

## 4.0 Masterplan Proposals

### 4.5 Landscaping

Landscape and farm building proposals have been developed in tandem to create a holistic approach to the design of these holiday lets.

As touched upon within the access, parking and refuse section, the vehicular routes are concentrated to the north of the shoot school. This is a fundamental element to the landscaping proposal, which allows the farmyard / courtyard to remain free from vehicles, and therein family friendly / pedestrianised.

A separately submitted application for the renovation and extension of the farmhouse, and conversion of the stables (CA/22/01737) gained approval on 14.02.23. The application incorporated a gravel parking court within this farmyard (shown in landscape plan), however, as the access remains entirely separate, it is not anticipated that these limited vehicular movements will impact the character of this landscaped farmyard / courtyard area. As part of that proposal, new tree planting and native hedgerows were also incorporated to softly delineate the parking court from this soft landscaping.

The family friendly farmyard / courtyard has been designed to create soft but legible boundaries between private and shared external spaces. This is achieved using mixed height native wild-flowers, wild-grasses and gabion walling. These methods simultaneously enrich the biodiversity of the site (currently short grass) and are not visually obtrusive. This distinct lack of hard landscaping or structure allows the courtyard to retain as a singular whole, retaining and enhancing its agricultural appearance.

Hard landscaping is limited to defined external seating areas, and a meandering footpath which helps gently define the areas of the courtyard, and allows access to units 4 & 5. Proposed materials for these hard landscaped areas are to be texturally rich with informal edging in-keeping with the farmyard character. Reclaimed or similarly aged looking tumbled bricks are proposed for the main footpath, matching the character and detail found at the historic entrance to the Grade II Listed farmhouse.



Proposed Landscape Strategy

## 4.0 Masterplan Proposals

### 4.6 Landscaping

They core elements of the landscape strategy are wild-flower planting, wild grasses, old/tumbled brickwork, flint and stone. They are all materials common to the landscape of a Kent farmstead, and found within Bramling Court Farm.

Acres Wild - Views and Vistas (pictured to RHS) is a scheme based around a collection of former agricultural buildings in Hampshire. Similarly to this proposal, mown grass paths, wild grasses and informal shrub planting help define the garden zones, allowing the original utilitarian forms / structure to remain prominent in the landscape design.

The left-most precedent shows a meandering gabion wall which creates a subtle step in the levels. In the proposal, this kind of walling is proposed to cut niches into the site and create more secluded seating areas, without significant impact on the wider landscape. This works on the same principle as an eighteenth century ha-ha, commonly used for the landscaped gardens of rural stately homes - keeping livestock out, whilst avoiding unsightly fencing that would obstruct wider views.

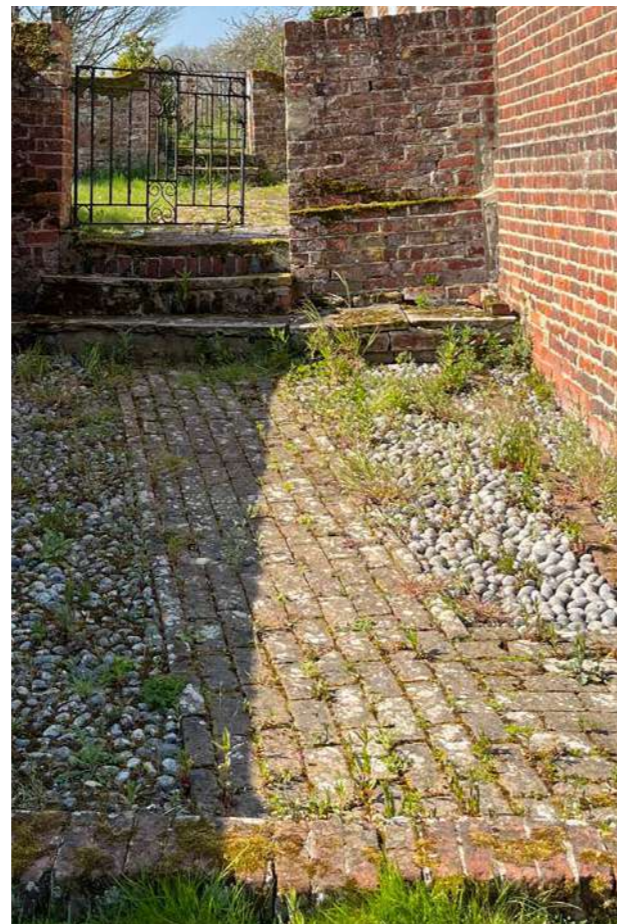
The lower middle precedent shows how rough textured and aged hard landscaping sits comfortably against former agricultural buildings, without appearing overtly residential. This is the character intended for the paved areas.

To units 4 and 5, courtyard spaces are proposed, allowing light into the plan and creating private amenity spaces, with very limited impact on the wider farmstead character.

The existing potato shed where these courtyards are proposed is a large building of block-work wall construction, with clear span steel trusses forming the roof structure. This construction is not dissimilar to the example to the right - a converted dairy building in Dulwich. The planting strategy and retained steel frame are characteristics proposed to be emulated within the proposed courtyards at Bramling Court Farm.



Precedent - Gabion walling creating level change



Bramling Farmhouse - Brick & Flint Path



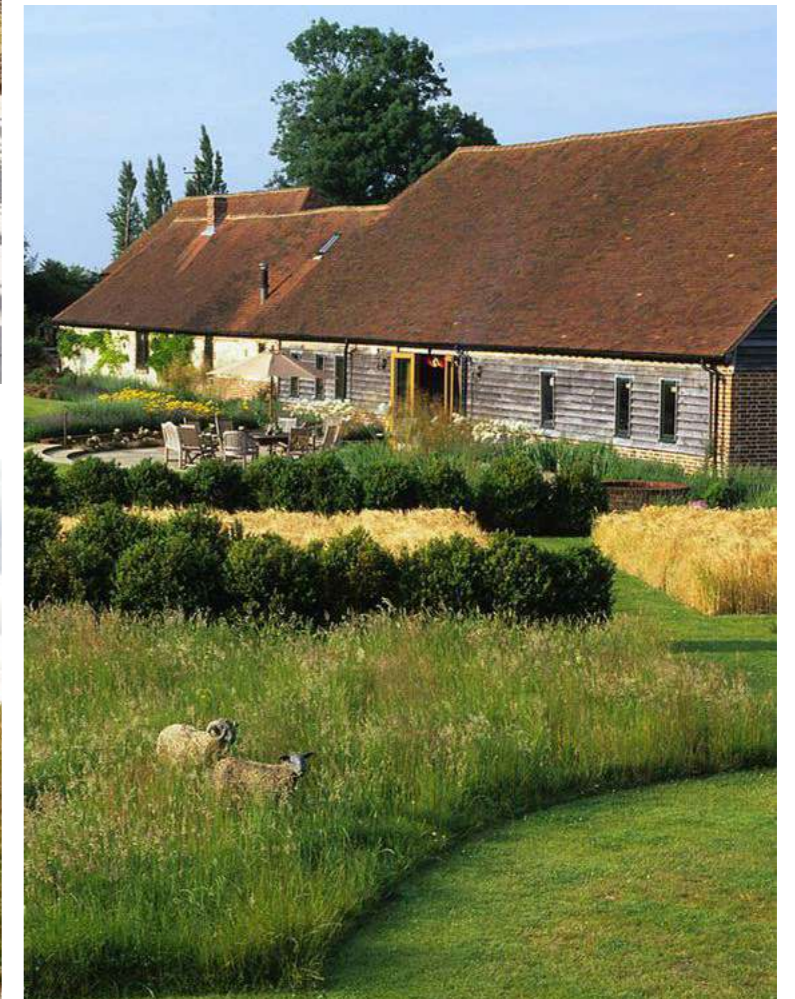
Dulwich Dairy - Beth Dadswell - Courtyard enclosed with exposed structure



Precedent - Rough edged hard landscaping & wild-flowers



Acres Wild - Views and Vistas - Mown grass path within long grasses



Acres Wild - Views and Vistas - Planting delineating landscape zones