



LANDSCAPE - NUMBERED KEY

1. Focal tree planting 'gathering space' with seating and picnic set between the building gables, at the base of the planted slope to signal level access or stepped access to the 'Green Ginnel' walking route
2. Green-roofed cycle shelters with wildlife panels and bird nesting boxes
3. Stepped connection through gable ends of buildings 18 and 19 to connect Green Ginnel walking route to the southern boulevard avenue route. Steps formed of golden granite with golden gravel dust landings.
4. Seating and picnic table set located at top landing to allow people enjoy the views over the Urrin River landscape to the south-west.
5. 'Green Ginnel' walk, paved in hard-binding golden gravel and provided with bench seating elements at max 20.00m centres, to support regular use by people of all ages and abilities
6. Stepped connection through gable ends of buildings 15 and 16 to connect Green Ginnel walking route to the southern boulevard avenue route. Steps formed of golden granite with golden gravel dust landings. Route made 'active' by introduction of 'play along the way' elements such as 'Conference Phones' at different landings
7. 'Perian' long-step path built of edged green oak sleepers to provide an alternative gentler stepped route around building 16
8. 1:3 slope down from rear of residential gardens to path level of Ginnel, planted with a dense shelter belt of native species transplants and semi-mature trees, to mature to settle the development into the receiving environment, and screen the rear gardens from views
9. Private rear dwelling gardens stepped with the contours of the landscape. No retaining wall height to exceed 0.60m ht. Patio terraces step beside retaining walls containing amenity shrub planting to a grass lawn provided to each garden. Each rear garden boundary treatment to be softened with a clipped hedge and an ornamental tree planting to help create a sense of intimacy and privacy
10. Private rear gardens provided with patios, grass lawns, clipped hedgerows suitable for shady conditions near an existing hedgerow/treeline and an ornamental tree to each garden
11. Private dwelling entrances signalled with permeable paving and privacy buffer planting; side access routes to private rear gardens paved in in-situ concrete and secured with a wooden gate and fence
12. 'Front' gardens provided with clipped hedgerow, amenity grass lawn and multi-stemmed tree planting to ensure passive surveillance of streetscape
13. Planted privacy buffer to mark 'book-end' corner buildings and dwellings
14. Sloped area planted with amenity shrubs, broadleaf deciduous tree planting, bulb drifts and wildflower/grass meadow seed mixtures to create regular 'green pockets' within the housing blocks, which can accommodate bird and bat boxes, insect hotels etc
15. 'Singing Stone' basalt contemporary interactive sculpture to mark entrance to 'Green Ginnel' from resting place
16. Boules court
17. Street tree planting in bay to enliven and soften the streetscape of the Home Zone area every 5-7 car-parking spaces. Trees to be 'clear-stemmed' to min. 2.00m ht. to ensure clear visibility sight-lines for manoeuvring vehicles, ground cover vegetation to be maintained at 0.50m height.

LANDSCAPE MASTERPLAN - DETAIL OPEN SPACE 8 WEST GREEN GINNEL SCALE 1:200@A1

LANDSCAPE 'SOFT' MATERIALS - OUTLINE SPECIFICATION KEY

Detailing of site entrance, drainage, dwelling, levels crossings, paving bedding and sub-bases, geotextiles etc. all to architect's and consulting engineer's design detail and specification. Refer to Planning Details, Planting Schedule and Planting Maintenance programme. 18-month long landscape maintenance and LA-certified Defects Liability Period required post-Practical Completion. The planting stock should be sourced from a reputable supplier and be of Irish origin/provenance. Trees to have Plant Passport.

PLANTER BEDS GENERALLY

Rip subsoil to a depth of min. 750mm from finished landscape levels. Min. depth of subsoil 450mm. Cultivate the planting beds with three passes of a rotavator. Topsoil operations only to be carried out during favourable working conditions. No bare-root (BR) trees, transplants or hedge plants permitted outside the planting season, October-March. Work in 100mm depth multi-purpose organic compost to multi-purpose grade topsoil to BS:3882 on depth free-draining subsoil. Top with min. 75mm settled depth medium-grade mulch topping to suppress weed growth.

EXISTING LANDSCAPE FINISH TO BE RETAINED

Existing landscape of improved agricultural grassland to be managed and allowed to develop successional as a wildflower meadow.

H1 - WILDLIFE FRUITING BR TRANSPLANT HEDGE (NATIVE)

Hawthorn, Hazel, Elder, Holly, Crab Apple, Guelder Rose etc. transplant whips planted in groups of varieties that repeat themselves along the hedge, to mature as a 'natural' hedgerow. Plant in staggered rows, 4 hedging transplants per m², 1 no. climbing plant per 0.5m length (e.g. Honeysuckle, Ivy, Dog Rose). Bark mulch at base with protective chestnut pale fencing.

H2 - NUTTING + FRUITING BR TRANSPLANT HEDGE (NATIVE)

Species such as Hawthorn, Hazel, Elder, Bird Cherry, Buckthorn, Crab Apple, Wayfarer Tree, Holly; transplant whips planted in groups of varieties that repeat themselves along the hedge, to mature as a 'natural' hedgerow. Plant in staggered rows, 4 hedging transplants per m², 1 no. climbing plant per 0.5m length (e.g. Honeysuckle, Ivy, Dog Rose). Bark mulch at base with protective chestnut pale fencing.

H3 - NEW YEW + HORNBEAM CG HEDGEROWS

Taxus baccata (Yew) and Carpinus betulus (Hornbeam) 1100 x 20mm ht. potted plants, bushy to base in double staggered row, with 2 planted per 500mm length. Provide 75mm depth, 1200mm width, medium-grade bark mulch topping to reduce future weed growth at base. Cut hedge to 1.00m ht after planting to ensure an even height along the hedgerow.

W1

W2

W1 + W2: NATIVE TRANSPLANTS - WOODLAND COPSES

Native shrub transplant mixes suitable for good water up-take and to provide distinctive habitat and food resources for wildlife, as well as to mature to provide visual screening to the development. Provide 75mm depth, medium-grade bark mulch topping to reduce weed growth and help transplants establish easily. 1 per m² density.

W3: NATIVE SHRUBS + TRANSPLANTS - SHADY SCRUB

Native shrub + transplant mix with good water up-take, tolerance for partial shade and sloping environments, and to provide good habitat and food resources for wildlife. This primarily deciduous mix will mature to provide visual screening to the development. Provide 75mm depth, medium-grade bark mulch topping to reduce weed growth and help transplants establish easily. Naturalised butts.

GRASS VERGE TO ROAD VERGES (CARLEY'S BRIDGE ROAD)

Seed with conservation native species wildflower and 'rough grass' meadow seed such as 'Short Cut Floral Lawn' by DBN, to be mown 6-8 weeks, or equivalent approved such as 'WF04 Tidy Town - Avenue and Approach Roads'

GRASS LAWN TO DWELLINGS + OPEN SPACES

Areas to be leveled and topsoil spread to provide a multi-purpose lawn suitable for amenity play by children, or planting as a vegetable garden or orchard. 250mm depth multi-purpose grade topsoil to lawns; amenity grass lawns seeded with a hard-wearing amenity non-rye grass seed mix by Coburns and mown regularly.

NEW GRASS VERGE TO FOOTPATH VERGES (WITHIN SITE)

Seed with conservation native species wildflower and 'rough grass' meadow seed such as 'Short Cut Floral Lawn' by DBN or equivalent approved, to be mown every 6-8 weeks.

NEW WILDFLOWER MEADOW/ROUGH GRASS SLOPES

Seed with conservation native species wildflower and 'rough grass' meadow seed such as 'Wild Flora for Earth Banks, Bunds and Ditches' by DBN or equivalent approved, to be mown every 6-8 weeks. Add Bluebells and Hedge Stichtwort. Plant with bulbs as per drawing.

NEW WETLAND WILD FLORA MEADOW

Seed with conservation native species wildflower and 'rough grass' meadow seed such as 'Wetland Wild Flora (Seasonally Flooded)' by DBN or equivalent approved, to be mown every 6-8 weeks. Add Bluebells and Hedge Stichtwort. Plant with bulbs as per drawing.

DRIFTS OF BULB PLANTING

plug-planted with top size 5/6 bulbs *Crocus* vars., *Galanthus nivalis*, *Allium ursinum*, *Anemone nemorosa*, *Hyacinthoides non-scripta* etc., variety and species depending on soil type and landscape conditions

PERENNIAL PLANTING - CG P9, 1L, 2L 3-9/m² density

Moisture-tolerant perennial pollinator-friendly container-grown plants to planter beds with a diverse mix of ornamental grasses, bulbs, corms, ferns, ground-cover plants, sedums and flowering perennials of both native cultivars and exotic species to ensure a pollinator-friendly planting mix in line with the 'National Pollinator Plan'. These plants should establish quickly requiring minimised maintenance.

PERENNIAL PLANTING TYPES: P1 P2 P3 P4

P1, P2, P3 and P4 primarily 'rain-garden' type ornamental grasses/ferns; flowering perennial planting in an approximate ratio of 70:30 suitable for bio-retention in a mix of ferns, bulbs, corms, ornamental grasses and flowering perennials as per the planting schedule.

TREE PLANTING GENERALLY

All tree pits to be approved by Landscape Architect prior to planting. All trees to have a 2.0m ht clear stem unless otherwise specified as multi-stemmed or feathered trees, to ensure clear visibility for pedestrians. Trees either triple-staked, double-staked, guyed underground & supplied with planting accessories as per BS 5837:2012 + LA's Planting Details. Root barriers to be provided to all trees within 2.00m of underground services, foundations or walls. Trees planted in excavated tree pits, desired pit area approx 4.00m², 1.00m depth. No services routes to be planned through tree-pits. Appropriate Plant Passports to be provided for trees. Trees to be 'hardened off' in a nursery in Ireland for min. two years before planting, preferably grown in Ireland for bio-security reasons.

SEMI-MATURE TREES

Al *Alexis hippocastanum*, 4xtr/wrb/25-30cmg/5.00-5.50m ht
Ps *Pinus sylvestris*, 4xtr/wrb/25-30cmg/5.00-5.50m ht
SbP *Salix babylonica* 'Pendula', 4xtr/wrb/25-30cmg/5.00-5.50m ht
Qp *Quercus petraea*, 4xtr/wrb/25-30cmg/5.00-5.50m ht (grown in Ireland)

SEMI-MATURE TREES + HEAVY STANDARD TREES

AcE *Acer campestre* 'Elsrijk', 3xtr/wrb/18-20cmg/4.50-5.00m ht
GIS *Gleditsia triacanthos* 'Skyline', 3xtr/wrb/18-20cmg/4.50-5.00m ht
La *Liquidambar styraciflua* 'Worplesdon', 3xtr/wrb/20-25cmg/4.50-5.00m ht
Li *Liriodendron tulipifera* 'Fastigiata', 3xtr/wrb/20-25cmg/4.50-5.00m ht
Ns *Nyssa sylvatica*, 3xtr/wrb/18-20cmg/4.50-5.00m ht
QrF *Quercus robur* 'Fastigiata', 3xtr/wrb/18-20cmg/4.50-5.00m ht
TcG *Tilia cordata* 'Green Spire', 3xtr/wrb/18-20cmg/4.50-5.00m ht

STANDARD TREES

Ag *Alnus glutinosa*, 3xtr/wrb/12-14cmg/2.50-3.00m ht
Ba *Betula pendula*, 3xtr/wrb/16-18cmg/4.00-4.50m ht
Bpa *Betula pendula*, 3xtr/wrb/12-14cmg/2.50-3.00m ht
Bps *Betula pubescens*, 3xtr/wrb/multi-stemmed x3/4.00-4.50m ht
Bps *Betula pubescens*, 3xtr/wrb/multi-stemmed x3/3.00m ht
Ca *Corylus avellana*, 3xtr/wrb/multi-stemmed x3/3.00m ht
le *Ilex aquifolium*, 3xtr/wrb/12-14cmg/2.50-3.00m ht
MeE *Malus sylvestris* 'Evereste', 3xtr/wrb/16-18cmg/4.00-4.50m ht
Ps *Pinus sylvestris*, 3xtr/wrb/12-14cmg/2.50-3.00m ht
Pt *Populus tremuloides*, 3xtr/wrb/12-14cmg/2.50-3.00m ht
PaP *Prunus avium* 'Pena', 3xtr/wrb/16-18cmg/4.00-4.50m ht
Pp *Prunus padus*, 3xtr/wrb/16-18cmg/4.00-4.50m ht
Pc *Pyrus calleryana* 'Chanticleer', 3xtr/wrb/16-18cmg/4.00-4.50m ht
Qp *Quercus petraea*, 3xtr/wrb/14-16cmg/3.50-4.00m ht
Qr *Quercus robur*, 3xtr/wrb/14-16cmg/3.50-4.00m ht
Sc *Salix caprea*, 3xtr/wrb/multi-stemmed x3/2.00m ht
Sp *Salix pedicularis*, 3xtr/wrb/multi-stemmed x3/2.00m ht
Svs *Salix viminalis*, 3xtr/wrb/multi-stemmed x3/2.00m ht

MULTI-STEMMED TREES + LARGE SHRUBS

Al *Amelanchier lamarckii*, 3xtr/wrb/2.50-3.00m ht
Au *Arbutus unedo*, 2xtr/wrb/2.00-2.50m ht
Cc *Cercis canadensis*, 2xtr/wrb/1.50-2.00m ht
Be *Betula nigra* 'Heritage', 2xtr/wrb/2.50-3.00m ht
Hi *Hamamelis intermedia* 'Jelena', 2xtr/wrb/2.00-2.50m ht
MB *Magnolia kobus*, 2xtr/wrb/1.50-2.00m ht
PK *Prunus serotina* 'Blacklyn', 2xtr/wrb/1.50-2.00m ht
Sp *Syringa vulgaris*, 2xtr/wrb/1.50-2.00m ht

LOCATION OF PROTECTIVE FENCING TO EXISTING TREES

Indicative line of Tree Protection Fencing for trees and vegetation to be retained as per consulting arborist's report and drawings, to meet BS 5837 'Trees in Relation to Design, Demolition & Construction'. Area indicating Tree Exclusion Zone around trees to be retained, protected with protective fencing as per arborist's 'Tree Protection Measures'

TREE TRUNKS + LOG PILES

Dead wood piles to mimic fallen trees and provide shelter and habitat for over-wintering and hibernating small mammals such as frogs, toads and insects and invertebrates.

LANDSCAPE DESIGN RATIONALE - GREEN GINNELS

A 'ginnel' is an alleyway between terraced banks of housing, and we have named the pedestrian-only landscape buffer zones between the housing blocks as they step down the slope of the subject site, to differentiate them in character from the streetscapes.

Immersion in wilder nature has been shown to have a strong effect on improving mental health. We have provided a number of seating and bench elements along the route to allow residents to stop and catch their breath. The Green Ginnel walking routes can also be provided with sensory stimulating sculptures such as 'Singing Stones' to encourage people of all ages and abilities to interact, create soft sounds and communicate with each other.

We have made these paths through the ginnels 'playable' to engage people of all ages and abilities and designed the routes to be universally accessible where the gradients permit. Features such as Double Hammocks, Conference Phones, Singing and Turning Stones occupy the routes, with seating elements located at approximately 20.00m distance from each other. Picnic sets have been located at nodal points to encourage people to rest and enjoy the views over the river valley landscape.

A sequence of communal amenity open spaces for the apartments are located along the ginnel paths, to support passive surveillance and ensure activation of the ginnels.



landscape design services

LANDSCAPE ARCHITECTS & CONSULTANTS

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		REVISION	D

NOTES:
All dimensions are in millimeters unless otherwise stated and shall be checked and confirmed by the contractor on site. Any discrepancies shall be immediately reported to the landscape architects. Work to figured dimensions only - Do not scale from drawing. Do Not Scale. Use Figured Dimensions Only. Not for Construction Purposes unless Specifically Marked.

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