JAPANESE KNOT WEED TO BE IGNORED
Japanese Knotweed: Emerging Threat to Infrastructure
#KnotweedBeLike
Diligence, Persistence, and Teamwork
How does it spread?
Knotweed is programmed to just keep growing!
How will unchecked knotweed affect your area?

• It’s going to crowd out riverbanks, reducing access, breeding habitat, and flood defenses
• It’s going to destroy houses and lower property values
• It’s going to raise taxes because of constant infrastructure repairs
Japanese Knotweed can grow through concrete, tarmac, drains, causing damage to roads and buildings.
The importance of intact root barrier membrane
**Surface sealing - putting the Dendro-Scott root barrier membrane in place**

**Stage 1:** Protect the integrity of the root barrier membrane and prevent damage from 'heave' with a layer of sand.

**Stage 2:** Put the root barrier membrane in place.

**Stage 3:** Apply another layer of sand over the surface of the root barrier membrane.

**Stage 4:** Lay final floor surface.
Preventing horizontal spread by using a vertical root barrier membrane

**Stage 1:** Excavate a trench, making sure that all the knotweed is contained.

**Stage 2:** Put the root barrier membrane in place.

**Stage 3:** Support the root barrier membrane with shutter ply and backfill the trench.

**Stage 4:** Make sure that the presence of the root barrier membrane is recorded and is not disrupted by future developments and landscaping.
The importance of intact root barrier membrane
Sound the Alarm
Spread the Word, Not the Plant

We can Stop the Knot!
How will unchecked knotweed affect your area?

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3 Common Road Repairs by County Road Agencies

Road Resurfacing
$106,666 - $200,000 Per Mile

Knotweed: The nasty plant that has the power to raise your taxes!

October 20, 2015 in News

Forget Politicians raising your taxes...it could be a plant!
Japanese knotweed causes an estimated $2122 Million of damage every year in the United Kingdom.
€5.5m to tackle knotweed on roads; Multi-phase project ‘will take years’ to eradicate invasive plant

Tuesday, September 27, 2016

Gordon Deegan

Transport Infrastructure Ireland has unveiled a €5.5m war-chest aimed at stopping the spread of Japanese knotweed on the country’s national road network.
How will unchecked knotweed affect your area?

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Homeowner says she is unable to sell her home as Japanese knotweed has taken over neighbour's garden

Nasreen Akhtar discovered why people might not want to buy their house after trying to remortgage it  

By Telegraph Reporters

28 August 2016 • 3:52PM
Insurers often refuse cover if you live within 50 metres of Japanese Knotweed and house values can be CUT IN HALF if a survey highlights this threat.

Selling is when things get complicated.... About 10 years ago public awareness of JKW went through the roof in the UK. Suddenly everyone was talking about it... News stories about the 'house destroying weed' and horror stories of it being unbeatable. The result was that insurers (mortgage lenders) freaked out completely and it suddenly became basically impossible to get a mortgage on a home with knotweed on our near the property.

Things have improved a bit since, but lenders are still VERY nervous. I have been advised it can knock as much as 40% off a house value.

When you sell a home in the UK you are required to fill out a report on various aspects of it (stability, damp, utilities, condition) and these will nowadays always ask a specific question about whether you are aware of any JKW on or near the house. Ticking 'no' when it's not true... is technically fraud.
There’s **still time** to act to prevent that future...
Formula for Hope

early identification
Remember: Underground material can extend far more widely than the visible vegetation.

General rule: 35 ft

<table>
<thead>
<tr>
<th>Category</th>
<th>Descriptors</th>
</tr>
</thead>
<tbody>
<tr>
<td>5</td>
<td>Japanese Knotweed is within 7 metres of a habitable space at this property, <em>either</em> within the boundaries of this property <em>or</em> in a neighbouring property or space; <em>and/or</em> Japanese Knotweed is causing serious damage to outbuildings, associated structures, conservatories, drains, paths, boundary walls and fences and so on of this property. <strong>Further investigations are required.</strong></td>
</tr>
<tr>
<td>4</td>
<td>Although Japanese Knotweed is present within the boundaries of this property, it is more than 7 metres from a habitable space. Any damage to outbuildings, associated structures, paths and boundary walls and fences, is only minor. <strong>Further investigations are required.</strong></td>
</tr>
<tr>
<td>3</td>
<td>Japanese Knotweed was not seen within the boundaries of this property, but it is present on a neighbouring property or land. Here, it was within 7 metres of the boundary, but more than 7 metres away from habitable spaces of the subject property.</td>
</tr>
<tr>
<td>2</td>
<td>Japanese Knotweed was not seen within the boundaries of this property, but it is present on a neighbouring property or land where it was more than 7 metres away from the boundary.</td>
</tr>
<tr>
<td>1</td>
<td>Japanese Knotweed was not identified on the subject property or those adjacent to it.</td>
</tr>
</tbody>
</table>
Formula for Hope

early identification

+ pro-active protection of the affected site
Cordon off and display a notice.
Formula for Hope

early identification

+ pro-active protection

of the affected site

+ competent professional specialist(s)
UNchartED!
Take it from the UK

Managing Japanese knotweed on development sites

the knotweed code of practice

But you’ll have to ‘translate’
Removal off-site:

- Include provision in work order
- Covered vehicle.
- “Type II” Waste facility, with instructions to bury 15’ deep.
- Monitor site
Welcome to the Knotweed Network

This website is meant to be a networking hub connecting the organizations, the people, and the information needed to prevent the spread of Japanese knotweed.

Check back frequently for updates as we expand our features and resources.

All linked content is the responsibility of the respective entities. A link is not an endorsement or affiliation to the organization.

START EXPLORING