Fisheries compliant watercourse with a low flow channel, pools, riffles and glides. (The in-stream biodiversity enhancement measures are subject to further fine resolution detailed design with IFI)

Bridge. Vehicle & pedestrian access to engineer's detail design & specification. Mammal passes to be provided.

Fisheries compliant watercourse with a low flow channel, pools, riffles and glides

Bridge. Pedestrian access. Mammal passes to be provided.

Wooden fence (no mesh)

Wooden fence Type 2 (no mesh)

Supplementary planting o
Blackthorn, Hazel and Holly
existing hedgerow located a
boundary @2 per lin m

10m riparian zone

10m riparian zone

OPW 5m level access

OPW 5m level access

OPW 5m level access

OPW 5m level access

Attenuation tank

Attenuation tank

Attenuation tank

10 cycle spaces (5 stands)

20 cycle spaces (10 stands)

20 cycle spaces (10 stands)

+2500mm

P.O.S. 01 1.0554 Ha

P.O.S. 02 0.432 Ha

P.O.S. 03 0.289 Ha

NATURE-BASED PLAY

KICKABOUT

ANPHITHEATRE

FITNESS CLASS AREA

BUSINESS SPACE

OUTLINE OF 10M RIPARIAN BUFFER

CRECHE

COMMUNITY BUILDING

BLOCK A

BLOCK B

BLOCK C

BLOCK D

BLOCK E

BLOCK F

BLOCK G

H601 H602 H603 H605 H608

T594 T595 T596 T597 T598 T599 T600

ROAD 01 ROAD 02 ROAD 03 ROAD 04 ROAD 05 ROAD 06 ROAD 08 ROAD 09 ROAD 10 ROAD 11 ROAD 12

Town Bdy

SPECIFICATION KEY

DRAWINGS TO BE USED FOR PLANNING PERMISSION PURPOSES ONLY

- Samples and specification sheets for all specified materials to be submitted planning by landscape architect prior to ordering
- 'Shop' fabrication drawings for handrails etc. to be submitted for comment by landscape architect prior to ordering
- Declaration of Performance to comply with the requirements of TGD D to be submitted to landscape architect for inclusion in project files and included with O&M Manual and Safety File for each and every product. All products to be CE-marked.
- All paving bedding, sub-bases, build-ups, joints, footings, foundations, joint detailing, reinforcing bar details and bolts to engineer's design, detail and specification.
- Carpark/road hardworks, kerbs, surface finish, line marking etc. to engineer's design detail and specification.
- Engineer/architect to advise regarding FFL and levels of DPM to existing buildings.
- All boundary details to the housings (walls, gates, fencing etc) to architect's design detail and specification.
- All services access covers and underground services shall be co-ordinated with landscape finishes, tree pit locations and street furniture locations. Services access covers to be located 100% in one finish or the other.
- M&E Engineer's specification for lighting design to be produced.

Pedestrian Bridge
- Galvanised steel powder coated to RAL 8004 Copper brown.
- 100% FSC hardwood anti-slip decking boards.
- Post fitted with 100% FSC hardwood.
- Structure and foundations to engineer's design detail & specification.

Paving: Hard Compacting Gravel with edging (part M compliant)
- Provide 1:60 crossfall to hard-compacting gravel paving and sub-bases.
- Incorporate falls and profiles to the regulating course, which is required to provide free drainage. Provide 50mm depth granular Type 1 sub-base material on 100mm hardcore sub-base to engineer's design detail & specification. Compact with a min. 6 ton roller. Apply a quality weed-killer to the regulating course before laying.
- 10mm dolomitious blinding dust material to seal all interstices.
- 50mm compacted depth golden-coloured IMAG Raisby or equivalent approved hard-compacting golden gravel. Spread and level aggregate whilst damp/moist and then compact to manufacturer's instructions with a min 1 ton roller.
- Edging: Tanalised pressure-treated larch timber edging board, 50x150mm variable lengths, secured with 50x50x400mm tanalised pressure-treated larch timber posts at 1000mm c/cs, fixed to edging with 2 no. galvanised screws 80mm long.

Paving: Hard Compacting Golden Gravel to informal pathways
- 50mm compacted depth golden-coloured limestone hard-compacting gravel (IMAG or equivalent approved) on 10mm dolomitious blinding dust material to seal all interstices, on subbase to engineer's specification

Paving: Concrete block paving with trim edging
- 240x160x60mm Newgrange textured granite finish block paving by Kilsaran in Silver Granite and Black Granite finish installed to landscape plan layout patterns. Sub base, bedding and jointing material to to engineer's design, detail and specification.

Paving: In-situ concrete, brushed finish
- 150mm depth in-situ concrete paving on sub-base and geotextile to engineer's design detail and specification.
- Applied brushed finish to create slip resistance; saw-cut joints at 3m centres.

Wildflower meadow: Wildflower meadow mixes on topsoil/subsoil suitable for use, seeded with perennial wildflower meadow mixes applied to suitable substrate to act as a biodiversity area. Sowing rate 5gs/m², mixed at 80:20 wildflowers to non-ryegrass grass seed to provide rough grass. Two cuts p.a.

Grass lawn: Excavate lawn areas to 150mm depth & break up base of area to ensure free drainage. Backfill with min. 150mm depth multi-purpose grade topsoil to lawn area and seed with low maintenance hard-wearing non-ryegrass amenity grass seed mix.

Reinforced grass lawn: Rubber safety mat grass reinforcement: 'Rubber Safety Mat' by Terram or equivalent approved moulded non-slip cellular structure for use on flat or contoured landscapes, used to base of exercise equipment, mounds and play equipment where required by safety standards.

S1/S2 **Planting - container grown Shrubs & Perennials:**
- Ornamental perennial planting to comprise ornamental grasses & flowering perennials to soften the visual impact of the development.
- Excavate planting areas to 400mm depth and backfill with 300mm depth multi-purpose topsoil on free-draining sub-base, topped with 75mm depth medium-grade pine bark mulch.

H1 **Planting - Scrubland:**
- Native species broadleaf and evergreen transplants to provide biodiversity, support for wildlife & screening as they mature.
- Planting to 300mm depth multi-purpose topsoil on free-draining sub-base

T1 **Planting - Woodland:**
- Native woodland transplants species to provide biodiversity, support for wildlife & screening as they mature.
- Planting to 300mm depth multi-purpose topsoil on free-draining sub-base.

Planting - Semi-mature native trees 2m height clear-stemmed
- Semi-mature native tree species provided with 1200mm³ multi-purpose grade topsoil
- Trees double- staked & supplied with planting accessories, and provided with root restrictors within 2m of paving, underground services and foundations.

Existing woodland / hedgerows / trees to be retained:
- No-dig construction and tree protection fence required. Refer to the arborist's drawings for details.

Existing tree to be felled:
- 09 no. Existing tree to be felled because of proximity to proposed development works. Refer to the arborist's drawings for details.

Natural stone boulders:
700-1500mmØ rounded natural stone boulders grouped within planting to act as single and grouped informal seating elements and features.

Street furniture: Wooden benches with backrest and armrest:
- 500 width x 300 depth planed smooth Grade A green oak, Douglas Fir, Larch or EQA to 450mm height from FFL.
- Base plates bolted on concrete base foundation to engineers specification.

Street furniture: Natural Play:
A. Climbing tree frame; B. tree trunk balance beam; C. Balance poles; D. Lily pad stepping logs; E. rounded Irish stone boulders; F. Upright totem poles; G. tree trunk throne; H. meandering 'Play Route' surfaced using site generated woodchip

Street furniture: Fitness equipment:
- Fitness equipment exercise stations by Kompan or equivalent approved.
- 1no. Decline bench (FSW204); 1no. Flex wheel (FSW226); 1no. Parallel bars (FSW201); 1no. Pull up station pro (FSW208); 1no. Push up bars (FSW209).

In situ synthetic surfacing specification to play area
- Wet pour, in situ laid polyurethane bound EPDM rubber crumb surface to BS 7188. Colour: Yellow. Thickness: 40mm.

Cycle stands:
- 80 no. Grade 316 stainless steel brushed finish, 's36' by Omos Design.
- Height 825mm, width 850mm, outside diameter 48mm, wall thickness 2.77mm.
- Foundation to engineer's specification.

Litter bin
- 15no. 's45 TA' litter bin by Omos design, in hot-dipped galvanised steel throughout with powder-coated finish to RAL 8004 Copper brown.
- Foundation to engineer's specification.

Wooden fence
- Wood larch-planed finished. Posts at 150x75mm. 3 railings at 100x50mm
- Set within 400 x 350mm concrete foundation to engineer's detail design & specification.

STEPHEN **DIAMOND** ASSOCIATES
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Client	The Ardee Partnership		
Project	Residential Dev at Bridgegate, Rathgory & Mulladrillen, Ardee		
Title	Landscape Plan	Date Issued	2021-11-30
Drg No	20-547-SDA-PD-DR-003	Scale	1:500 @ A1
Drawn	LP	Purpose Planning	Checked SD