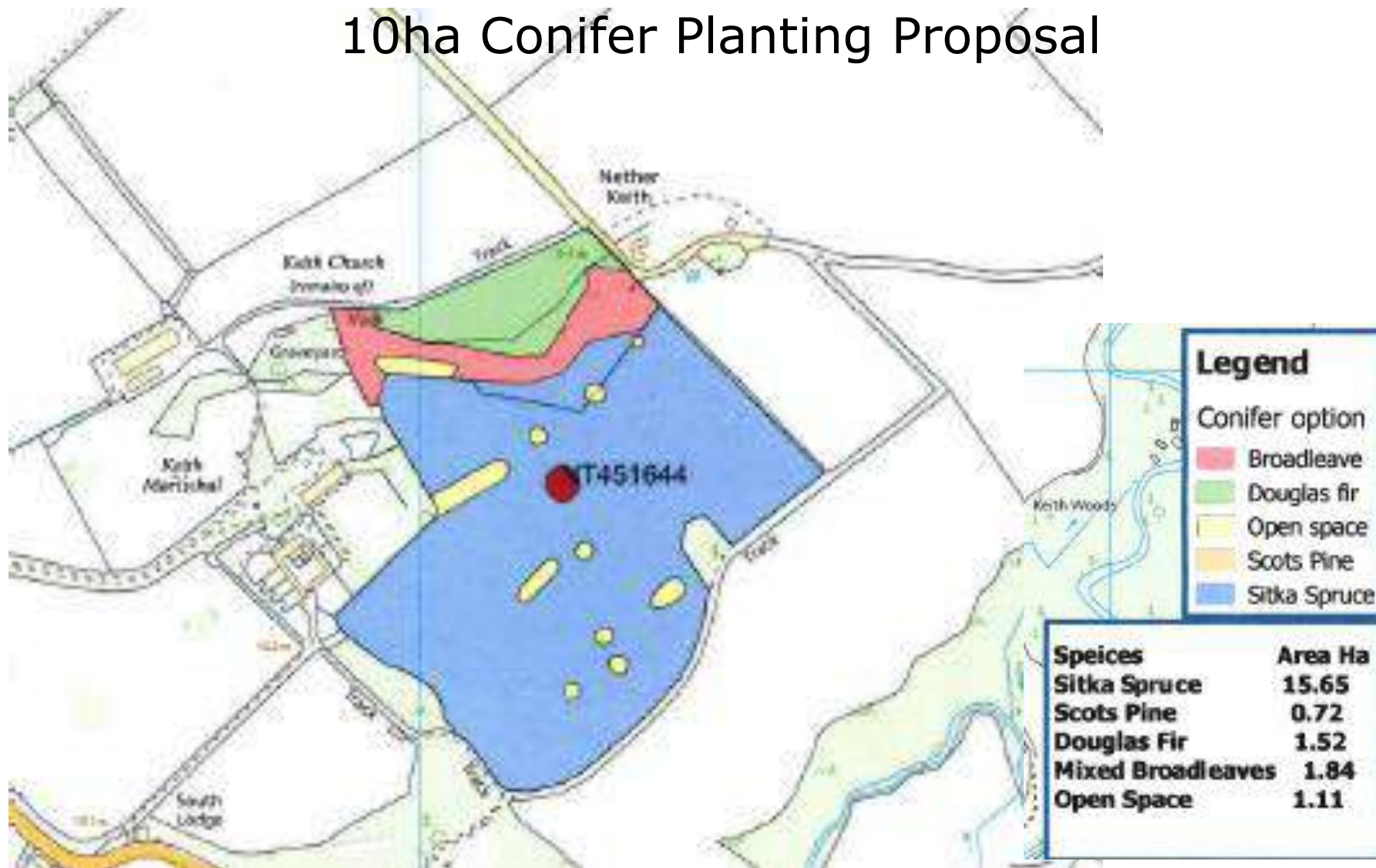


Woodland Creation Case Study 1

The potential benefit of stages:

- Prepare Initial Proposal
- Due Diligence

10ha Conifer Planting Proposal



Planting area proposed by owner		
Owner seeks agent advice		
Owner objectives established		
Land boundary mapped		
1.1 Prepare initial proposal (Start Issues Log)		
Constraints checked	1. Physical site character	Geology, soils (deep peat), hydrology
	2. Land information search	Designations, sensitivities
	3. Pastmap	Archaeology
	4. Local forest & woodland strategy	Sensitivities, opportunities
	5. Landscape	Context, prominence
	6. ESC	Climate and species suitability Species options
	7. Aerial photo interpretation	Vegetation, drainage, access, sensitivities (eg GWDTE, archaeology)
	8. Biodiversity (Birds, NVC, EPS, GWDTE etc)	Habitat assessment Records Survey
	9. Ground truthing	Mapped records, photographs, surveys, target notes
	10. Stakeholders identified	Woodland Officer Individual neighbours Communities/Community Councils Local Authorities Wayleaves/Utilities Special Interest groups/individuals Statutory Consultees NGOs Detractors
Concept design		
Finalise draft design	Draft design map showing constraints if applicable	
	Draft costing	
Client concept approval		





1.2 Due diligence		
Engage with Consultees and Neighbours		
Method: <ul style="list-style-type: none"> • Telephone contact • Leaflet drop • Email/letter • Site visit(s) • Informal meeting(s) • Formal meeting(s) 	Stakeholder Engagement proportionate to site location and sensitivities (Will reduce risk of new issues being raised at consultation).	Use issues log to detail issues raised, advice given by statutory consultees and resolution/mitigation proposed.
UKFS Compliance		
	Soils (including cultivation method) Water Biodiversity - Species diversity Climate Change - Species diversity Historic Environment Landscape (including fencing) People	Update issues log
Engage Forestry Commission Scotland (FCS)		
Engage with FCS woodland officer	Site visit Agree sensitivities/required surveys Set up "processing agreement" if required Agree mitigation on issues	Update issues log
Data gathering and site assessment		
Carry out required surveys Amend draft design to take account of issues / mitigations		Update issues log on mitigation

