

# Hampstead Green

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## Discharge Condition Schedule Five

Prior to commencement of development (excluding demolition and site preparation works), full details of hard and soft landscaping, including biodiversity enhancements and a lighting strategy, and means of enclosure of all un-built, open areas shall be submitted to and approved by the local planning authority in writing. Such details shall include details of proposed highway improvement and resurfacing works on Rowland Hill Street. The relevant part of the works shall not be carried out otherwise than in accordance with the details thus approved.

PegasusLife  
04.05.2018

Filename: Discharge Condition Schedule Five

Issue History:

Revision:	Date:	Written by:	Checked by:
-	06.01.2016	-	-
A	04.05.2018	JN	AN

# Summary of Proposed Changes

Omission of 2 No. CAP precast walls in central courtyard

Removal of walls allow an opening of the space, it will create views from the courtyard and building out into the gardens and green space ensuring the courtyard is less enclosing.

RC boundary retaining walls (school boundaries) to be faced up with timber hit and miss slatted cladding, brickwork cladding to be omitted

Trellis will provide a softer finish than the current brick, more in keeping with a garden context. Climbing plants specified along the boundary are not all self-attaching, a trellis will help support the plants allowing maintenance to fix the plants as they grow and establish. Extension of the trellis above the boundary wall will also mitigate concerns of overlooking from and to the neighbouring school.

Resin bound aggregate in lieu of clay paving to courtyards and all external areas up to side gate by car parker entrance into building

Resin bound surface is a more forgiving surface and less coarse in texture allowing greater comfort for wheel chair access. It is a permeable surface reducing the extent of surface drainage. Dutch clay pavers will be retained to form edging to paths, resin bound colour/specification will be selected to ensure a high aesthetic is maintained.

Hospital boundary party wall rebuild to remain as Camlins tender design but with possibility to be moved inboard on PL site and built off mass concrete temporary works bases near car parker entrance into building.

Raising external hard landscaping levels to the south elevation of Block D

Levels have been adjusted due to existing site beams constructed above current landscape levels. The change in height will remain below previous external finishes from the original site and will not affect the current landscape layout. Green buffers to neighbouring boundaries will be unchanged and maintained at the current offset.

Removal of access steps to café

Following design development it has been noted the slab levels of the lower ground pile caps are higher than the finished levels of the paving/steps at Ground Level. To mitigate this, we are proposing remove the steps and extend the retaining wall, planting will also be extended to screen any exposed structure. Access to the café and residential entrance will be maintained by the ramp.



Camlins Ref: PEGASUS GENERAL/LL478 BARTRANS CONVENT/Camlins Work/Drawings/LL478-200-PLANNING [Ref: LL478REF-200-LANDSCAPE BASE: LL478REF-200-DMA Survey]



**NOTES**

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5. All drawings to be read in conjunction with other Camlins drawings and specification information as required.
6. Refer to relevant Engineer's and Architect's work packages as appropriate for confirmation of all engineering and architectural details.
7. All works to be carried out in accordance with the latest British Standards and appropriate codes of practice as a minimum.

**KEY**

- Application Boundary
- Proposed Trees
- Existing Trees
- Planting
- Pleached Trees
- Brick Wall
- Railings
- Timber Trellis
- Proposed Slot Drain
- Proposed Finished Ground Level (External Public Realm & Landscape)
- Proposed Long-Fall & Cross-Fall (External Public Realm & Landscape)
- Existing Ground Level to be Retained

Revisions				
Rev	Date	Description	Revised by	Checked by
A	04.05.2018	- Various landscape changes, trellis added	JN	AN



PLANNING				
HAMPSTEAD GREEN PEGASUSLIFE				
General Arrangement - Lower Ground Landscape Plan				
Drawing No. LL478-200-0001	Revision A	Scale 1:200@A1	Date 22.12.2015	
Drawn by SB	Checked by AN			

**Camlins**

Landscape Architects, New Dolanog House, Severn Road, Welshpool, Powys, SY21 7AP  
Tel: 01938 554886 / studio@camlins.com / www.camlins.com



Camlins Ref: PEGASUS GENERAL/LL478 BARTRANS CONVENT/Camlins Work/Drawings/LL478-200-PLANNING [Ref: LL478REF-200-LANDSCAPE BASE; LL478REF-200-DMA Survey]



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**KEY**

Application Boundary

Proposed Trees

Proposed Pleached Trees

Ps

Tree species as indicated on schedule

**TREE PLANTING SCHEDULE**

Ref	Botanical name	Girth	Quantity	Notes
Am	Amelanchier lamarckii	Multistem	2	350-400mm OH
Am	Amelanchier lamarckii	Multistem	4	200-250mm OH
Ba	Betula albosinensis 'Fascination'	30-35	4	
Sd	Sorbus aucuparia	20-25	2	
Ps	Prunus serrula	Multistem	1	
Jr	Juglans regia	16-18	2	
Ma	Malus	40-45	3	Ex orchard
Py	Pyrus	40-45	3	Ex orchard
Mh	Malus hupehensis	16-18	2	
Txe	Tilia x europea	35-40	11	

Note : All trees to be supplied by Hillier Tree Nursery to the approval of Landscape Architect

Contact: Hillier Nurseries Ltd  
Amptfield House  
Amptfield  
Romsey  
Hampshire  
SO61 9PA  
Tel: 01794 368733  
Fax: 01794 369038

**Revisions**

Rev	Date	Description	Revised by	Checked by
A	04.05.2018	- Landscape layout updated	JN	AN

5m

0m

5m

10m

Scale 1:200

N

**PLANNING**

**HAMPSTEAD GREEN**  
**PEGASUSLIFE**

**General Arrangement - Lower Ground Tree Planting Plan**

Drawing No.  
LL478-200-0003

Revision  
A

Scale  
1:200@A1

Date  
22.12.2015

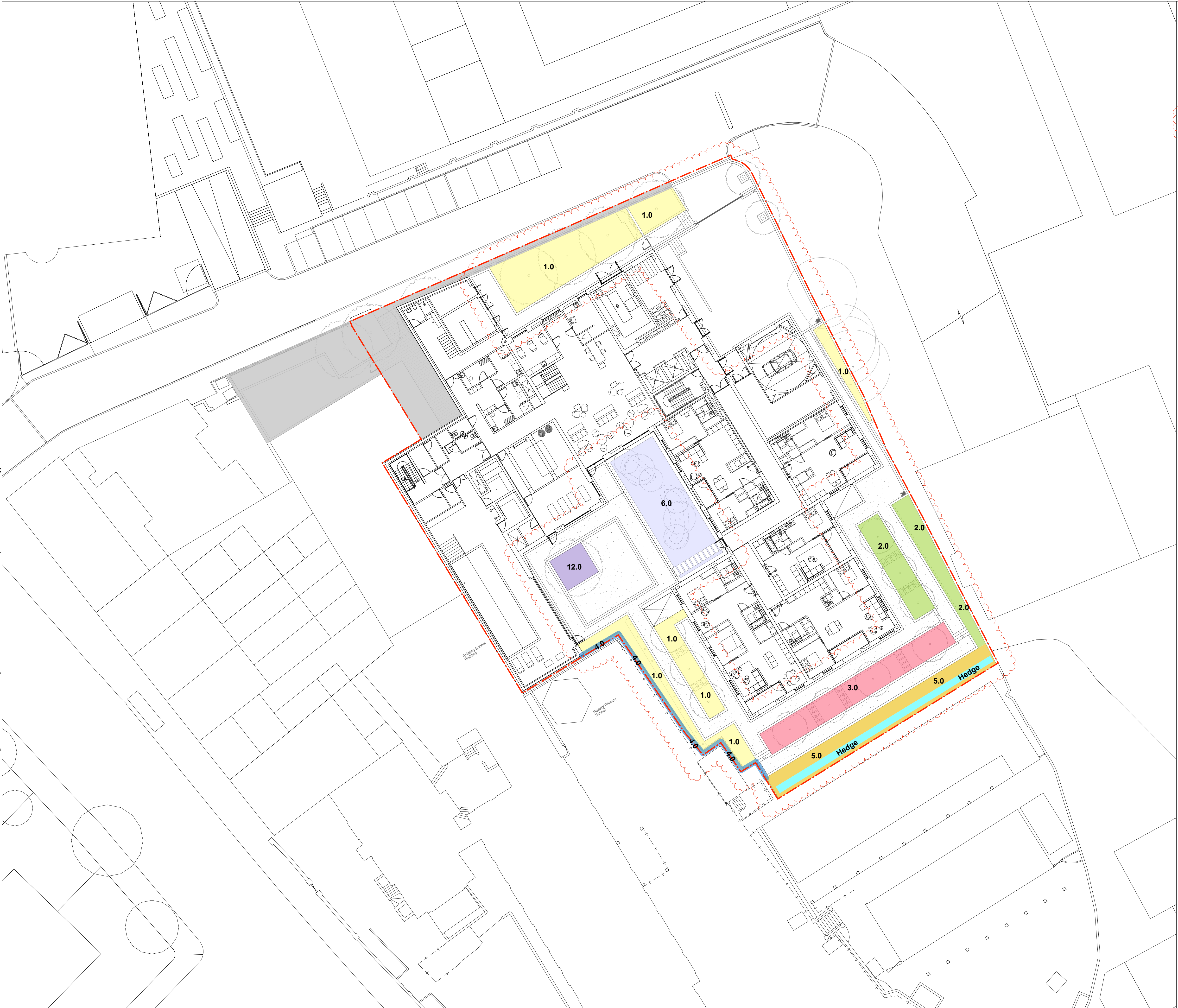
Drawn by  
SR

Checked by  
AN

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**KEY**

- Application Boundary
- 1.0 Shade-Tolerant Understorey Species  
Refer to plant schedule 1.0
- 2.0 Grasses And Evergreen Shrubs  
Refer to plant schedule 2.0
- 3.0 Mixed Fruit And Nut Planting  
Refer to plant schedule 3.0
- 4.0 Climbers And Wall Shurbs  
Refer to plant schedule 4.0
- 5.0 Grasses And Perennials  
Refer to plant schedule 5.0
- 6.0 Courtyard Planting  
Refer to plant schedule 6.0
- 12.0 Understorey Planting Mix  
Refer to plant schedule 12.0
- Hedge Hedge  
Refer to plant schedule Hedge

**Revisions**

Rev	Date	Description	Revised by	Checked by
A	04.05.2018	- Growing medium areas changed	JN	AN

**PLANNING**

**HAMPSTEAD GREEN**  
**PEGASUSLIFE**

**General Arrangement - Lower Ground Planting Plan**

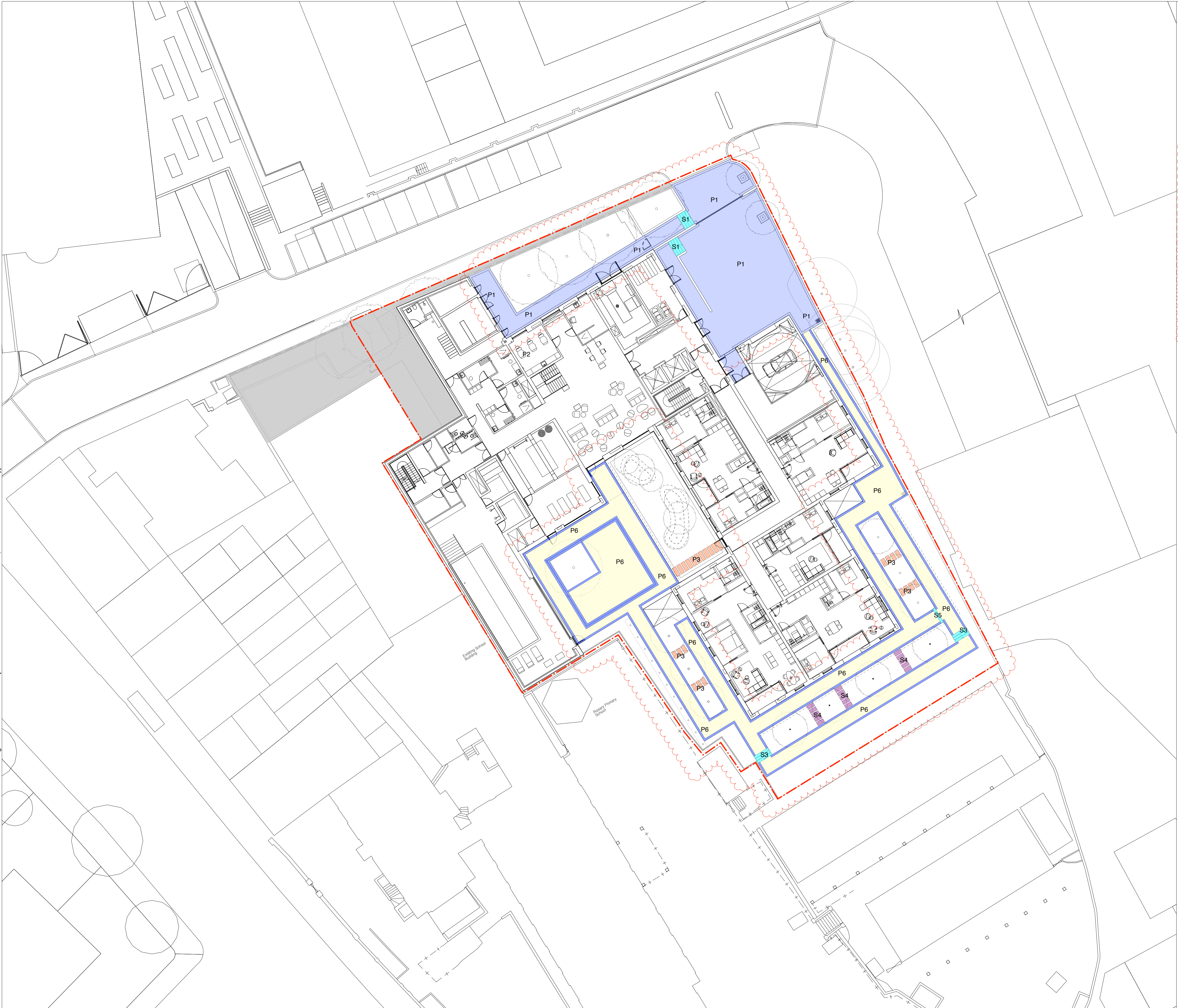
Drawing No.	Revision	Scale	Date
LL478-200-0004	A	1:200@A1	22.12.2015

Drawn by	Checked by
SB	AN

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**KEY**

	Application Boundary
S1	Mandana Red Sandstone Steps (S1) Refer to LL478-200-0211
S3	Mandana Red Sandstone Steps (S3) Refer to LL478-200-0213
S5	Mandana Red Sandstone Steps (S5) Refer to LL478-200-0215
S4	Dutch Clay 'Padova' Pavers Steps (S4) Refer to LL478-200-0214
P1	Dutch Clay 'Padova' Pavers (P1) Refer to LL478-200-0201
P3	Dutch Clay 'Padova' Paving Stepping Stone (P3) Refer to LL478-200-0201
P6	Resin Bound Aggregate (P6) Refer to LL478-200-0216
E1	Dutch Clay 'Padova' Soldier Course Edging (E1) Refer to LL478-200-0209

**Revisions**

Rev	Date	Description	Revised by	Checked by
A	04.05.2018	- Paving areas and materials changed, 'Mandana Red' sandstone steps (S3) and (S5) added to the backyard, clay edging added	JN	AN

**PLANNING**

**HAMPSTEAD GREEN**  
**PEGASUSLIFE**

**General Arrangement - Lower Ground Paving Arrangement**

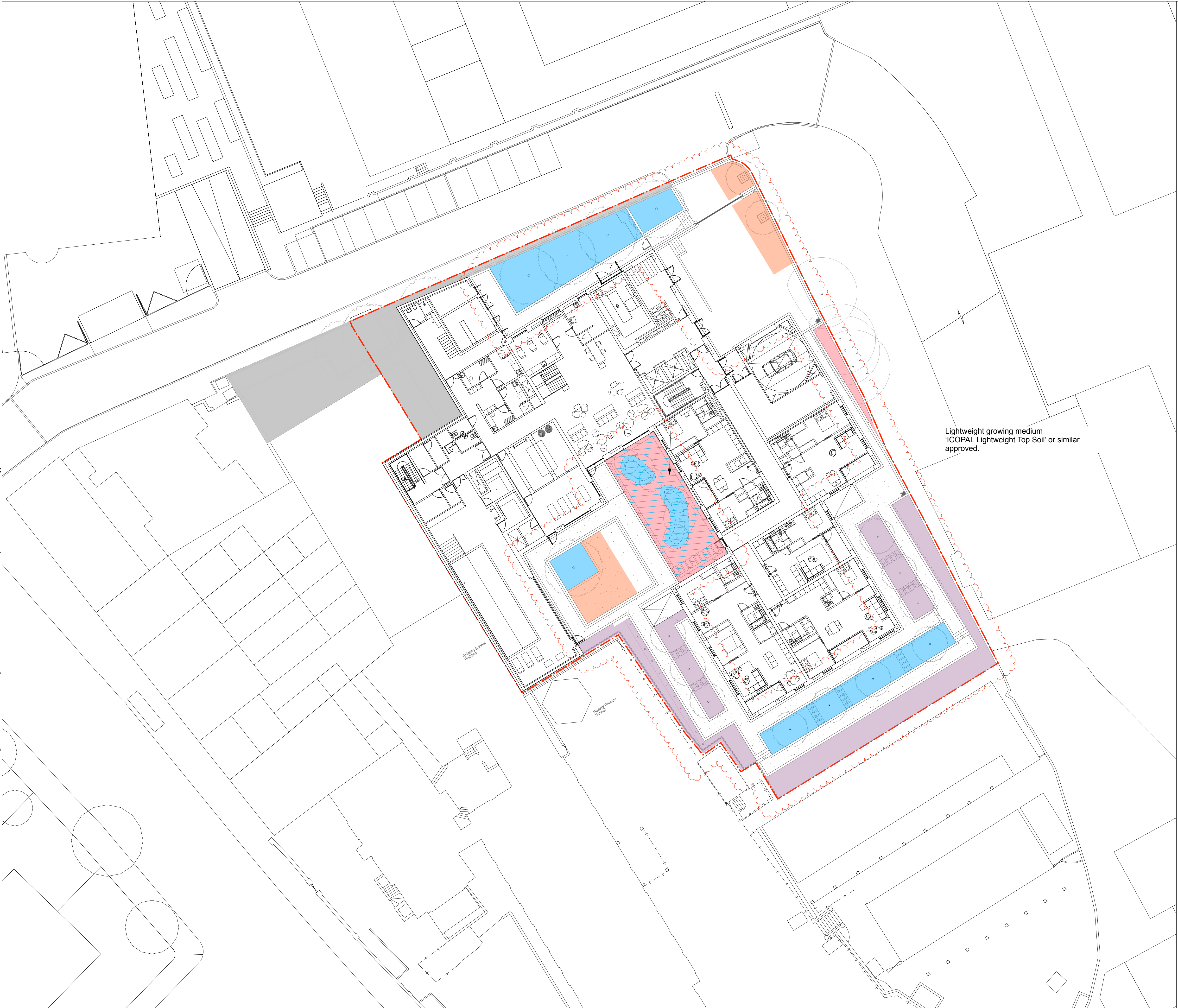
Drawing No. LL478-200-0005	Revision A	Scale 1:200@A1	Date 22.05.2015
Drawn by SB	Checked by AN		

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- KEY:**
- Application Boundary
  - 500mm depth
  - 600mm depth
  - 1000mm depth
  - StrataCell or similar approved  
Total Area = 91m<sup>2</sup>
  - Lightweight growing medium

**NOTES**

**ICOPAL LIGHTWEIGHT TOP SOIL GROWING MEDIUM**  
**Possible Supplier**  
Icopal Ltd.  
Barton Dock Road,  
Stretford, Manchester, UK  
M32 0YL  
Telephone: +44 (0) 161 865 4444  
Email: [info.uk@icopal.com](mailto:info.uk@icopal.com)  
Site: [www.icopal.co.uk](http://www.icopal.co.uk)

Rev	Date	Description	Revised by	Checked by
A	04.05.2018	- Planting areas adjusted	JN	AN



**PLANNING**

**HAMPSTEAD GREEN**  
**PEGASUSLIFE**

General Arrangement - Lower Ground Soil Depths			
Drawing No.	Revision	Scale	Date
LL478-200-0008	A	1:200@A1	22.12.2015
Drawn by	Checked by		
SB	AN		

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