



Level Notes:  
 EX+ Existing Level  
 TL+ Top of Landscape Finish  
 TP+ Top of Paving  
 TK+ Top of Kerb  
 TW+ Top of Walls  
 TE+ Top of Edging

Psp - Prunus spinosa (Blackthorn)  
 Ps - Pinus sylvestris (Scots Pine)  
 Bpd - Betula pubescens (Downy Birch)  
 Bp - Betula pendula (Silver Birch)  
 Ac - Acer campestre 'Streetwise' (Field Maple)  
 Al - Amelanchier lamarckii (Snowberry)

SPECIFICATION KEY	
	<b>Q25/110 - PAVING: NATURAL STONE PAVING</b> • 600x300mm in random length of 200 x 400 x 600 mm flame-textured MID-GREY GRANITE paving • 6mm joints to paving units to be filled with wet-lay mix jointing material to BS7533, colour neutral. • Sub-base to engineer's design detail and specification. • Apply two coats of clear wet look sealer to prevent staining.
	<b>Q21115A - PAVING: EXPOSED AGGREGATE CONCRETE SURFACING</b> • Aggregate: size maximum 10 and 20 rounded fine-washed gravel. Additional aggregate requirements: Aggregates (size maximum 10 mm FOC and 20 mm FOC) by Kilian or EGA, fine aggregate washed sand and CRF dust by Kilian or EGA. • Cement: Cemlink by Hill Cement and 'SC2B' by Ecoson or EGA. • Admixtures: 'Admix 411 HRWRA', 'VMA's VMA' by Gypcrete Construction Products & '150-12 Fibremat' by Curbs Enterprises or EGA. • Colour to match the panel. • Additional mix requirements: 'Pier: VBA Bio 2' or EGA vegetable based surface retarder and curing agent (branded concrete landscaping). • Slab thickness: 150 mm C40 concrete with reinforcement to engineer's specification. • Finish: Exposed aggregate surfacing. • Joints: at 5m centres, temporary forms square edged with a steel top surface, placing concrete compact thoroughly at edges to give level, double sealed joints with mopping. • Sawn Crack at min 3m cts, not less than one quarter the depth of the slab at depth and as narrow as practicable. Sawing sufficiently early to prevent random cracking (within 24 hours of casting) and to concrete strong, well defined areas. Cover Edge Sealers. • Formed joints: at 5m centres, temporary forms square edged with a steel top surface, placing concrete compact thoroughly at edges to give level, double sealed joints with mopping. • Sawn Crack at min 3m cts, not less than one quarter the depth of the slab at depth and as narrow as practicable. Sawing sufficiently early to prevent random cracking (within 24 hours of casting) and to concrete strong, well defined areas. Cover Edge Sealers.
	<b>TARMAC TO ENGINEER'S SPECIFICATION</b>
	<b>PERMEABLE PAVING TO ENGINEERS DETAILS &amp; SPECIFICATION</b>
	<b>HARD COMPACTING GOLDEN GRAVEL</b> • 10mm fibrous blind (steel material) to seal all interstices. • 50mm compacted depth golden-coloured limestone hard-compacting gravel (MAG or EGA).
	<b>PAVING:</b> • Modular paving strips to site frontage shared surface
	<b>WET POUR IMPACT ABSORBING IN SITU SYNTHETIC SURFACING SPECIFICATION</b> • C25/30 Surface course: Wet pour, in situ laid polyurethane bound EPDM rubber crumb surface to BS 7188. Wet Pour Rubber Surfacing 'Base Course' or 'Shock Pad' is manufactured from 100% Recycled SBR (Styrene Butadiene Rubber) rubber crumb which is mixed with a polyurethane resin binder. • Colour: Yellow. Thickness: 40mm
	<b>Q30 - PLANTING: GRASS LAWN</b> • Excavate lawn areas to 120mm depth & break up base of area to ensure free drainage. • Backfill with min. 150mm depth multi-purpose grade topsoil to BS3882 to lawn area. • Seed with low maintenance hard-wearing non-ryegrass amenity grass seed mix at 25g per m <sup>2</sup> or approved wildflower meadow seed mix as indicated.
	<b>RIFFED GRASS TO SUPPORT TENDER ACCESS</b> • GeoScap EcoBlock by Cooper Clarke Groups or EGA • Recycled polypropylene geo-space ecoblock (colour green) 500x500x60mm deep with topsoil on 30mm sharp sand bedding on 200mm coarse S4 granular material on Tensar Triax TX 160 geogrid or equivalent.
	<b>P1 - ORNAMENTAL SHRUBS AND PERENNIALS</b> • Augga reprints, Digitalis grandiflora, Iris foetidissima, Kniphofia 'Alcazar', Libertia grandiflora, Blechnum spicatum, Phyllis (Asplenium scolopendrium) • Planting to 300mm depth BS3882 multi-purpose topsoil on free-draining sub-base, topped with 90gsm <sup>2</sup> black landscape fabric and 75mm depth medium-grade pine bark mulch. • Ornamental perennial planting to comprise perennials & evergreen shrubs to soften the visual impact of the development.
	<b>PLANTING - Miscanthus sinensis 'Malepartus'</b> • 2 litre container grass • 300mm depth BS3882 multi-purpose topsoil on free-draining sub-base, topped with 90gsm <sup>2</sup> black landscape fabric and 75mm depth medium-grade pine bark mulch.
	<b>PLANTING - HEDGEROW:</b> • Evergreen Yew (Taxus Baccata) Hedgerow maintained at 1m height to screen low level views of parked vehicles whilst allowing open uninterrupted views of the proposed development
	<b>Q31 - SEMI-MATURE NATIVE TREES</b> • Semi-mature native species provided with 1200mm <sup>2</sup> multi-purpose grade topsoil to BS 3882, topped with black 90gsm <sup>2</sup> landscape fabric secured with plastic pegs at 300mm cts & 75mm depth medium-grade pine bark mulch. • Trees double-staked & supplied with planting accessories, and provided with root restrictors within 2m of paving, underground services and foundations.
	<b>Q31 - CLEAR-STEMMED TO 2M HEIGHT SEMI-MATURE TREES</b> • Semi-mature trees provided with 1200mm <sup>2</sup> multi-purpose grade topsoil to BS 3882, topped with black 90gsm <sup>2</sup> landscape fabric secured with plastic pegs at 300mm cts & 75mm depth medium-grade pine bark mulch. • Trees double-staked & supplied with planting accessories, and provided with root restrictors within 2m of paving, underground services and foundations.
	<b>Q50/220A - WOODEN BENCH WITH BACKREST</b> • 500mm width x 400mm depth x 3500mm length planned smooth Grade A green Douglas Fir to 200mm height from FGL. • Timber to be FSC-certified and sourced sustainably. • Base frame of galvanised mild steel (powder coated to RAL 8004 Copper brown) with stainless steel fasteners, bolted to C20P concrete foundation to engineer's specification, finished 100mm below FGL. • Seat and backrest of solid Douglas Fir hardwood. • Shop drawings to be produced by contractor prior to fabrication.
	<b>Q50/233 - NATURAL STONE BOULDERS</b> • 1000-1500mm x 400mm x 300mm natural stone glacial boulders of Irish granite or limestone grouped to act as single and grouped informal seating elements and features. • Set 100-200mm deep into landscape finish.
	<b>COVERED BICYCLE STANDS</b> • 200 no Covered cycle parking spaces located within communal courtyard spaces. • 60 no uncovered spaces along site frontage onto Naas road
	<b>EXIT STAIRWAY</b> • Canopy above exit stair from basement car park and bicycle parking spaces
	<b>BOUNDARY TREATMENT</b> • 1.8m height galvanised mild steel bar railing painted grey on 400mm height plinth wall
	<b>BASEMENT VENTILATION</b> • Galvanised mild steel hearsea grating



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 Client: Development 8  
 Project: Concorde site  
 Title: Master plan - Detail 01  
 Orig No: 18-489-PD-02 Date issued: 2019-04-29 Scale: 1:200 @ A1  
 Drawn: MA Purpose: Planning Checked: SD

