

## LANDSCAPING:

### Maintenance

- First 2 years:
  - Monitor the state of the hedge every month.
  - During dry spells water regularly with 5 to 10 Litres per meter
  - Keep free of weeds and grass
  - Formative pruning between September and February
  - Replace any dead or diseased plants in the first five years

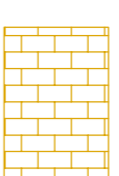
### Native Country Hedging Border (NCH)

Two year old transplants planted in clean ground and staggered at 1m c/c and to 5m depth  
Provide spiral rabbit guards and canes

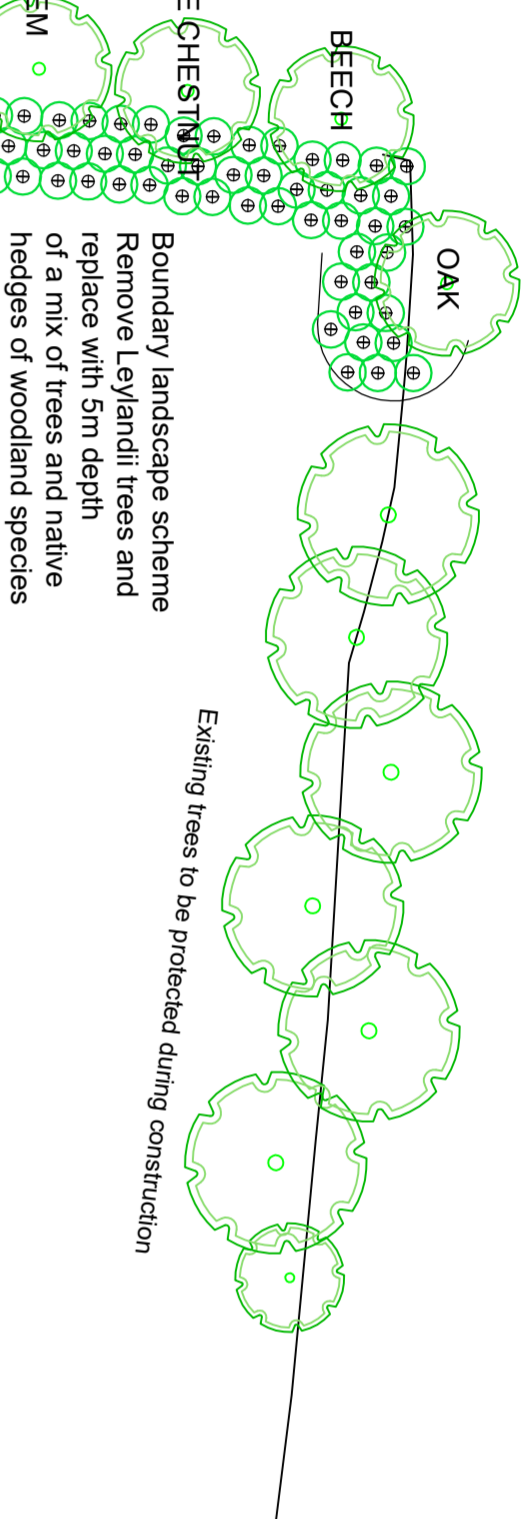
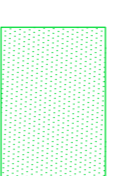
- 60% Crataegus monogyna (Hawthorn)
- 7% Corylus avellana (Hazel)
- 7% Acer campestre (Field Maple)
- 8% Cornus sanguinea (Dogwood)
- 10% Malus silvestris (Crab Apple)
- 10% Prunus spinosa (Blackthorn)



Paving slabs with permeable jointing to patios and paths



Area laid to grass



Existing trees to be protected during construction

Boundary landscape scheme  
Remove Leylandii trees and replace with 5m depth of a mix of trees and native hedges of woodland species

garden stored/hidden from public view

clay paviments close to buildings

unobstructed 'farmyard' area

1.2m timber P&R fence native country hedging border

permeable resin bonded bound gravel

the car parking spaces are intended to demonstrate that the 'farmyard' parking area is sufficient to accordance with Buckinghamshire parking standards.  
**THE SPACES SHOWN AND THE SEPARATION ZONE IS NOT INTENDED TO BE MARKED OUT OR SUBDIVIDED**

Weekly waste recycling bin collection space  
Clay pavement 3m x 1m provided within 25m for Council collectors and 30m for residents.

Grade II listed building

Generous front gardens and unobtrusive picket fence to remain untouched

Verdant leafy continuous gateway to the village to remain untouched

Y kerb edge distance 44.3m

HIGHWAY

Y = 43m

91.4m

Existing tarmac access to remain unchanged

## LIGHTING



Single lamp lighting over front doors located in the entrance recess

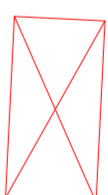
restricted areas

### Parking proposals



Standard parking space

2.8m x 5m



Each dwelling to be provided with 3m x 6m EV charging space and Roltec EVHS2020/OLEV 7.2kw 32a Type - 2 socket EV Charger (OLEV) home SMART

3 bedroom houses require

EV space + one standard parking spaces

Additional unobstructed space available for:

- Loading area near front entrances to dwellings and
- Visitor parking spaces to avoid overspill onto Lower Road

### Existing 'farmyard' area:

The layout loosely follows that shown in the 1880 OS plan  
Take up and cart away the existing concrete and road scaping surface  
Remove modern brick and galvanised gate enclosures.



Scale - 1:500/A4 or 1:250/A2

### Proposal:

- Change of use from agricultural to residential C3 use;
- Demolition of existing modern agricultural buildings;
- Erection of two new houses; and
- Conversion and extension of traditional outhouse to residential dwelling

Site address:

Poplars Farm, Lower Road, Hardwick, Bucks. HP22 4DZ

Drq no:

PFH.PLAN 6



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