LANDSCAPE STRATEGY MASTERPLAN

DESIGN PARAMETERS

The site is to be cleared with existing buildings demolished and existing vegetation on the boundaries retained and protected. The site will be redeveloped into retirement living and open market apartments. The site level follows the surrounding ground level with built form to be raised for flood protection. The site grades off towards the southern and western boundary where it meets the watercourse (Revier Brit). Access will be reformed off South Street to the north of the development and off street parking for the development provided. The main access road will lead to off road parking courtyards and the main entrance to the building. Pedestrian access will be shared on the vehicular entrance and delineated by a separate pedestrian only surface. A proposed landscape ecological corridor of wildflower meadow, native trees and sub canopy/native buffer planting will enhance the natural screening between the proposed and existing developments as well as the watercourse line to the south. The Owners' lounge and associated patio is on the southern amenity space of the proposed main building. Outdoor seating areas with outdoor garden timber benches will be provided. Secondary seating areas including the plaza space allow for smaller groups or individuals some space away from the building overlooking the grounds with long internal views. Constraints including existing service easements and engineering features have been considered and further allowed for at the detailed design stage. Overall, the proposed landscape design is at a domestic scale, creating homely spaces which allow for small social gatherings and quieter contemplative resting places. The inclusion of gardenesque ornamental trees will add visual appeal to the garden areas and link the scale from the buildings to the garden shrub planting. Elements of herbaceous planting will be proposed throughout the scheme for seasonal interest. Bat and Bird boxes could be integrated in to the building. Hard landscape treatments will compliment the built form with buff paving.

PLANTING PALETTE - PLANTING PHILOSOPHY

On the site boundaries facing the existing development to the north and west, small compact canopy native trees such as *Carpinus betulus* and *Acer campestre 'Streetwise'* and *Pyrus calleryana "Chanticleer"*,which are under planted with an evergreen/native hedge and semi-evergreen, ornamental and native flowering shrubs. The proposed and existing trees on the boundaries reduces the visual impact of the proposed buildings elevation. Particular consideration has been given to the northern and eastern boundaries where additional tree planting is proposed on the boundary and within the garden areas. Different scale trees have been proposed to break up site lines between the proposed building and the existing properties to the east of the site. Sub-canopy native buffer planting is proposed to provide visual mitigation between the existing hedge height and the tree canopy. The planting style for the amenity spaces will be more formal with seasonal interest and a strong year round evergreen presence. Use of ornamental hedging and topiary specimens will offer instant impact and cohesive structure to the planting beds. Large specimen shrubs chosen for their tone and texture will give an established appearance upon implementation. Flowering shrubs including fragrant perpetually flowering shrubs, grasses and topiary planting provides a visual aid toward the access and egress points to the building. Proposed planting on the northern elevation of the building will be chosen for their shade tolerance. Geometrical and organic shaped planting beds filled with topiary, semi evergreen and herbaceous plants with seasonal interest to provide an attractive garden experience. Smaller local variety and sourced urban environment tolerant trees provide focal points at a small domestic scale whilst boundary tree planting provides screening and enclosure for the residents. Native Bulbs and herbaceous planting within the sub canopy of existing vegetation and native hedgerows will provide seasonal interest to the site including bee friendly flowering species. Climbers including ivy, clematis and honeysuckle will be proposed on trellis treatments to screen the proposed substation. Native shrubs and sub canopy planting on the boundaries will provide an ecological corridor and refuge for local fauna. Proposed native hedges on the north and central boundaries of the site further provides connectivity and biodiversity across the site. A diverse selection of proposed plant species will provide an overall enhancement to biodiversity with the site having the potential to attract a greater range of invertebrates and therefore providing foraging/nesting habitat for notable urban species. The plant species chosen for this site will be carefully selected to ensure their tolerance for the local climate and micro-climate. The shrub and tree species tolerances must include the ability to tolerate an shaded environment from the existing trees.

Bergenia cordifolia
'Purpurea'

Hemerocallis
'Stella d'Oro'

Euonymus fortunei
'Bravo'

Aucuba japonica
'Variegata'

Erica carnea
Springwood white

Phormium varieties

Hebe 'Mette'

Cistus 'Sunset'

Prunus laurocerasus 'Otto Luken' &
Euonymous 'Emerald 'n' Gold'

1.2m high evergreen
hedge to frontage

Topiary *including spheres and cones -*
e.g. Taxus bacatta or Ilex crenata

Narcissus
'February Gold'

Digitalis purpurea

Primula vulgaris
Wild primrose

Wildflower Meadow
- Shade Tolerant

Rosemarinus officinalis

Native Buffer
Viburnum opulus 'Compactum'

TREE PLANTING STRATEGY

Street Trees are planted in the urban setting of the car park to ensure suitable compact canopy trees are proposed in close proximity of hardstanding and car parking.

Acer campestre
'Streetwise'

Sorbus aucuparia
'Autumn Spire'

Pyrus calleryana
"Chanticleer"

Ornamental and Gardenesque trees within the amenity areas will add seasonal interest to the several shrub beds throughout the development.

Magnolia stellata
'Royal Star'

Prunus 'Amanogawa'

Native trees will provide additional screening mitigation and support local biodiversity

Betula pendula

Carpinus betulus

Fagus sylvatica

Sample ornamental shrub bed.

Berberis
Hemerocallis
Alchemilla
Viburnum davidii
Hebe rakaiensis
Hydrangea quercifolia
Bergenia 'Purpurea'
Choisya ternata 'Sundance'

Specimen shrub/tree such as *Taxus baccata* topiary within the amenity areas adding vertical interest, add to local landscape character, seasonal interest throughout the development. Also planted near to the Owners lounge to provide architectural feature planting.

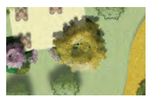
Topiary *including spheres and cones -*
e.g. Taxus baccata or Ilex crenata

Evergreen trees will provide year round visual mitigation and support local biodiversity

Ilex aquifolium

Pinus sylvestris

Focal Tree for seasonal interest at nodal points and views, which creates a waymarker feature as well as softening the visual impact of the built form. Specified as multistem trees to form for a broad canopy at a medium height to link the height of the planting between the amenity space and the higher mature canopy of the trees on the boundary.



Amelanchier
lamarckii

Rev	Initials	Date	Comments
E	AJW	27.06.24	To suit comments received BNG

JBA 23 - 126 - SK03 Landscape Strategy

Churchill Living

Site
South Street, Bridport

Drawn by	Date	Scale	Rev
AJW	March 2024	1:250 @ A1	- E

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