

LANDSCAPING

Landscape proposals within rear garden are detailed on the submitted Wilder Associates, Stage 3 Landscape Design brochure. Detailed specifications for the works are provided on the 'Typical Details' drawing, Ref: 006, pg. 7.

IMPORTANT NOTE:

The following revisions to the details submitted have been discussed with the landscape architect in order to reduce the extent of excavation within the potential rooting zone of the off-site tree T2 and to replace the specification with a permeable solution. It is envisaged that these details will be finalised under conditions attached to any planning approval granted:

1. **PLANTING AREA AROUND PERIMETER OF GARDEN:**
475mm deep excavation for imported topsoil not carried out. Amelioration of existing soil only.
2. **ARTIFICIAL TURF:**
Type 1 aggregate base layer to be replaced with washed no-fines aggregate, such as Type 3.
3. **DECKING:**
Concrete slab to be removed from spec., Type 1 replaced with Type 3 (or similar). Total depth of base layer to be reduced from 300mm, to the minimum required to install Kinley aluminium support rails - consult manufacturer.
4. **RESIN BOUND GRAVEL:**
Type 1 aggregate base layer to be replaced with washed no-fines aggregate, such as Type 3.
5. **BENCH:**
Recommend that the concrete slab be removed from spec., Type 1 replaced with Type 3 (or similar), depth of base layers reduced where possible - landscape architect has agreed to consult with structural engineer.
6. **BLOCK PAVING**
Type 1 aggregate base layer to be replaced with Type 3. Replace proposed 'Tobermore Pembury Heather' blocks with their 'Hydropave' permeable range, such as 'Hydropave 240 Heather' for garden area and 'Hydropave Mayfair Flags' for the cycle stand.

Slade School of Fine Art



BIKE SHELTER EXCAVATION

It is assumed that the rear boundary retaining wall extends down to at least the proposed bike shelter level.

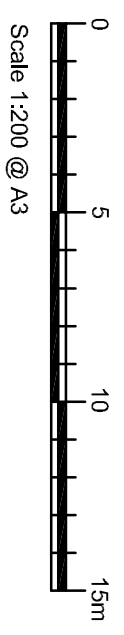
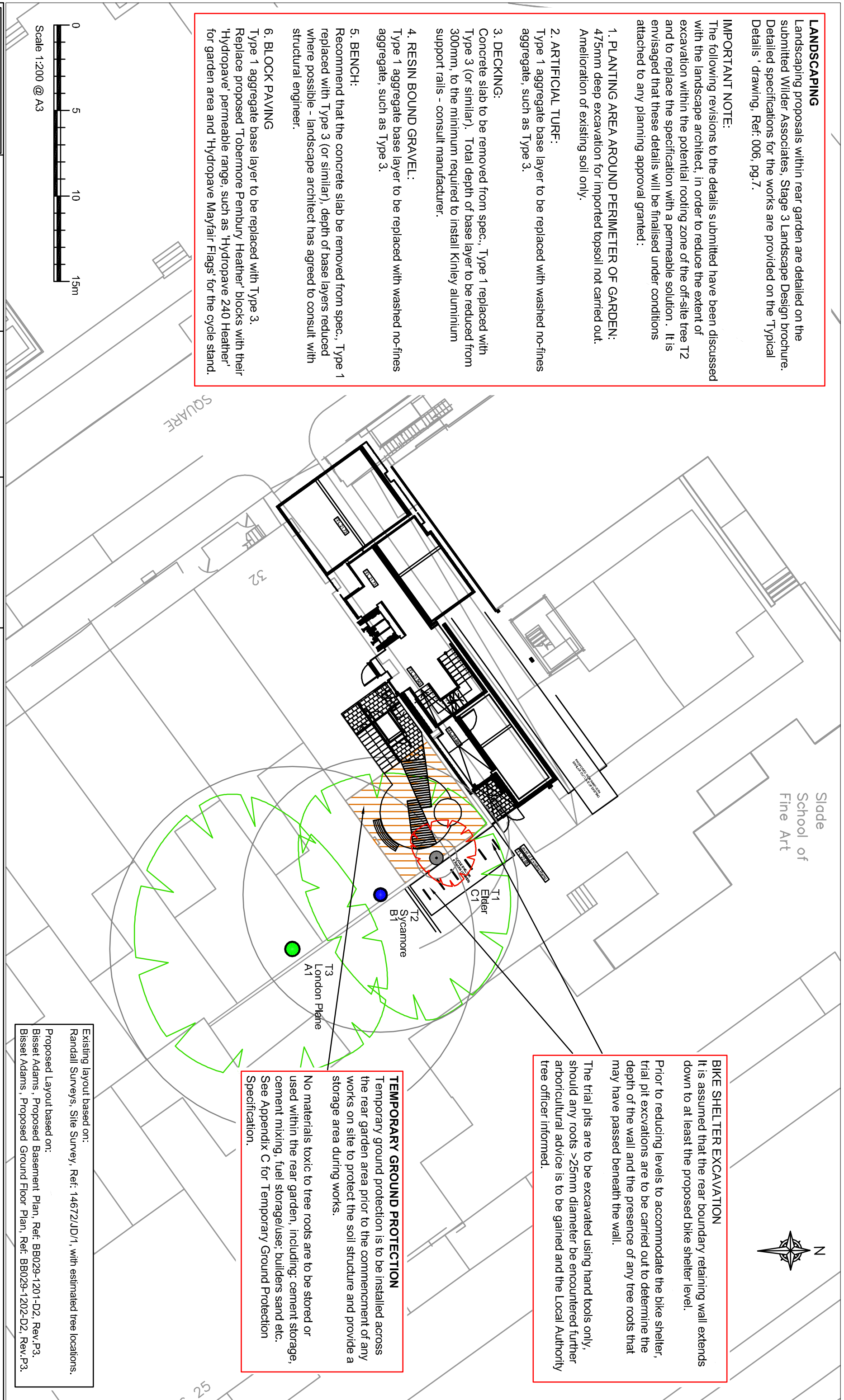
Prior to reducing levels to accommodate the bike shelter, trial pit excavations are to be carried out to determine the depth of the wall and the presence of any tree roots that may have passed beneath the wall.

The trial pits are to be excavated using hand tools only, should any roots >25mm diameter be encountered further arboricultural advice is to be gained and the Local Authority tree officer informed.

TEMPORARY GROUND PROTECTION

Temporary ground protection is to be installed across the rear garden area prior to the commencement of any works on site to protect the soil structure and provide a storage area during works.

No materials toxic to tree roots are to be stored or used within the rear garden, including: cement storage, cement mixing, fuel storage/use; builders sand etc. See Appendix C for Temporary Ground Protection Specification.



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TREE PROTECTION PLAN
(Existing / Proposed Layout)

Site Address:
32 Torrington Square
Bloomsbury
London
WC1E 7HX
Client:
Birkbeck University
of London

By: C. Barkel
Date: 07 November 2017
Ref: TS/PPP/1374-02
Scale: 1:200 @ A3

Key:

- Category A Tree
- Category B Tree
- Category C Tree
- Category U Tree
- Retained Tree Canopy
- Proposed Tree Removal
- Temporary Ground Protection (See Sylvanarb Appdx. C)
- Root Protection Area

Existing layout based on:
Randall Surveys, Site Survey, Ref: 14672/JD/1, with estimated tree locations.

Proposed Layout based on:
Bisset Adams, Proposed Basement Plan, Ref: BB029-1201-D2, Rev.P3.
Bisset Adams, Proposed Ground Floor Plan, Ref: BB029-1202-D2, Rev.P3.