushed into the ground with a post rammer, to a depth of 600mm and cut to one third the height of the tree. Fix the tree stem with a rubber tie and spacing device attached to at a point no more than 25-35mm below the top of the post, in order to prevent chaffing against the post in high winds. Remove old posts and ties and arisings and dispose off site.
- ii) **Long-term tree surgery works:** After 10-20 years of maintenance as above (or earlier if required), newly planted trees will reach semi-maturity and at this time may be in need of corrective surgery. Trees should

become subject to the annual Arboricultural Assessment and any works recommended shall be carried out in accordance with paragraphs 4.2.3 and 4.2.4.

- iii) **Tree replacement and enhancement of tree cover:** Any tree that dies or is necessarily felled, but which is not removed as part of a programme of tree removals, shall be replaced with a tree of appropriate species and stock size. Such replacement shall be with a tree of either the same or similar species as those existing. The option for replacing with a different species is to allow some flexibility avoiding problems encountered with 'Same Species Disease' and to ensure sustainable tree cover in the interests of visual amenity. Possible damage to drainage/services and adjoining building foundations must be considered before choosing a replacement tree species and location. Where alternative species are being considered, then the species should be suitable to the character of the location and adjoining trees. Once annually the site shall be considered for the need for any strategic replacement or enhancement planting, to broaden the age class of trees and tree groups, in the interests of the long-term sustainability of strategically important vegetation. Trees should be a minimum stock size of standards (10-12cm girth) and implemented and maintained in accordance with good horticultural practice. Replacement and enhancement planting is best undertaken during the planting season (November through to March inclusive).

4.7 PROPOSED NATIVE HEDGEROW

4.7.1 Description

- A newly planted native hedgerow is proposed either side of the gated access to the bridleway from Chicks Grove Road – see BNG Proposed Plan

4.7.2 Management Objectives

- To maintain existing and new native hedgerows to a naturalistic appearance and to a given predetermined ultimate height, shape and width.
- To ensure continuity of form and density through under or inter-plant any gaps or sparse areas using species mixes to match as required.
- To ensure that leggy and unkempt growth is pruned back and maintained at a functional size so that the hedge does not hold litter or present Health and Safety problems

4.7.3 Annual Works

- i) **General native hedge maintenance:** Top up mulch levels for new hedges where necessary, using the same or similar product to that previously supplied. Prune new native hedges once or twice annually; once in June and, if required, again in November. Single cuts will provide a more natural appearance, and a second cut will ensure a neater profile.
- ii) **Pruning native hedges:** Prune any diseased or rotten wood (including the removal of main stems and limbs) back to sound wood. Remove all stems

and limbs which are unsafe or are in danger of falling or breaking up during gales. Remove all cut material from site and cart away to tip. Do not site burn. Top out native hedgerows to the above intended eventual height, and face up the sides, using an electric hedge cutting device, to form an even and tidy hedge alignment. Cut larger stems with a shrub pruning tool. Long rural native hedges can be flailed once annually if there is suitable access.

4.7.4 Occasional Works

- i) **Gapping up native hedges:** Remove failed plants for new native hedges and replace with a plant of the same species, to a minimum size of an open ground whip, 0.9-1.2m high, planted between the months of December and mid-March inclusively, unless the plant is either Ilex, Ligustrum or other native evergreen species, when the height can be 500mm minimum and be supplied in a 3L pot. Gap up areas of less dense growth with additional plants as required to achieve a continuous hedge alignment, taking due allowance for natural growth and
- ii) **Occasional surgery to larger native hedges:** Native hedges which have grown out into tree lines, should be faced up only, retaining taller trees, unless there are weaknesses in the root stock and stumps from rot. Such trees shall be pollarded to the given hedge height above. Retain any sound stems.

4.8 PROPOSED ENHANCED & CREATED NEUTRAL GRASSLAND

4.8.1 Description

- 1.1m high bunds are to run parallel with the existing NE boundary hedge to Chicksgrove Road will comprise an area of wildflower grassland. The grassland will incorporate a diversity of wildflower and grass species to benefit a variety of species including birds, bats and invertebrates.
- To maximise biodiversity, the area will cut once annually.

4.8.2 Management Objectives

The management objectives for wildflower grassland areas will be to:

- To ensure the satisfactory establishment of the grass sward; and
- To maintain a healthy and biodiverse sward suitable for a range of wildlife.

4.8.3 Annual Works

- i) **Cutting of wildflower areas:** Meadow grass and wildflower areas shall be strimmed only once a year to a height of 100mm in late August. To ensure that soil fertility is reduced, rake up the arisings immediately, or in hot dry weather, they can be left in situ for a maximum of 2 days to set seed before raking. In a warm and wet year, a second cut may be required and if so, this should be carried out either in October or March as appropriate. The timing of all cutting operations should take into consideration any protected species (such as reptiles) that may be present. There may be an additional requirement for monitoring or a watching brief by a qualified ecologist to ensure that no protected species are present. Once cut and raked up, all arisings shall be collected and removed off site as agreed.

- ii) **General care:** Hand weed pernicious, ruderal and aggressive or invasive weeds in in order to maintain the visual amenity of the area. Do not herbicide or fertilise. Arising's from tree surgery work can be retained on site and used to create new hibernacula as required.

4.8.4 Occasional Works

- i) **Replacement of failed wildflower grassland areas:** Meadow grass and wildflower sward that is species poor shall be enhanced. In areas of low fertility, closely strimming or mow the existing sward and remove all cuttings in August. Rake or scarify to disturb the ground and overseed with mix of wildflowers as specified and repeatedly tread over the area. After sowing mow the grass to a height of 60mm in height to allow light and air to the emerging seedlings for a full growing season. In areas where soil fertility is too high or the sward has failed the area will require re-cultivating and re-seeding. Remove dead material and re-cultivate the to a depth of 100mm. Small areas may be reseeded following the autumn cut by spreading the cut arisings onto the bare soil to set seed. For more wholesale degradation, cultivate the affected area until a fine, level tilth is achieved, removing stones greater than 20mm diameter. **Do not fertilise or herbicide.** Evenly seed with wildflower/grass seed mix (80% grasses: 20% wildflowers). Carefully rake in thoroughly to ensure that the seed is a few millimetres below the surface and roll using a very light roller or a cylinder mower, ensuring the surface is even and level. Water thoroughly and maintain the soil in a moist condition, removing stones, weeding and mowing until the grass is established.

4.9 PROPOSED WETLAND MARGINAL PLANTING

4.9.1 Description

- The marginal planting will incorporate suitable wetland species traditionally found towards the edge of water bodies as specified.
- Management Objectives

The management objectives for marginal planting are to ensure manageable levels of the planting.

4.9.2 Annual Works

- i) **Marginal planting:** spread into water body. Leaf litter to also be removed. Other marginal species to be cut as required to reduce growth. All cut foliage to be removed from site.

4.10 PROPOSED SWALE MARGINAL PLANTING

4.10.1 Description

- A proposed swale runs from the conservation pond overflow to the wetland . The swales are to provide sustainable drainage for the site.

4.10.2 Management Objectives

The management objectives for the swales will be:

- To maintain suitable drainage from the pond overflow/spillway and general run-off from the site.
- To provide a seasonal habitat for wildlife and enhance biodiversity.

4.10.3 Management Constraints

- All works within the site will be undertaken in accordance with the Environment Agency Pollution Prevention Guidelines PPG5. All personnel will be familiar with the content of these guidelines prior to commencing work within the site.

4.10.4 Annual Works

- General maintenance for swales:** Remove excessive fallen leaves and debris from the swale in the autumn to allow free water flow. Clear patches of marginal vegetation each autumn in rotation so that there is always a succession developing from exposed earth. If marginal plants start spreading noticeably from the edges of the swale into the centre, action will need to be taken to remove them. Manage vegetation on the swale banks to maintain water flows and to create potential wildlife habitats. Check headwall, outlets and pipework to bridleway crossing and remove any litter and debris at each visit ensuring no obstructions are present that restrict the flow of water.

4.10.5 Occasional Works

- Monitoring of swale:** Management should be flexible. Monitoring should be an integral part of any management. The careful recording of information is necessary before, during and after any work:
- Check the establishment of any new marginal and aquatic planting. If the survival rate is poor, try and establish a reason before undertaking any replanting and adjust the species if required, taking account of soil conditions and amount of water present;
 - Leave marginal vegetation for two or three years to establish. Leave the dead stems and leaves over winter. Clear patches each autumn in rotation, so that there is always a succession developing from bare mud.
 - Monitor the extent of marginal planting. If plants start spreading into the centre of the swale, clear vegetation from its 'invading front', on the inner or waterside of the margin, leaving the landward side as undisturbed habitat. Retain a solid margin of vegetation to discourage access;
 - Dig out any accumulated silt in early autumn, clearing only a part of the area in a 12-month period;
 - Ensure there are sufficient areas of habitat (e.g. logs, stones and rough vegetation at the swale edge), especially during winter when these will be used as hibernation sites by frogs, newts and others;
 - Ensure trees and scrub substantially overhang the swale; and
 - Clear any self-sown trees.

4.10.6 Annual Works

- i) **General maintenance for swales** : Remove debris from the ditches and swales in the autumn to allow free water flow. Clear patches of marginal vegetation each autumn in rotation so that there is always a succession developing from bare mud. If marginal plants start spreading noticeably from the margins into the centre, action will need to be taken to remove them. Manage vegetation on the banks of the brook, ditches and swales to maintain water flow and to create potential wildlife habitats. Check headwalls and outlets and remove any litter and debris at each visit ensuring no obstructions are present that restrict the flow of water. Monitor water quality and take remedial action if required.

4.10.7 Occasional Works

- i) **Monitoring of ditches and watercourses:** Management should be flexible. Monitoring should be an integral part of any management. The careful recording of information is necessary before, during and after any work:
- Monitor the extent of marginal planting. If plants start spreading into the centre of the ditch, swale or brook, clear vegetation from its 'invading front', on the inner or waterside of the margin, leaving the landward side as undisturbed habitat. Retain a solid margin of vegetation to discourage access;
 - Dig out any accumulated silt in ditches in early autumn, clearing only a part of the area in a 12-month period;
 - Ensure there are sufficient areas of habitat (e.g. logs, stones and rough vegetation at the ditch edge), especially during winter when these will be used as hibernation sites by frogs, newts and others;
 - Ensure vegetation (trees and scrub) do not shade or substantially overhang the ditches, brook or swales; and
 - Clear any self-sown trees within the ditches or swales.

5.0 IMPLEMENTATION, MONITORING AND REVIEW

5.1 IMPLEMENTATION

- 5.1.1 A private Management Company may be employed on site to undertake all management aspects relating to the external landscape areas.
- 5.1.2 If appointed a Private Management Company will coordinate all management of the site in perpetuity in accordance with this Landscape Management Plan and the accompanying maintenance schedules. A representative of the Private Management Company will be appointed as the main point of contact for residents, relating to the management of the site.
- 5.1.3 The Private Management Company may employ a Landscape Management Contractor to carry out general maintenance operations. Specialist Contractors may be used on an as needs basis to complete specialist operations and/or occasional works.
- 5.1.4 The Private Management Company may also appoint from time to time consultants to provide specialist advice, monitoring or to undertake a watching brief in relation to particular aspects of this site or specific maintenance operations. This may include suitably qualified ecologists, arboriculturists, landscape architects, engineers and/or health and safety executives.
- 5.1.5 All works, materials and operations will be in accordance with relevant legislation, British Standards, Regulations (including the CDM Regulations) and Codes of Practice.

5.2 PROCESS FOR MONITORING AND REVIEW

- 5.2.1 The Landscape and Ecological Management Plan and maintenance schedules will be monitored and assessed for their effectiveness on an annual basis for the first five years following the completion of the development.
- 5.2.2 Each annual review will be coordinated and completed by a suitably qualified representative of the Adopting Authority. The review will include advice from specialist consultants as required (such as a qualified Arboriculturist and ecologist), the Landscape Management Contractor and other stakeholders including representative(s) from the LPA and local residents.
- 5.2.3 **To this end the review may include (as appropriate):**
 - Specialist reports - advising on particular aspects such as protected species, general silvicultural husbandry and health and safety issues;
 - Records or attendance sheets demonstrating the maintenance work undertaken; and
 - A walk over assessment of the landscape areas to assess landscape components and their condition, and the need for enhancement including minutes.
- 5.2.4 The review should identify any changes to site conditions and circumstances, whether the aims and objectives of the Landscape and Ecological

Management Plan are being met, and where identified changes are need to existing management practices and timeframes. Furthermore, any strategic enhancements, including new planting should be identified and priorities established for undertaking these works.

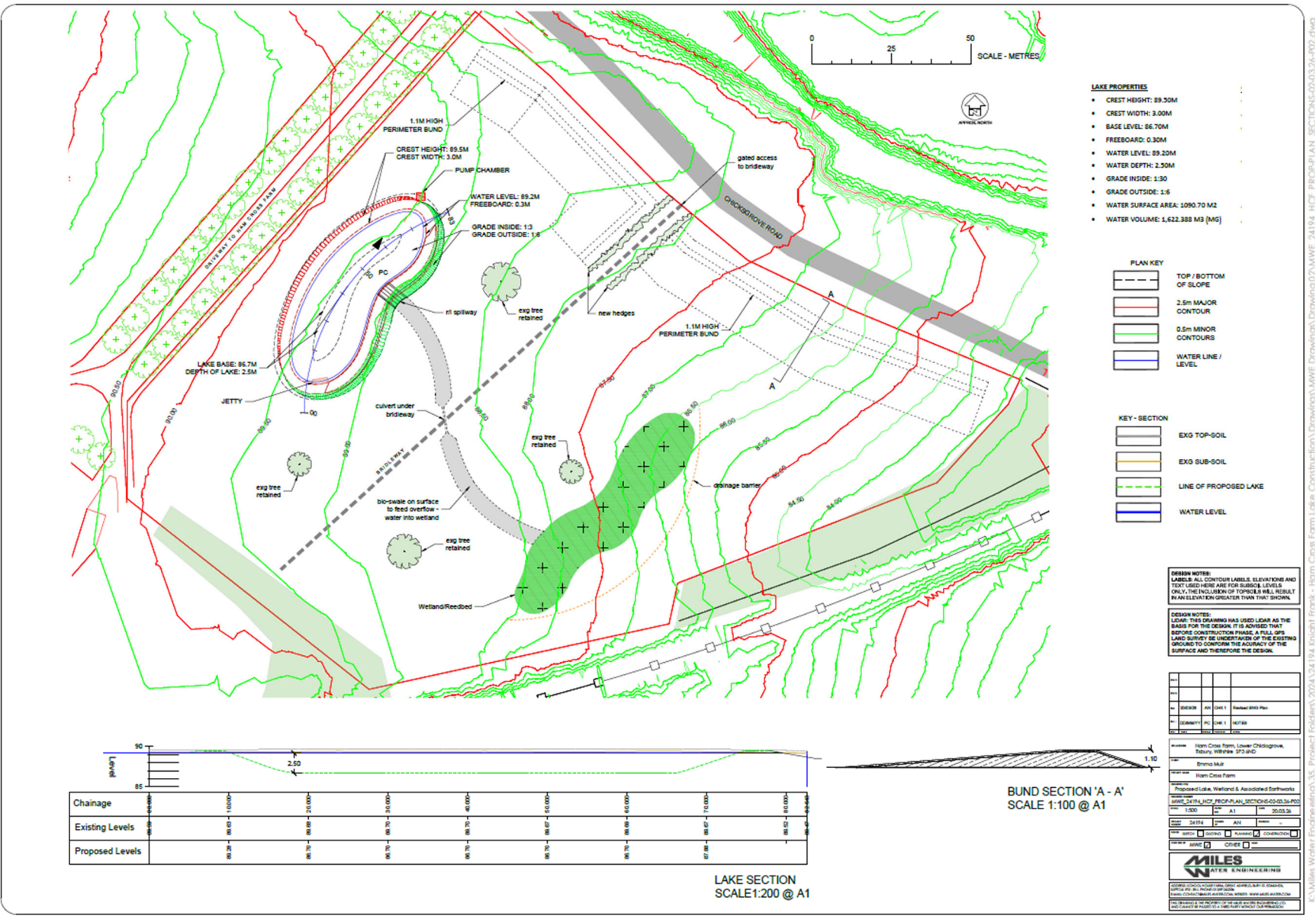
- 5.2.5 Within 1 calendar month of the review, a revised Landscape and Ecological Management Plan shall be produced (if appropriate) and circulated to stakeholders. Within 5 years of the completion of the site, the revised document shall be submitted to the LPA as a non-material amendment to the previously approved Landscape Management Plan.
- 5.2.6 After the first five years the Landscape and Ecological Management Plan will be reviewed every five years, or as required to ensure the satisfactory management of the landscape in perpetuity.

6.0 APPENDICES

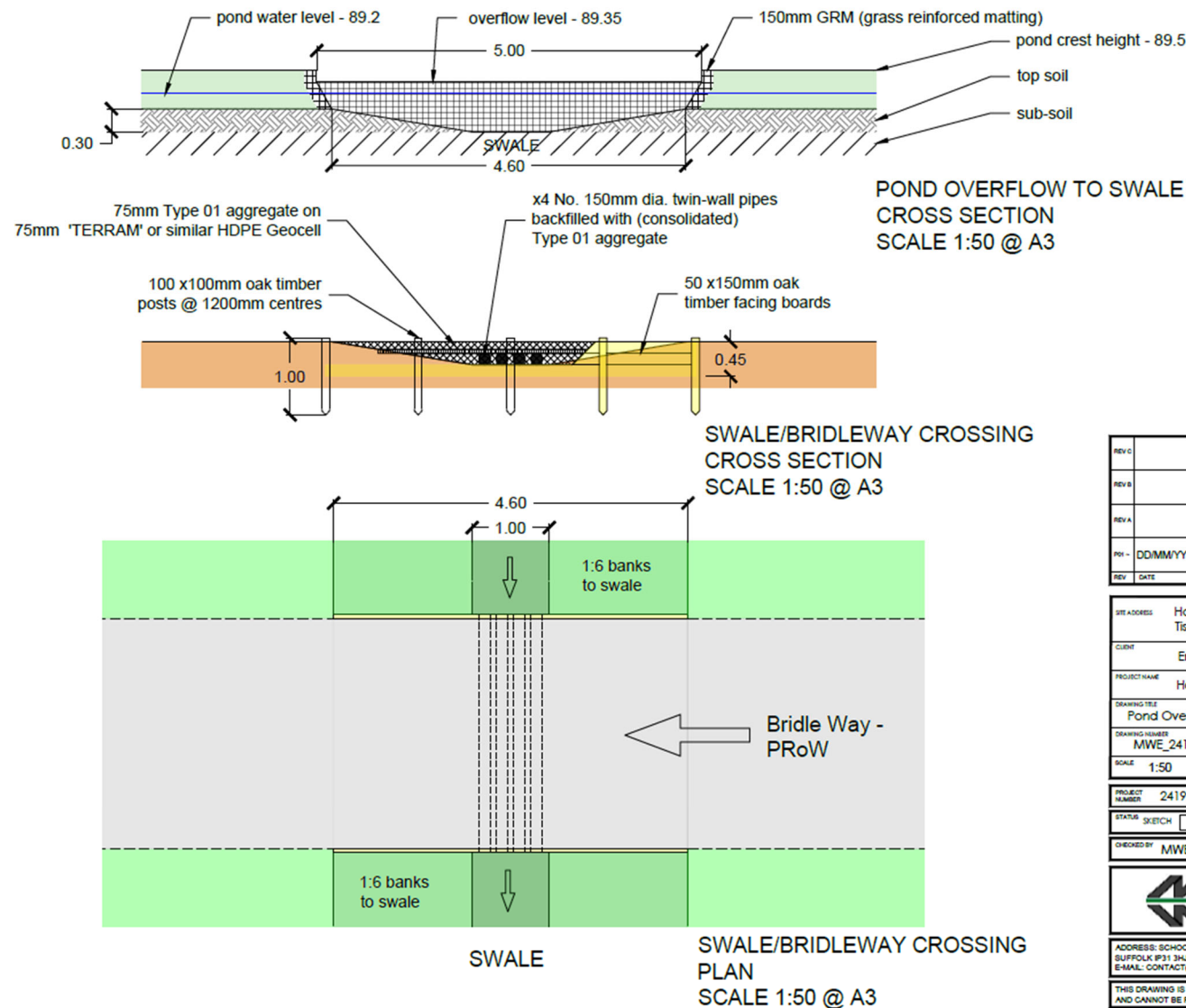
6.1 MANAGEMENT AREAS & PLANTING PLAN (Not to Scale)



6.2 PROPOSED CONSERVATION LAKE, WETLAND & ASSOCIATED EARTHWORKS (Not to Scale)



6.3 OVERFLOW/SPILLWAY TO SWALE & BRIDLEWAY CROSSING (Not to Scale)



REV					
REV					
REV					
REV	DD/MM/YY	PC	CHK 1	NOTES	
REV	DATE	INITIALS	CHECKED	NOTES	

WE ADDRESS	Ham Cross Farm, Lower Chicks Grove, Tisbury, Wiltshire SP3 6ND
CLIENT	Emma Muir
PROJECT NAME	Ham Cross Farm
DRAWING TITLE	Pond Overflow, Swale & Bridleway Crossing Detail
DRAWING NUMBER	MWE_24194_HCF_PO_SW&BR_X_03_06.26-P03
SCALE	1:50
PAPER SIZE	A3
DATE	21.05.25
PROJECT NUMBER	24194
DRAWN BY	AN
REVISION	~
STATUS	☐ SKETCH ☐ QUOTING ☐ PLANNING ☒ CONSTRUCTION
CHECKED BY	MWE ☒ OTHER ☐

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ADDRESS: SCHOOL HOUSE FARM, GREAT ASHFIELD, BURY ST. EDMUNDS, SUFFOLK IP31 3JA. PHONE: 01359 242355
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6.4 SCHEDULE OF MAINTENANCE OPERATIONS

Maintenance Operation	Number of Visits (to be dependent on season – where not dependent on season, if appropriate, the timing shall be agreed between the Adopting Organisation and the Contractor. Indicative timings are shown with a *)					Total number of visits per year	Additional Comments
	Jan – March (13 weeks)	April – June (13 weeks)	July – Aug (9 weeks)	Sept – Oct (9 weeks)	Nov –Dec (8 weeks)		
SOFT WORKS							
Visual inspection of mature trees	Once per month	Once per month	Once per month	Once per month	Once per month	12	On each visit or as required.
Tree Surgery and significant works to boundary vegetation/hedgerows	*				*	1	To be carried out outside of the bird nesting season and following advice from an ecologist.
Cutting/trimming of native hedgerows	*				*	1	To be carried out outside of the bird nesting season.
Hand weeding		Once per month	Once a month	Once per month	*	4-8	Weed by hand taking care not to disturb sheet or bark mulch. Remove arisings off site.
Watering		Once per fortnight	Once per fortnight	Once per fortnight		15	Water once per fortnight from April to September until trees/plants/grass areas are established. Watering frequency should be adjusted by the Landscape Management Contractor depending on climatic conditions. Increase watering during hot and dry weather until plants have established.

Maintenance Operation	Number of Visits (to be dependent on season – where not dependent on season, if appropriate, the timing shall be agreed between the Adopting Organisation and the Contractor. Indicative timings are shown with a *)					Total number of visits per year	Additional Comments
	Jan – March (13 weeks)	April – June (13 weeks)	July – Aug (9 weeks)	Sept – Oct (9 weeks)	Nov – Dec (8 weeks)		
Checking, adjusting, replacing or removing tree stakes and ties	*	*	*	*	*	12	At each visit as required
Cutting wildflower grassland	*		Once in late August	*		1	In hot dry weather leave cuttings to set seed for 2 days before collecting and removing off site. Cut again in October or in March if required due to weather conditions. Cutting may be varied by ecologist if reptiles are present.
Replacement of tree, hedgerow and shrub planting	*				Optimum time for most species	1	As required. To include enhancement planting.
Swales and Ponds – remove leaves and debris & clear up to 1/3 of marginal/aquatic vegetation.				Once		1	Clearance on a rotational basis to maintain 50% open water.
Ponds – trim wildflower margins					Once	1	On a 2-4 year rotation leave buffer zone area unmanaged as drawing