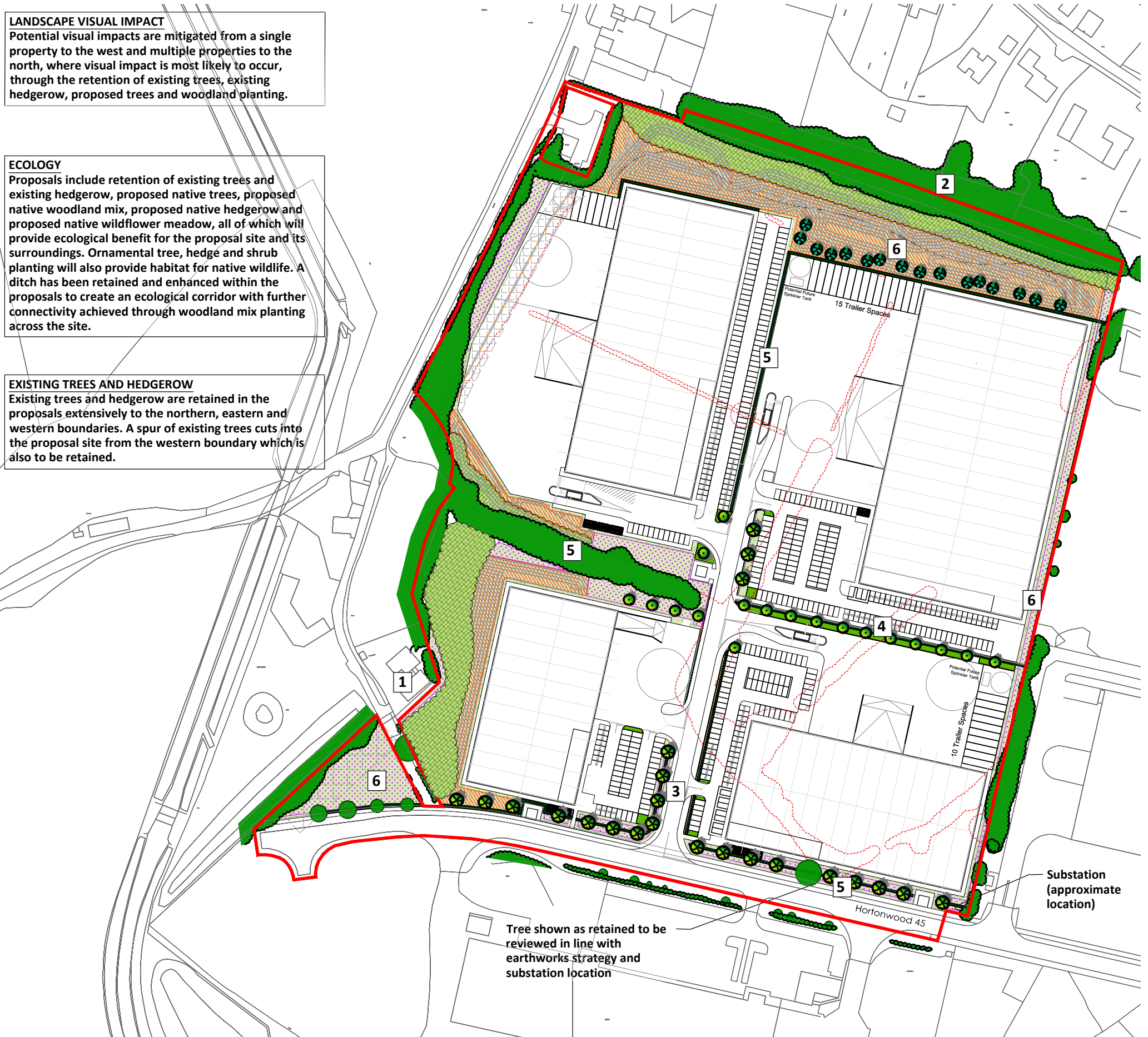


**LANDSCAPE VISUAL IMPACT**  
Potential visual impacts are mitigated from a single property to the west and multiple properties to the north, where visual impact is most likely to occur, through the retention of existing trees, existing hedgerow, proposed trees and woodland planting.

**ECOLOGY**  
Proposals include retention of existing trees and existing hedgerow, proposed native trees, proposed native woodland mix, proposed native hedgerow and proposed native wildflower meadow, all of which will provide ecological benefit for the proposal site and its surroundings. Ornamental tree, hedge and shrub planting will also provide habitat for native wildlife. A ditch has been retained and enhanced within the proposals to create an ecological corridor with further connectivity achieved through woodland mix planting across the site.

**EXISTING TREES AND HEDGEROW**  
Existing trees and hedgerow are retained in the proposals extensively to the northern, eastern and western boundaries. A spur of existing trees cuts into the proposal site from the western boundary which is also to be retained.



1. Existing property to western boundary - Views from property to be screened using large native standard trees and woodland mix planting



2. Existing woodland buffer to northern boundary - Existing buffer to provide screening of views from properties located to the north of the proposal site



3. Proposed spine road trees - Large ornamental trees to provide structure to spine road and provide seasonal interest.



4. Proposed trees and shrub planting to car parking areas and service yards - Trees and shrub planting to provide structure to car parking areas and provide seasonal interest.



5. Proposed and retained native hedgerow - Hedgerow to enable movement of fauna and flora across site. Enhanced eco corridor route along retained ditch to the south west of the site created with proposed and existing hedgerow.



6. Proposed wildflower meadow to be introduced on the sides of the mounds. Undisturbed ground to be sown with a 100% native wildflower mix to enhance ecological value.

- LEGEND**  
**SOFT LANDSCAPE**
- Existing Trees and Hedgerow to be Retained
  - Existing Trees and Hedgerow to be Removed
  - Proposed Native Spine Road Trees  
Trees to be planted as 12-14cm girth, Heavy Standard, 2m clear stem. Trees to be staked and secured with suitable rubber ties.
  - Proposed Native Car Parking/Service Yard Trees  
Trees to be planted as 10-12cm girth, Selected Standard, with 2m clear stem. Trees to be staked and secured with suitable rubber ties.
  - Proposed Native Open Space Trees  
Trees to be planted as 8-10cm girth, Standard. Trees to be staked and secured with suitable rubber ties.
  - Proposed Native Woodland Edge Mix  
Bare root/ whip planting stock with native tree species including: *Corylus avellana*, *Prunus avium*, *Rubus fruticosus*, *Sorbus aucuparia* and *Viburnum opulus*. To be set at 1/m<sup>2</sup> secured with biodegradable spiral guards where necessary.
  - Proposed Formal Hedge  
Hedge to be planted in 10L containers at a rate of 3 per lin. meter. Species to include: *Prunus laurocerasus*/*Fagus sylvatica*
  - Proposed Native Species Rich Hedgerow  
Proposed native hedge to be 100-120cm height planted in a double staggered row at 450mm spacings. To have minimum 5 species that include: *Corylus avellana*, *Crataegus monogyna*, *Ilex aquifolium*, *Prunus spinosa* and *Rosa canina*. Hedge to be planted with biodegradable spiral guards and bark mulch.
  - Proposed Shrub Planting  
Ornamental shrub planting, to be planted in 3-5L containers at 3-4 p/m<sup>2</sup>, and enhanced by feature specimens in 10-20L pots.
  - Proposed Wildflower Meadow  
To be Emorsgate EM2F Standard General Purpose Meadow Mix, supplied by Emorsgate or similar approved. Including 80% of ornamental grasses and 20% of wildflowers. Sowing rate 4g/m<sup>2</sup>.
  - Proposed Wildflower Grass Seeding of Undisturbed Ground  
To be Emorsgate EM2F Standard General Purpose Wild Flowers Mix, supplied by Emorsgate or similar approved. Mixture containing 100% native wild flowers for sowing into existing grass. Sowing rate 1.5g/m<sup>2</sup>.
  - Proposed Amenity Grass