Q50 Site/street furniture/equipment

To be read with Preliminaries/ General conditions.

GATES, BARRIERS AND PARKING CONTROLS

130A GATE SINGLE LEAF, TO PRIVATE GARDENS TO PLOT JKL

- Manufacturer: Lang + Fulton Ltd or equal approved
  Newbridge Industrial Estate
  Newbridge
  Edinburgh EH28 8PJ
  Tel: 0131 441 1255
  Email: sales@langandfulton.co.uk
  www.langandfulton.co.uk.
  - Product reference: Rimini fence style. Bespoke gate details to suit site dimensions. Submit proposals including shop drawings for approval prior to fabrication.
- Size: min. 900mm wide x c. 900mm high x 50mm wide. Note overall height varies to suit gradients and wall heights at each garden entrance. Final dimensions subject to site measure.

- Posts: Steel.
  - Treatment: Hot dip galvanized to BS EN ISO 1461.
- Finish as delivered: Polyester powder coated as section Z31.
  - Colour: RAL TBC, to match Architectural metalwork.
- Fittings and accessories: Manual latch, anti-finger trap design hinges and closing plate, soft close mechanism.
- Method of setting posts: Posts to be baseplate fixed, below finishes. FInal dimenions, fixings and depth subject to Structural Engineer's input to suit anticipated loadings
  Note: For private gardens to Plot I, refer to Mae Architects specification.

SITE AND STREET FURNITURE

210 CYCLE STANDS

- Manufacturer: Broxap or equal approved
  Tel. 0844 800 4085
  Email: enquiries@broxap.com.
  - Product reference: BXMW/GS0 Sheffield Cycle Stand.
- Type: Single stands.
- Material: Steel.
  - Finish: Hot dip galvanized to BS EN ISO 1461. Powder Coated Finish.
  - Colour: RAL TBC. To match Architectual metalwork.
- Accessories: Nons.
- Method of fixing: Root fixed to supplier's recommendations.

220A BENCHES B1

- Manufacturer: Escofet, available from Marshalls Ltd or equal approved
  Tel. 03333 053504
  Email: info@marshalls.co.uk.
  - Product reference: Kiwi Bench, with backrest and armrests.
- Material: FSC Certified Hardwood slats / Aluminium frame.
  - Finish: Powder coated finish.
  - Colour: Silver.
- Size: 180cm length.
- Accessories/ Special requirements: Backrest, Armrests.
- Method of fixing: Bolt fixed to below ground footing. Epoxy bonded. No visible fixings, footings to be concealed belwo ground.

220B BENCHES B2

- Supplier: Contractor's choice.
  - Product reference: Submit proposals, including shop drawings for approval prior to fabrication.
- Material: FSC Certified Hardwood timber slats, e.g. Seasoned English or French Oak or equal approved. Metalwork frame with timber seat and slats to all visible vertical faces. Frame to be concealed.
  - Finish: Scarified, planed and sanded to achieve a smooth finish. Timber to be free from splinters, blemishes and burrs.Radius edge to leading edge of slats. Minimum 12mm open joint to slats..
  - Colour: Natural.
- Size: 500mm wide x 2000mm length x 450mm high.
- Accessories/ Special requirements: Bench seat to form seating component combined with residents 'Grow Your Own' Boxes to JKL Courtyard.
- Method of fixing: Timber slats: concealed fixings to metalwork frame. Frame fixing via baseplate and bolt fixings to below ground footings. Concealed fixings and footings.

220C BENCHES B3

• Supplier: Contractor's choice.
- Product reference: Submit proposals, including shop drawings for approval prior to fabrication
Refer to Details AGC377-GRA-1C-XX-DR-L-3405.
• Material: FSC Certified Hardwood timber slats, e.g. Bolondo or equal approved, to match timber to B1 Bench above. Metalwork frame with timber seat and slats to all visible vertical faces. Frame to be concealed.
- Finish: Planed and sanded, free from burrs and splinters. Radius edge to leading edge of slats. Minimum 12mm open joint to slats ..
- Colour: Natural.
• Size: 470mm wide x 1200mm length x450mm high.
• Accessories/ Special requirements: Timber seating slats to for bench incorporated into planter walls to JKL Courtyard ..
• Method of fixing: Timber slats: concealed fixings to metalwork frame. Frame fixing via baseplate and bolt fixings to below ground footings. Concealed fixings and footings.

220D BENCHES B4

- Supplier: Bramhall1840 Ltd or equal approved
  Unit 5, Clarence Works
  Effingham Road
  Sheffield S4 7YS
  Tel. 0845 643 9882.
  - Product reference: Submit proposals, including shop drawings for approval prior to fabrication.
- Material: FSC Certified Solid Hardwood timber cubes e.g. Seasoned Oak or equal approved..
  - Finish: Planed and sanded, free from burrs and splinters..
  - Colour: Natural.
- Size: 450mm wide x 450mm length x 550mm high.
- Method of fixing: Concealed fixings and footings.

220E BENCHES B5

- Supplier: Marshalls
  - Product reference: Escofet Box bench
- Material: Concrete.
  - Colour & Finish: ESCOFET ETCHED GREY or equal and approved
- Size: 1500 long x 500wide x 450mm high.
- Method of fixing: Concealed fixings and footings.

350A NESTING BOXES INTEGRAL BIRD NEST BOXES TO BUILDING FACADE

- Manufacturer: Bird Brick House Company Ltd or equal approved
  Bird Brick Houses Ltd
  The Old Parlour
  Wilbees Farm
  Arlington Nr. Polegate
  East Sussex BN26 6RU
  Tel. 01323 488732
  Email: enquiries@birdbrickhouses.co.uk.
  - Product reference: Boxes of each of the following:
    - Sparrow Terrace Box (34mm dia aperture)
    - Standard Box (28mm dia aperture)
    - Swift Box (depth of unit to suit cavity depth) (75mm dia crescent aperture)
    - Starling Box (50mm dia aperture)
    - Black Redstart (40mm dia aperture)

    All boxes to take brickwork to match the product and bond of the Architecrural facade.
- Material: Steel frame box.
  - Finish: As supplied. All boxes to take brickwork to match the product and bond of the receiving Architectural facade.
  - Colour: As above.
- Accessories/ Special requirements: Nest boxes for:
  Sparrow
  Swift
  Starling
  Black Redstart.
- Method of fixing: Integral to facade.

350B NESTING BOXES BIRD NEST BOXES

- Manufacturer: Available from NHBS Ltd or equal approved
  www.nhbs.com.
  - Product reference: 1B Schwegler Nest Box: 32mm dia aperture. 23cm high x 16cm diameter.
- Material: Woodcrete.
  - Finish: As supplied..
  - Colour: Olive Green.
- Accessories/ Special requirements: Mounted minimum 3.0m above ground level, orientated to north/west facing position.
- Method of fixing: Aluminium nail and hanger (tree mounted / wall mounted).

INSTALLATION

510 CONCRETE FOUNDATIONS GENERALLY

- Standard: To BS 8500-2.
- Concrete: Designated, not less than GEN 1, to Engneer's requirements.
- Admixtures: Do not use.
- Foundation holes: Neat vertical sides.
- Depth of foundations, bedding, haunching: Appropriate to provide adequate support and to receive overlying soft landscape or paving finishes.

515 SETTING COMPONENTS IN CONCRETE

- Holes: To Engineer's requirements.
- Components: Accurately positioned and securely supported.
- Concrete fill: Fully compacted as filling proceeds.
- Concrete foundations exposed to view: Compacted until air bubbles cease to appear on the upper surface, then weathered to shed water and trowelled smooth.
- Temporary component support: Maintain undisturbed for minimum 48 hours.

530 PRESERVATIVE TREATED TIMBER

- Surfaces exposed by minor cutting and drilling: Treated by immersion or with two flood coats of a solution recommended for the purpose by main treatment solution manufacturer.
- Heavily worked sections: Re-treat.

540 BUILDING IN TO MASONRY WALLS

- Components being built in: Accurately positioned and securely supported. Set in mortar and pointed neatly to match adjacent walling.
- Temporary support: Maintain for 48 hours (minimum) and prevent disturbance.

545 ERECTION OF TIMBER AND PREFABRICATED STRUCTURES

- Checking: 5 days (minimum) before proposed erection date, check foundations, holding down bolts, etc.
- Inaccuracies or defects in prepared bases or supplied structures: Report immediately. Obtain instructions before proceeding.

550 DAMAGE TO GALVANIZED SURFACES

- Minor damage in areas up to 40 mm² (including on fixings and fittings): Make good.
  - Material: Low melting point zinc alloy repair rods or powders made for this purpose or at least two coats of zinc-rich paint to BS 4652.
  - Thickness: Sufficient to provide a zinc coating at least equal to the original layer.

552 DAMAGE TO PAINTED SURFACES

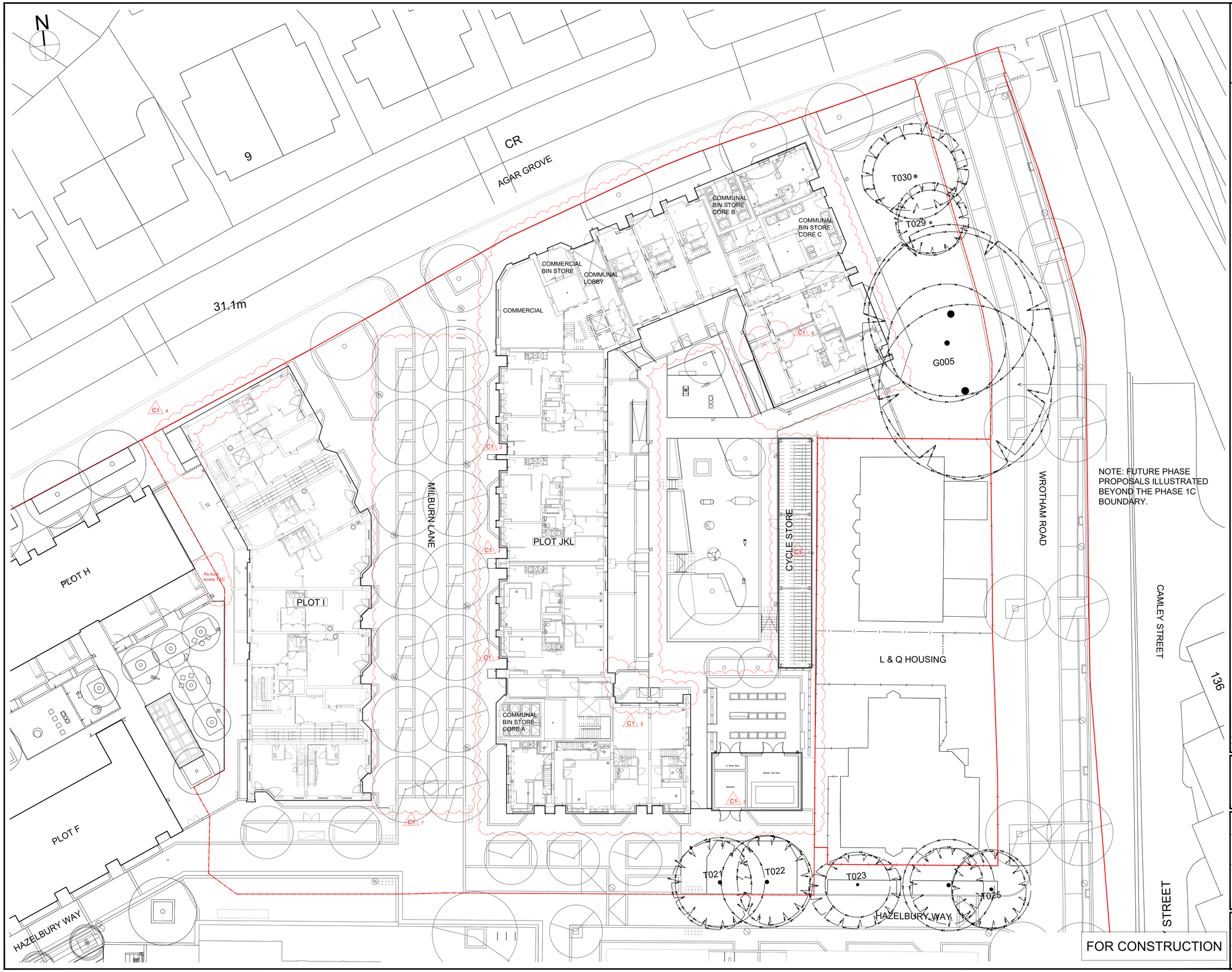
- In accordance with Section **M60** of this Specification
- Contractor to notify CA of any damage to powder coated elements/finishes (e.g. street furniture, railings, etc.) immediately in order to agree a rectification/repair/replacement strategy
- Any rectification/repair works, and/or replacements, are to be carried out by the Contractor at no additional cost to the Contract

555 DAMAGE TO POWDER COATED SURFACES

- In accordance with Section **Z31** of this Specification
- Contractor to notify CA of any damage to powder coated elements/finishes (e.g. street furniture, railings, etc.) immediately in order to agree a rectification/repair/replacement strategy
- Any rectification/repair works, and/or replacements, are to be carried out by the Contractor at no additional cost to the Contract

560 SITE PAINTING

- Timing: Prepare surfaces and apply finishes as soon as possible after fixing.



FOR CONSTRUCTION

GENERAL NOTES:

1. All dimensions and levels to be checked and verified on site before commencing any work or producing shop drawings
2. This drawing is to be read in conjunction with all other relevant drawings, specifications and schedules.
3. Any discrepancy concerning the drawings should be referred to the originator / CA immediately
4. All dimensions in millimetres unless noted otherwise
5. All levels in metres
6. Existing service alignments to be checked on site by the contractor on site by the contractor prior to construction work commencing
7. The content of this drawing is to be read in conjunction with the latest project CDM risk register

NOTES:

1. Refer to General Arrangement drawings, Landscape Details and Landscape Specification as cross reference documents for all landscape proposals.
2. Refer to Civil Engineer's details and specification for all proposed paving makeups and drainage. Shown indicatively in Landscape Architect's drawings.
3. Refer to M+E Engineer's details and specification for all utilities and lighting proposals. Shown indicatively in Landscape Architect's drawings.
4. Refer to Structural Engineer's information for all external structures and footings. Shown indicatively in Landscape Architect's drawings.
5. All works to existing trees or within the Root Protection Zone (RPZ) of the existing trees to be carried out in strict accordance with BS 5837:2012. To be read in conjunction with the Arboricultural Impact Assessment (AIA) by Hayden's Arboricultural Consultants.
6. Contractor to make provision for further site investigation to determine the exact extent of existing tree roots and localised level survey at each tree.
7. Please refer to the site wide drawing by Hawkins Brown, reference AGV-HBA-NE-00-DR-A-20-0001 for the Active Site Boundary including proposed hoarding lines.
8. Contractor to allow for positive connections of all tree drains to existing/proposed surface water drainage system or soakaway agreed with Engineer's prior to commencement. Refer to Engineer's details and specification for all structural, services, drainage and pavement makeup requirements.
9. Softworks Details to be read in conjunction with Soiling General Arrangement and Soft Landscape General Arrangement plans AGC377-AL-TZ-1-001 to 004 and AGC377-AL-SW-1-001 to 004 and Plant Schedules.
10. Exact location of aeration pipes to tree pits to be set out on site to allow for correct positioning of tree rootball in tree pits. Shown indicatively only on Landscape Details.

C1 AMENDMENTS FOR C1:
1. Updated substation and cycle store layouts shown on drawing
2. Planter layout updated to avoid clash with manholes
3. Planter coordinated with walls connecting to building on revised architectural layout
4. Landscape to north west of block I amended to accommodate garden access from rear door - steel planter omitted and wall omitted. Paving and planting extents changed. Railing pulled back from wall and defensive planting added in accordance with SBD comments.
5. Updated garden wall location to avoid clash with manhole
6. Updated wall and gate position following coordination with HBA
7. Tree pits moved to avoid clashes with installed drainage

Rev.	Date	Description	Drawn	Ch'd
C1	05.07.2022	FOR CONSTRUCTION	PJ	PC

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CLIENT
LB CAMDEN

PROJECT
AGAR GROVE REGENERATION
PHASE 1C

TITLE
LANDSCAPE GENERAL ARRANGEMENT

Scale:	Date:	Drawn:	Checked:	Approved:
1:200@ A1	25/06/2019	MA	CH	PC

Status:
FOR CONSTRUCTION

Drawing Number: AGC377-GRA-1C-XX-DR-L-1121

Rev: C1

LEGEND:

Red Line Boundary (Approved Masterplan)

Phase 1C Red Line Boundary

29.730 Proposed finished level

(29.73) Existing finished level to be retained

1:40 Proposed gradient and fall direction

F.F.L. = +30.400 Internal Finished Floor Level of ground floor unit. Refer also to Architect's drawings for details.

Note: All proposed levels and/or earthworks to marry in smoothly with existing where applicable and all interfaces with existing surfaces at site boundaries to be made good.

LEGEND:

Red Line boundary

Phase 1C Red Line Boundary

Existing trees to be retained without remedial works

Root Protection Zone (RPZ)

Existing trees to be removed.

Note:
- Drawing to be read in conjunction with the Arboricultural Impact Assessment (AIA) & Method Statements and Tree Survey produced by Hayden's Arboricultural Consultants.
- All work in relation to existing trees to be carried out strictly in accordance with BZ5837:2012 Trees In Relation to Construction.

LEGEND:

Red Line boundary

Phase 1C Red Line Boundary

Living Roof Strategy:

Living Roof: Proprietary brown roof to be compatible with the proposed PV system. Refer also to Landscape Specification Section Q37.

Living Roof: Bespoke Acid Grassland mix extensive green roof. Refer also to Landscape Specification Section Q37.

Living Roof: Proprietary lightweight Sedum roof to ancilliary buildings (eg. cycle stores).

Raised planters to private roof gardens:

Evergreen hedgerow planting within metalwork planters. Refer also to Planter Details AGC377-GRA-1C-XX-DR-L-5506, Landscape Specification Q31/292A and Plant Schedules.

Residents own planting within metalwork planters. Refer also to Planter Details AGC377-GRA-1C-XX-DR-L-5506, Landscape Specification Q31/292A.

Habitat Boxes:

Proprietary integral bird nest boxes incorporated into the building elevations, to accommodate the following species:
Sparrow terrace
Starling
Swift
Black Redstart

LEGEND:

Red Line boundary

Phase 1C Red Line Boundary

Street edge treatments:

CK1 High quality exposed aggregate concrete kerb e.g. Charcon Eco Countryside Kerb or similar approved 255mmW x 125mmD x 915mm L with associated flush and drop kerbs as required. Refer to Landscape Specification Q10/111.

PK1 High quality exposed aggregate concrete edge e.g. Charcon Flat Top Edge 59mmW x 150mmD/200mmD x 915mm L or similar approved. For laying flush (150mmD) and as upstand edge (200mmD).Refer to Landscape Specification Q10/110.

SE1 Galvanised steel edge restraint to reduced dig path construction associated with RPZ of existing trees. Refer to Detail. Refer to Landscape Specification Q10/200A.

SE2 Galvanised steel angle edge restraint to climbing plant stations within hard landscape. Typically 125x125mm. Refer to Landscape Specification Q10/200B.

SE3 Galvanised steel angle edge restraint to tree pits in rubber crumb. Typically 1200mm dia x 195mm depth. Refer to Landscape Specification Q10/200C.

Garden Square edge treatments:

NS1 Natural stone edge for laying flush and upstand 300mmW x 200mmD x min. 500mmL. Refer to Landscape Specification Q10/120.

Surface Finishes:

Hot rolled Asphalt to vehicle carriageway to Engineer's specification and details.

High quality concrete block paving unit e.g. 100mm x 300mm x 80mm (D) Charcon Andover Textured or similar approved. Refer to Landscape Specification Q24/110A.
Standard: Colour: Silver Fleck, Laid stretcher bond to pavement / herringbone to trafficked areas.
Variation: Stretcher bond used in trafficked area (following strategy used for Phase 1A/1B)

2 Building thresholds to Plot JKL and I: Tiles to architects detail and specification. Threshold line to be confirmed prior to stage 5 issue

High quality porous concrete block paving e.g. Charcon Andover Infilta range or similar approved. Colour Silver Fleck. Refer to Landscape Specification Q24/115A.
- Within public realm: 100mm W x 300mm L x 80mm D
- Within communal courtyard: 100mm W x 200mm L x 80mm D
Variation - Reduced dig buildup to protect existing trees. Refer to drawing AGC377-GRA-1C-XX-DR-L-5322

Proprietary self binding gravel (hoggin) e.g. Breedon gravel or similar approved. Note: Within RPZ of existing trees material to be laid as 'no-dig' construction. Refer to Landscape Specification Q23/130A.

Proprietary porous rubber crumb play surface (colour tbc to JKL Courtyard/ Rainbow Green to FGHI Courtyard) e.g. Playtop Safety Surfacing or similar approved. Depths to be confirmed to suit individual play equipment safety fall heights to manufacturers recommendations. Refer to Landscape Specification Q26/360.

Natural stone setts laid in 500mm textured strip 100mmW x 100mmD x 100mmL. Refer to Landscape Specification Q24/130.

Gravel maintenance strip with proprietary geotextile weed suppressant membrane and timber edge restraints. Refer to Landscape Specification Q23/160 & Q23/310.

Proprietary 'Flexipave' golden gravel infill to trees in rubber crumb (SE3 edge treatment). Refer to Landscape Specification Q23/190A.

Steps (ref: ST1 and ST2) to E70/410A with associated tactile paving to Q25/320, colour contrast nosing and handrails (ref: R1). Refer to Details.

Ramp (1:20 or steeper) with associated tactile paving and handrails (ref R1). Refer to details.

Tactile blister studs at primary route crossing points. Refer to Landscape Specification Q25/520.

Furniture/Landscape Structures:

B B: Fixed bollard. Refer to Landscape Specification Q50/190.

B1: Timber bench seating. Refer to Landscape Specification Q50/220A.

B2: Timber bench seating with planter. Refer to Landscape Specification Q50/220B.

B3: Timber bench seating over retaining wall/ planter wall. Refer to Landscape Specification Q50/220C

B4: Proprietary timber cube seats. Refer to Landscape Specification Q50/220D.

B5: Concrete bench. Refer to Landscape Specification Q50/220E.

CS1: Stainless steel 'Sheffield' style cycle stands. Refer to Landscape Specification Q50/210.

'Grow Your Own' FSC certified treated softwood planter boxes typically 1.0m x 1.0m x 0.9m high within communal courtyards. Ref: PB1. Refer to Landscape Specification Q31/296A.

Ref WT3: Garden wall boundaries to private amenity spaces leading to courtyards. Includes a single leaf access gate to each garden, to Landscape Specification Q50/130A. Brick finish to match Architectural elevations. Refer to Landscape Specification Section F10.

Ref: WT1: Raised planter privacy strip structures to Plot frontages. Brick finish to match Architectural elevations. Brick coping. Refer to Landscape Specification Section F10 & E70/420A.

Ref: WT4: Low retaining wall with brick facing to match garden walls. Pre-cast concrete coping to 300mm wide. Refer to Landscape Specification Section F10.

Ref: WT5. Low retaining walls to stepped access. Brick finish to match garden walls. Brick coping. Refer to Landscape Specification Section F10.

Ref: WT8. Raised planter. Brick finish to match adjacent Architectural elevations. Brick coping. Refer to Landscape Specification Section F10.

Proprietary play equipment with associated safety surface zone. Ref. P1 to P15. Refer to approved Play Strategy. Refer to Landscape Specification Q52/320 to 440.

Lighting bollard to Engineer's details

PL Lighting column to Engineer's details

Boundary treatments: Refer to Architects details and specifications.

Note: Materials palette to match the approved palette within the adjacent Phase 1A/1B works. All materials subject to sample approval.

LEGEND:

Red Line boundary

Phase 1C Red Line Boundary

Communal Courtyards Planting Strategy:

Mix A: Semi-ornamental grasses and herbaceous mix.

Mix B: Ground cover, herbaceous and bulb planting mix.

Mix C: Evergreen ground cover shrubs planted to leading edge of plant bed (typically a 500mm wide strip unless shown otherwise on drawings).

Raised planter privacy strips to residential frontages:

Mix D: Evergreen shrubs and climbing plants

Public Realm Planting:

Mix E: Ground cover shrub planting to Agar Grove and below existing trees. Ferns and sedge species groups to be included as highlight planting.
Note: Hand dug pit planting required within the RPZ of existing trees. Refer also to Soiling GA and AIA.

Mix F: Understorey evergreen shrub planting within streetscape.

Amenity grass seed with seasonal bulb planting. Note lawn within existing tree RPZ. Turf edging strips to footpath edges required. Existing lawn to be retained in situ with any making good to form consistent lawn sward with smooth flowing profile. No abrupt changes in level permitted.

Climbing Plants:

Climbing plant proposed to external garden wall or building facade with appropriate support system.

Tree/wall mounted habitat box. Refer to Landscape Specification Q50/350B.

Note: For details of planting proposals refer also to Plant Schedules (Landscape Specification Appendix AGC377-GRA-1C-XX-SH-L-9001).

LEGEND:

Red Line boundary

Phase 1C Red Line Boundary

'Grow your Own' bespoke freestanding planter boxes within communal courtyard areas. Typically 1.0m x 1.0m x 0.75m high. Ameliorated topsoil depth circa 600mm depth. To include proprietary drainage layer, filter membrane, waterproofing to inside face of planter and drainage outlets in base of planter.

Existing topsoil (with lawn) to be retained in situ during construction. Maximum 100mm depth topsoil skim to be placed within RPZ of existing trees, to take grass seeding for any areas to be made good. All levels to marry in smoothly to existing. Note working methodology to be in compliance with the approved AIA by Hayden's Arboricultural Consultants for all areas within the RPZ of existing trees. Refer to Landscape Specification Q28 for soiling and Q30 for Seeding/turfing requirements.

Proposed topsoil to take ground cover planting within the RPZ of existing trees. Maximum 100mm skim of topsoil with individual pit planting of shrubs (300x300x300mm pit dims). Topsoil depth to increase to c.450mm depth where root positions allow outside the RPZ of the existing tres. Exact extents and depths to be confirmed with trial digs on site prior to commencement of soiling works. Refer to Landscape Specification Q28 for soiling and Q30 for Seeding/turfing requirements.

Typically 450mm depth ameliorated topsoil over 150mm depth drainage layer with proprietary geotextile lining to planters and around drainage layer to residential frontage privacy strips. Refer to Landscape Specification Q28 for topsoil and amelioration requirements.

600mm depth ameliorated topsoil over 300mm depth subsoil. Refer to Landscape Specification Q28 for topsoil and amelioration requirements.

450mm depth ameliorated topsoil over 300mm depth subsoil. Refer to Landscape Specification Q28 for topsoil and amelioration requirements.

Tree Pits

Proprietary structural tree sand pit or trench for tree planting within hard landscape areas. Refer to Landscape Specification Q28/520.

Ameliorated topsoil tree pits over drainage layer for tree planting within soft landscape areas. Refer to Landscape Specification Q28 and Q31 for pit dimensions and backfill requirements.

Soiling General Notes:

1. Site won topsoil feasibility survey to be carried out by contractor to assess feasibility and suitability for reuse on site. Any short fall of topsoil or in the event of site-won material being unsuitable for reuse on site to be made up and supplied by contractor to comply to topsoil requirements within D20/Q28 Sections of the Landscape specification.
2. All site won topsoil (if available) to be chemically tested and analysed by a qualified soil scientist with recommendations for suitability for site specific use and to comply to topsoil requirements within D20/Q28 Sections of the Landscape specification.
3. For all tree pit sizes refer to Landscape Specification Q31/508 and Details. Contractor highlight any evident discrepancy in his tender, site specific details for pit dimensions take precedence.
4. Contractor to calculate all required volumes of topsoil and specified ameliorants in accordance with specified depths and tree pit volumes.
5. All topsoil, subsoil placement and earthworks to comply to relevant British Standards:

- BSBS 1377-2:1990 Methods of test for soils for civil engineering purposes. Classification tests.
- BS3882:2015 Specification for topsoil and requirements for use.
- BS4428:1989 Code of practice for general landscape operations (excluding hard surfaces)
- BS 5930: 2015 Code of practice for site investigations.
- BS6031:2009 Code of practice for earthworks
- BS8000-0:2014 Workmanship on building sites. Code of practice for excavating and filling.
- Drawing to be read in conjunction with Engineer's proposals.

Mulches:

For all plant beds at ground level, refer to Landscape Specification Q31/487 Ornamental Bark Mulch. Typically placed at 75mm depth. For roof level planters (Plot I, Level 04) refer to Clause Q31/488 placed at 50mm depth.

LEGEND:

Red Line boundary

Phase 1C Red Line Boundary

Urban Boulevard:
Street tree planting to strengthen existing TPO tree groups within linear beds of evergreen ground cover mix; Alnus cordata, Tilia cordata planted as semi-mature, rootballed trees.

Street Trees:
Street tree planting with oversized urban tree soil pits in hard paved areas, typically with evergreen shrub planting at each planting station; Tilia cordata, Alnus cordata, Corylus colurna planted as semi-mature, rootballed trees.

Forager's Orchard:
Fruiting or flowering tree planting within communal courtyards including appropriately sized specimen trees providing highlights with strong seasonal interest.
Orchard Trees:
Malus spp., Prunus spp., Pyrus spp., Magnolia sp. planted as standards, extra heavy standards and espaliers ensuring self-pollination or cross pollination of species.
Highlight Trees:
e.g. Liquidambar styraciflua, Pinus nigra planted as semi-mature, rootballed trees.

Garden Square:
Garden square frontages and public realm open space ornamental flowering tress; Pyrus spp., Prunus spp.

Espalier Tree Planting:
Pyrus spp.,Tilia spp.

Existing tree to be retained

Note: For details of planting proposals refer also to Plant Schedules (Landscape Specification Appendix AGC377-GRA-1C-XX-SH-L-9001).

KEY TO SECTIONS AND DETAILS:

1. Hot rolled Asphalt to vehicle carriageway to Engineer's specification and details.
2. Dense binder course to Engineer's details and specification.
3. Paving subbase and geotextiles to Engineer's details and specification.
4. CK1. High quality exposed aggregate concrete kerb laid flush. Refer to Landscape Specification Q10/112.
5. Mortar bed to kerb unit.
6. In-situ concrete haunching and subbase to Engineer's details and specification.
7. High quality porous concrete block paving, refer to Landscape Specification Q24/115A.
8. Paving bedding course to Engineer's details and specification.
9. Type 1 subbase, to Engineer's specification.
10. Proprietary filter membrane wrapped around drainage layer. Refer to Landscape Specification Q31/515A.
11. High quality non-porous concrete block paving. Refer to Landscape Specification Q24/110.
12. PK1. High quality exposed aggregate concrete edge laid flush. Refer to Landscape Specification Q10/111.
13. Existing concrete paving slabs to Agar Grove made good, replacement paving to match existing. Paving bedding and subbase made good to Engineer's details and specification.
14. Existing concrete paving slabs and paving makeups retained in-situ.
15. Proprietary self binding gravel (hoggin). Refer to Landscape Specification Q23/130A.
16. Porous EDPM rubber crumb play surface, laid in strict accordance with supplier's recommendations to suit the critical fall heights of individual play equipment. Refer to Landscape Specification Q26/360.
17. Decorative bark mulch to plant beds. Refer to Landscape Specification Q31/487.
18. Ameliorated topsoil to plant bed or tree pit, placed below level of adjacent paving edge. Refer to Soiling General Arrangements and Landscape Specification Q28/347.
19. Free draining subsoil placed at 300mm depth below topsoil unless otherwise noted. Refer to Landscape Specification D20/400 to 404.
20. Natural stone setts laid to form profiled channel drain. Setts laid with flush joints. Refer to Landscape Specification Q24/130.
21. Natural stone edge laid flush. Refer to Landscape Specification Q10/120.
22. Brickwork coping and brickwork facing to retaining wall, brick to match Architectural finishes for each building plot. Refer also to Landscape Specification Section F10.
23. Proprietary waterproof treatment to rear face of retaining wall, e.g. bitumen based application, Contractor's choice.
24. Concrete footings to walls and structures shown indicatively, Refer to Engineer's details.
25. Clean washed gravel drainage layer to base of planter to Landscape Specification Q31/515A, with perforated drainage pipe and connections to Engineer's details and specification.
26. Blockwork retaining wall, to Engineer's details and specification.
27. Bench B3. FSC certified hardwood timber fixed to galvanised powder coated steel framework. Refer to Landscape Specification Q50/220.
28. Metalwork handrail to all steps and ramps unless otherwise noted, to comply with BS8300. Refer to Landscape Specification Q40/410B.
29. SE1 Metalwork edge with metalwork stake fixings at 1.5m centers. Note: fixing points locally haunched in. Exact positions to be adjusted on site subject to position of existing tree roots.
30. Proprietary underground guy system with load dissipating mat and ratchet adjustment. Refer to Landscape Specification Q31/585
31. Aeration pipe to tree rootball, with plastic cap finished flush with top of mulch layer. Refer to Landscape Specification Q31/514.
32. Proprietary lightweight roof garden soil to planters. Refer to Landscape Specification Q28/530A/Section Q37.
33. Proprietary contrast nosing strips to meet Building Regs Part M / BS 8300. Refer to Landscape Specification E70/510.
34. Pre-cast concrete step units. Refer to Landscape Specification E70/410A to Step Type 1 (150mm step unit).
35. Step units laid on mortar bedding with butt joints between units.
36. In-situ concrete step footings and subbase to Engineer's details and specification.
37. Pre-cast concrete step units. Refer to Landscape Specification E70/410A to Step Type 2 (95mm step unit).
38. Proprietary urban tree soil planting medium placed throughout tree pit below hard landscape finishes. Refer to Landscape Specification Q28/521A.
39. Proprietary filter membrane to Landscape Specification Q31/515A.
40. Rootball. Contractor to note that size of rootball shown (diameter and depth) is provided as approximate guide only and no other intent is applied. Refer to Landscape Specification Section Q31.
41. Perforated pipe and connections to Engineer's details and specification.
42. Bespoke metalwork, freestanding planter to achieve min. 450mm soil depth within RPZ of existing trees. Refer to Details and Landscape Specification Q31/292A.
43. SE2 Bespoke metalwork edge to form in ground planter for climbers. Refer to details and Landscape Specification Q10/200B.
44. Proprietary metalwork planter: proprietary filter membrane to drainage layer. placed to base of growing medium and lapped up inside face of planter to min. 150mm height. Refer to Landscape SpecificationQ31/292A.
45. Proprietary metalwork planter: proprietary drainage board to base of planter. Refer to Landscape Specification Q31/292A.
46. Proprietary root barrier placed to extent of tree pit/ tree trench within hard landscape, to plant beds adjacent to facades/retaining walls. Exact extent and position subject to further coordination with site wide utilities and drainage. Refer to Landscape Specification Q31/510.
47. Proposed no fines sand bedding to no-dig construction path makeup. Refer also to AIA and Civil Engineers Details and Specification.
48. Proposed proprietary geotextile filter membrane placed over cellular confinement system to no-dig construction path makeup. Refer also to AIA and Civil Engineers Details and Specification.
49. Proposed proprietary cellular confinement system and free draining infill. Refer also to AIA and Civil Engineers Details and Specification.
50. Proposed proprietary geotextile load dissipating mat placed below no-dig construction path. Refer also to AIA and Civil Engineers Details and Specification.
51. Proprietary stainless steel trellis system to support climbing plants to external walls. Refer to Landscape Specification Q40/141A.
52. Pre-cast concrete coping to raised planter walls. Refer to Landscape Specification E70/420A.
53. Tactile paving (corduroy hazard warning) slabs laid to steps and ramps. Refer to Details. To Landscape Specification Q25/320.
54. Bespoke metalwork post to handrails to steps and ramps. To Details. To Landscape Specification Q40/410B.
55. Bespoke metalwork cover plate to fixing points of handrail posts. To detail. To Landscape Specification Q40/410B.
56. Locally reduced paving sub-base over tree pit planting medium. To Engineer's details and specification.
57. In-situ concrete footing to steel edge restraint. Extents of footings to be kept to a minimum within the extents of tree pit. Concrete to Engineer's specification.
58. SE3. Galvanised steel edge restraint to rubber crumb surface, 1200mm diameter with lugs for fixing. Bolt fixings to in-situ concrete footings. Refer to Landscape Specification Q10/201B.
59. Proprietary porous gravel infill to tree pits. Refer to Landscape Specification Q23/190A.
60. Bench B5. Concrete bench. Refer to Landscape Specification. Refer to Landscape Specification Q50/220E.

GENERAL NOTES:

1. All dimensions and levels to be checked and verified on site before commencing any work or producing shop drawings
2. This drawing is to be read in conjunction with all other relevant drawings, specifications and schedules.
3. Any discrepancy concerning the drawings should be referred to the originator / CA immediately
4. All dimensions in millimetres unless noted otherwise
5. All levels in metres
6. Existing service alignments to be checked on site by the contractor on site by the contractor prior to construction work commencing
7. The content of this drawing is to be read in conjunction with the latest project CDM risk register

NOTES:

1. Refer to General Arrangement drawings, Landscape Details and Landscape Specification as cross reference documents for all landscape proposals.
2. Refer to Civil Engineer's details and specification for all proposed paving makeups and drainage. Shown indicatively in Landscape Architect's drawings.
3. Refer to M+E Engineer's details and specification for all utilities and lighting proposals. Shown indicatively in Landscape Architect's drawings.
4. Refer to Structural Engineer's information for all external structures and footings. Shown indicatively in Landscape Architect's drawings.
5. All works to existing trees or within the Root Protection Zone (RPZ) of the existing trees to be carried out in strict accordance with BS 5837:2012. To be read in conjunction with the Arboricultural Impact Assessment (AIA) by Hayden's Arboricultural Consultants.
6. Contractor to make provision for further site investigation to determine the exact extent of existing tree roots and localised level survey at each tree.
7. Please refer to the site wide drawing by Hawkins Brown, reference AGV-HBA-NE-00-DR-A-20-0001 for the Active Site Boundary including proposed hoarding lines.
8. Contractor to allow for positive connections of all tree drains to existing/proposed surface water drainage system or soakaway agreed with Engineer's prior to commencement. Refer to Engineer's details and specification for all structural, services, drainage and pavement makeup requirements.
9. Softworks Details to be read in conjunction with Soiling General Arrangement and Soft Landscape General Arrangement plans AGC377-AL-TZ-1-001 to 004 and AGC377-AL-SW-1-001 to 004 and Plant Schedules.
10. Exact location of aeration pipes to tree pits to be set out on site to allow for correct positioning of tree rootball in tree pits. Shown indicatively only on Landscape Details.

Rev.	Date	Description	Drawn	Ch'd
C1	05.07.2022	FOR CONSTRUCTION	PJ	PC

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CLIENT
LB CAMDEN

PROJECT
AGAR GROVE REGENERATION PHASE 1C

TITLE
HARD & SOFT LANDSCAPE KEY

Scale:	Date:	Drawn:	Checked:	Approved:
N/A @ A1	02/04/2019	GA	CH	PC

Status:
FOR CONSTRUCTION

Drawing Number: AGC377-GRA-1C-XX-DR-L-1122 Rev: C1

FOR CONSTRUCTION

N

9

CR

AGAR GROVE

NOTE: PROPOSED KERBS TO MARRY INTO ADJOINING S278 WORKS PROPOSALS AT NEW ACCESS ROAD JUNCTION.

31.1m

COMMERCIAL BIN STORE

COMMUNAL LOBBY

COMMERCIAL

COMMUNAL BIN STORE CORE B

COMMUNAL BIN STORE CORE C

COMMUNAL BIN STORE CORE A

PLOT H

PLOT I

PLOT JKL

PLOT F

MILBURN LANE

CYCLE STORE

Sprinker tank room

Sprinker tank room

Substation

T030

T029

G005

T021

T022

T023

T025

L & Q HOUSING

WROTHAM ROAD

CAMLEY STREET

HAZELBURY WAY

HAZELBURY WAY

136

NOTE: FUTURE PHASE PROPOSALS ILLUSTRATED BEYOND THE PHASE 1C BOUNDARY.

NOTE: CK1 KERB TYPE. LAID 125MM W X 255MM H WITHIN THE RPZ OF EXISTING TREES T021-T025.

Temporary blacktop finish and pin kerb edging within footprint of temporary turning head beyond the extent of Phase 1B/1C permanent works

FOR CONSTRUCTION

GENERAL NOTES:

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7. The content of this drawing is to be read in conjunction with the latest project CDM risk register

NOTES:

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10. Exact location of aeration pipes to tree pits to be set out on site to allow for correct positioning of tree rootball in tree pits. Shown indicatively only on Landscape Details.

C1 AMENDMENTS FOR C1:
1. Updated substation and cycle store layouts shown on drawing
2. Planter layout updated to avoid clash with manholes
3. Planter coordinated with walls connecting to building on revised architectural layout
4. Landscape to north west of block I amended to accommodate garden access from rear door - steel planter omitted and wall omitted. Paving and planting extents changed.
5. Updated garden wall location to avoid clash with manhole
6. Updated wall and gate position following coordination with HBA
7. Tree pits moved to avoid clashes with installed drainage

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C1	05.07.2022	FOR CONSTRUCTION	PJ	PC

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CLIENT
LB CAMDEN

PROJECT
AGAR GROVE REGENERATION PHASE 1C

TITLE
HARD LANDSCAPE GENERAL ARRANGEMENT

Scale:	Date:	Drawn:	Checked:	Approved:
1:200 @ A1	25/06/2019	MA	CH	PC

Status: FOR CONSTRUCTION

Drawing Number: AGC377-GRA-1C-XX-DR-L-3121 Rev: C1