

LANDSCAPE PLAN

Spaces and Activities

The landscape proposal is underpinned by a commitment to fostering a vibrant, healthy, and supportive community.

By carefully transitioning the landscape spaces from highly active social hubs to quiet, contemplative retreats, the design ensures that all residents can find spaces that suit their daily needs.

The landscape plan has been zoned into distinct typologies, balancing social interaction, physical wellness, ecological stewardship and local identity.

Gateways and Key Feature Areas (Arrival)

The arrival experience is designed to establish a prestigious "sense of place" and facilitate effortless navigation.

Active Spaces

Located around the central facilities building, the active spaces are designed to encourage physical movement, social cohesion and intergenerational interaction. Those include: outdoor café & restaurant terrace, outdoor cinema, garden rooms, putting green, boules pitch and a central, accessible lawn area for croquet.

Passive, Relaxing and Contemplative Spaces

To support mental health and mindfulness, dedicated quiet zones are strategically located away from the busier communal areas. Those include: a Yoga/ outdoor class area and a Zen Garden, situated adjacent to the spa and the indoor swimming pool.

Productive Landscapes

The growing area and the Orchard are designed to reconnect residents with the rhythms of nature while providing purposeful physical activity and cognitive stimulation.

Natural Areas and Vegetated Buffers

Providing screening and visual buffers to the development while enhancing ecological value due to the retention and enhancement of existing trees and hedgerows.

Sustainable Drainage and Blue Infrastructure

Water management is integrated as both a functional necessity and an landscape asset. Vegetated swales run throughout the site, while the Lake acts as a retention basin that simultaneously provides a high-value ornamental and ecological feature.

Representative Spaces for Building Clusters

Each residential building cluster is given its own distinctive landscape character, aiding wayfinding and creating intimate, domestic scales while providing a sense of local identity to the residents.

- KEY
- Gateways and Key Feature Areas
 - Active Spaces
 - Passive Spaces
 - Productive Landscapes
 - Natural Areas and Vegetated Buffers
 - Sustainable Drainage and Blue Infrastructure
 - Representative Spaces for Building Clusters
 - Landscape maintenance and storage area



LANDSCAPE CHARACTER AREAS
Location Plan



LANDSCAPE CHARACTER AREAS

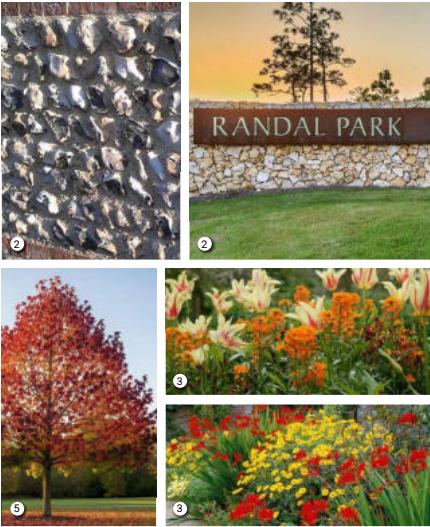
The Arrival

The main entrance into the new development is designed to create a distinct sense of arrival.

A 1.5-meter-high flint walls flanking the road will help framing the view into the site while providing a base for the development's signage.

The framed view is complemented by four feature trees that offer striking seasonal colour, providing a memorable, sensory experience for those entering the site.

At the base of the flint walls, a curated planting incorporates a warm colour palette of copper, red and yellow.



KINGSCOTE PLACE, EAST GRINSTEAD



- Key
1. New roundabout and road implemented as part of the wider masterplan infrastructure works
 2. 1.5-meter-high flint wall with signage
 3. Ornamental planting with warm colour palette
 4. Footpath/ pedestrian access into development
 5. Feature trees with seasonal colour
 6. Paved band to mark the transition into the development
 7. Tree avenue
 8. Crossing point implemented as part of the wider masterplan infrastructure works

