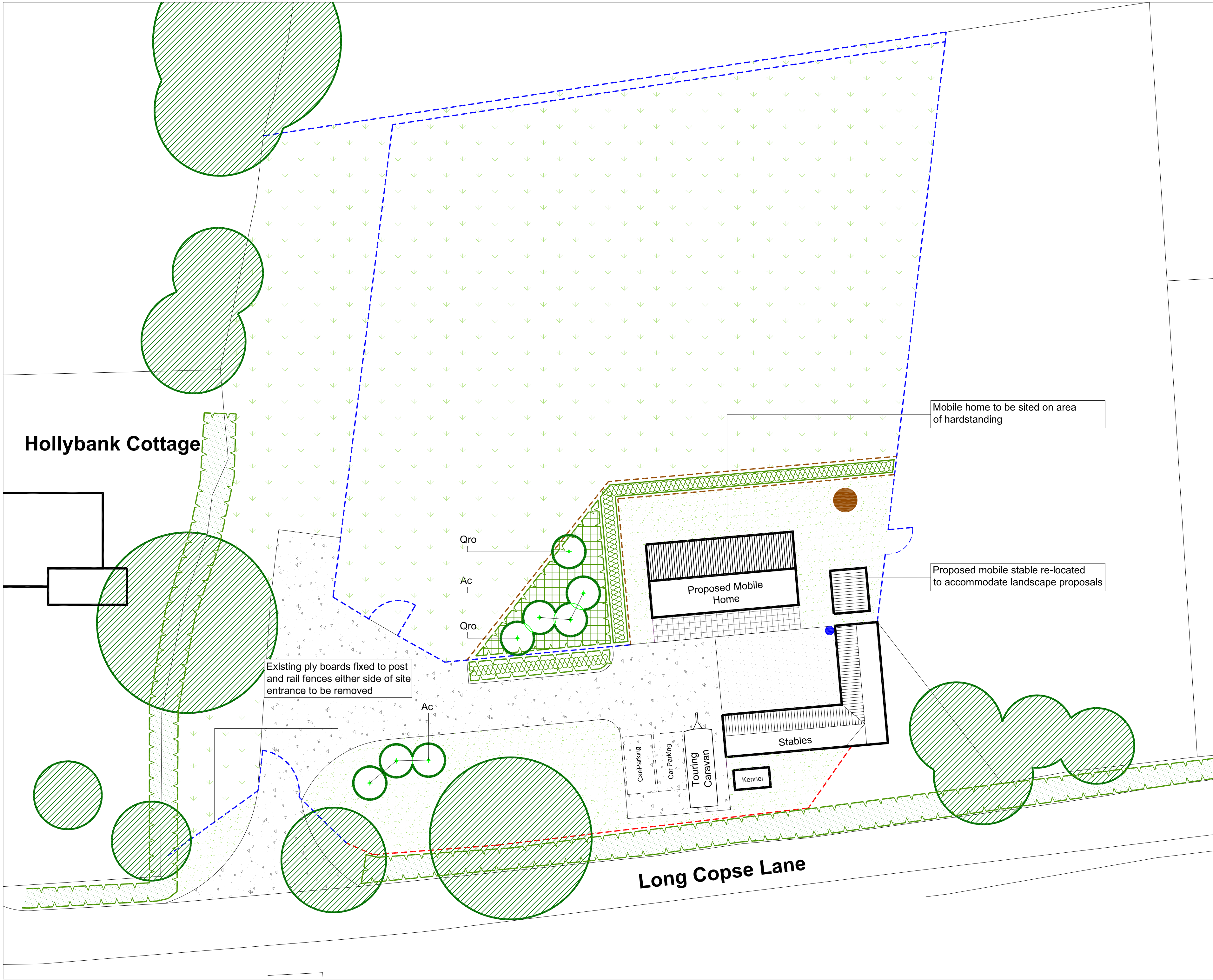




- KEY:**
- HARD LANDSCAPE KEY:**
- EXISTING CONCRETE STABLE YARD RETAINED
 - EXISTING ACCESS,PROPOSED/EXISTING PARKING & COURTYARD AREA
(New gravel areas to be surfaced to match existing. Gravel to be laid on a weed suppressing membrane over a compacted 'open' sub grade to allow for surface water percolation.)
 - PROPOSED PATIO AREAS
(Areas to be paved with 450x450mm PCC slabs. Type & colour to be agreed.)
 - EXISTING POST AND RAIL FENCES AND GATES RETAINED
 - EXISTING 1.8M HIGH CLOSE BOARDED FENCES TO BE RETAINED
 - EXISTING FLOOD LIGHT FIXED TO STABLE RETAINED
 - EXISTING SEPTIC TANK RETAINED
 - PROPOSED 1.2M HIGH POST & RAIL FENCING TO MATCH EXISTING

- SOFT LANDSCAPE KEY:**
- EXISTING NATIVE TREES TO BE RETAINED
(Species include: Alder, Ash, Cherry, Field Maple and Poplar.)
 - EXISTING HEDGEROWS TO BE RETAINED
 - PROPOSED TREE PLANTING
(Refer to plant schedule for species/densities)
 - PROPOSED NATIVE HEDGEROWS
(Refer to plant schedule for species/densities)
 - PROPOSED NATIVE UNDERTOREY PLANTING
(Refer to plant schedule for species/densities)
 - EXISTING PADDOCKS RETAINED
 - PROPOSED LAWN AREAS
(Existing grass areas to be kept short by regular mowing)

TIMETABLE

Area of hardstanding beneath proposed mobile home to be completed (and the mobile home sited) within one month of the formal written approval of this scheme.

All hard landscape proposals to be completed within 12 months of the formal written approval of this scheme.

All soft landscape proposals to be completed during the first available planting/seeding season following completion of the hard landscape works.

PLANT SCHEDULE

TREE PLANTING						
ABBRV	SPECIES	DENSITY	HEIGHT/GIRTH (cm)	ROOT COND.	POT SIZE	TOTAL
Ac	Acer campestre (Std)	As Plan	12-14 (g)	ROOTBALLED	--	--
Qr	Quercus robur (Std)	As Plan	12-14 (g)	ROOTBALLED	--	--

NATIVE HEDGEROW PLANTING						
ABBRV	SPECIES	DENSITY	HEIGHT (cm)	ROOT COND.	POT SIZE	TOTAL
As Key	Acer campestre (25%)	5 lin/m	60-80 (h)	BARE ROOT	--	--
	Corylus avellana (10%)		60-80 (h)	BARE ROOT	--	--
	Crataegus monogyna (25%)		60-80 (h)	BARE ROOT	--	--
	Ilex aquifolium (15%)		--	--	CON-P9	--
	Prunus spinosa (25%)		60-80 (h)	BARE ROOT	--	--

NATIVE UNDERSTOREY PLANTING						
ABBRV	SPECIES	DENSITY	HEIGHT (cm)	ROOT COND.	POT SIZE	TOTAL
As Key	Acer campestre (30%)	5 lin/m	60-80 (h)	BARE ROOT	--	--
	Corylus avellana (10%)		60-80 (h)	BARE ROOT	--	--
	Cornus sanguinea (20%)		60-80 (h)	BARE ROOT	--	--
	Ilex aquifolium (20%)		--	--	CON-P9	--
	Sambucus nigra (20%)		60-80 (h)	BARE ROOT	--	--

B	Notes regarding hardstanding beneath mobile home (including timetable for completion) added to drawing.	RhC	16.07.18
A	Drawing updated to ensure compliance with Condition 1 IJ of Appeal Decision ref: APP/X1735/W/16/3156978	RhC	23.04.18
REV	NOTES	BY	DATE

TDA
THE GRANARY
NEWLAND FAWR FARM
LLANGAN
CF35 5DN
TEL: 01446 789367

CLIENT

MR. L. MADJWICK

DRAWING NUMBER	SCALE	
TDA.2367.01	1:200@ A1	
DRAWN	DATE	
RHC	JANUARY 2018	

PROJECT

LAND ADJACENT TO HOLLYBANK COTTAGE, LONG COPSE LANE, EMSWORTH

DRAWING TITLE

PROPOSED SITE LAYOUT & DETAILED LANDSCAPE SCHEME