

Appendix C

Current and Prior Site Layout



KEY

- Site Boundary
- Native Hedgerow
- Swale with Native Planting
- Wildflower Meadow / Rough Grassland
- Ornamental Hedgerow
- Ornamental Planting
- Amenity Grass
- Low Mounds
- Informal Footpath

Seat/Bench (Not to scale)Bow Top FenceExisting FeaturesTrees or Vegetation to be RemovedTrees or Vegetation to be RetainedProposed FeaturesFeature TreeProposed TreeNative Scrub Planting

CLIENT:
David Wilson Homes Southern Ltd

PROJECT:
Letchmere Farm, Upper Heyford LS

TITLE:
Illustrative Landscape Layout

SCALE AT A3:
1:1,000

DATE:
September 2022

2099.16 / 02 DRAFT

Based on Ordnance Survey mapping with permission of Her Majesty's Stationary Office
Licence no. AR187372

© hankinson duckett associates

The Stables, Howbery Park, Benson Lane, Wallingford, OX10 8BA
t 01491 838175 e consult@hda-enviro.co.uk w www.hda-enviro.co.uk

Landscape Architecture
Masterplanning
Ecology

hda



Mixed native hedge with scattered tree planting introduced to define the northern and western boundaries and extend the green corridors around the site

Swales extend the SUDS provision through the development and reinforce the landscaped character of the streetscene

Proposed Local Area of Play (LAP) provides accessible play opportunities for younger residents. Sensory planting defines the space and contributes to the interactive nature of the greenspace.

Green corridor defines the eastern boundary forming a buffer to the watercourse as well as a sympathetic transition between the proposals and the landscape to the east.

Suggested Species Palette

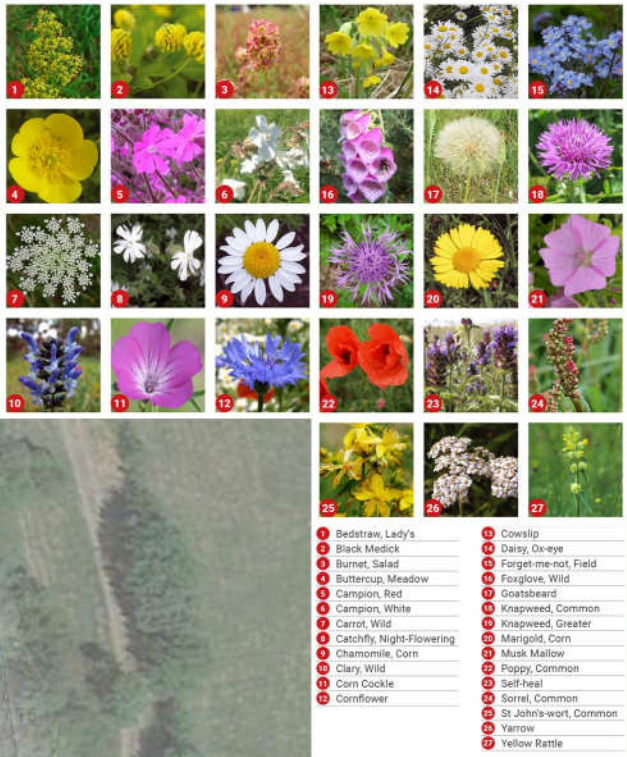
Native Scrub:

- Hawthorn
- Field Maple
- Hazel
- Dog Rose
- Wayfaring Tree
- Dogwood

Species-rich Grassland:

Species rich wildflower mix such as Landlife Wildflower's LWXM Dual Purpose 70/30 Wildflower Meadow Mix (or similar).

This mix contains over 27 native wildflowers and grasses to create permanent meadow and first year impact. It comprises 70% grass and 30% wildflowers and flowers from May to October. This mix is identified by the RHS as being 'Perfect for Pollinators'.



Key

- Existing Trees/Vegetation Retained
- Proposed Tree Planting
- Proposed Mixed Native Hedge Transplants/Structure Planting
- Proposed Single Species Native Hedge Planting

- Proposed Shrub Planting
- Proposed Grass - LWXM Dual Purpose Wildflower Mix
- Proposed Grassland - Swales - Meadow Mixture for Seasonally Wet Wetlands EM8
- Proposed Grassland - Hedgerows - Hedgerow Mixture EH1



Not to Scale

Drawing notes: Based on Ordnance Survey data with permission of The Controller of Her Majesty's Stationery Office, Crown Copyright

ES Landscape Planning Ltd, Beckett House, 14 Billing Road, Northampton NN1 5AW
Licence 100044628 Copyright Reserved



Land south of Heyford Grange,
Letchmere Farm, Upper Heyford

Illustrative Landscape Strategy

Drawing Ref: 10215L.LSP.003

Date: Oct 2021 Drawn: AM Checked: AM



This drawing is the copyright of West Waddy ADP and may not be copied or reproduced without written permission. The Copyright Order 1990 provides for the Planning Authority to copy and distribute drawings for public inspection in relation to a Planning Application only if those copies are marked in the following manner:

"This copy has been made with the authority of West Waddy ADP pursuant to Section 47 of the Copyright Designs and Patents Act 1988 and for the purposes only of public inspection. This copy must not be copied without the prior written permission of the Copyright owner."

Do not scale from drawings unless for planning purposes only. Use figured dimensions at all other times. In case of doubt contact West Waddy ADP

Dimensions to be checked on site before work commences and any discrepancies reported to the Architect.

The accuracy of this drawing may be relied upon survey information provided by third parties. No liability will be accepted by West Waddy ADP for errors in or arising from such third party survey information.

PLANNING

- Red Line Boundary (3.271ha)
- Swale
- LEAP/LAP provision (4000sqm including 500sqm activity area)
- Landscaped Boundary
- Affordable Units
- Treatment Plant
- Play
- Footpath
- Provision made for future possible pedestrian and cycle connection (subject to agreement)
- BCP

H	1/11/17	BCP relocation	GL
G	12/10/17	BCP added	GL
F	22/8/17	Plot 3 error in terms of house type letter, mean to be "R"	GL
E	20/7/17	Previously Plot 3: Dwelling substituted for 2 additional dwellings w/ rearranged parking. Plot 38: 4 Bed changed to an alternate house type w/ detached garage.	IG
D	11/4/17	Proposed site plan amended including green space and landscaping, eastern built frontage and boundary treatment, footpath and cycle links along southern boundary	GL
C	17/7/15	'Da', 'Db' house types reverted back to 'D'. Adjustments according to landscape design (AS SUBMITTED 21/07/2015)	JG
B	16/7/15	Amendment to parking arrangement re plots 32-35, amendment to garden re plot 26, 32 and 33	JG
A	14/7/15	Hous type D changed to Da, House type Db added. Plot 62 corrected.	JG
Rev	Date	Revisions	Initials Checked

Letchmere Green,
Heyford Park

Proposed Site Plan

The Malthouse
60 East St, Helen Street
Abingdon, Oxfordshire, OX14 5EB
Tel (01235) 523139
Fax (01235) 521662
e-mail: enquiries@westwaddy-adp.co.uk

westwaddy ADP

Date 20.07.2017

Scale 1:500 @ A1

Drawn IG Checked HS

Job	Dwg No.	Rev.
626	P01	H

Doc. Ref: QF 34 - 11