NOTES

PROTECTION OF EXISTING VEGETATION

The majority of the existing trees and scrubby vegetation to the boundaries shall be retained and protected where necessary during the works by 2.3m high metal mesh fencing secured to a scaffold tube framework, all in accordance with BS 5837:2012. The protected area shall remain an exclusion area throughout the construction period and suitable signs shall be fixed to the fencing at no less than 10 metre intervals (or at any change in direction) stating that the area is a tree protection exclusion zone. The fencing shall remain fixed in place through out the construction period. No chemicals or building materials which may potentially contaminate the soil shall be stored within 5metres of the protected area and no bonfires shall be lit within 5m of the canopy spread. In the event that any excavation work is required within the protected area for the erection of garden fencing, for example, this shall be carried out by hand. Where retained vegetation needs to be cut back/ lifted to enable fencing to be erected, this shall be done in accordance with the requirements of BS3998:2010 by qualified and certified tree surgeons and overseen by the consultant Landscape Architect as required.

PROPOSED TREE PLANTING

In order to protect the rural character on the southern and western boundaries, at the new settlement edge, new tree planting will consist of predominantly mixed native species chosen to complement the existing composition as well as be in keeping with the scale of the garden areas. On the northern boundary with Yew Tree Lane, tree planting will be carried out within the front garden areas to the new dwellings to extend the retained line of trees to the south-eastern corner in front of proposed plots 1-3.

Within the site tree planting of ultimately large growing native tree species (or their cultivars) is proposed around the central area of open space. This will, in conjunction with the retained trees and new road frontage and rear garden planting, help to soften the built form and filter views into the site from the south, south-west and north. e, trees will be planted into front gardens to soften the building line and filter views of the development from this aspect.

Trees will be selected from the following indicative but not exhaustive list.

Species to be chosen from:

Acer campestre (Ac)	Prunus padus (Ppad)
Acer campestre 'Streetwise' (AcS)	Prunus padus 'Albertii' (PpA)
Acer platanoides (Ap)	Prunus serrula (Pse)
Aesculus hippocastanum (Aeh)	Pyrus calleryana 'Chanticleer' (PyC)
Alnus glutinosa (Ag)	Quercus robur (Qr)
Alnus incana (Ai)	Quercus rubra (Qrub)
Amelanchier lamarkii (Al)	Sorbus aria (Sa)
Betula pendula (Bp)	Sorbus aucuparia
Betula pubescens (Bpub)	Sorbus 'Embley' (Se)
Carpinus betulus (Cb)	Sorbus 'Joseph Rock' (Sj)
Carpinus betulus 'Frans Fontaine' (CbFF)	Tilia cordata (Tc)
Corylus colurna (Cc)	Tilia cordata 'Greenspire' (TGs)
Fagus sylvatica (Fs)	Tilia x europaea (Txe)
Malus sylvestris (Ms)	
Pinus sylvestris (Psyl)	

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

LANDSCAPE PROPOSALS TO PUBLIC OPEN SPACE AREA

The proposed Public Open Space (POS) for this development runs around the eastern and southern boundaries of the residential area. This drawing shows the proposals for the whole of the POS southern boundary and part of the proposals for the eastern side of the development. For the remaining proposals on the eastern boundary please refer to FDA drawing nr. R/1667/2.

It is proposed that the existing grassland and woody vegetation be retained along the south and south-east of the POS since this part of the site can remain unaffected by the development. The proposals for the southern area area are ultimately to create a naturalistic landscape into which new blocks of native trees and shrubs are introduced alsong the residential road to soften the development and provide a trankition between the open space and the built form. An informal compacted stone path will provide access though this linear space linking through to the larger area of open space to the east of the development. A mown edge to the footpath will define the route through the space and provide areas for passive leisure and seating. Beyond the mown edge any areas disturbed by the works will be sown with a wildflower meadow grass to complement the existing sward.

PROPOSED TREE PLANTING

In order to protect the rural character of this part of the development, new tree planting will consist of a relatively small palette of native species based on the composition of the existing cover together with a small number of additional native species to increase the biodiversity and habitat vaue of the area. Trees will be planted as either extra heavy standard or selected standard to provide a degree of instant maturity.

Trees will be selected from the following indicative but not exhaustive list.

Acer campestre (Ac)	
Acer platanoides (Ap)	Prunus padus (Ppad)
Aesculus hippocastanum (Aeh)	Prunus padus 'Albertii' (PpA)
Alnus glutinosa (Ag)	Prunus serrula (Pse)
Alnus incana (Ai)	Quercus robur (Qr)
Amelanchier lamarkii (Al)	Quercus rubra (Qrub)
Betula pendula (Bp)	Sorbus aria (Sa)
Betula pubescens (Bpub)	Sorbus aucuparia
Carpinus betulus (Cb)	Tilia cordata (Tc)
Corylus colurna (Cc)	Tilia cordata 'Greenspire' (TGs)
Crataegus monogyna (Cm)	Tilia x europaea (Txe)
Fagus sylvatica (Fs)	
Malus sylvestris (Ms)	
Populus nigra (Pn)	
Prunus avium (Pa)	

For trees planted near proposed dwellings the foundation design of the new buildings shall accommodate proposed tree planting in accordance with NHBC guidelines.

Sue Farmer BA MA(LD) MLI
Landscape Architect

fdalandscape

Westleigh Hall
Wakefield Road
Denby Dale
Huddersfield HD8 8QJ
telephone 01484 866161
fax 01484 861616
isdn 01484 866900
email info@fdalandscape.co.uk
www.fdalandscape.co.uk

client: Barratt Homes Yorkshire West

project: Residential Development

Low Barugh, BARNSLEY

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