

Sustainable Drainage

Sustainable Drainage Systems are integrated throughout the landscape to manage surface water in a natural and visually cohesive manner. Basins and organically shaped swales are designed to reflect the forms of natural watercourses, supporting characteristic vegetation patterns and strengthening connections to the wider landscape. Located within both amenity and more naturalistic areas, these multifunctional features provide effective surface water management while enhancing biodiversity, creating habitat opportunities, and contributing positively to the character and visual quality of the open space.

Indicative species:
Plantago lanceolata
Malva moschata
Leucanthemum vulgare
Centurea nigra



Open space

The proposed development is structured around a central green space that forms the focal point of the scheme, providing an attractive and accessible landscape setting overlooked by surrounding homes. A series of interconnected amenity and wildlife open spaces create a varied green infrastructure network that supports recreation, biodiversity and visual amenity. The amenity areas provide usable open space and a seamless transition to more naturalistic landscapes, while integrated SuDS features contribute to the management of surface water and enhance the character of the public realm. Wildlife areas comprising meadow grassland, native planting and habitat-rich landscapes strengthen ecological connectivity and provide a diverse range of habitats for local species. Together, these spaces create a multifunctional landscape framework that supports community wellbeing, enhances biodiversity and establishes a distinctive sense of place, while maintaining strong visual connections to the surrounding countryside.



Boundary Treatment

Existing mature trees and hedgerows along the site boundaries will be retained wherever possible and strengthened through supplementary native shrub and species-rich hedgerow planting. Boundary enhancements have been designed to reinforce the site's rural setting and strengthen its relationship with the surrounding farmland. In particular, the northern boundary will be enhanced with thicket planting to create a robust and attractive green edge between the proposed development and the open countryside beyond, while providing additional habitat value, biodiversity benefits and seasonal interest.

Indicative species:
Quercus robur
Carpinus betulus
Acer campestre



Wildlife enhancements

The wildlife enhancement areas introduce targeted habitat features that strengthen the ecological value of the wider open space. Measures such as native planting, meadow pockets, habitat piles, and strengthened hedgerows create additional habitat opportunities for wildlife and improve connectivity across the site. These enhancements sit within the wider landscape zones, supporting biodiversity while contributing to the overall green infrastructure network.



Street Avenue

The street avenue forms a key structural element of the development, with tree planting arranged to complement the street scene and reinforce the hierarchy of the spine and secondary roads. Carefully positioned avenue trees help define movement corridors, soften built form, and create a coherent, attractive streetscape that supports walkability. Their placement will be coordinated with parking arrangements and visibility requirements, ensuring that the avenue planting enhances both the character and functionality of the street environment.



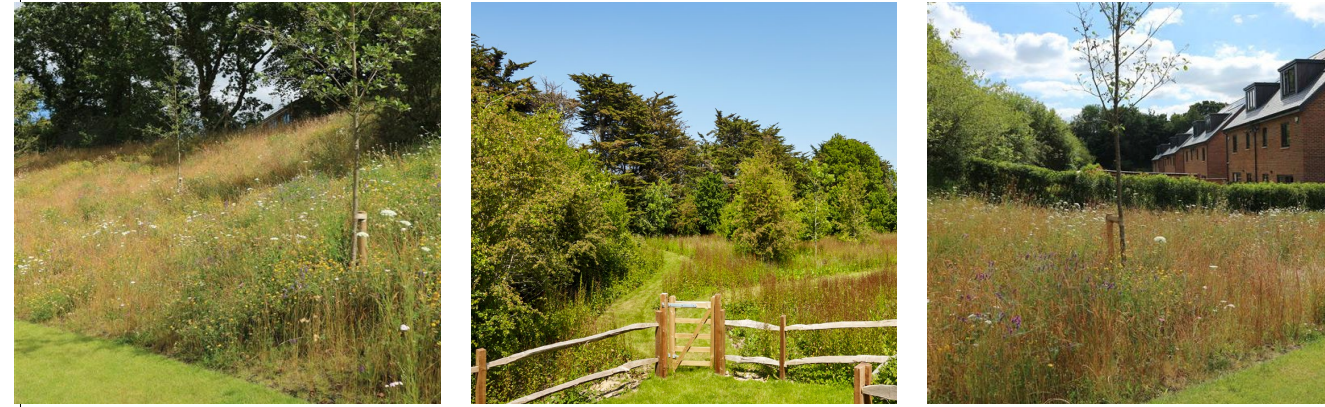
Leisure Route

The leisure route provides an accessible circuit through the development, linking the open spaces with the main entrance area and the pedestrian connection to the PRow, while supporting everyday walking and running. Its alignment weaves between amenity and wilder areas, offering variety and a strong connection to the surrounding landscape. Designed as part of the site's active travel network, it enhances movement, recreation, and the overall experience of the open space.



Vegetation Buffer

The vegetation buffer along the school boundary provides a layered green screen that softens views and improves privacy between the two land uses. Retained boundary vegetation will be reinforced with areas of amenity and species-rich grassland create a robust, naturalistic and well-integrated green edge. This buffer also forms an important transition zone, protecting the existing ditches, facilitating their maintenance, and delivering ecological enhancements for a range of species. As access is restricted to maintenance activities, the area can function effectively as a dedicated ecological corridor, providing valuable habitat and biodiversity opportunities.



Central Green

The central green forms the heart of the development, providing an open, flexible space that supports both recreation and community activity. It includes a small number of feature trees for structure and identity, alongside natural play elements and informal seating areas. Drainage features are integrated subtly within the landscape, ensuring the space functions both as an amenity area and a key part of the site's green infrastructure.



Play Provision

The play provision offers a natural, informal play environment that blends seamlessly into the surrounding landscape. Using mounding, boulders, timber elements, and soft surfacing, it creates opportunities for imaginative and active play while maintaining a rural, nature-led character. Its location within the central green ensures good visibility and accessibility, supporting everyday use without dominating the wider open space.



Entrance - Access from School Road

The main entrance from School Road is designed to create a positive first impression of the development, establishing a strong landscape-led arrival experience that reflects the rural character of the surrounding area. Any vegetation removal required to facilitate the new access will be offset through native hedgerow, tree and woodland planting positioned beyond the visibility splays. Naturalistic planting, native trees and hedgerows will frame the entrance space, creating a welcoming threshold and reinforcing local landscape character. This combination of native planting and carefully integrated sightlines will form a distinctive gateway feature, enhancing biodiversity and providing an attractive transition between School Road and the wider development.

Indicative species:
Crataegus monogyna (Hawthorn)
Taxus baccata (Yew)

