

NOTES

Existing trees & vegetation to be removed- refer to Barrell Consultancy Report & Drawing.

Tree Survey & RPA's - Barrell Consultancy Report & Drawing.

Underground Services: All pipe work shall be protected with Terram Root Guard (or similar approved) in the vicinity of new tree planting. No new services shall be located within the RPA of existing trees. External drainage and levels - Refer to Drainage & Highway Proposals Plan.

Hard landscape details and drainage - refer to Architects and Engineers details. For details on retaining structures, please refer to engineers / architects details.

NOTES

Copyright: This drawing is the property of Bradford-Smith Landscape Architect. It must not be copied or reproduced or passed to a third party without written consent of Bradford Smith Ltd.

Dimensions: Only figured dimensions are to be taken from this drawing. All contractors must visit site and be responsible for taking and checking all dimensions related to the works shown on the drawing. All levels in meters.

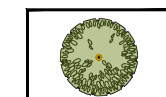
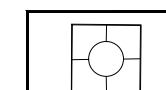
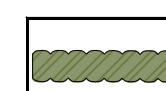
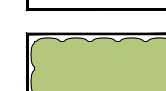
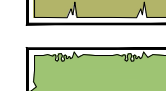
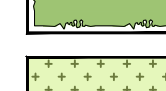
Utilities/Highways/Environment: It is the responsibility of the client or their contractor to liaise with Utility Providers, Highways Authority's and Environment Agency and to ensure that all approvals are in place. It is the responsibility of the contractor to locate all underground services prior to construction.

Drawings: All drawings and levels to be checked on site prior to the construction works commencing on site. All drawings shall be read in conjunction with relevant landscape specifications.

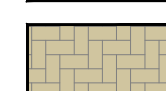
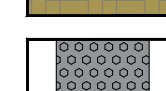
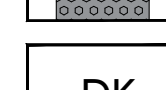
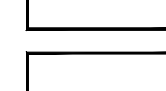
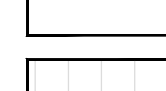
Discrepancies: Any discrepancy on the drawings shall be referred to the CA immediately.

LEGEND

SOFT LANDSCAPE WORKS

-  Proposed tree planting - Extra heavy standard; - (refer to planting plan drawing 836-PP-P-01)
-  Tree Grilles & Guards: Adur 15A (1500x1500x600mm aperture); & Ullswater Tree Guard Colour: Matt Black RAL9005; including Root Rain hydrogrille; supplied by Green Blue Urban;
-  Proposed clipped evergreen hedgerow (min. 400mm topsoil) - (refer to planting plan drawing 836-PP-P-01)
-  Proposed clipped evergreen hedgerow maintained 1.2m high; (refer to planting plan drawing 836-PP-P-01)
-  Buffer strip: Proposed mixed native shrub planting - (refer to planting plan drawing 836-PP-P-01)
-  Proposed structure shrub planting - (refer to planting plan drawing 836-PP-P-01)
-  Proposed ornamental shrub & ground cover planting beds (refer to planting plan drawing 836-PP-P-01)
-  Proposed wildflower grass areas - Meadowscape Pro Native Enriched (refer to planting plan drawing 836-PP-P-01)
-  Soil Rooting Cells Structure Modules: supplied by GreenBlue Urban or similar approval; exact configuration TBC with Green Blue Urban & installed in accordance with the manufacturer's instructions

HARD LANDSCAPE WORKS

-  Tarmac Road Finish: with concrete kerbs to engineers specification and details
-  Car Parking Bays: Tarmac with coloured top dressing finish to engineers specification and details
-  Service Yard: Concrete with brushed finish to engineers specification and details
-  Pedestrian Areas: Permeable Block Paving: Marshalls or Tobermore with concrete up stand kerb; colour TBC; installed in accordance with the manufacturer's instructions
-  Pedestrian Areas: Permeable Block Paving: Marshalls or Tobermore; colour TBC; Pedestrian route laid flush with adjacent surface; installed in accordance with the manufacturer's instructions
-  Tactile Paving: Tactile Blister paving slabs; colour: Natural; supplied by Marshalls or similar equivalent
-  DK Dropped kerbs -to engineers details and specifications
-  Proposed Timber Knee Rail - 0.9m high. (To match adjacent sites)
-  Visibility sight lines zones: soft landscaping to be maintained below 0.6m high

B 14-12-2021 Minor amendments to internal site layout.
A 07-11-2021 Amendment internal site layout & visibility zones added.
Revisions

BRADFORD-SMITH
LANDSCAPE ARCHITECT

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Client
HARGREAVES PROPERTIES LTD

Drawing Title
PROPOSED HARD AND SOFT LANDSCAPE PROPOSALS PLAN

Scale	Date	Drawn
1 : 250 @ A1	August 2021	MS

Drawing No.	Status	Revision
836-LA-P-01	PLANNING	B

☐ Preliminary	☐ Issued for Design/Information
☒ Issued for Planning Approval	☐ Issued for Tender
☐ Issued for Construction	☐ As Built

TYPICAL HARD SURFACE MATERIALS



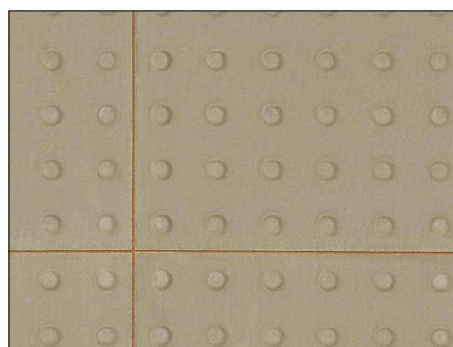
Roads, Car Parking Bays and Pedestrian Footpaths outside the site: Tarmac refer to engineers details



Pedestrian Areas within Site: Permeable Block Paving: Marshalls or Tobermore with concrete up stand kerb; colour TBC; refer to engineers specification & details

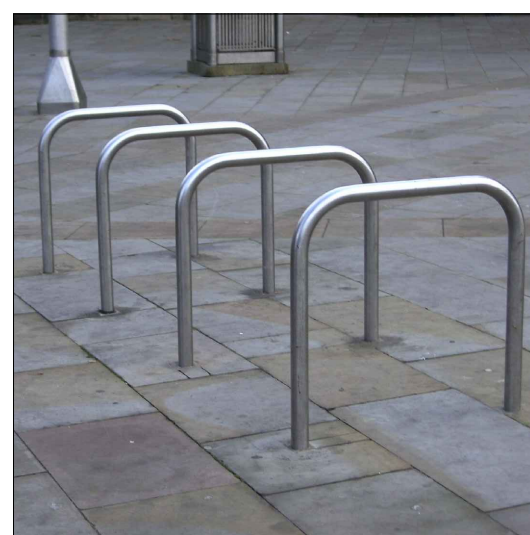


Service Yard: Concrete with brushed finish to engineers specification and details



Tactile Paving: Tactile Blister Paving Slabs; colour: Natural; supplied by Marshalls or similar equivalent

TYPICAL STREET FURNITURE



Short Stay Bicycle Stand- Sheffield Hoop: with underground fixing supplied & installed in accordance with the manufacturer's instructions; Supplier Broxap

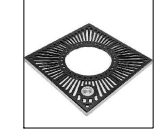
NOTE:
Lighting columns: Refer to lighting strategy plan



Timber Knee Rail: 0.9m high to match adjacent site



Tree Grilles & Guards: Adur 15A: (1500x1500x600mm aperture); & Ullswater Tree Guard Colour: Matt Black RAL9005; including Root Rain hydrogrille; supplied by Green Blue Urban;



FOR PLANNING