



KEY

- Existing vegetation to be retained
- Existing vegetation to be removed
- Existing scrub to be thinned and trimmed back for 5m from the outer edge
- Proposed extra heavy standard trees (14-16cm girth, 4.25-6.00m height)
- Proposed heavy standard trees (12-14cm girth, 4.25-6.00m height)
- Proposed selected standard trees (10-12cm girth, 3.0-3.5m height)
- Proposed Beech hedge
- Proposed mixed native deterrent planting
- Proposed ornamental shrub and herbaceous perennial planting
- Mixed groundcover planting to slopes (detailed elsewhere)
- Amenity grass areas
- Species rich longer grass areas
- Wildflower grass areas
- Mixed native light woodland (detailed elsewhere)
- Saxon flag paving or similar (detailed elsewhere)
- 100x100mm small unit concrete block paving (detailed elsewhere)
- Tarmac pedestrian surface (detailed elsewhere)
- Planters (detailed elsewhere)
- Sundial (optional, to client choice)
- Seating - benches and seats with backs and armrests, to client choice
- Bird tables/feeders (detailed elsewhere)
- Timber pergola (detailed elsewhere)
- Water feature / bubble fountain (detailed elsewhere)
- Arbour / seating area (detailed elsewhere)
- Raised timber planters (detailed elsewhere)
- 1800mm high metal railing with lockable gate (detailed elsewhere)
- Low wall of various heights (detailed elsewhere)
- Timber crib wall (detailed elsewhere)
- 600mm height low timber fence (detailed elsewhere)
- 1200mm height metal Estate Rail Fencing (detailed elsewhere)
- 1800mm close board timber fencing (detailed elsewhere)
- Flag on edge (detailed elsewhere)
- 1100mm height glass balustrade and handrail (detailed elsewhere)
- Fencing TBC (detailed elsewhere)
- 118.57
- 111.35
- existing and proposed levels
- Badger gate and foraging route

NOTES

CONCEPT

The grounds have been designed to provide an attractive amenity setting to the building. To the carpark frontage, the parking area is softened by the use of bold blocks of single plant species with large specimen trees to define the pedestrian entrance to the building. Apartments on the northern edge of the car park are set down from the parking area and given semi private outdoor space screened from the car park by low hedging. A small patio area opens out from the restaurant where residents can sit and watch the comings and goings at the front of the building.

The garden areas are split into distinct areas whilst each resident has a small area of semi private space around their patio areas whilst maintaining openness to encourage social interaction. The northern garden area has been designed to provide accessible areas where the emphasis is on the creation of a number of themed spaces which will enable various forms of recreational and social activity and take advantage of the open views to the north. The essence of the whole garden is aimed at stimulating the senses or evoking memory or providing quiet space for reflection. The central meeting space provides raised sensory planting around a paved seating area with pergola over. The garden uses different hard materials, light water (in the form of safe bubble fountain feature) and planting to stimulate the various senses, a rose garden evokes memories; and quiet incidental sitting areas will create a sense of calm. Bird tables and a bird bath will attract birds to the garden and the range of planted species will provide a food source for butterflies and bees.

The garden area to the east of the building negotiates the levels to create terraced sitting areas/patios associated with the lounge. A winding path connects the middle level with a lower lawn where a terraced seating area will provide space for visiting schoolchildren. A growing area will provide space for interested residents to grow fruit, vegetables and flowers, fully equipped with raised beds, tool shed, compost area and greenhouse. Produce from the garden can be used in the kitchen.

The garden areas are divided from the area to the north by a retaining wall of various heights affording extensive views to the north from the garden. The area to the north is to be planted as part of the White Rose Forest Initiative subject to agreement with Kirkstall Council. The planting shown in this area indicates what could be achieved planting blocks of mixed native woodland, wildflower meadows and a series of paths through the area. The initiative would encourage the involvement of local school groups and local residents in the development of the area.

TREE PLANTING

Planting within the car park area will be single species trees with a strong form to lead towards the building and break up the mass of the building over time. Within the garden area tree species will be selected for seasonal interest and colour, framing views out to the north and providing a valuable food source for bird and wildlife along the boundaries, particularly to the south, tree planting will be carried out to ultimately provide a filtering screen, breaking up views into the site from the adjacent properties. These trees will be of mixed native species and various heights to form a diverse canopy.

Foundation design of new buildings shall accommodate proposed tree planting in accordance with NIBC guidelines.

Examples of the tree species to be included in the detailed planting scheme for the garden areas are:

Acer campestre (Ac)	Fagus sylvatica Purpurea* (FSP)
Acer rubrum (Ar)	Gleditsia triacanthos 'Sunburst' (G)
Amanchier lamarckii (AM)	Liquidambar styraciflua (Ls)
Betula albosinensis Fascination* (Baf)	Prunus avium 'Pavé' (Paf)
Betula pendula (Bp)	Prunus cerasifera 'Nigra' (PcN)
Betula pendula 'Fastigiata' (BpF)	Prunus padus 'Alberti' (PaA)
Betula utilis var. jacquemontii (BuJ)	Sorbus aria 'Majorata' (SaaM)
Carpinus betulus 'Frans Fontaine' (CbFF)	Sorbus aucuparia (Sau)
Fagus sylvatica (Fs)	
Ilex aquifolium (Ia)	
Malus sylvestris (Ms)	

Examples of the tree species to be included in the detailed planting scheme for the White Rose Forest area are:

Acer campestre (Ac)	Prunus avium (Pa)
Acer platanoides (Ap)	Prunus padus (Pr)
Betula pendula (Bp)	Quercus robur (Qr)
Corylus avellana (Ca)	Sorbus aucuparia (Sau)
Crataegus monogyna (Cm)	Sorbus aucuparia (Sau)
Fagus sylvatica (Fs)	Tilia europaea (Te)
Ilex aquifolium (Ia)	
Malus sylvestris (Ms)	

SHRUB PLANTING

Shrub planting will be a mixture of bold, structural species to define the spaces to the frontage and service areas and to the rear, where the planting is themed and more gardenesque in style, planting will be more intimate and specific to the particular themed space. Herbaceous perennials will be used to provide accent colour and soften edges of the planting beds. Climbing plants, supported on posts or trained up the pergolas will be used to provide vertical interest.

Species will be chosen from the following indicative but not exhaustive list:

Barberry candida 'Amstelwee' (S), Berberis gagnepainii 'Wallingtonia Purpurea' (4), Berberis thunbergii 'Nirxparpura Nana', 'Baginbide' & 'Hedonwood Pillar' (S), Berberis cordifolia 'Sibirica' (S), Buddleia davidii 'Lochinch' (2), Ceanothus thyrsiflorus repens (4), Cornus alba 'Spatheola' (2), Cornus stolonifera (S), Cotoneaster horizontalis (3), Cotoneaster lactescens (3), Cotoneaster pumilus (1), Elaeagnus pungens 'Maculata' (S), Apple Blossom (4), Eucalyptus fortunei 'Emerald Gailey' (6), Euphorbia griffithii 'Fragrant' (3), Fuchsia spp (6), Geranium endreyi 'Wargrave Pink' (5), Geranium Johnson Blue' (4), Hebe albertana 'Red Edge' (4), Hebe armstrongii (3), Hebe Autumn Glory (4), Hebe pinguifolia 'Page' (6), Hypericum x moerhousianum (4), Jasminum officinale (1), Juniperus sabina 'Tamanisforda' (3), Lavandula 'Hidcote' (6), Lonicera Maygreen (4), Lonicera Silver Beauty (4), Nepeta faassenii (4), Perovskia Blue Spire (6), Phlox var. Philadelphia Belle Etolée (3), Phlox var. Mantau (4), Phlox var. Phoenix (4), Prunella 'Aldouswood', Red Ace & Sunset (3), Prunus laurocerasus 'Zabellana' (2), Pycnanthus Orange Charm (3), Rosa spp. (climbing varieties, FT and Fortunda), Rubus x Betty Ashburner (4), Spiraea x arguta (3), Spiraea nipponica 'Snowmound' (3), Spiraea Gold Flame (4), Spiraea Shirobana (4), Viburnum opulus Compactum (4), Viburnum tinus 'Eve Price' (3), Weigela Fedeata 'Fedeata Purpurea' (4)

GRASS AREAS

The grass areas within the gardens will predominantly be laid down to a hard wearing fine amenity grass mix with the exception of the wildflower bank on the southern edge of the site. Here steep, unworkable slopes will be sown with Pictorial Meadows wildflower mix to create a spectacular bank of wildflowers during the Spring and Summer months. There will be wide sweeps of meadow planting within the White Rose Forest Initiative area to the north.

HARD SURFACING

A combination of hard surface treatments is proposed to differentiate areas, provide functionality of use and give a variety of colours, textures and appearances to complement the themed spaces.

Pavement and entrance areas will be paved with a textured concrete flag paving such as Marshall's Saxon in a variety of unit sizes appropriate to the area. The main pedestrian route through the site will be tarmac surface with a concrete edge to a contrasting colour to aid navigation. The more minor routes and the sitting areas will have a sealed gravel finish.

SEE DRAWING R/2336/2D FOR THE WIDER POS PLANTING DETAILS AND DRAWINGS R/2336/3D AND R/2336/4C-SC FOR THE MAIN SITE PLANTING DETAILS

Rev. L: Updated to site layout C07 (SF)	Nov 25
Rev. K: Area below Growing Area updated to provide green screen to off site residence (SF)	July 25
Rev. J: Additional steps added to PROW path (CS)	Nov 24
Rev. H: Additional steps added to PROW path and PROW step widths amended to 1200mm (CS)	Nov 24
Rev. G: Hatched car park area removed (CS)	Jul 24
Rev. F: Drawing amended to revised site layout (CS)	Mar 24
Rev. E: Drawing amended to revised site layout (CS)	Mar 24
Rev. D: Shrub beds and planting labels added (CS)	Jan 24
Rev. C: Addition of badger foraging route and badger gates, fencing updated and groundcover planting extended to eastern edge (SF)	Sept 20
Rev. B: Rear footpath connections made from Kenmore Drive to Rocks Avenue. (SF)	May 20
Rev. A: Minor amendment to step location at front of building from car park, and footpath surfacing amended (SF)	May 20

<p>Westleigh Hall Waterfield Road Dewey Dale Huddersfield HD8 8QJ Telephone 01484 866161 Fax 01484 866166 Web 01484 866169 Email info@fdalandscape.co.uk www.fdalandscape.co.uk</p>	<p>client Housing 21</p> <p>project Residential Car Home</p> <p>location KENMORE DRIVE, CLECKHEATON</p> <p>drawing title LANDSCAPE MASTERPLAN</p> <p>scale 1:200</p> <p>date April 20</p> <p>drawn by SF</p> <p>drawing no R/2336/1K</p>
	<p>Unable to locate Boundary Line</p> <p>EXISTING RETAINING WALL TO BE USED ALONG THIS BOUNDARY ONCE SITE CLEARED AND CONDITION OF WALL TO BE CONFIRMED</p>