

The Oaklands, Ruabon

Public Open Space - Management Plan



Introduction

Purpose of Management Plan

The purpose of this document is to provide a plan for the long-term management of the Public Open Space (POS) within the development. This will allow the Management Company to understand the implications for ongoing maintenance of the site and to comply with approved WCBC planning conditions.

The management responsibility across the POS will fall to the Management Company. The management plan sets a standard for this maintenance to ensure establishment of landscaped features.

Maintenance

Number of agreed maintenance visits per year **24 visits**

Frequency of visits: 1st April - 30th Sept **14 visits**

1st Oct - 31st March **6 visits**

Tasks

- Cut grass to POS ideally with a push mower. To promote biodiversity and to provide for pollinating insects, the formal grassed areas will not be cut during the month of May (this will not affect any other agreed maintenance operations).

- To promote both native flora and a healthy undisturbed rooting environment for retained trees, the informal grassed areas beneath the canopies of said protected trees are to be strimmed twice a year during the months of April and September to a minimum height of 10cm. Arisings to be raked clear and taken from site.
- Newly planted trees will require a mulch ring with a 50cm radius (6/7cm depth) for a minimum of 3 years. Stakes and ties should be monitored over a 3 year period to encourage growth but avoid damage. Also to promote the success of the newly planted trees an irrigation and 'organic' weed control programme for the newly planted vegetation / trees will be implemented.
- Apply mild approved weedkiller to kerb areas - once per month
- Litter pick - per visit
- Actively re-instatement works that may be required, particularly for but not exclusive to grassed areas e.g tyre marks, ruts etc
- Remove all cutting from site after each visit
- A Tree Report should be commissioned every 3-5 years, dependent upon tree health, condition and any changes to the surrounding environment.
- This is a fluid plan and is a minimum requirement. Any alteration to this would need agreement by the Management Company and possibly the local authority.

End