

# 5.0 Landscape and Public Realm Design

## 5.8 Ground Level Proposal - Public Realm Residential Forecourt

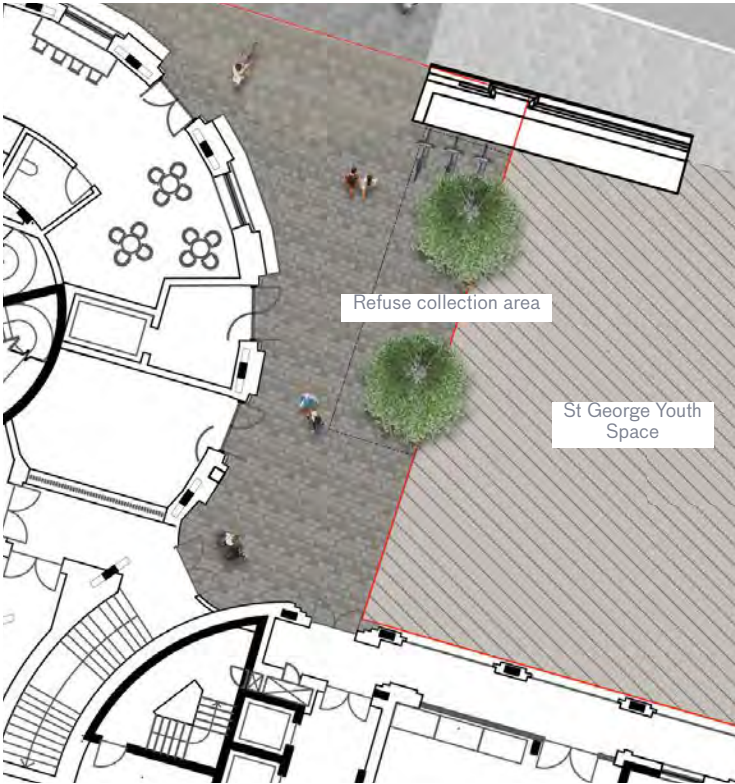
The public realm provides a space for accessible entrance to the residential housing. It is designed so that it can seamlessly integrate into the future youth space being provided by others.

Stone paving is proposed this is likely to be small units of paving, for example diamond sawn granite setts. These can be laid in a radial pattern around the proposed buildings and can also transition to align with the foot way paving slabs.

An area of the space is kept clear as a space where refuse can be left by the building management on refuse collection days.

Emergency vehicles can traverse the footway into the space if necessary.  
Three bike stands provide the opportunity for six cycles to park. These are located to the rear of the retained historic wall, at the edge of the open space to create clear entrance route, as per DRP feedback.

Two new trees will be planted in the pavement, it is proposed that these will be *Betula pendula*, Silver birch, trees.



Cycle stands approved by Camden



Granite sett paving



*Betula pendula*



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A central courtyard brings natural light to the reception area and ground floor student amenity rooms.

Planting and a tree sit in a raised planter in the centre of the space. It is proposed to have a multi-stemmed *Betula pendula*, this tree type will give winter interest with the bark colour and architectural form.

The under-planting will be predominantly evergreen and will be specified to tolerate shady conditions.

The raised planting bed will incorporate benched seating. This will be clad with recycled bricks, either in the form of terrazzo or by re-using bricks from the existing Chalk Farm Road wall.

The paving used will be clay pavers to match those internally in the reception area to create a strong connection between the internal and external spaces and floor finishes.



Recycled brick bleachers

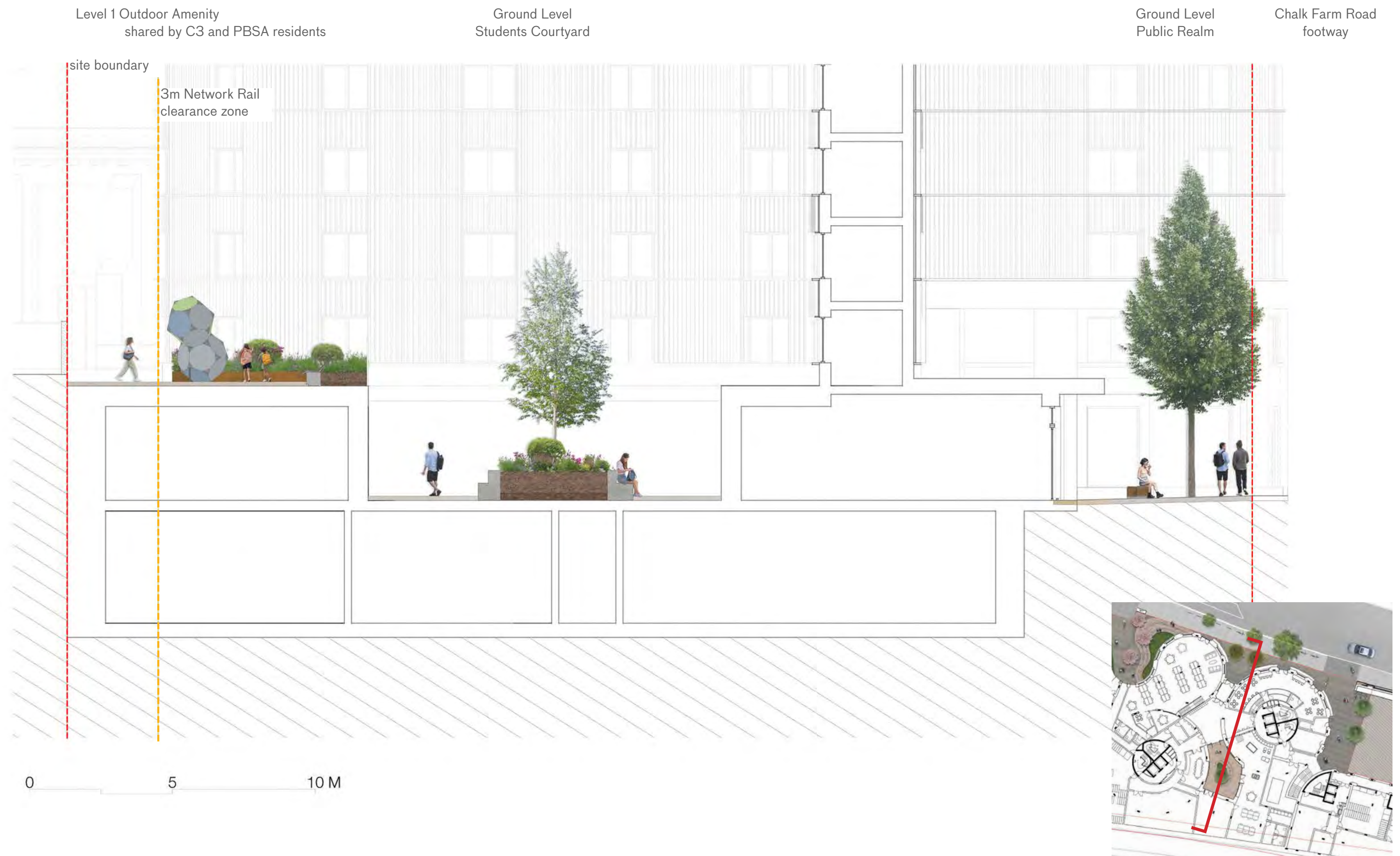


Multi-stemmed *Betula pendula*





## 5.8 Ground Level Proposal - Indicative Section





5.8 Ground Level Proposal - Typical Planting Palette

Mid to small shrubs  
1-1.5m max.



Viburnum tinus 'Gwenllian'



Sacacocca confusa



Mahonia 'Soft Caress'

Perennials



Allium 'Purple Sensation'



Hebe 'Champagne'



Luzula nivea



Euphorbia 'Wulfenii'

Ferns



Dryopteris wallichiana



Asplenium scolopendrium

Ground Cover



Vinca minor



Ophiopogum japonicus



Pachysandra 'Green Sheen'





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## 5.9 Podium Level Proposal - Landscape Layout

The external space at first floor is a communal amenity space accessible by the tenants of the residential block and the students in the residential building, with the rear boundary being level with Network Rail and the existing boundary wall.

The podium extends up to the boundary wall to the south separating the development from the Network Rail assets.

A 3m obstacle-free easement strip has been provided as required for maintenance by Network Rail. A portion of this strip at the eastern end will be planted with low growing ground cover that will not impede access if required by Network Rail.

The space is accessed by students via the southern most rotunda building and by residents from the core at the western end of the residential building or from ground floor residential private gardens.

Lush planting with small trees and a mix of evergreen and deciduous shrubs together with more seasonal herbaceous planting and bulbs provides greening, a pleasant outlook for all and privacy to dwellings at podium level.

Play equipment is placed in the centre of the podium garden with fixed play equipment set on rubber crumb type safety surface.

Seating is provided for students and residents across the whole space.

A clear route through the garden maintains the existing fire escape from the Roundhouse. There are two exits, one from the existing Roundhouse stair, the other from the new podium stair. Theses stairs are used for emergency exit only, refer to the fire safety report for further details.





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## 5.9 Podium Level Proposal -Shared Outdoor Space for Residents and Students

The central area of the podium is designed to accommodate play equipment and is the primary socialising and relaxing space for both the residents and students.

The curved shapes formed in the poured rubber crumb surface are inspired by the circular massing. The edges of the space adjacent to the buildings are softened with planting and flowering trees; these will also provide privacy to the rooms adjacent to the garden.

Timber benches and loungers provide opportunities for carers to supervise play activities and can also be used by the student residents.

The podium amenity space is paved with rubber crumb safety play surfacing, to create an overall treatment to the space and maximise the playable space.

Small flowering multi-stemmed trees, *Magnolia stellata* will be planted. These trees flower profusely in the late winter so create a seasonal display to enliven the space when most needed.

Trees are under-planted with a mixture of lower growing shrubs, perennials, grasses and bulbs.



shrubs and large perennial plants around facade to provide privacy to accommodation



Pelmet lighting provides ambient lighting to the podium



*Magnolia stellata*



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5.9 Podium Level Proposal - Equipped Play

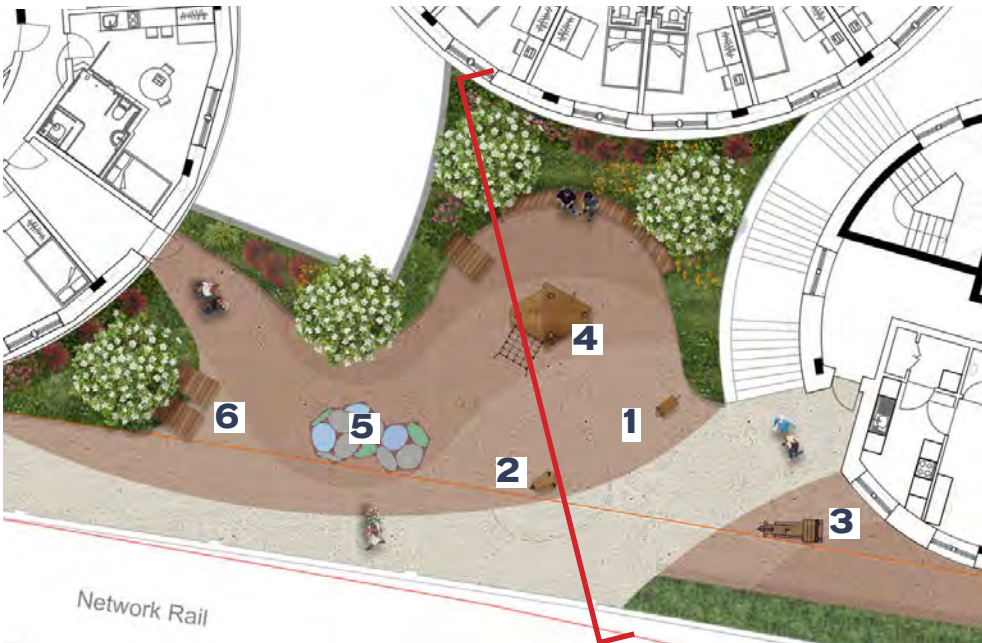
Play equipment is located in the centre of the garden space with seating surrounding it for family and guardians.

The fixed play equipment indicated comprises a central multi-play structure, characterful timber animals for doorstep play provision, and climbing hexagons for older children. Please note, images of play equipment are indicative only.

The layout is arranged so that the required 3m clear path is provided for Network Rail as well as the through emergency escape from the Roundhouse.



4



1



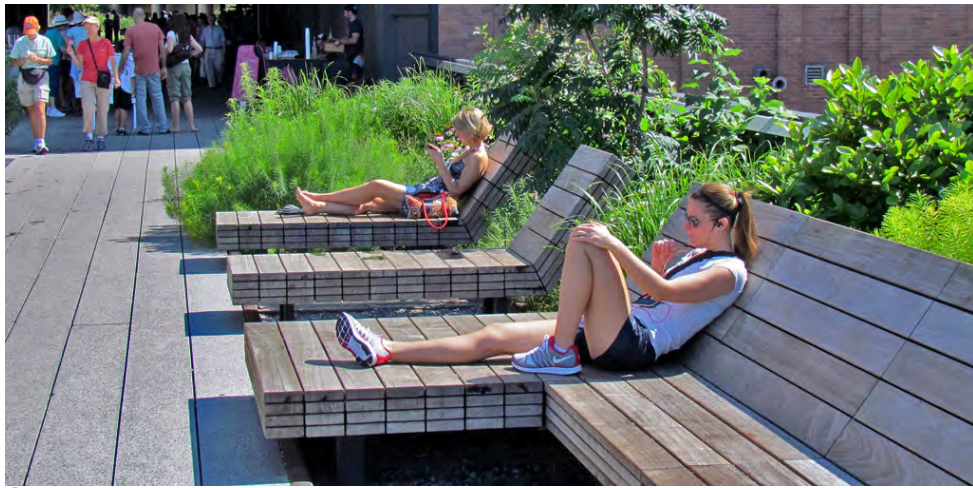
2



3



5



6



Section



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Mid to small shrubs  
1-1.5m max.



*Salix purpurea nana*



*Spiraea canescens*



*Deschampsia caespitosa*

Perennials



*Liriope muscari*



*Geum 'Bell Bank'*



*Aster sedifolius*

Ground Cover



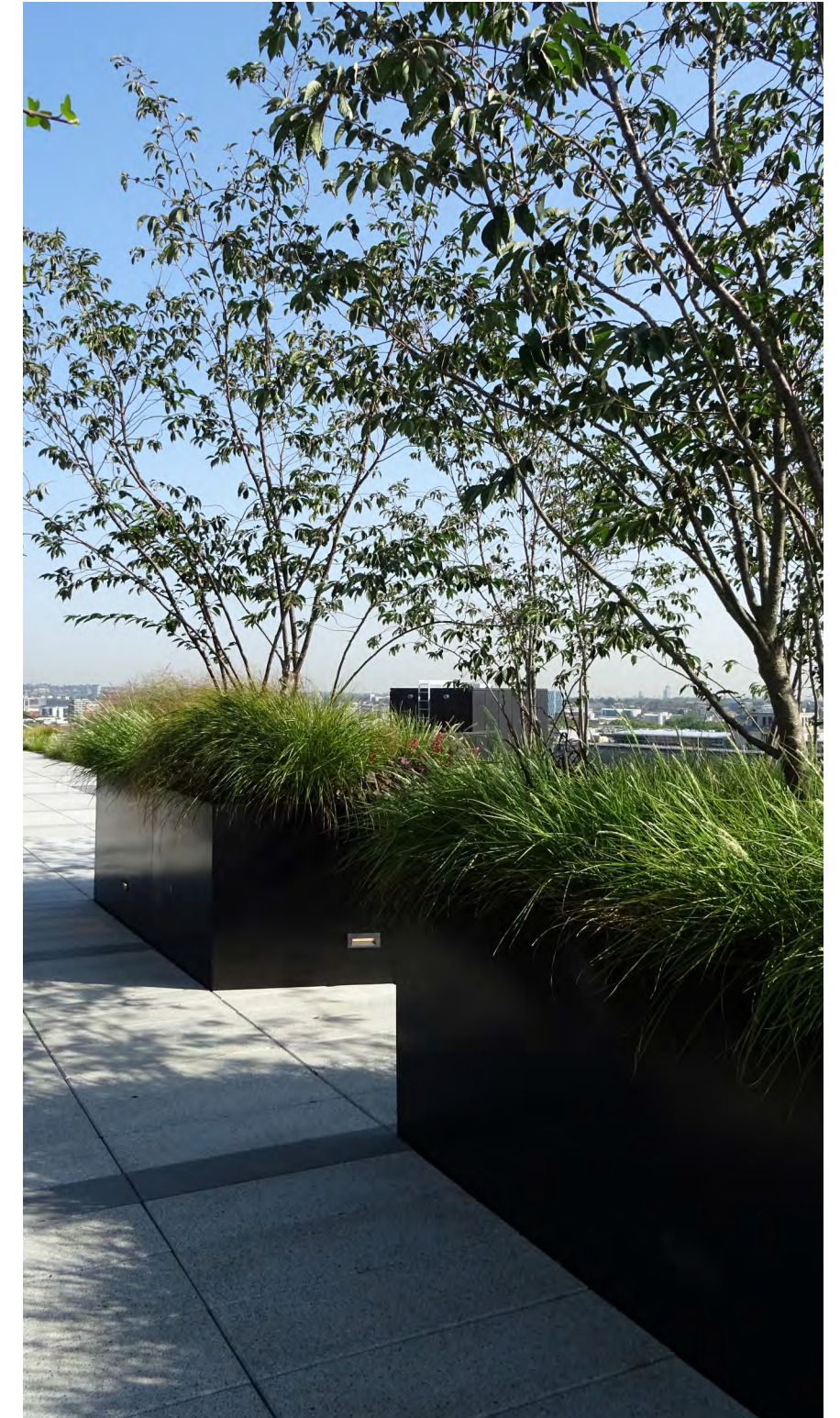
*Persicaria vacciniifolia*



*Tiarella 'Pirate Patch'*



*Acaena buchani*





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## 5.10 Roof Level Proposal - Level 6 Student Amenity Terrace

The level 6 roof terrace is designed with planting and seating providing flexible space for student’s use. It provides a space where students can work, sit, exercise or socialise in. The open areas are designed for informal low key activities to take place.

Small multi-stemmed *Cornus kousa* trees are planted in the centre, with under-planting of mixed perennials and grasses; this under-planting is repeated in a narrow planter around the edge of the space.

### Level 9, 10, 12 Intensive Biodiverse Green Roof

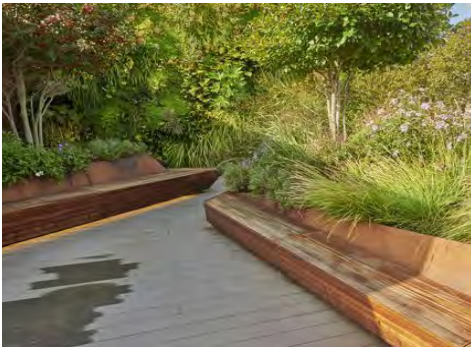
The upper roofs are inaccessible apart from for maintenance purposes. Roof top plant enclosures are allowed for.

The remaining area is designed to be covered with biodiverse planting. Wire-supported climbing plants around the plant enclosure of level 9 increase the greening benefit and improve the views onto the roof from neighbouring buildings.

It is recommended that biodiverse roofs are installed with automatic drip line irrigation to ensure maximum success in the harsh environment. Soil depth is proposed of minimum 150mm to ensure adequate substrate provision for the biodiverse roof cover.



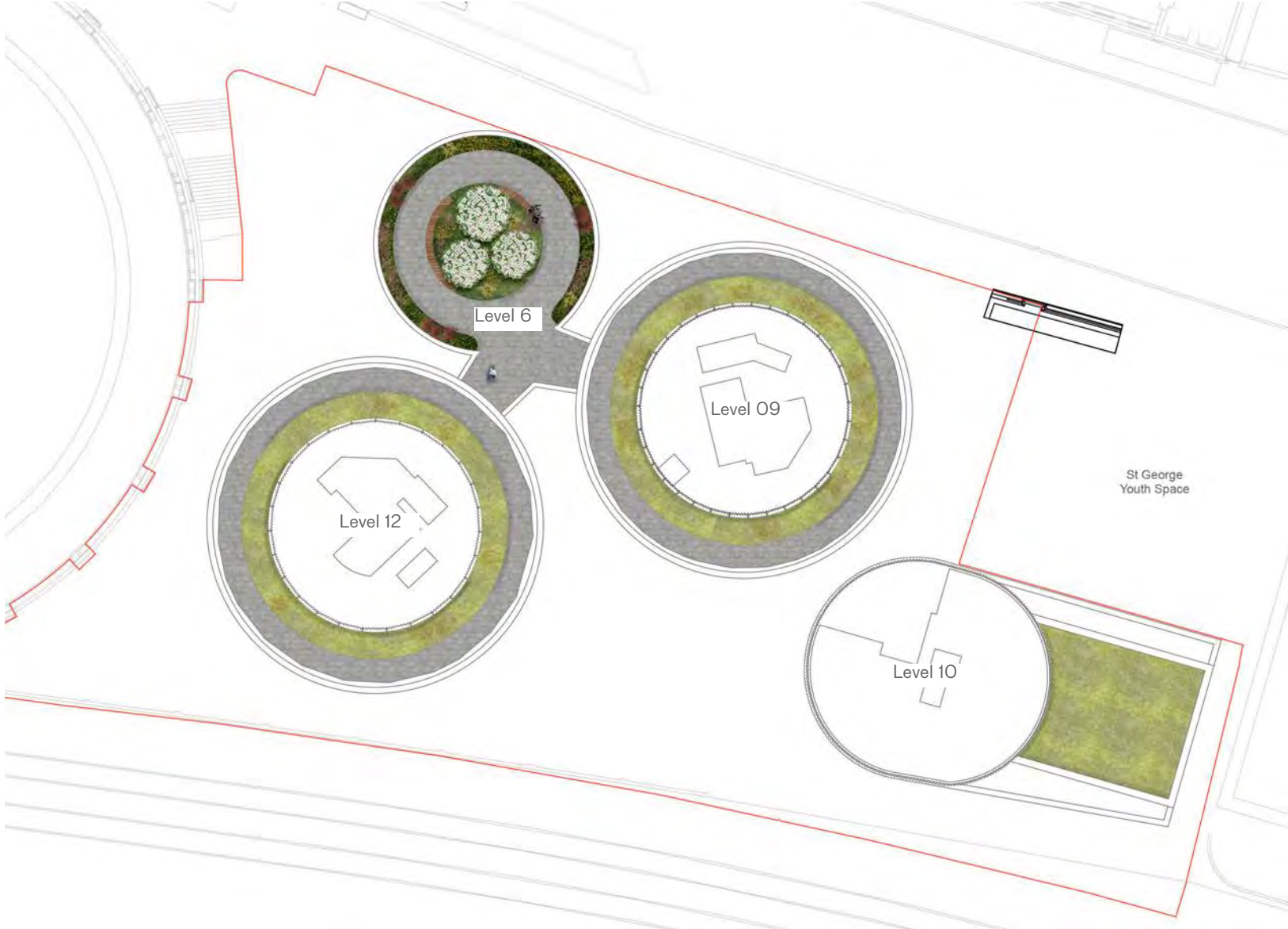
Rooftop seating



Rooftop planting & seating



*Cornus kousa*



Possible roof top actives, such as yoga



Typical biodiverse green roof



Biodiverse green roof area with invertebrates habitat features



Wire climbing plant support system



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## 5.11 Tree Species

The tree species have been chosen to enhance the environment both aesthetically and ecologically. A variety of species will ensure bio-security. Aspect and siting of each tree has also been taken into account.



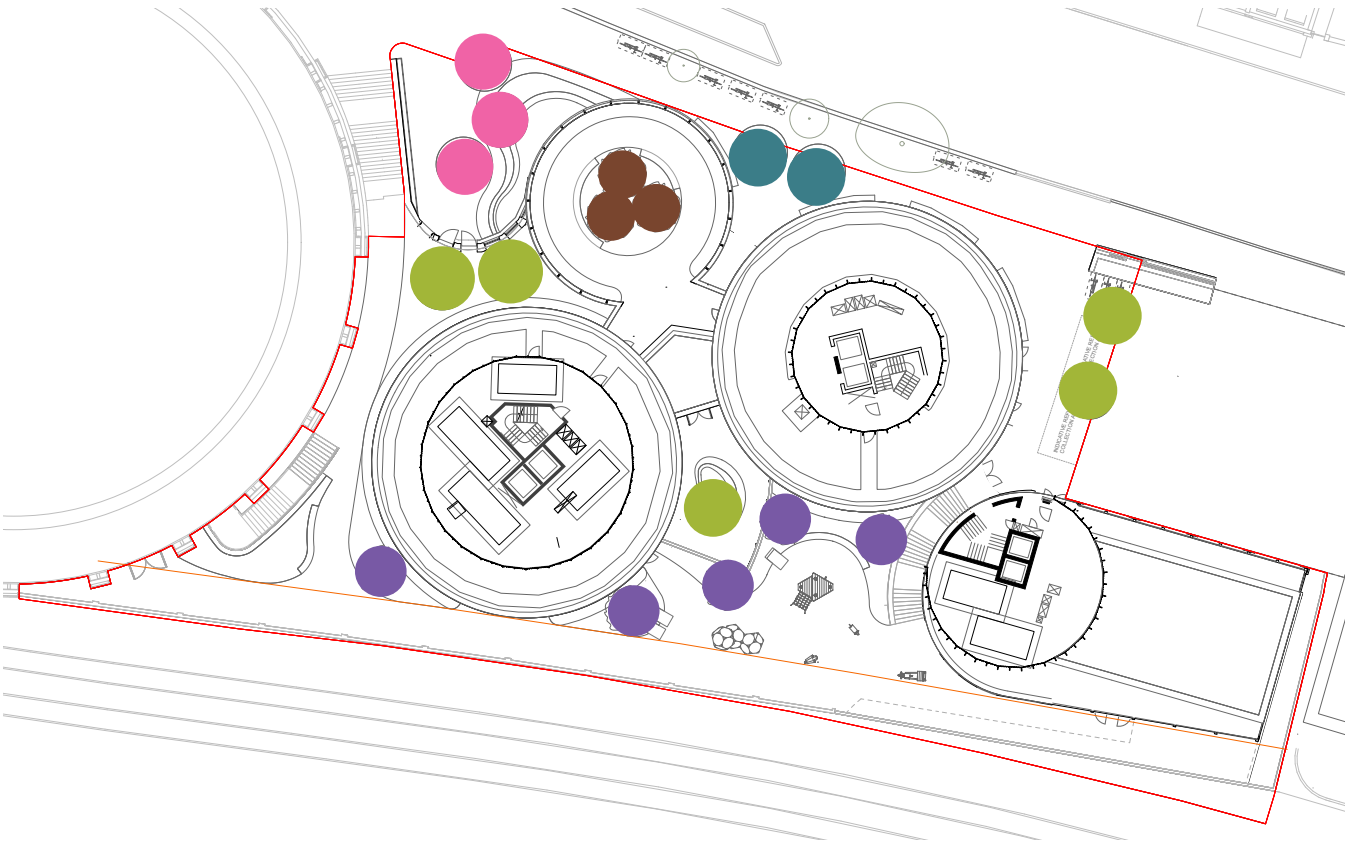
● *Prunus x subhirtella* 'Autumnalis'  
extra heavy 18-20 girth



● *Ginkgo biloba* 'fastigiata'  
semi mature 30-35cm girth



● *Betula pendula*  
semi mature 20-25cm girth



● *Magnolia stellata*  
semi mature 20-25 girth



● *Cornus kousa* 'Roberts Select'  
extra heavy 18-20cm girth



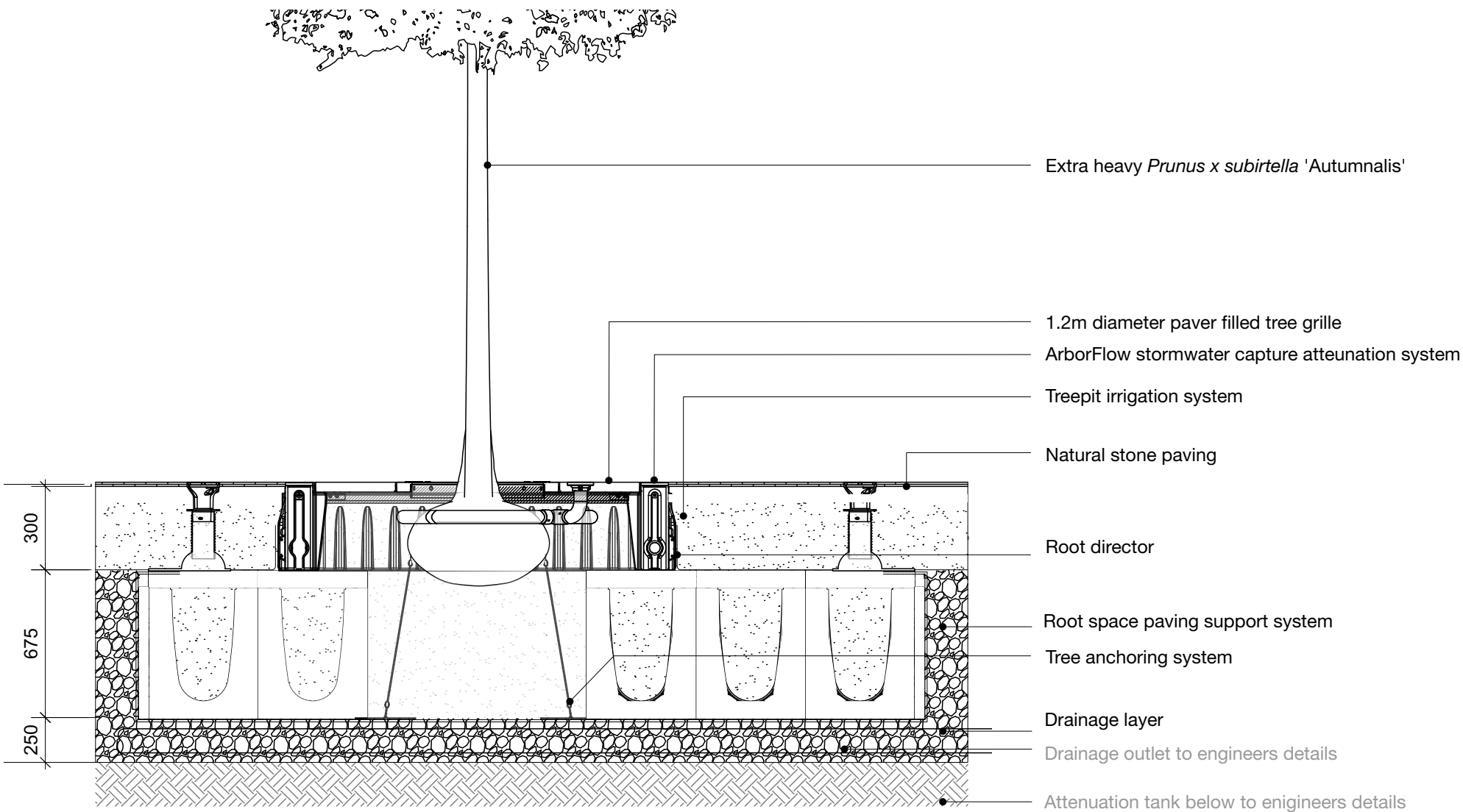
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5.12 Typical Treepit Details

Ground Level

A structural tree pit system will ensure that trees planted in the public realm will have access to uncompacted soil.

In addition, these treepits will have the ability to capture stormwater making them part of the SuDS strategy.



Upper Levels

Trees planted on the upper levels will be planted in raised metal containers. Whilst the planter is one height, void formers inside the container allow soil depths to increase and decrease depending on planting requirements.

