



KEY  
soft landscape

- EXISTING RETAINED TREES**  
Retained trees and canopy boundary of existing trees, shrubs & hedges as positioned following topographical survey of the existing site.  
One tree proposed to be removed (subject to arboricultural Method Statement)
- EXISTING RETAINED UK NATIVE SCRUB / VEGETATION**  
Retained mixed scrub / vegetation boundary as positioned following topographical survey of the existing site.
- PROPOSED TREE PLANTING**  
Standard & Multi-stem tree planting proposed. Minimum 400mm depth of specific purpose free draining topsoil to BS 3882:2015 for tree planting (see PJC.1277.003 Detailed Planting Plan for further details)
- PROPOSED TREE PLANTING**  
**PROJECTED CANOPY AT 25 YEARS FROM PLANTING**  
Proposed canopy radius and canopy m<sup>2</sup> shown by dashed line. (see PJC.1277.003 Detailed Planting Plan for further details)
- PLANTING - AMENITY PLANTING**  
Native & Ornamental planting to include species of value to wildlife and pollinators. Minimum 450mm depth of specific purpose free draining topsoil to BS 3882:2015 for shrub planting etc. (see PJC.1277.003 Detailed Planting Plan for further details)
- HEDGE PLANTING - SINGLE & MIXED UK NATIVE SPECIES**  
Staggered double rows. 5 plants per linear metre for bareroot stock. 4 plants per linear metre for staggered double row container grown stock. Minimum 250mm depth of topsoil for hedge planting [suitable in situ existing topsoil used or imported BS 3882:2015 topsoil subject to site conditions. (see PJC.1277.003 Detailed Planting Plan for further details)]
- GRASSWORKS - PROPOSED LANDSCAPE TURF**  
Areas of proposed amenity grass turf installed upon a minimum of 150mm depth of specific purpose free draining topsoil to BS 3882:2015. Soil leveled and prepared to a fine tilth prior to turf laying.
- GRASSWORKS - PROPOSED WILDFLOWER LANDSCAPE TREATMENT**  
**LANDSCAPE-34** Areas of proposed Wildflower Landscape treatment of Pre-Seeded Medium installed directly upon existing prepared ground level to a minimum depth of 25mm and leveled.  
**NON REGULAR MANAGEMENT OF GRASSLAND PROPOSED**  
(see PJC.1277.003 Detailed Planting Plan for further details)

hard landscape

- HARD LANDSCAPE - NON-PERMEABLE - NATURAL STONE PAVING**  
Proposed natural stone paving surface to rear terrace areas, pathways and front entrance.  
Proposed colour: [Buff Multi] - or similar approved  
To Civil & Drainage engineer specification
- HARD LANDSCAPE - PERMEABLE - RESIN BOUND GRAVEL TREATMENT**  
Proposed resin bound gravel within clay paver edging detail to driveway area inc. ramp. Proposed colour: [Buff warm tone natural stone chips] To Civil & Drainage engineer specification  
(see PJC.1277.002 Hard Landscape & Boundary Plan for further details)
- HARD LANDSCAPE - PERMEABLE - CLAY PAVES HERRINGBONE**  
Proposed clay paver surfacing laid in herringbone pattern in feature locations. Proposed colour: [warm brindle natural tones] To Civil & Drainage engineer specification  
(see PJC.1277.002 Hard Landscape & Boundary Plan for further details)
- HARD LANDSCAPE - NON-PERMEABLE - NATURAL STONE GRANITE SETT THRESHOLD**  
Proposed natural stone granite sett threshold at driveway access point (material change)  
Proposed colour: [Silver Granite - or similar approved  
To Civil & Drainage engineer specification  
(see PJC.1277.002 Hard Landscape & Boundary Plan for further details)]

boundary treatment

- Proposed 1.2m Chestnut square post and 2 cleft chestnut rail fence system with stock mesh
- Proposed 3660mm wide treated timber 5 bar field gate
- Proposed 1200mm wide treated timber 5 bar gate

levels

- PROPOSED NEW LEVELS**
- EXISTING RETAINED LEVELS WITHIN THE LANDSCAPE**
- EXISTING CHANGED LEVELS WITHIN THE LANDSCAPE**
- PROPOSED CHANNEL DRAIN ROUTE**  
Ref to scheme drainage layout

All works to conform to  
BS 5837:2012 Trees in relation to design, demolition and construction. Plus conforming to arboricultural method statements.  
BS 4428:1989 Code of practice for general landscape operations (excluding hard surfaces)  
BS 8545:2014 Trees: from nursery to independence in the landscape. Recommendations  
ASTM D5268 - 13 Standard Specification for Topsoil Used for Landscaping Purposes

**NOTE:**  
This drawing indicates design arrangement only. All works to be undertaken in accordance with best practice and all current BS & Building Regulations. Do not scale from drawing. Use figured dimensions only after checking.  
Drawing to be printed and read in colour only.

|      |                                                     |          |
|------|-----------------------------------------------------|----------|
| C:   | Amendments to pool arrangement and arch updates     | 09.01.25 |
| B:   | Landscape amendments to driveway arrangement & pool | 02.06.24 |
| A:   | Minor landscape amendments                          | 16.05.24 |
| Rev: | Description:                                        | Date:    |

Client: Richard & Shawn Ohlson

Project Name:  
TOWNHOUSE FARM  
CHURCH LANE  
ARDINGLY  
HAYWARDS HEATH  
WEST SUSSEX

Drawing title: Landscape General Arrangement Plan

|             |                             |              |            |
|-------------|-----------------------------|--------------|------------|
| Drawing no: | PJC.1277.001 - SHEET 2 of 2 | Rev:         | C          |
| Scale:      | 1:100 at A1                 | Date:        | 14.05.2024 |
| Drawn by:   | TR                          | Designed by: | TR         |

