

52-66 Salamander Street
Landscape Statement
06.11.23

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1.0 Introduction

The Landscape Statement provides information on external areas of the project; the streetscape (at Salamander Street and Salamander Place) and the courtyard gardens.

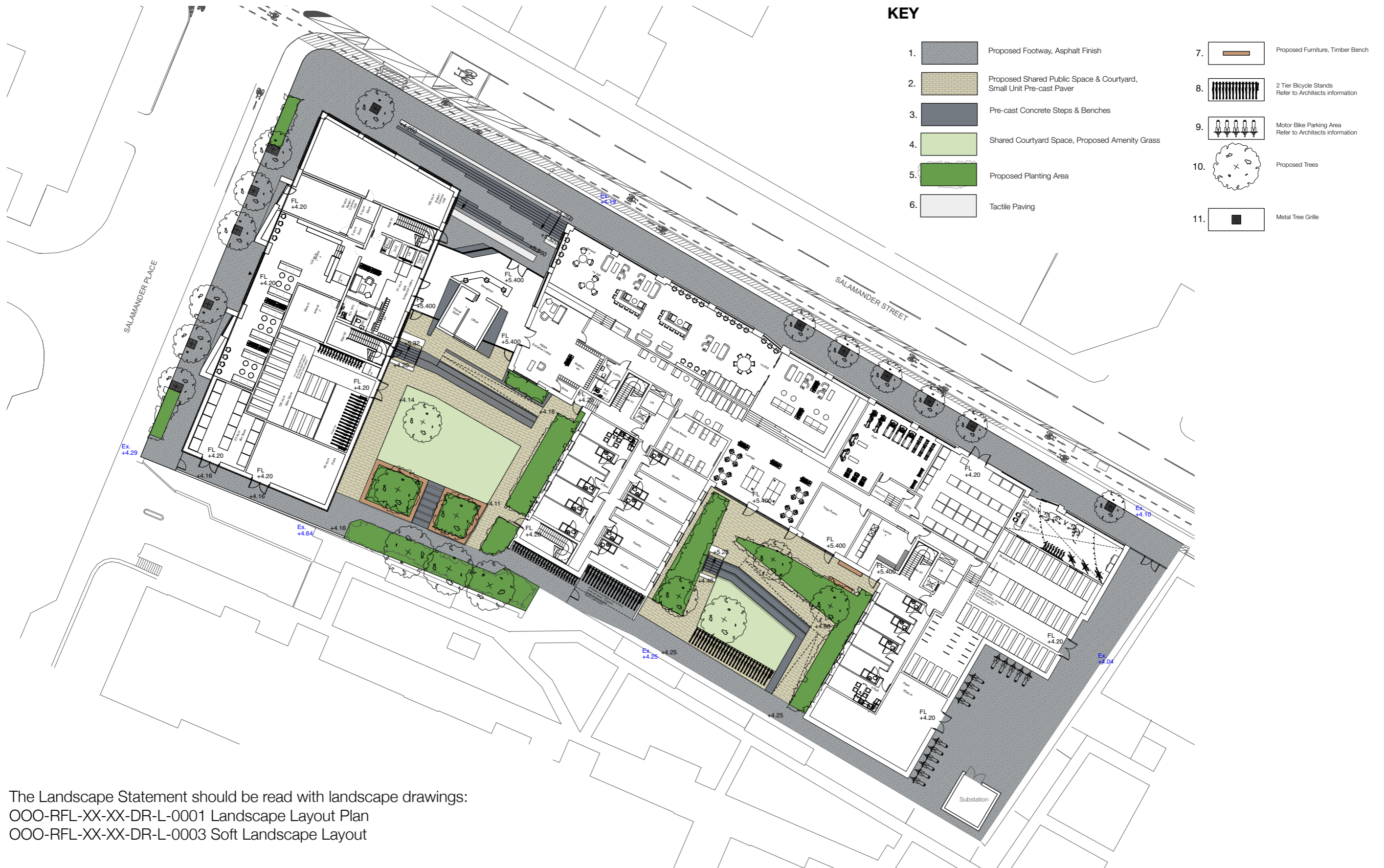
The Landscape Statement should be read in conjunction with the project Design & Access Statement.

2.0 Site Context

The project site is located close to a variety of publicly accessible greenspaces.



3.0 Landscape Layout



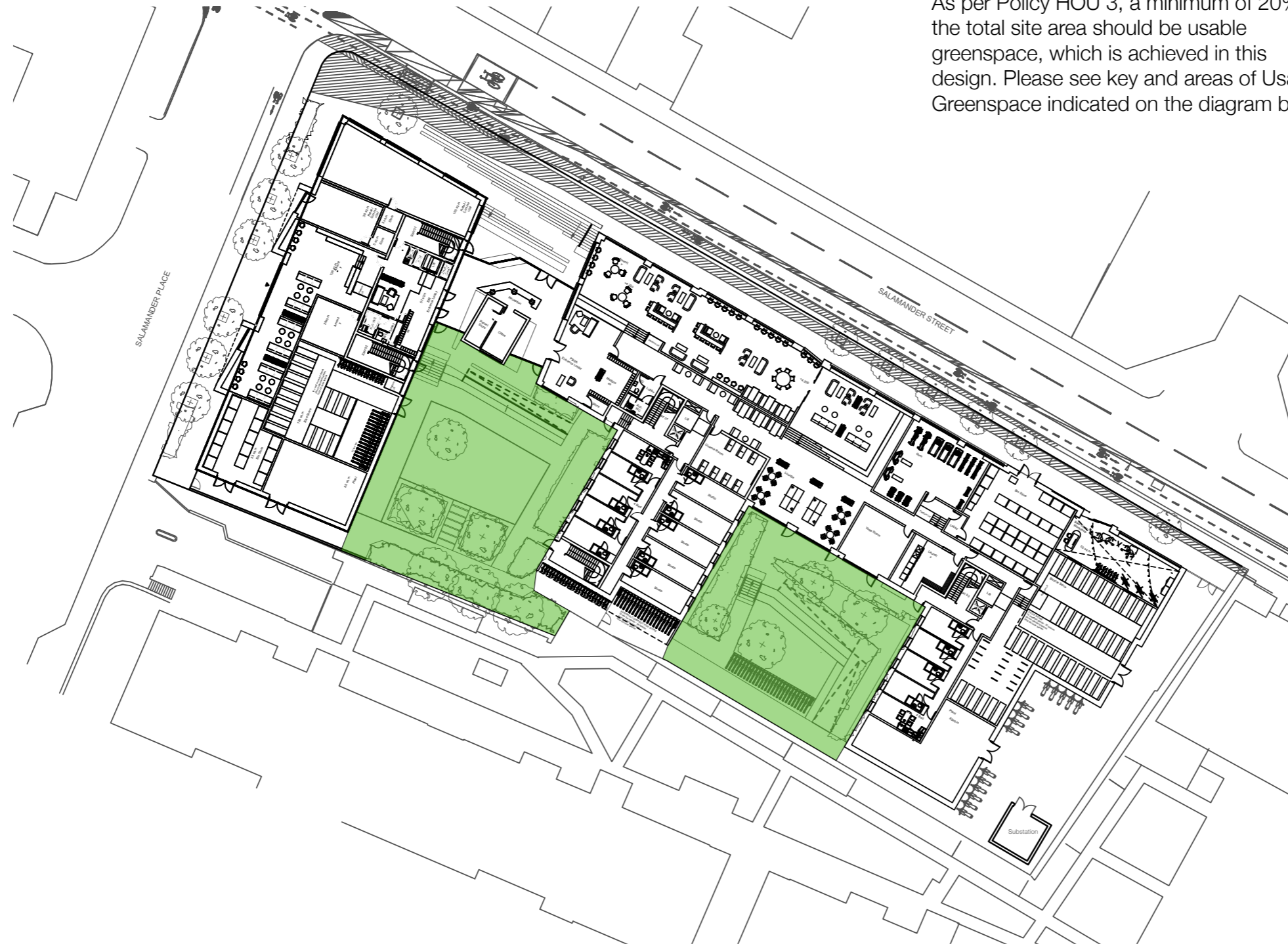
The Landscape Statement should be read with landscape drawings:
 000-RFL-XX-XX-DR-L-0001 Landscape Layout Plan
 000-RFL-XX-XX-DR-L-0003 Soft Landscape Layout

4.0 Private Greenspace Space Requirements

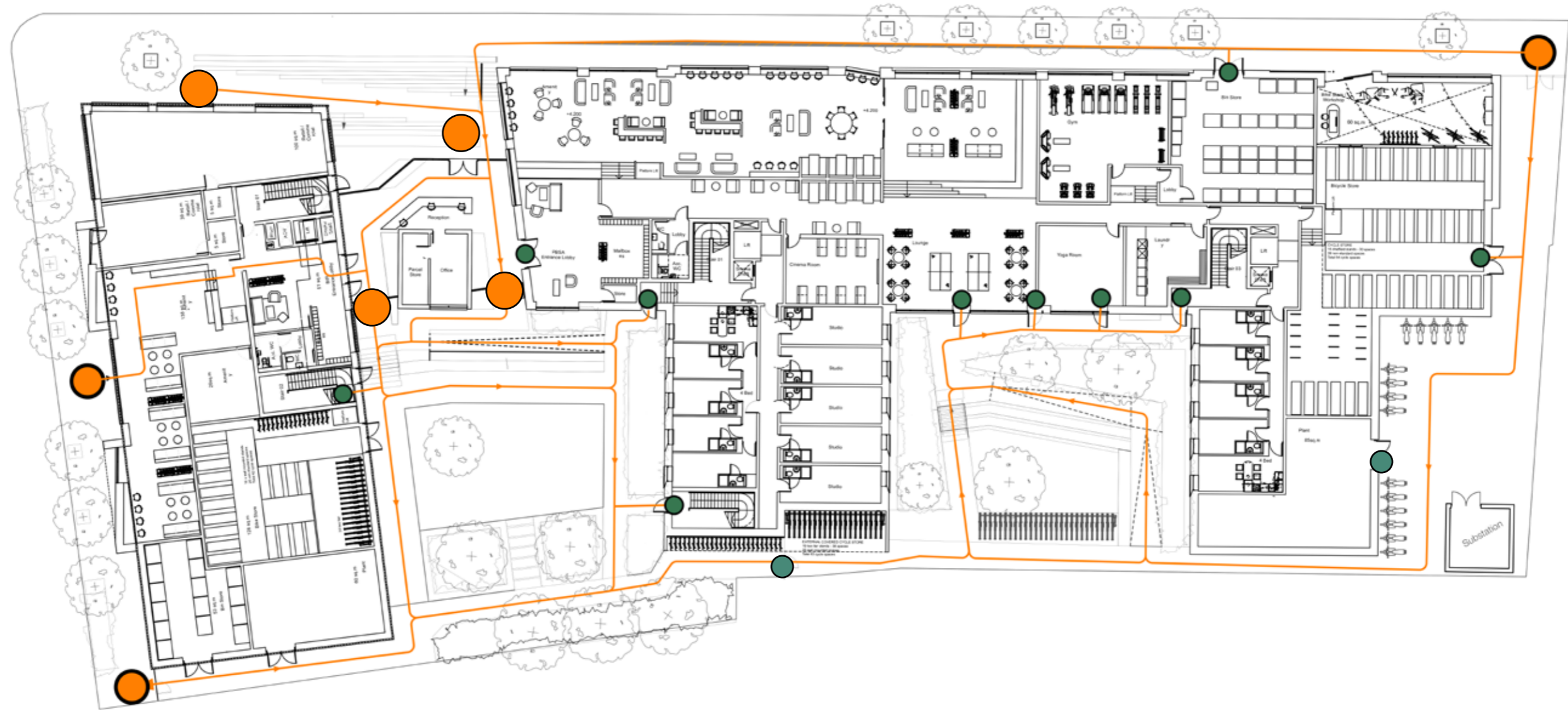
Local Development Plan -
Policy HOU 3: Private Greenspace in Housing Development

KEY
Usable Greenspace

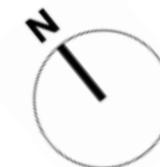
As per Policy HOU 3, a minimum of 20% of the total site area should be usable greenspace, which is achieved in this design. Please see key and areas of Usable Greenspace indicated on the diagram below.



5.0 Access & Connectivity



The proposed landscape design co-ordinates with the proposed building architecture, site context and existing/ proposed levels. The design ensures legible and accessible routes to site and building entrances. The proposed courtyard gardens are easily accessible from the building and have both stepped and step-free circulation routes.



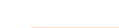
KEY



Primary Entrance Nodes

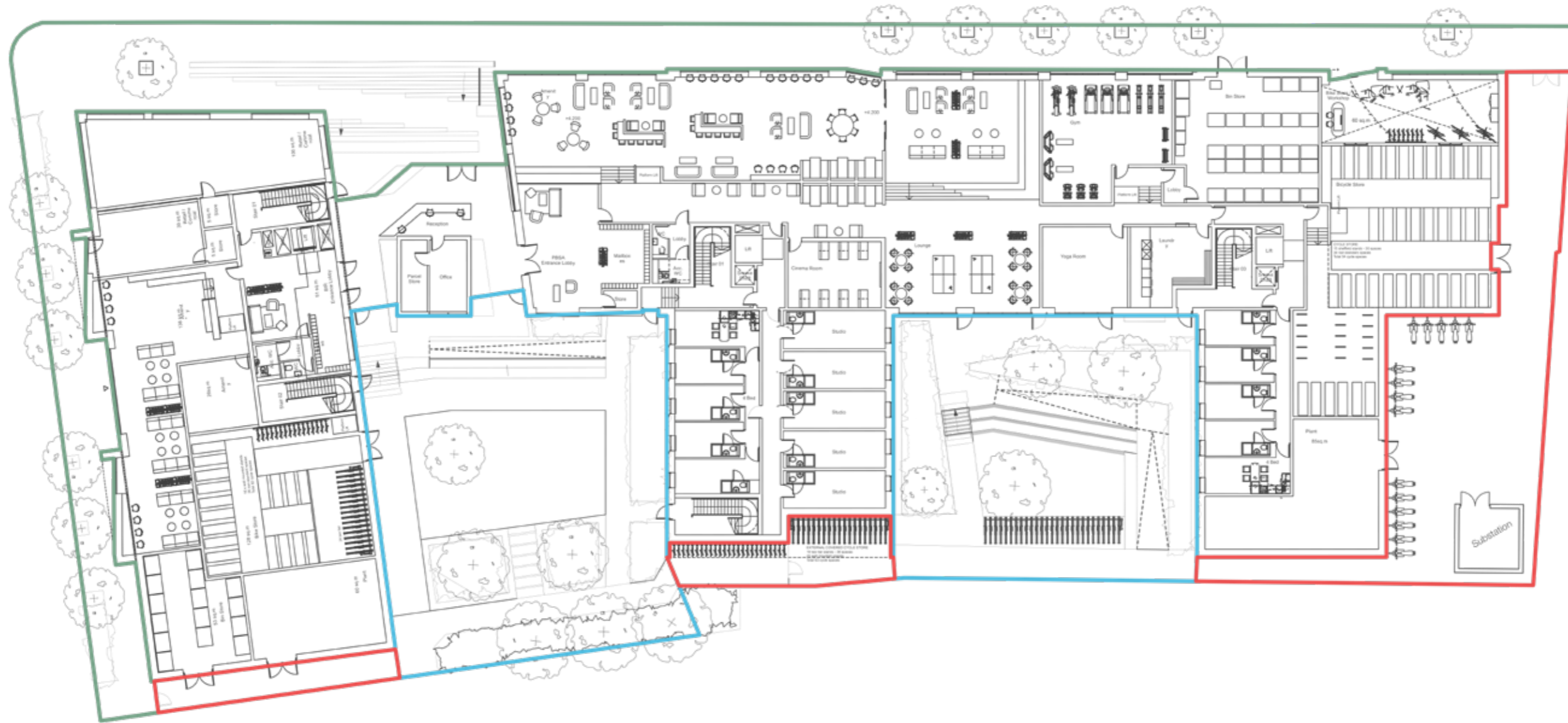


Secondary Access Nodes



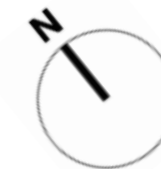
Pedestrian Circulation

6.0 Landscape Character



The proposed landscape design encompasses the public facing streetscape & building entrances, the courtyard gardens for the residents use and access paths around the building perimeter.

The proposed design of these spaces are spatially and materially appropriate for their proposed use. The courtyard gardens are designed for residents to enjoy a green environment both from the gardens themselves and the view of the gardens from the building.



KEY

- Streetscape
- Courtyard Garden
- Access Path

7.0 Landscape Character & Material Precedents



Stepping stones within a lush amenity lawn.



Trees with shade tolerant and coastal appropriate under planting.



Example coastal planting



Amenity grass



Wooden benches are proposed for the courtyard gardens to invite residents to pause, linger, and take a moment to rest.



Bespoke concrete stair at the entrance area

8.0 Proposed Plant Species



Street Trees

Acer campestre "Elsrijk"

The proposed tree and plant species help define the landscape character. The proposed plant species should be reviewed with the Soft Landscape Layout, refer to drawing OOO-RFL-XX-XX-DR-L-0003.

A robust street tree (*Acer Campestre* 'Elsrijk') with a compact canopy is proposed.

The courtyard garden's tree and plant species create a unique feel for each space. A variety of ornamental tree species will provide interest through the season. A shade tolerant planting palette will create a lush green planted layer under the trees.



Courtyard Gardens Trees

Acer pseudoplatanus "Brilliantissimum"



Acer pseudoplatanus "Brilliantissimum"



Betula pendula



Cercidyllum japonicum



Planting Area

Dryopteris cristata



Pachysandra terminalis



Vinca minor



Blechnum spicant



Asplenium trichomanes



Dryopteris affinis



Hydrangea quercifolia



Alchemilla mollis



Lonicera nitida



Luzula nivea



South Boundary Trees

Acer pseudoplatanus "Brilliantissimum"



Planting Area

Hedera helix "Arborescens"



Asplenium trichomanes



Blechnum spicant



Dryopteris cristata



Luzula nivea



Dryopteris affinis

9.0 Soft Landscape Maintenance

The following schedule sets out the proposed maintenance operations which are proposed to ensure a high quality landscape establishes and is maintained.

Specimen Trees

(Standards - Select/ Heavy/ Extra-Heavy & Multi-stem)

Following the initial 1 year period of establishment the following operations should be undertaken annually to ensure the ongoing health of all specimen trees;

Pruning of trees appropriate to the form. For example progressive crown lifting and leader selection for standards and pruning of crossing branches and maintenance of form for multi-stem trees.

Aeration of compacted soils and use of soil inoculants where trees become moribund.

Watering in drought periods as required to field capacity by means agreed with client/owner.

Apply slow release fertiliser or residual herbicide applications where appropriate.

Regular inspections (and always after periods of strong winds) to straighten wind rocked trees, tighten underground guys and to check for and rectify wind damage.

Inspection for pests, vermin and plant diseases and propose appropriate remedial actions.

Investigation of failed growth of trees, remedial actions and re-planting in the next appropriate season

Underground guys on newly planted trees to be checked and tightened when required.

Shrub Beds Generally

Following the initial 1 year period of establishment the following operations should be undertaken annually to ensure the ongoing health of the planting.

Essential Maintenance
Prune at the appropriate time of year depending on the species to maintain the desired height and form.

Recommended Maintenance
Aeration of compacted soils and use of soil inoculants where plants become moribund.

Watering in drought periods as required to field capacity by

means agreed with the client/owner.

Top up mulch to achieved full depth of 50mm cover if required and regularly remove unwanted weeds.

Regularly remove unwanted weeds especially in the first 3 years after planting.

Amenity Grass/ Lawn

Following the initial 1 year period of establishment the following operations should be undertaken annually to ensure the ongoing health of all grass seeded areas;

Essential Maintenance
Cut from April to October as required to achieve a maximum height of 25mm
Remove cuttings to an approved composting facility.

