



CLIENT: INDURENT MANAGEMENT LIMITED

SITE: LAND TO THE EAST OF MOORGATE POINT, KNOWSLEY

DATE: August 2026

DOCUMENT: HABITAT MANAGEMENT AND MONITORING PLAN Rev01

Associated Figures:

JN00457_DW04 BNG Proposals Plan

Appendix 1 - Soft Landscape Works Maintenance and Management Proposals – 10 Years

Associated Documents:

JN00457_D03 Moorgate Point BIA Rev02

Non-Technical Summary

- 1.1 A Habitat Management and Monitoring Plan (HMMP) has been prepared for the new Indurent Park development in Knowsley, known as Moorgate Point. It explains how new and existing habitats — such as grassland, trees, shrubs and hedgerows — will be created, looked after, and checked over the next 30 years.
- 1.2 Key measures include sowing wildflower grassland, planting new trees and hedgerows, controlling weeds and invasive plants, and carrying out regular maintenance such as mowing, pruning and thinning. An ecologist will monitor the site at set intervals to ensure habitats are developing as planned, with any problems corrected accordingly.
- 1.3 These provisions are in line with the information given in the Soft Landscape Works Maintenance and Management Proposals – 10 Years (included as Appendix 1) produced by BCA Design (shown on 2465-25-10 Rev 09 – Landscape Concept Proposal) and deliver on site habitats in accordance with the JN00457_D03 Moorgate Point Biodiversity Impact Assessment (BIA) produced by SKE.

Background

- 1.4 SK Environmental Solutions Limited (SKE) was commissioned by Indurent Management Limited to produce a Habitat Management and Monitoring Plan (HMMP) to discharge Condition 17 of the planning permission granted in relation to a proposed commercial development on an existing site east of Moorgate Point, Knowsley (ref: 25/00464/FUL).

- 1.5 The land, hereafter known as the 'site' extends to approximately 4.48 ha and is shown by the red line boundary on Figure 1, below. It is located at an approximate central grid reference of SJ 42556 97216 and nearest postcode of L33 7AQ.



Figure 1 – Site Boundary Plan

- 1.6 A full Biodiversity Net Gain (BNG) assessment of the proposed development was completed as part of the original submission by SKE and is detailed in JN00457_D03 Indurent Park Preston Biodiversity Impact Assessment (BIA).
- 1.7 The purpose of the HMMP is to set out the management practices and monitoring requirements necessary for habitats to achieve their targeted conditions, as described in the BIA report. These result in an onsite net loss of 11.26 habitat units (-78.62%) and 0.94 watercourse units (-100%), with a net gain of 2.99 hedgerow units (no percentage calculated). This will cover the full 30-year period over which BNG applies. The habitat improvement works detailed in this report will be implemented no later than the first planting and seeding season following the completion of the development.
- 1.8 As the landowner, Indurent Management Limited will take overall responsibility for ensuring the completion of the management practices specified in this report. It is expected that this will be delivered through the employment of a maintenance contractor who is suitability qualified to understand and implement the provisions of this plan. A suitable ecological consultant (such as SKE) should also be appointed to undertake the specified monitoring requirements. The landowner, as the party responsible for funding the proposals, reserves the right to contract other suitable professionals, at any point during the 30-year period, to deliver the measures detailed in this report.

- 1.9 As the proposals contain habitat creation measures which are classified as significant (i.e. medium distinctiveness or higher), the maintenance of these habitats will need to be secured with a legal agreement. The appropriate mechanism for this is at the discretion of the Local Planning Authority (LPA). Habitat types on this site considered to be significant are other neutral grassland, urban trees and species-rich native hedgerow.

Planning History

- 1.10 The Decision Notice relating to the development (ref: 25/00464/FUL) states:

"Prior to commencement of development, a Habitat Management and Monitoring Plan (the HMMP) shall be prepared in accordance with the approved BNG metric and the finalised Biodiversity Gain Plan (and submitted alongside the Biodiversity Gain Plan). These documents shall be submitted to and approved in writing by the Local Planning Authority prior to the commencement of the development. The submission must include:

- A non-technical summary;*
- Overview of legal agreement, funding and project;*
- Roles and responsibilities for implementation of the HMMP (habitat works, management, monitoring);*
- Description and evaluation of features to be managed (including protection of those being retained);*
- The aims and objectives of management including target condition criteria and details of the relevant habitats, in line with the approved BNG metric and Biodiversity Gain Plan;*
- Appropriate management prescriptions for achieving aims and objectives, including over the period of 30 years, in accordance with the approved Biodiversity Gain Plan for a period of 30 years from the completion of habitat works;*
- Preparation of a work schedule (including any adaptive management);*
- The monitoring methodology and frequency in respect of the created or enhanced medium distinctiveness habitat to be submitted to the Local Planning Authority.*

These monitoring reports shall be submitted to the Local Planning Authority in writing in accordance with the methodology and frequency specified in the approved HMMP."

Habitat Proposals – Management and Monitoring

- 1.11 Proposed habitats described in the sections below align with the Moorgate Point Biodiversity Impact Assessment and are shown on JN00457_DW04 BNG Proposals Plan. Management prescriptions are in line with, and are to be read in conjunction with, those given in the Soft Landscape Works Maintenance and Management Proposals – 10 Years (shown on 2465-25-10 Rev 09 – Landscape Concept Proposal) produced by BCA Design, which contains details regarding the scheduling of works through that period.

Modified grassland

- 1.12 New areas of modified grassland are to be created as margins to roads and parking areas, as well as adjacent to the turning head created on the site access road, to the southeast of the site.
- 1.13 These areas are to be managed for their amenity value. They are to be created through the laying of turf (such as Rolawn Medallion or similar) and are expected to be largely uniform and species-poor. Therefore, they are classified as achieving poor condition with no specific condition criteria targeted. However, it is expected that these areas should still pass condition criteria C, F and G of the relevant condition assessment sheet (see Figure 2, below).

A	There are 6-8 vascular plant species per m² present, including at least 2 forbs (these may include those listed in Footnote 1). Note - this criterion is essential for achieving Moderate or Good condition. Where the vascular plant species present are characteristic of medium, high or very high distinctiveness grassland, or there are 9 or more of these characteristic species per m² (excluding those listed in Footnote 1), please review the full UKHab description to assess whether the grassland should instead be classified as a higher distinctiveness grassland. Where a grassland is classed as medium, high, or very high distinctiveness, please use the relevant condition sheet.
B	Sward height is varied (at least 20% of the sward is less than 7 cm and at least 20% is more than 7 cm) creating microclimates which provide opportunities for vertebrates and invertebrates to live and breed.
C	Any scrub present accounts for less than 20% of the total grassland area. (Some scattered scrub such as bramble <i>Rubus fruticosus</i> spp. may be present). Note - patches of scrub with continuous (more than 90%) cover should be classified as the relevant scrub habitat type.
D	Physical damage is evident in less than 5% of total grassland area. Examples of physical damage include excessive poaching, damage from machinery use or storage, erosion caused by high levels of access, or any other damaging management activities.
E	Cover of bare ground is between 1% and 10%, including localised areas (for example, a concentration of rabbit warrens)²
F	Cover of bracken <i>Pteridium aquilinum</i> is less than 20%.
G	There is an absence of invasive non-native plant species³ (as listed on Schedule 9 of WCA⁴).

Figure 2 – Modified grassland condition criteria

- 1.14 These areas are to be regularly mown throughout the year to maintain a clean, short sward with excessive arisings removed from the site. The amenity grassland will be watered and re-seeded as required, with application of fertiliser and herbicide where needed.
- 1.15 In line with the temporal multiplier of the statutory metric, it is anticipated that the areas of modified grassland will take approximately one year to reach target condition.

Other neutral grassland

- 1.16 Areas of species-rich grassland are to be planted along the northern and western boundaries of the site, as well as in the area surrounding the attenuation basin to the southeast of the site. These are classified as other neutral grassland, however, given the highly urbanised environment in which they will be located, only poor condition is considered appropriate for these areas, with condition criterion A not targeted. Condition criteria B, D and E of the relevant condition assessment sheet (see Figure 3, below) will be targeted by the management applied to this area, which should also ensure the delivery of criterion F.

Condition Assessment Criteria	
A	The parcel represents a good example of its habitat type, with a consistently high proportion of characteristic indicator species present relevant to the specific habitat type (and relative to Footnote 3 suboptimal species which may be listed in the UKHab description).¹ Note - this criterion is essential for achieving Moderate or Good condition for non-acid grassland types only.
B	Sward height is varied (at least 20% of the sward is less than 7 cm and at least 20% is more than 7 cm) creating microclimates which provide opportunities for insects, birds and small mammals to live and breed.
C	Cover of bare ground is between 1% and 5%, including localised areas, for example, rabbit warrens².
D	Cover of bracken <i>Pteridium aquilinum</i> is less than 20% and cover of scrub (including bramble <i>Rubus fruticosus</i> agg.) is less than 5%.
E	Combined cover of species indicative of suboptimal condition³ and physical damage (such as excessive poaching, damage from machinery use or storage, damaging levels of access, or any other damaging management activities) accounts for less than 5% of total area. If any invasive non-native plant species⁴ (as listed on Schedule 9 of WCA⁵) are present, this criterion is automatically failed.
Additional Criterion - must be assessed for all non-acid grassland types	
F	There are 10 or more vascular plant species per m² present including forbs that are characteristic of the habitat type (species referenced in Footnote 3 and 5 cannot contribute towards this count). Note - this criterion is essential for achieving Good condition for non-acid grassland types only.

Figure 3 – Other neutral grassland condition assessment criteria

- 1.17 These areas are to be sown with a species-rich grassland mix (such as DLF Trifolium Pro Flora 8) in either spring or autumn, in line with manufacturer recommendations. If compacted, soil will be tilled in preparation for sowing. Sowing will be by machine, supplemented by hand sowing of any inaccessible areas, or should other limitations be identified.
- 1.18 The sward will be cut three times in the first year (timings for these cuts, dependent on sowing season, are given in the Soft Landscape Works Maintenance and Management Proposals). These cuts will help to prevent the dominance of perennial weeds before sown species have successfully established. Cuts will be to a length of 40-70 mm and all excessive arisings will be removed from site.
- 1.19 In subsequent years, at least two cuts will be taken, one in early spring (March – early April) and one in August. Further cuts may be taken between August and the end of the growing season. Cuts will be to a length of 40-70 mm. For the spring cut and post-August cuts, all excessive arisings should be removed from site. For the initial August cut, arisings should be left in-situ for approximately one week before being removed from the site, in order to allow the grass to shed seed.
- 1.20 Where possible, at least one-third of the total area of species-rich grassland should remain uncut each year, in order to create tussocky habitat which provides shelter for invertebrates or small mammals over winter. The uncut area should change year to year.
- 1.21 No fertiliser or pesticides will be applied to areas of species-rich grassland.
- 1.22 In line with the temporal multiplier of the statutory metric, it is anticipated that the other neutral grassland will take approximately two years to reach target condition.

Sustainable drainage system

- 1.23 An attenuation basin is to be created at the southeastern corner of the site. Management of this area is to target condition criteria C, E1 and E2 of the relevant condition assessment sheet (see Figure 4, below), with moderate condition achieved. Condition criterion D shown below is not relevant to this habitat type.

Condition Assessment Criteria	
Core Criteria – must be assessed for all urban habitat types .	
A	Vegetation structure is varied, providing opportunities for vertebrates and invertebrates to live, eat and breed. A single structural habitat component or vegetation type does not account for more than 80% of the total habitat area.
B	The habitat parcel contains different plant species that are beneficial for wildlife, for example flowering species providing nectar sources for a range of invertebrates at different times of year.
C	Invasive non-native plant species (listed on Schedule 9 of WCA ¹) and others which are to the detriment of native wildlife (using professional judgement) ² cover less than 5% of the total vegetated area ³ . Note - to achieve Good condition, this criterion must be satisfied by a complete absence of invasive non-native species (rather than <5% cover).
Additional Criterion – must be assessed for Open mosaic habitat on previously developed land.	
D	The parcel shows spatial variation and forms a mosaic of bare substrate PLUS: - At least four early successional communities (a) to (i); Communities: (a) annuals; (b) mosses/liverworts; (c) lichens; (d) ruderals; (e) inundation species; (f) open grassland; (g) flower-rich grassland; (h) heathland, (i) pools.
Additional Criteria – must be assessed for Bioswale and SuDS habitat types only.	
E1	Plant species are mostly native. If non-native species are present, they should not be detrimental to the habitat or native wildlife ⁴ .
E2	The vegetation is comprised of plant species suited to wetland or riparian situations.

Figure 4 – Sustainable drainage system condition assessment criteria

- 1.24 Once the basin is constructed, suitable aquatic vegetation is to be sown around the margins. Species composition and planting specification are shown in Figure 5 below, taken from the 2465-25-10 Rev 09 – Landscape Concept Proposal plan.

AQUATIC/MARGINAL PLANTING AREAS

(300mm depth low nutrient cohesive clay/subsoil material onto waterproofing layer or substrate to Engineers specification) Plant species listed below to be planted into a minimum of 200mm depth indigenous cohesive low-nutrient sub-soil. Size of plant stock to be 900 plugs/bare root, planted at 4 plants per m² by hand. Plants should be planted in the correct location and water depth to suit the requirements of each specific species.

%	Species	Common Name	Size
10%	<i>Caltha palustris</i>	Marsh marigold	9cm pot
10%	<i>Filipendula ulmaria</i>	Meadowsweet	9cm pot
10%	<i>Galium palustre</i>	Marsh bedstraw	9cm pot
10%	<i>Lythrum salicaria</i>	Purple Loosestrife	9cm pot
10%	<i>Mentha aquatica</i>	Water mint	9cm pot
10%	<i>Myosotis scorpioides</i>	Water-forget-me-not	9cm pot
10%	<i>Ranunculus sceleratus</i>	Galery-leaved buttercup	9cm pot
10%	<i>Scrophularia auriculata</i>	Water Figwort	9cm pot
10%	<i>Sparganium erectum</i>	Branched Bur Reed	9cm pot
10%	<i>Veronica beccabunga</i>	Brooklime	9cm pot

Figure 5 – Aquatic marginal vegetation planting specification

- 1.25 Once established, regular inspections of the marginal planting, along with the rest of the attenuation basin, will be undertaken to ensure that colonisation of the area by non-native invasive plant species is quickly identified and addressed. Excessive or dominant vegetation growth around the inlet or outlet headwalls will be removed to prevent blockage.
- 1.26 In line with the temporal multiplier of the statutory metric, it is anticipated that the sustainable drainage system will take approximately three years to reach target condition.

Ornamental shrubs

- 1.27 Areas of non-native, ornamental shrub are created and maintained for their visual appeal and not directly for their biodiversity value. As only a single, universal condition exists for this habitat, there are no such criteria that need to be met in order for this habitat to deliver its assessed biodiversity value.
- 1.28 As these areas are not being managed for biodiversity and no specific condition criteria are being targeted, this report does not require any specific management be adopted in order to deliver the calculated biodiversity uplift. As long as the areas of shrub exist, they comply with what is stated within the BNG calculation.
- 1.29 Ongoing management of areas of introduced shrub should consider the potential presence of nesting birds within this habitat, with maintenance works such as pruning undertaken outside of the nesting bird season (March to August inclusive).
- 1.30 In line with the temporal multiplier of the statutory metric, it is anticipated that areas of ornamental shrub will take approximately one year to reach target condition.

Individual trees

- 1.31 Forty-three new individual trees are to be planted on the site. Of these, six are of native species with the remaining thirty-seven comprising non-native species or cultivars. All trees will

automatically pass condition criteria B and F of the relevant condition assessment sheet (see Figure 6, below), while the six native species will also pass condition criterion A. Native species will therefore achieve moderate condition while the non-native / cultivar trees will achieve poor condition.

A	The tree is a native species (or at least 70% within the block are native species).
B	The tree canopy is predominantly continuous, with gaps in canopy cover making up <10% of total area and no individual gap being >5 m wide (individual trees automatically pass this criterion).
C	The tree is mature (or more than 50% within the block are mature) ¹
D	There is little or no evidence of an adverse impact on tree health by human activities (such as vandalism, herbicide or detrimental agricultural activity). And there is no current regular pruning regime, so the trees retain >75% of expected canopy for their age range and height.
E	Natural ecological niches for vertebrates and invertebrates are present, such as presence of deadwood, cavities, ivy or loose bark.
F	More than 20% of the tree canopy area is oversailing vegetation beneath.

Figure 6 – Individual trees condition assessment sheet

- 1.32 Tree planting methods are in accordance with the Soft Landscape Works Maintenance and Management Proposals and landscape plans. Trees will be subject to ongoing light pruning as required by health and safety considerations. This pruning will be responsive to the needs and context of each tree, with no pre-programmed pruning regime specified. Pruning undertaken should avoid the breeding bird season (March – August inclusive). Should any pruning need to be undertaken within this period, an inspection of the tree must be made by a suitably qualified ecologist prior to any works being commenced.
- 1.33 All trees will be periodically inspected by an arboriculturist and any dead or diseased specimens replaced as required. This will be undertaken in the same years as ecological monitoring takes place (see paragraph 1.41 below)
- 1.34 Although the temporal multiplier of the statutory metric suggests that moderate condition is only likely to be achieved 27 years from planting (10 years for poor condition), it is considered that criteria A, B and F are delivered immediately upon planting.

Hedgerows and bare ground

- 1.35 A total of 718m of species-rich native hedgerow and 231m of ornamental hedgerow is to be planted on site. Given the urban landscape into which the native species-rich hedgerow is to be planted, it is not considered that anything other than poor condition for this is appropriate. No specific condition criteria are therefore targeted. Only a single, universal condition exists for ornamental hedgerows, there are no such criteria that need to be met in order for this habitat to deliver its assessed biodiversity value.
- 1.36 Hedgerow species are to be planted in line with methods set out in the Soft Landscape Works Maintenance and Management Proposals and landscape plans. The hedgerow should be allowed to establish for at least one year before trimming. For the subsequent two years, hedgerows may be subject to trimming up to three times a year to promote healthy growth and develop the hedge shape and structure. Trimming will need to be undertaken during the growing season, so should be sensitive to the risk of the presence of breeding birds. However, while the hedge is young and undeveloped, its suitability to support nests is significantly reduced. Hedges should be grown to a height of 1 – 1.5m.
- 1.37 From year 3, species-rich, native hedges should be cut on a biennial basis with no more than 50% cut during any single year to allow for habitat continuity. Trimming should take place ideally during late winter to maximise food and cover availability for wildlife and also avoid detrimental effects on breeding birds. Should any infilling of the hedgerow be required, this should be allowed to grow up to the height of the adjacent hedgerow sections. Ornamental hedges will continue to be cut three times a year.
- 1.38 The area of ground beneath the hedgerow should be kept free of other vegetation, such as ruderals and brambles, to facilitate the establishment of the hedgerow, and will continue in subsequent years. Where hedgerows are bounded on both sides by developed land, the area beneath the hedgerow is mapped as 'bare ground'.
- 1.39 The bare ground beneath the hedgerow is likely to fail all relevant attributes and consequently achieves poor condition.
- 1.40 In line with the temporal multiplier of the statutory metric, it is anticipated that all hedgerows and bare ground will take approximately one year to reach target condition.

Works Schedule

- 1.41 Approximate timings for management actions relating to the ecological objectives for the proposed habitats are given below.

Modified grassland

- Sow / lay turf – Year 1, any month;
- Mow – throughout the growing season (estimated March – October inclusive) fortnightly. All years;
- Weed removal / spot treatment – as required within the growing season. All years.

Other neutral grassland

- Sow – Year 1. Either September – November or March – Early April;
- Mow – Year 1 March, May and September. Subsequent years, cut in March – early April and in August. Subsequent cuts between August and October as required.

SUDS

- Plant – Year 1, April – July;
- Trim overgrown or blocking vegetation – as required, all years.

Ornamental shrubs

- Plant – Year 1, March – April or September – November;
- Trim / prune – Year 2 onwards, November – February as required;
- Weed removal / spot treatment - as required within the growing season. All years.

Individual trees

- Plant – Year 1, November to March;
- Trim / prune – Year 2 onwards, November to February as required.

Hedgerows

- Plant – Year 1, November to March;
- Weed removal / spot treatment – as required within growing season. Years 1 to 5;
- Trim / prune – Years 2 to 3, April – early May, September – October, January – February. Year 4 onwards (alternating), January – February.

Monitoring

- 1.42 Ecological monitoring visits will be conducted on all habitats in years 2, 3 and 5 and every five years thereafter. A total of seven visits is therefore recommended, as a visit in year 30 is not considered necessary as this represents the end of the site's 'lifetime' as a biodiversity gain site.
- 1.43 Given the range of habitats being improved by the above management prescriptions, it is considered that late spring to mid-summer is the optimal time of year in which to undertake the monitoring visit. This visit will comprise an assessment of each habitat parcel using the relevant condition assessment sheet, to track the delivery of the targeted criteria for each.
- 1.44 Should the findings of this assessment indicate that a habitat parcel is not on track to achieve its target condition within the expected timeframe, or should any other, unforeseen impediment to a habitat parcel achieving its target condition be identified, then the management prescriptions for that parcel may be adapted or added to, in order to best avert the risk of the establishment / improvement of that habitat failing.

- 1.45 Upon completion of monitoring of the site in a given year, a monitoring report will be submitted to the LPA by no later than November that same year, either by the landowner or the suitably qualified ecologist who undertook the monitoring. This report will detail the findings of the monitoring survey, and the assessed condition of each habitat parcel at the time of the visit, along with any alterations that have been made to the management of any habitat parcel in light of the results of the survey.

Risk Register and Remedial Measures

- 1.46 Table 1 below details potential risks associated with the creation and enhancements of the habitats as outlined in the above report, along with proposed remedial actions, to ensure habitats remain on track for their targeted conditions.

Table 1 – Risk Register

Risk	Habitat Type	Remedial Action
Newly planted trees failing to establish	Individual trees, hedgerows	Replacement like-for-like planting should any individual tree fail to establish.
Encroachment of non-native species (e.g. Himalayan balsam)	All	Adopt removal measures as appropriate, should INNS (e.g. giant hogweed, Japanese knotweed, Himalayan balsam) colonise.
Bramble encroachment	Mixed scrub, introduced shrub	Cutting and removal of bramble from these areas using hand tools, outside of the breeding bird season, will be undertaken should bramble encroachment occur.
Scrub encroachment	SUDS and grassland habitats	Targeted cutting and removal of woody vegetation from these areas using hand tools.
Weed encroachment	All	Remove unwanted weed growth manually or by suitable herbicide treatment.

- 1.47 Should the findings of a monitoring assessment indicate that a habitat parcel is not on track to achieve its target condition within the expected timeframe, for a reason not foreseen in the table above, then other responsive remedial actions may be implemented, in order to best avert the establishment / improvement of that habitat failing. The implementation of any such remedial actions will be detailed in the subsequent monitoring report, including on their efficacy, if sufficient time has passed for this to be determined.

Biodiversity Unit Score – Net Change

- 1.48 The proposals detailed above yield an onsite **net loss of 11.26 habitat units (-78.62%) and 0.94 watercourse units (-100%) and a net gain of 2.99 hedgerow units (no percentage calculated)**, in line with the Moorgate Point Biodiversity Impact Assessment.

APPENDIX 1

**SOFT LANDSCAPE WORKS
MAINTENANCE AND
MANAGEMENT PROPOSALS
– 10 YEARS**

**INDURENT PARK, MOORGATE
POINT**

KNOWLSEY



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APPENDIX C DRAWINGS:

Drawing No.	Drawing Title	Rev
2465-25-01	Landscape Concept Proposal	09
2465-25-02	Amenity Area Concept Proposal	03
2465-25-03	Landscape Concept Sections	03

MAINTENANCE AND MANAGEMENT STATEMENT

(Refer to Appendix C for BCA drawing(s): Landscape Concept Proposal & Landscape Concept Sections)

The establishment and future success of the external landscape is largely dependent on the standard and frequency of the subsequent maintenance and management it receives. Throughout the development period and thereafter a maintenance and management regime will be adopted with the following aims and objectives.

The aims and objectives of the landscape maintenance and management will be:

- To ensure the successful establishment and continued growth through to maturity of the Soft Landscape scheme shown on drawing 2465-25-01 - Landscape Concept Proposal.
- To ensure that the infrastructure landscape at Moorgate Point, Knowsley develops in a manner commensurate with the original design intentions.
- To ensure that the maintenance and management of the soft landscape areas is commensurate with and achieves the aims and objectives of the Landscape & Ecological Management Plan (LEMP) prepared by SK Environmental Solutions Ltd
- To ensure the successful establishment and retention of effective landscape buffer planting, particularly along the Southern boundaries of the site.
- To secure a long-term future for the existing trees, plus the new tree and native shrub planting, with particular emphasis upon achieving enhancement of ecological potential, conservation, and visual amenity.
- To achieve rapid establishment of the plant material with resultant total ground cover, thereby suppressing weed growth and reducing maintenance requirements.
- To retain the natural growth form and maximise the seasonal potential of individual species by the pruning methods adopted.
- To manage the landscape in a manner convivial with the safety of site users, such as maintaining visibility splays and the removal of dead, dying, or diseased tree branches.
- To ensure the successful establishment and continual enhancement of the hedgerow & grassland areas in accordance with the project Ecologist's recommendations, to increase the overall biodiversity of the site.

The soft landscape will, for the initial 1 year after Practical Completion, be maintained by the Landscape Contractor responsible for implementation of the works. The contract will include a defects liability clause to ensure replacement planting is carried out and successful establishment achieved. Refer to Appendix A for the schedule of maintenance for year 1. Thereafter maintenance contracts will be organised by facilities management on an annual basis.

The maintenance and management matrix (Appendix B) provides information the general techniques and methods to be adopted for the ongoing maintenance operations.

These will be reviewed at regular intervals to respond to natural or man-made changes in the environment which affect the landscape types (e.g., tree disease).

The above approach will ensure that the quality of the landscape infrastructure created in the early years can be maintained for the benefit of visitors to the Moorgate Point, Knowsley as well as providing a benefit to persons who live near and pass by the boundaries. In addition, it will ensure that the landscape develops to maximise the ecological potential of the proposals.

APPENDIX A

LANDSCAPE MAINTENANCE AND MANAGEMENT SCHEDULE FOR YEAR 1

	YEAR 1 LANDSCAPE MAINTENANCE SCHEDULE	FREQUENCY
	DESCRIPTION	
	During the initial twelve-month period after Practical Completion.	
	Note: Allow for twenty-two maintenance visits (18 during the growing season, 4 during the dormant season). A visit shall be defined as the period of time required by the Contractor to carry out all maintenance items specified in the Schedule of work below.	
A	GENERAL	
A.1	Tidy up areas removing rubbish, litter, etc., from planted and grassed areas.	At each visit
A.2	Check that the plant material is firmly planted and firm in where required.	6 times
A.3	Treat pests and diseases by agreement with the Contract Administrator.	As necessary
A.4	Prune woodland transplants / shrubs as necessary to avoid conflict with footpaths, grass mowing, etc.	As necessary
B	TREE PLANTING	
B.1	To extra heavy standard heavy standard trees: Check, adjust and replace stakes and ties as necessary. Prune, water, and feed where required.	As necessary
B.2	Check spiral guards and replace when required.	Four times
C	NATIVE HEDGEROW AREAS	
C.1	Keep areas clear of weed growth by spot herbicide treatment as appropriate from mid-April to late September.	Four times
C.2	Check shelter guards and re-firm / replace when required. Remove weed growth from within.	Four times
D	ORNAMENTAL / FORMAL CLIPPED HEDGES	
D.1	Keep areas clear of weed growth by hand weeding and spot herbicide as appropriate from mid-April to late September.	Four times
D.2	Check shelter guards and re-firm / replace when required. Remove weed growth from within if necessary.	Four times
D.3	Prune hedges as necessary to maintain desired height as shown on the drawing.	As necessary

	YEAR 1 LANDSCAPE MAINTENANCE SCHEDULE	FREQUENCY
E	AMENITY PLANTING AREAS (shrubs, grasses, herbaceous)	
E.1	Water amenity planting beds to maintain healthy growth.	As necessary
E.2	Prune amenity planting as required to achieve desired form and prevent invasive species smothering less aggressive species.	As necessary
E.3	Prune dead, dying or diseased wood from plant material.	As necessary
E.4	Keep amenity planting areas clear of weed growth by hand weeding and spot herbicide treatment as appropriate.	12 times
E.5	Apply a slow-release fertilizer, Enmag CRF or similar approved, composition NPK 11 + 22 + 9 + 6.0% Mg, to shrub areas at a rate of 30 gms / m ² (timing to be agreed with Contract Administrator).	Once only
E.6	Edge up planted areas to maintain soil level 25mm below adjacent hard surfaces and kerbs. Any soil washed onto hard surfaces to be cleaned off. Repeat at each maintenance visit.	At each visit
E.7	Lightly cultivate all amenity planting beds, breaking up soil evenly. Once only. Timing to be agreed with the Contract Administrator.	Once only
F	AMENITY GRASS AREAS	
F.1	Grass will be mown as required. Litter will be collected immediately prior to mowing. Note: at each cut excessive arisings shall be removed from site.	11 - 18 times per year dependent on location and season
F.2	Fertilizer will be applied.	As necessary
F.3	<u>PROVISIONAL</u> Supply and apply a selective herbicide in accordance with manufacturer's recommendations.	As necessary
F.4	Water grass as necessary to achieve establishment and maintain healthy growth.	As necessary
F.5	Shape grass edge with half-moon spade. Timing to be agreed with Contract Administrator.	Two times
F.6	Worn areas will be re-seeded.	May or September

18/12/2025

APPENDIX B

LANDSCAPE MAINTENANCE AND MANAGEMENT SCHEDULE MATRIX FOR 10 YEAR PERIOD

MAINTENANCE AND MANAGEMENT SCHEDULE MATRIX FOR 10 YEAR PERIOD

ITEM OF WORK	YR 1	YR 2	YR 3	YR 4	YR 5	YR 6	YR 7	YR 8	YR 9	YR 10
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GENERAL

Tidy up areas removing rubbish, litter, etc. from planted and grass areas.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Treat pests and disease as necessary.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Water all plant material and grass as necessary to maintain healthy growth.	✓	✓	✓							
Check plant material is firmly planted and firm in where required.	✓	✓	✓							
Dead, dying, or diseased wood to be pruned out.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Check shelter guards / rabbit protection and re-firm / replace as required including removing weed growth from within. Consider removal at years 4 to 5.	✓	4 times	4 times	2 times	2 times	✓	✓	✓	✓	✓
Removal of diseased or dead plants with replacements as appropriate	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

TREE PLANTING

Check, adjust, replace stakes and ties as necessary. Remove stakes after approximately 3 years if appropriate. Prune, water and feed as necessary.	✓	✓	✓	✓	✓					
Remedial tree surgery as necessary to remove any dead, dying or diseased branches and to allow the tree to achieve full stature. All works to be carried out by an Arboricultural Association approved contractor in accordance with BS3998: Recommendations for Tree Work.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

MAINTENANCE AND MANAGEMENT SCHEDULE MATRIX FOR 10 YEAR PERIOD (CONTINUED)

ITEM OF WORK	YR 1	YR 2	YR 3	YR 4	YR 5	YR 6	YR 7	YR 8	YR 9	YR 10
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WOODLAND CORE / WOODLAND EDGE & NATIVE HEDGEROW PLANTED AREAS

Keep areas clear of weed growth by herbicide treatment as appropriate from mid-April to late September.	4 times	4 times	4 times	4 times	2 times	2 times	2 times	Once	Once	Once
Woodland Core mix planting to be managed to ultimately achieve a tree canopy with understorey. Woodland Edge mix planting to achieve age diversity. A gradual development of a diverse age structure should be established over time using a regime of selective thinning, pruning, and coppicing (year 5 and 8).					1/3 of thicket plants			1/3 of thicket plants		
Remove branches that overhang footpaths or prevent access for grass cutting. Allow native trees to achieve natural form with only lower branches removed.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Prune native hedges to heights stated on landscape drawings. Approximate timing: September and in accordance with ecologist's recommendations to maximise wildlife benefit. Cut sides, tops, and ends to straight and true lines.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

AMENITY PLANTING & FORMAL, CLIPPED HEDGE PLANTED AREAS

Keep amenity planting and formal hedge areas clear of weed growth by hand weeding or spot herbicide treatment.	12 times	12 times	12 times	10 times	10 times	6 times	6 times	6 times	6 times	6 times
Prune plants as necessary to prevent invasive species smothering less aggressive species and to prevent plants overhanging footpaths and other areas of hard paving.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Slow-release fertilizer application as appropriate to ensure establishment of planting. N/A to native amenity & hedge species.	✓	✓	✓							

MAINTENANCE AND MANAGEMENT SCHEDULE MATRIX FOR 10 YEAR PERIOD (CONTINUED)										
ITEM OF WORK	YR 1	YR 2	YR 3	YR 4	YR 5	YR 6	YR 7	YR 8	YR 9	YR 10
AMENITY PLANTING & FORMAL, CLIPPED HEDGE PLANTED AREAS (continued)										
Prune formal hedges to heights stated on landscape drawings (approx. timing May and September). Cut sides, tops, and ends to straight and true lines.	✓	2 times	2 times	2 times	2 times	2 times	2 times	2 times	2 times	2 times
Lightly cultivate all planted areas, breaking up soil evenly. Once only.	✓	✓								
Edge up planted areas to maintain soil level 25mm below adjacent hard surfaces and kerbs. Any soil wash onto hard surfaces to be cleaned off.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

AMENITY GRASS AREAS

Grass cutting with edge trim (where required). Frequency of grass cutting operations to be commensurate with location and visual importance of grass area: Between 11 and 18no. cuts per year	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Shape grass edge as necessary with half-moon spade. 2 times per year.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Application of fertilizer and selective weedkiller as appropriate	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Re-seeding of worn areas	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

MAINTENANCE AND MANAGEMENT SCHEDULE MATRIX FOR 10 YEAR PERIOD (CONTINUED)

ITEM OF WORK	YR 1	YR 2	YR 3	YR 4	YR 5	YR 6	YR 7	YR 8	YR 9	YR 10
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SPECIES RICH GRASSLAND

Grass cutting: 1no. cut in March / April. 1no. cut in September / October. When appropriate to maximize seed dispersal following recommendation from an ecologist.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Treat and remove pernicious weed growth where it may be detrimental to establishment of species rich grassland sward.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

AQUATIC AREAS

Aquatic areas shall be maintained to achieve the original design objectives. Where necessary aggressive or pernicious weeds or woody plants shall be removed.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
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FLOOD ATTENUATION/ DRAINAGE BASIN AREAS

Aquatic areas shall be maintained to achieve the original design objectives. Where necessary aggressive or pernicious weeds or woody plants shall be removed.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
All basins to be inspected annually for the presence of litter, debris and pollutants. All litter and debris to be removed by hand and taken off site.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Removal of excessive or over dominant aquatic vegetation growth and debris around inlet outlet headwalls to prevent blockage										

APPENDIX C

DRAWINGS

Drawing No.	Drawing Title	Rev
2465-25-01	Landscape Concept Proposal	09
2465-25-02	Amenity Area Concept Proposal	03
2465-25-05	Landscape Concept Sections	03

DRAWINGS

KEY:

 Red Line Boundary

INDIVIDUAL TREES

 Proposed Small Urban Tree

HEDGEROWS

 Non-native and ornamental hedgerow

 Species-rich native hedgerow

HABITATS

 Artificial unvegetated, unsealed surface

 Developed land; sealed surface

 Introduced shrub

 Modified grassland

 Other neutral grassland

 Sustainable drainage system

 Bare ground

SITE: Moorgate Point, Knowsley
CLIENT: Indurent Management Limited
JOB NUMBER: JN00457
DRAWING NUMBER: JN00457_DW04
DATE: December 2025
DRAWN/CHECKED: JW / MK
SCALE: NTS