



LEGEND

- APPLICATION BOUNDARY
- EXISTING TREES / WOODLAND
- EXISTING SCRUB
- EXISTING DITCHES
- Softworks
 - THICKET MIX
 - EXTRA HEAVY STANDARD TREE
 - STANDARD TREE
 - MIXED-SPECIES NATIVE HEDGE PLANTING
 - AQUATIC PLANTING
 - AMENITY GRASS
 - Strong Lawn Grass Mixture EG22 by Emongate Seeds Ltd. 25g / m². Or equal and approved.
 - EG - EXISTING SWARD
 - Made good with 'Standard General Purpose Meadow Mixture' (EGP) seedling seedling by Emongate Seeds Ltd. where required (standard seedling rate at 4g / m²). Or equal and approved.
 - WF1 - WETLAND WILDFLOWER SEEDING
 - 'Meadow Mixture for Wetlands' (EM) seedling seedling by Emongate Seeds Ltd. 4g / m². Or equal and approved.
 - WF2 - POND EDGE WILDFLOWER SEEDING
 - 'Pond Edge Mixture' (EP) seedling seedling by Emongate Seeds Ltd. 4g / m². Or equal and approved.
 - MOWN GRASS FOOTPATH

Hardworks / Boundary Treatments / Street Furniture

- BITUMINOUS MACADAM SURFACE - to footpath/cycleways. To engineers specification.
- NO DIG SELF BINDING 'HOGGIN' FOOTPATH - to be installed between space areas. Compacted, fine screened 'hoggin' surfacing, nominal 50mm compacted layer over min. 150mm D8/T Type 1 sub-base; softwood treated timber edgings, pegged in place.
- TIMBER BOARDWALK AND BRIDGES OVER WATERCOURSE
- POST AND RAIL FENCING
 - No access except for maintenance, locations to be agreed.
- TIMBER PICNIC BENCH - 'Cleveland' Hardwood timber picnic table by Woodscape Ltd. 800 x 165mm table, 300mm wide integral bench.
- LITTER BIN - 'Woodland' timber bin with lid by Smetmaster Ltd. 110L capacity, 25 x 50mm slats, treated softwood construction, galvanneal liner, not fast into concrete footing, or equal and approved.

Play and Interpretation Elements to be Specified in Play Area Proposals

- PLAY AREA
 - refer to CSA/6098/408 for full details regarding the LEAP feature.
- PLAY / ART TRAIL STATION
 - Existing grass sward maintenance will vary around these features depending on proposed play experiences. Refer to CSA/6098/409 for full details regarding the Play Trail Proposals.
- INTERPRETATION BOARD

Notes:
- All proposed planting had been designed to reflect the guidance set out in Chapter 4 of the NHBC Standards and assumes minimum strip foundations (0.9m) and moderate arable soil.
- Structural engineers to review all proposed planting during technical design stage and advise of any species changes required to comply with NHBC Standards.
- No detailed soil or foundation information was available at the time of drawing.

For POS Proposals Plant Schedule, refer to CSA/6098/403
For Planting Specification, refer to CSA/6098/402
For Soft Landscape Proposals, refer to CSA/6098/404-405
For Hard Landscape Proposals, refer to CSA/6098/406-407

REFER TO CSA/6098/401

REFER TO CSA/6098/403

0 5 10 metres

D	22/09/23	Path app. Plot 173 changed to tarmac
C	23/04/25	Pump Sta. removed. Plot 242 tweaked
B	14/12/24	Paros paving removed; sub-slo app. Plot 126 removed; POS Path spec. confirmed.
A	14/08/24	LEAP and Play Trail updated to content

Rev Date By Description

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Project Land East of Keymer Road and South of Folders Lane, Burgess Hill

Title Public Open Space Proposals

Sheet 1 of 4

Client Thakeham Homes Limited and Charles Church Developments Ltd.

Scale 1:250 @ A0

Drawn 35

Date November 2023

Checked AM

Drawing No. CSA/6098/402

Rev D

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FOR NORTHERN PARCEL
LANDSCAPE PROPOSALS
REFER TO SEPARATE
APPLICATION

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Marginal Mz. Ditch Planting:
10 Achillea ptarmica
10 Centaurea nemoralis
10 Carex diuturna
10 Carex flacca
10 Carex lasiocarpa
10 Carex pendula
10 Carex pectinata
10 Deschampsia cespitosa
10 Equisetum hyemale
10 Filipendula ulmaria
10 Galium verum
10 Hieracium pilosella
10 Juncus effusus
10 Juncus filiformis
10 Lotus pedunculatus
10 Lycopodium obscurum
10 Lythrum salicaria
10 Mentha aquatica
10 Myosotis scorpioides
10 Oenothera biennis
10 Potentilla anserina
10 Silene dioica
10 Silene fox-croci
10 Solidago canadensis
10 Stachys palustris
10 Veronica beccabunga
Ditch planting to be set out on site by project ecologist

Native Hedgerow Mix:
11 Acer campestre
11 Corylus avellana
11 Crataegus monogyna
11 Ligustrum vulgare
11 Lonicera periclymenum
11 Prunus spinosa

Native Thicket Mix:
2 Crataegus monogyna
2 Ilex aquifolium
2 Prunus spinosa
2 Rosa canina
2 Sambucus nigra
2 Sierbia lutea