



NOTES

PROTECTION OF EXISTING VEGETATION

Existing vegetation to be retained on site shall be protected where necessary during works by a tree protective barrier, secured to a scaffold tubing framework with fluorescent tape to the top rail. Protective fencing shall be erected on the canopy drip line wherever possible. Laminated, waterproof A4 signs shall be fixed to the fence posts at 10m intervals bearing the words 'PROTECTED TREE ZONE - NO STORAGE OR OPERATIONS WITHIN 'FENCED AREA'.

Tracking of machinery, storage of chemicals and building materials shall not be permitted within the protected area. Leaks or spills should be removed immediately and the contaminated soil replaced. No bonfires shall be lit within 5m of the canopy spread. Any excavation work beneath the canopy spread shall be carried out by hand.

All works affecting trees within the development shall be subject to BS 5837:2012.

TREE PLANTING

Tree planting will be focused along the western boundary of the site. The trees will replace existing trees lost due to road widening and entrance creation works. A second group of trees will be planted to the east of the access road to provide additional habitat and tree canopy cover. The tree planting is designed to replicate wide bands of tree planting to boundaries of developments common in this area. Trees will be a mix of native species. Trees will also be planted within front gardens, which will consist of smaller ornamental varieties of trees.

Trees will be planted as a combination of Extra heavy, Heavy and Standards to provide a reasonable degree of instant maturity to the development. Foundation design of new buildings shall accommodate proposed tree planting in accordance with NHBC guidelines.

Suggested species:

Acer campestre (Ac)	Prunus serotina (Ps)
Acer platanoides 'Laciniatum' (Apl.)	Prunus subhirtella 'Autumnalis Rosea' (PsAR)
Alnus incana (Ai)	Pyrus calleryana 'Chanticleer' (PcC)
Betula pendula (Bp)	Quercus robur (Qr)
Betula pubescens (Bpu)	Sorbus aria (Sa)
Betula utilis var. jacquemontii (Buj)	Sorbus aucuparia (Sau)
Carpinus betulus (Cb)	Sorbus 'Embley' (SE)
Malus Rudolph (MR)	Sorbus 'Joseph Rock' (SJ/R)
Malus tschonoskii (Mr)	Tilia x eucurlora (Te)
Prunus padus (Pp)	Tilia cordata 'Green Spire' (TcGS)

SHRUB PLANTING

A mix of evergreen and deciduous shrubs will be planted in selected front gardens to soften the development and to provide a valuable food source for birds and invertebrates. A mix of medium/low shrubs will be planted to shrub beds with medium/large varieties used against high walls and hedges

Suggested candidates (to be fully detailed on subsequent drawings): (i) density/m2
Berberis candidula 'Amstelvelen', *Berberis thunbergii* 'Atropurpurea Nana' (6),
Bergeria alba (6) *Ceanothus thyrsiflorus repens* (5), *Choisya ternata* 'Sundance' (4),
Cornus alba 'Ivory Halo' (3), *Cytisus praecox* 'Albus' (4), *Eunonymus fortunei* 'Emerald
 n' Gold' (6), *Festuca* spp. (9), *Fuchsia* 'Mrs Popple' (4), *Geranium* spp. (6), *Hebe* 'Red
 Edge' (5), *Hebe* spp. (4), *Hebe* 'Mrs Winder' (4), *Hypericum moserianum* (5),
Lavandula angustifolia 'Hidcote' (6), *Lavandula angustifolia* 'Munstead' (6),
Philadelphus 'Aurora' (6), *Philadelphus* 'Bermingham' (3), *Pieris japonica* (5), *Prunella* 'Miss
 Low n' Green' (4), *Rosa* 'Swany' (4), *Sarcococca confusa* (5), *Skimmia japonica*
 'Rubella' (4), *Spiraea japonica* 'Goldflame' (4), *Viburnum davidii* (5), *Viburnum tinus*
 'Eve Price' (3).

NATIVE SPECIES HEDGES

Sections of mixed native species hedgerows will be planted along rear garden fences where screening and softening of the development is required.

NATIVE SPECIES TREE AND SHRUB PLANTING

Areas of native tree species tree and shrub planting will be planted along the western boundary and to the east of the proposed access road.

The planting will increase the depth of the vegetated buffer on the western boundary and will provide additional wildlife habitat. Planting will consist of native tree and shrub species.

NATIVE SPECIES UNDERSTOREY

Native understorey species will be planted beneath the existing trees which run north to south between plots 26-49. Planting will be at 1.5m centres using the

Crataegus monogyna (20%), Corylus avellana (30%), Ilex aquifolium (15%),
Lonicera periclymenum (10%), Prunus spinosa (20%), Viburnum opulus (5%)

EXISTING GRASSLAND

Areas of existing grassland on site are to be retained where possible and managed in accordance with Ecologists recommendations with the aim of improving the quality of the habitat. Where areas of grassland have been disturbed due to works, the area is to be sown with a meadow seed mix.

EXISTING SCRUE

Areas of existing scrub to be retained where possible and enhanced in accordance with ecological recommendations.

PLAY

3 no. LAP play areas will be provided around the site which will include trim trail equipment. Existing slopes will be used to provide exciting play features such as an embankment slide. (To be detailed subsequently)

COMMUNITY FEATURES

2 areas of orchard planting will provide communal fruit trees for the benefit of local residents along with sitting and picnicking facilities to take advantage of local views and the watercourse.

BOUNDARY TREATMENTS DETAILED ON MILLER FAMES PLANS	
REV. W: Updated to grey out boundary treatments (SF)	July 2024
REV. V: Updated to Planning Layout Rev.2 (SF)	February 2024
REV. U: Minor amend to bench locations in eastern POS (SF)	November 2023
REV. T: Area around play area updated (SF)	October 2023
REV. S: Existing rear block updated (SF)	October 2023
REV. Q: Updated tree retention plan and mitigation added (SF)	August 2023
REV. P: Minor amends to planning to rear of bus shelter (SF)	July 2023
REV. M: Minor amends to POS to match R/2491/8 (SF)	July 2023
REV. N: Layout updated to latest Planning Layout Rev. F	May 2023
REV. L: Added back, S3 & S2 made larger, S26 & S104a added, S66 reduced and S86 amended (MBN)	April 2023
REV. M: Root barrier added to Highway edge (SF)	April 2023
REV. I: Layout updated to latest Planning Layout Rev.0 and addition of tree and shrub bed codes (SF)	June 2022
REV. H: Surface of eastern footpath through POS reverted to crushed stone (SF)	May 2022
REV. F: Surface of eastern footpath through POS updated and note added to PROW (SF)	May 2022
REV. G: Layout updated to latest Planning Layout Rev. N (SF)	May 2022
REV. E: T32 replaced with semi mature specimen (SF)	March 2022
REV. F: Minor layout amends to client layout Rev. J (SF)	March 2022
REV. D: Line of definitive PROW added (SF)	Feb. 2022
REV. C: POS areas updated (SF)	Jan 2022
REV. B: Updated in line with planning layout REV. G (SF)	Jan 2022
REV. A: Updated in line with planning layout REV. G (EW)	Jan 2022

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	project Residential Development		
	WOODHEAD ROAD, BROCKHOLES, HOLNLEY		
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