



**ONE-
ENVIRONMENTS**

LANDSCAPE MANAGEMENT PLAN

BOLNEY GREEN; BATTERY ENERGY STORAGE

SEPTEMBER 2026

N1859-ONE-ZZ-XX-RP-L-0004

REVISION: P04

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1.0 INTRODUCTION

1.1 This landscape management plan and maintenance schedule shall be read in conjunction with the following landscape drawings.

N1859-ONE-XX-XX-DR-L-0004_Landscape Site Plan

N1859-ONE-XX-XX-DR-L-0005_Hard Landscape Plan

N1859-ONE-XX-XX-DR-L-0006_Soft Landscape Plan

This Landscape Management Plan (LMP) has been prepared to satisfy Condition 3 of planning permission DM/21/2276, which reads as follows:

“No development shall take place until there has been submitted to and approved, in writing, by the Local Planning Authority a landscape management plan for a minimum of 5 years.

This should include:

a. Written Specification detailing:

- All operation and procedures for soft landscape areas; inspection, watering, pruning, cutting, mowing, clearance and removal of arisings and litter, removal of temporary items (fencing, guards and stakes) and replacement of failed planting.

- All operations and procedures for hard landscape areas; inspection, sweeping, clearing of accumulated vegetative material and litter, maintaining edges, and painted or finished surfaces.

b. Maintenance task table which explains the maintenance duties across the site in both chronological and systematic order.

Reason: To support plant establishment and ensure appropriate management is carried out and to maintain functionality and visual aesthetic and to accord with Policies DP12, DP26 and DP37 of the District Plan.”

1.2 The LMP establishes the management framework for landscape features associated with the Bolney Green Battery Energy Storage Facility.

1.3 The LMP outlines the management principles and objectives and gives a detailed programme for the maintenance of the area following practical completion to be undertaken by the responsible party; the landscape contractor appointed by site operator.

1.4 The plan covers all aspects of the soft landscaping; tree planting and native species planting.

OBJECTIVES

1.5 The objectives for the Management Plan are:

To ensure the successful establishment and long-term health of all landscape elements for the benefits of the wider community.

To allow the local authority satisfaction that the area will be managed appropriately.

To ensure best horticultural and health & safety practices at all times.

To ensure that methods employed enhance and encourage wildlife, wherever possible.

To identify defects as soon as possible in order to minimise any damage and rectify at the earliest opportunity.

To ensure the establishment and future health of the planting areas.

To understand the expectations of the required management and to give a point of contact if required.

2.0 MANAGEMENT RESPONSIBILITIES

GENERAL NOTES

2.1 All landscape maintenance operations, materials and workmanship shall be undertaken in accordance with relevant current British Standards, applicable industry guidance and manufacturers' recommendations.

2.2 All work shall comply with applicable Health and Safety Executive (HSE) guidance, industry guidance and manufacturers' recommendations, as appropriate to the work being undertaken.

2.3 All work must be carried out by appropriately skilled and experienced operatives for the specific type of work, especially where Control of Substances Hazardous to Health (COSHH) is applicable.

2.4 Work is only to be carried out while soil and weather conditions are suitable based on professional judgement to ensure no damage is caused by the works.

2.5 Only machinery and tools suitable for site conditions and the work to be carried out are to be used. Hand tools should be used around trees and in confined areas.

2.6 All grass cutting machinery to be well maintained and correctly adjusted to give a clean and even cut. The machinery shall be suitable for the size area to be cut.

2.7 Bankside operations (cultivation, seeding and maintenance) to be carried out using suitable, safe and built for purpose plant (method statement and risk assessments to be submitted for approval).

2.8 All woody cuttings and grass cuttings are to be removed from site.

2.9 Soil, stones and other debris to be removed from hard surfaces and the area left in a clean and tidy condition after maintenance operations are complete.

2.10 All litter is to be collected from all soft landscape areas and removed from site. Any build-up of debris to be regularly removed from surface water drainage channels.

2.11 No burning is allowed on site.

2.12 All planting and grass areas to be watered as necessary to ensure their establishment and continued well-being.

2.13 All planting areas are to be maintained as weed, pest and disease-free at all times. A pro-active approach to weed, pest and disease control is expected with any required measures taken promptly. Any plant losses as a result of weed, pest or disease damage are to be replaced as soon as possible.

2.14 Chemicals including herbicides, pesticides and fertilisers, shall only be used where necessary and where specifically approved for the intended application as part of the Landscape Management Plan. Their use shall be undertaken by appropriately trained and competent personnel, in accordance with the manufacturer's instructions, product label requirements, and applicable legislation.

2.15 The use of chemicals shall be minimised wherever reasonably practicable, with mechanical or manual methods preferred where these provide an effective alternative.

2.16 Chemicals shall not be used in or adjacent to waterbodies, ponds, swales or drainage features unless specifically justified and undertaken in accordance with relevant environmental requirements.

2.17 All vegetation shall be pruned as necessary to avoid obstruction of pedestrians or vehicles, security cameras, lighting or visibility-splays.

2.18 Adequate feeding of all grasses, plants and trees will take place with an approved slow-release fertiliser.

3.0 WOODLAND BUFFER PLANTING MIX

3.1 The maintenance shall be as follows:

- 1) Within the first 5 years newly planted trees and shrubs should be monitored to ensure successful establishment. Any failed, dead, or dying trees and/or shrubs will be replaced on a like for like basis, utilising native species sourced from a local provenience where necessary. Planting is best undertaken in mid-autumn to late winter, during periods when the soil is easily workable and bare-root stock is available (November to March).
- 2) Prior to year 5 any damaged tree guards/shelter will be replaced as necessary. Check and remove guards annually as soon as they split and before they start to disintegrate (usually after 5-10 years).
- 3) Dead wood, damaged branches and snags are to be removed from the plants. Soil is to be firmed around the base of the plant and all stakes and ties are to be replaced and / or correctly adjusted in vertical positions.
- 4) All other necessary spraying and / or other necessary pest and disease control measures are carried out to ensure the health of the planted material.
- 5) Weed control. A 1000mm diameter area of ground at the base of all trees and shrubs shall be kept free of weeds for 5 years from the date of the planting, using an appropriate herbicide method of control. Any obnoxious weeds germinating and growing within the planted area shall also be spot sprayed with suitable herbicide for a period of 5 years from planting. The use of chemical herbicides will be prohibited within 10m of any waterbodies on site.
- 6) Training and formative pruning. During the winter months of the first five years after planting, the contractor shall as necessary, carry out formation pruning of trees to ensure the removal of co-dominant leaders, crossing and competing branches and any work considered necessary for the future good growth and structure of the tree.
- 7) The Maintenance after 5 years, shall consist of one visit during the growing season to check planting, carry out any necessary pruning, control and eradicate of dominant and vigorous weed growth, mark up any trees or shrubs that have died for replacement the following winter and collect and dispose of any litter that has been dropped or blown into the planting areas. During the winter carry out a minimum of one visit to replace any dead trees or shrubs identified during the summer visits and clear all wind blown or other rubbish from the planting areas and cart to the contractor's tip.
- 8) Partial thinning will be commenced in year 15, with the removal of poor shaped and low vigour trees to free up the better quality specimens. Where two vigorous trees are competing, the best should be selected and the second removed.
- 9) At the end of each growing season for the first five years all plant/tree /shrub failures shall be replaced with a plant/tree/shrub of a similar size/species. Beat up plants shall be colour spotted on the spiral guard or shelter to identify the planting year.
- 10) Operations to be carried out during the maintenance period must include:
 - a) Watering –shall be applied at fortnightly intervals between the period 1st May to 30th September. If April is dry, newly planted trees should be watered during this month at the same frequency. If particularly wet weather occurs, supplementary watering may be unnecessary. The use of larger quantities of water at greater time intervals is not an adequate alternative and is not acceptable.

- b) As well as undertaking the above watering regime, a fortnightly testing of the rootball and surrounding soil for moisture should be undertaken, If the root ball is wet or damp from previous watering there is no need to apply more water. If the root ball below the surface has dried out, then water only enough to ensure the root ball is wet.
- 11) Scrub management should be undertaken on 15 year basis once matured (i.e. 1/15th cut every year). Felled sections will be used to create regular log piles throughout the woodland for invertebrates and fungi.

4.0 GRASS AND WILDFLOWER AREAS

SPECIES RICH GRASSLAND

MANAGEMENT OBJECTIVES

To allow the establishment of wildflower areas and to prevent aggressive grass and pernicious weed species from becoming dominant. To optimise nature conservation enhancement.

MANAGEMENT REQUIREMENTS:

4.1 Establishment & First year

- 1) Remove any dead or woody growth to help in promoting new growth of desirable plant species.
- 2) Carry out the first cut during mid to late summer (typically September). Cut down to 75mm. Leave cuttings to dry and shed seed for 1-7 days before removing from site.
- 3) Always remove the cuttings from the area to prevent an increase in soil fertility and to prevent the smothering of lower growth species. Compost arisings onsite or remove and dispose of responsibly.
- 4) Dig out any residual perennial weeds such as docks.

4.2 Second year – onwards

- 5) The wildflower meadow may be given a cut during summer (typically August) to allow wildflowers to set seed, followed by an autumn cut. Grass arisings should be removed after cutting once seed has been allowed to dry and shed. If an early spring cut is required to improve the diversity of the wildflower grassland, this should be undertaken in Feb/early March and should avoid the bird nesting season
- 6) If the soil conditions are fertile, it may be worth cutting the meadow in Spring to remove the first flush of grass which produces a meadow that is shorter, more open and less prone to collapse.
- 7) For wildlife, the cutting is best done on a rotational basis so that no more than half the area is cut in any one year leaving part as an undisturbed refuge. Unwanted perennial weeds (docks, thistles) may need control by occasional spot treatment with a herbicide or by manual methods.

5.0 NATIVE HEDGEROW

5.1 The maintenance shall be as follows:

- 1) Hedges will be trimmed with suitable mechanical cutters and all arisings are to be collected and removed upon completion. Hedgerows should be cut only during the time periods specified below and in Appendix 1 General Maintenance Schedules. Replacement hedgerow will be planted in the first available planting season, subject to construction programming,
- 2) Trimming rapidly establishing native hedges to allow them to reach planned height as rapidly as possible by trimming back lateral branches moderately. Trimming of native hedging is only permitted during January and February, when available hedgerow fruits have been eaten by birds.
- 3) Trimming slowly establishing native hedges by cutting back hard during January and February only, to encourage bushy growth down to ground level to allow them to reach planned dimensions only by gradual degrees, depending on growth rate and habit.
- 4) Once established, tapering hedges will be trimmed during January and February only to form a regular line and shape, with the width at the top less than that at the base. Current growth will be removed rather than old wood.
- 5) Once established non-tapering hedges will be trimmed once to form a regular line and shape, with vertical sides, in January and February only. Current growth will be removed rather than old wood.
- 6) To be maintained at a height of 3000mm.
- 7) Weed control along the base of the hedge.
- 8) Remove all litter and other deleterious matter.
- 9) Watering as required.
- 10) Fertiliser will be applied as necessary.
- 11) Re-firming after strong winds, frost heave and other disturbances by treading around the base of affected hedge until firmly bedded.

6.0 PONDS, SWALE & DRAINAGE FEATURES

MANAGEMENT OBJECTIVES

- To maintain the effective hydraulic function and storage capacity of the drainage features.
- To maintain the landscape and ecological value of retained and proposed wetland features.
- To prevent the accumulation of litter, debris, excessive sediment and invasive vegetation from adversely affecting drainage performance.
- To identify defects, erosion or other maintenance requirements at an early stage and undertake appropriate remedial works.

MANAGEMENT REQUIREMENTS:

6.1 The following management requirements shall apply to small ponds, attenuation basins, swales and associated drainage features throughout the five-year establishment and management period:

- 1) Inspect ponds, basins, swales, inlets, outlets and associated drainage features regularly to confirm that they remain in good condition and function as intended.
- 2) Remove litter, debris and other obstructions from inlet and outlet structures as necessary to maintain free flow.
- 3) Check banks, margins and surrounding areas for erosion, settlement, scour, excessive sediment accumulation or other defects and undertake remedial works where required.
- 4) Monitor water levels and drainage performance following periods of significant rainfall, noting any unusual ponding, overtopping or slow drainage.
- 5) Retain established marginal and wetland vegetation where it does not adversely affect hydraulic performance, access or safety.
- 6) Control excessive, invasive or undesirable vegetation where necessary to maintain the function and appearance of the feature.
- 7) Desilt ponds, basins and drainage channels only where necessary to maintain designed flow paths and storage capacity. Removed material shall be disposed of off site.
- 8) Maintain surrounding grassed areas in accordance with the wider landscape management requirements, avoiding unnecessary damage to basin banks and margins.
- 9) Avoid the use of herbicides within or immediately adjacent to waterbodies. Where chemical treatment is considered necessary, it shall be appropriately justified and undertaken in accordance with relevant environmental requirements.
- 10) Significant erosion, blockage, sediment build-up, structural damage or deterioration in hydraulic performance shall be reported to the Site Manager and appropriate remedial action agreed.
- 11) Maintenance activities shall be undertaken in a manner that avoids unnecessary disturbance to established habitats and wildlife.

- 12) Where works involve substantial clearance, desilting, alteration or repair, appropriate ecological or drainage advice shall be sought where necessary before works commence.
- 13) Inspection and maintenance activities shall be recorded, including the date of inspection, condition observed, defects identified and any remedial works undertaken.

7.0 MAINTENANCE SCHEDULE

7.1 A minimum of two maintenance visits will be undertaken per year, in April/May and August/September, with additional visits as required at the appropriate time for the operations concerned.

7.2 The following operations will be undertaken as required, as part of these maintenance checks:

General operations (whole site area)

- A1 Litter pick Clear site of litter and debris to authorised tip, as part of maintenance site visits
- A2 Protective fencing Check condition, repair or replace as necessary
- A3 General inspection Of condition of planting (in order to instruct additional work or replacement planting, as necessary) and plant protection

New tree and shrub / hedge planting

- B1 Weed control Mechanical methods (1000mm dia. around base of plant), yrs 3 and 4
- B2 Weed control Herbicide application (1000mm dia. around base of plant), yrs 1 and 2, single application
- B3 Fertiliser Spring application of slow-release fertiliser (Enmag or similar approved), where growth of plants is considered to be deficient, applied at 70g per m²
- B4 Watering During periods of prolonged dry weather
- B5 Securing Check stakes, guards and ties, and mulch mats
- B6 Firm in plants Where loosened by wind or other actions
- B7 Pruning Trees & Shrubs; to remove dead or damaged branches / stems
- B8 Pruning Hedges; to remove dead or damaged branches & establish healthy growth.
- B9 Replacement planting Of dead, dying and diseased or otherwise unsatisfactory plants, following an inspection in September
- B10 Removal of supports Stakes, guards and ties to be removed in yr 5, only, following successful establishment / stability of trees / plants

Species-rich grassland

- C1 Weed control Spot treatment (chemical or mechanical) of unwanted perennial weeds
- C2 Grass cutting Late-summer (September) in yr 1. From yr 2 onwards cut and remove vegetation after flowering. This may be taken off as hay or cut and stacked nearby to rot. The meadow may then be kept mown or grazed through to the end of March in the following year.
- C3 Reseeding Additional seed to any areas that failed to germinate/sustained damage during the previous growing season.

Pond & SuDS Planting

- D1 Watering During periods of prolonged dry weather causing low water level to marginals

- D2 Firm in plants Where loosened by wind or other actions
- D3 Pruning To remove dead or damaged branches / stems
- D4 Replacement planting Of dead, dying and diseased or otherwise unsatisfactory plants, following an inspection in September

LANDSCAPE MAINTENANCE SCHEDULE GENERALLY AND FOR PLANTED AREAS, YEARS 1-5

MAINTENANCE OPERATION	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
A1	✓ on each visit	✓ on each visit	✓ on each visit	✓ on each visit	✓ on each visit
A2	✓ on each visit	✓ on each visit	✓ on each visit	✓ on each visit	✓ on each visit
A3	✓ on each visit	✓ on each visit	✓ on each visit	✓ on each visit	✓ on each visit
B1			✓ April/May visit	✓ April/May visit	
B2	✓ April/May visit	✓ April/May visit			
B3	✓ April	✓ April	✓ April, if required	✓ April, if required	✓ April, if required
B4	As required to sustain growth	As required to sustain growth	As required to sustain growth	As required to sustain growth	As required to sustain growth
B5	✓ April	✓ April	✓ April	✓ April	✓ April
B6	✓ April and as necessary	✓ April and as necessary	✓ April and as necessary	✓ April and as necessary	✓ April and as necessary
B7	✓ April or as necessary	✓ April or as necessary	✓ April or as necessary	✓ April or as necessary	✓ April or as necessary
B8	✓ Jan/Feb as required	✓ Jan/Feb as required	✓ Jan/Feb as required	✓ Jan/Feb as required	✓ Jan/Feb as required
B9	November, if required	November, if required	November, if required	November, if required	November, if required
B10	-	-	-	-	April
C1	✓ on each visit	✓ on each visit	✓ on each visit	✓ on each visit	✓ on each visit
C2	✓ September	✓ August	✓ August	✓ August	✓ August
C3	✓ April or as necessary	✓ April or as necessary	✓ April or as necessary	✓ April or as necessary	✓ April or as necessary
D1	As required to sustain growth	As required to sustain growth	As required to sustain growth	As required to sustain growth	As required to sustain growth
D2	✓ April and as necessary	✓ April and as necessary	✓ April and as necessary	✓ April and as necessary	✓ April and as necessary
D3	✓ April or as necessary	✓ April or as necessary	✓ April or as necessary	✓ April or as necessary	✓ April or as necessary
D4	November, if required	November, if required	November, if required	November, if required	November, if required

8.0 COMPLIANCE

- 8.1 The Maintenance Contractor must comply with The Control of Pesticides Regulations 1986' made under the 'Food and the Environment Protection Act 1985', 'The Control of Substances Hazardous to Health Regulations 1988' made under the 'Health and Safety at Work Act 1974' and any other legislation enacted during the contract period.
- 8.2 The Maintenance Contractor must comply with all relevant Codes of Practice issued by DeFRA. In particular where work is near water, comply with the Code of Practice for the Use of Herbicides on Weeds in Watercourses and Lakes'. Written approval from the Environment Agency should be obtained prior to the use of pesticides within these areas.
- 8.3 A recognized nominated storekeeper's certificate of competence (BASIS) is required by a Contractor storing more than 200 litres of pesticides.
- 8.4 The Maintenance Contractor shall dispose of waste pesticides and containers in accordance with the Control of Pesticides Regulations 1986, Control of Pollution Act 1974', and 'Water Act 1989'. Safe disposal arrangements shall be made before starting to apply pesticides.
- 8.5 Concentrated pesticides shall be disposed of in arrangement with the local Environmental Health Department or with a specialist waste disposal contractor.
- 8.6 The Maintenance Contractor shall be responsible for keeping up to date with all legislation and regulations regarding the use of chemicals and/or pesticides.
- 8.7 All works to trees should be in accordance with BS:3998 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.

