

Solent View Lodges – Supporting Statement for Landscape

The application proposes the erection of three new residential units in the grounds of an existing property (no. 42), with associated external works to include soft landscaping as illustrated by the accompanying plan (drawing no. 1579-3001).

Existing Site

The site accommodates a large detached dwelling set within a generously sized garden, within a wider area of smaller residential plots and large areas of commercial use adjacent to the A3(M) motorway. The gardens currently comprise a relatively flat area of close mown lawn adjacent to the house, set amongst the wider context of a significant level change, generally sloping from north to south. The boundaries of the site are generally well screened from within by established evergreen vegetation, including many large trees, lending the site an enclosed character and feeling of seclusion. The exception to this is the western boundary, shared with a motel, which stands more open than the others, with trees dotted along the length. Access to the site is gained via Bedhampton Hill, from which it is very difficult to see the existing structures on site due to the mature boundary vegetation and fencing. Existing trees on site include several grade A specimens and numerous grade B, as assessed by Barrell Tree Consultancy (refer to separate report for more details).



Landscape Proposals

The proposed landscape will necessitate the removal of 19no. trees of various levels of maturity, though some of these are recommended for removal due to management reasons rather than to facilitate development. It is proposed that these losses will be mitigated by the planting of 9no. extra heavy standard specimens of different species, located to provide amenity value for the site and wider surroundings: two Liquidambar (Sweet Gum) are proposed within a key courtyard location near the entrance to the scheme; six small Malus (Crab Apple) are to be dotted around the site to provide boundary screening and seasonal interest without overshadowing; one Sativa (Sweet Chestnut) is to be located away from the new buildings in an amenity area to the north where it can provide ecological benefits and have space to reach its full mature size.



The landscape scheme around the existing building simply adds plants to match the existing planting beds, containing roses with simple groundcover, as these complement the character of the property. New planting beds will consist of a mixture of ornamental species that will provide year round interest through scents, colours and textures for the enjoyment of residents and visitors whilst also providing a strong structural framework for the grounds.

Existing boundary treatment of closeboard fence will be retained to the east and south, whilst new closeboard fence at 1.8m height will be erected to the west to define the boundary and screen the motel. Along the northern boundary a new black coated chainlink fence will define the boundary, fronted on the site side by a new hedge of native Privet.

Hard surfaces (as detailed by others) are proposed to consist of: bitmac to new areas of driveway and pedestrian pathways, with old bitmac being resurfaced to match new; porous gravel surfacing to parking bays to provide a 'no-dig' construction profile within the rootzones of retained trees; 'buff' coloured slab paving to patio areas and 'bracken' coloured block paving to the new access ramp.