



**POS TYPOLOGY
AREA PROVISIONS**

Amenity Green Space:
3,400m2

Natural & Semi Natural Space:
22,844m2

Children & Young People:
30m2

**Allotment / Community
Growing:** 626m2

KEY
HARD LANDSCAPE

Proposed Vehicular Tarmac

Proposed black tarmac for roads.

Proposed Pedestrian Tarmac

Proposed black tarmac to pavements

Proposed Tarmac Driveways

Proposed black tarmac to pavements

Proposed Flag Paving

Concrete flag paving to footpaths and patios

Proposed Raised Tables

Tarmac with coloured chip

Proposed 1800mm Close Boarded Fence

To rear gardens and neighbouring property boundaries
With matching gates as required

Proposed 1000mm Stock Proof Fencing

To rear garden property boundaries on Plots 93-125

Proposed Retaining Structure Locations

To engineers specification

Proposed Self-binding Gravel Path

With timber edge

Natural Play Features Indicative Locations

Locally sourced logs and boulders
(Children and young people provision)

Proposed Ornamental Street / Avenue Trees

Extra Heavy Standard trees to main street
avenues, 14-16cm
Select Standard trees to front gardens, 10-12cm

Proposed Native Specimen Trees

Planted with double timber stakes secured with
a rubber tree tie

Proposed Fruiting Trees

Planted with double timber stakes secured with
a rubber tree tie

Proposed Ornamental Hedge to Front Gardens

To be planted as 80-100cm height

Proposed Robust Ground Cover Planting

Proposed Native Shrub Planting

2161m2

Proposed Ornamental Shrub Planting

Proposed shrubs and flowering herbaceous

Proposed Grass to Front Gardens

To be turfed

Proposed Woodland Planting

2106m2 Cell-grown stock planted at 2m spacing

Proposed Native marginal mix planting

908m2 Around attenuation pond

Native Understory Planting

1466m2

Species Rich Grassland Areas

6988m2 To be seeded

Proposed Mown Grass Pathways

To POS areas

Species Rich Flowering Meadow Areas

8991m2 To be seeded

P03	06/08/21	Update to layout	AL	SA
P02	03/08/21	Update to layout	AL	SA
P01	02/08/21	FIRST ISSUE	AL	SA
REV.	DATE	DESCRIPTION	DRAWN	CHKD

Client:	Project:	Drawn:	Checked:	Approved:	Date:
The Casey Group Ltd	BROADOAK FARM LINTHWAITE	AL	SA	ME	14/01/21
Issue:	Title:	Dwg No:	Scale @ A0:	Revision:	
PLANNING	LVA SITE PLAN	UG_721_LAN_LVA_DRW_08	1:500	P03	

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A: Ground Floor, The Tower,
Deva City Office Park, Trinity Way,
Manchester M3 7BF

T: +44 (0) 161 312 3131

weareurbangreen.co.uk