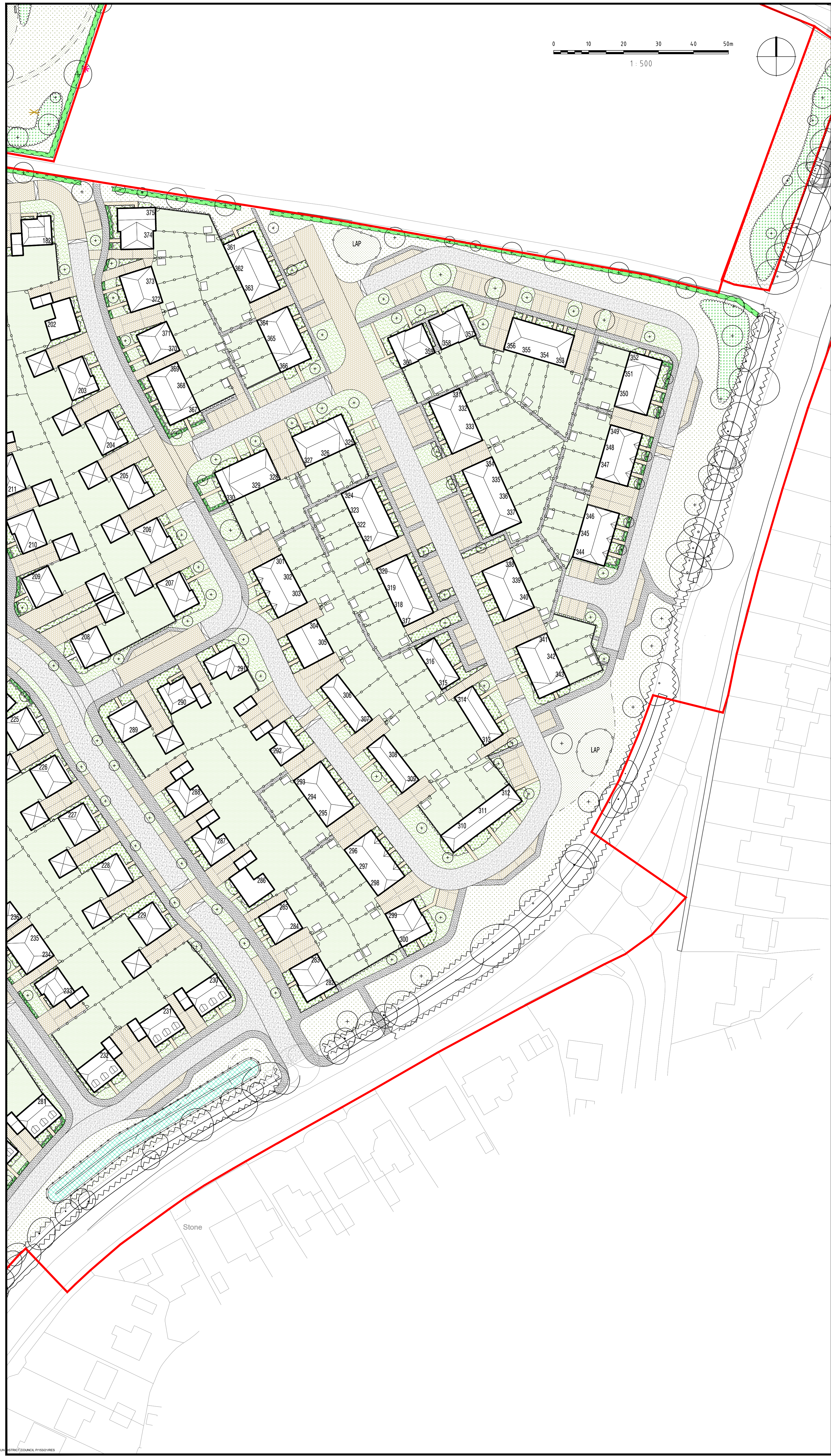
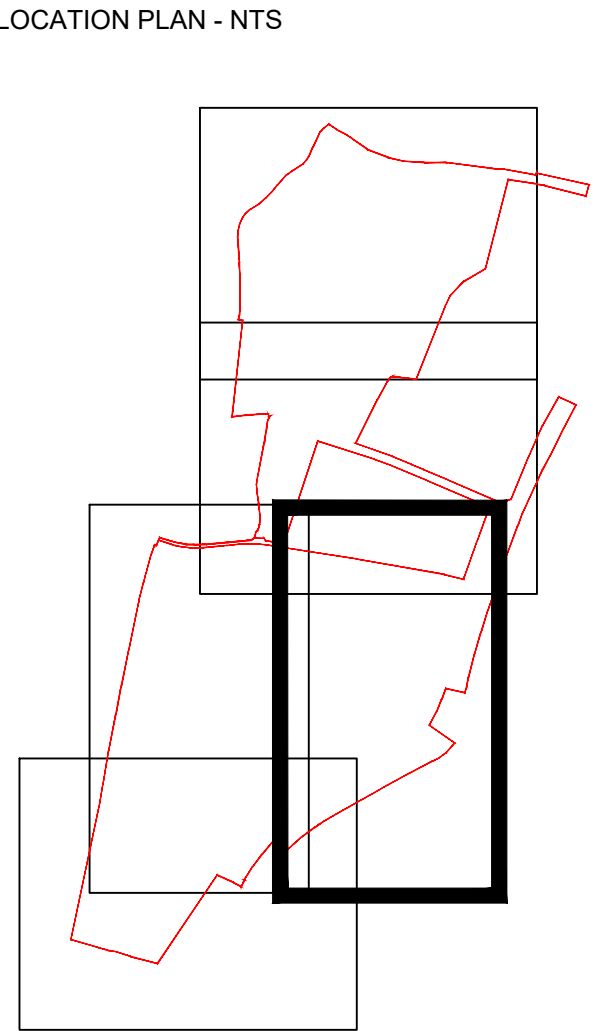




- NOTES:
1. This drawing is to be read in conjunction with all relevant contract drawings and specifications with any conflicting information to be brought to the attention of Deacon Design before works commence on site.
 2. Do not scale from this drawing, (except for planning application purposes only) always work to noted dimensions.
 3. All given dimensions in mm.

- KEY**
- Application Site boundary
- Soft Landscape**
- Existing boundary vegetation, retained and enhanced in accordance with ecologist recommendations
 - Proposed Tree Planting / Hierarchy
 - Large Tree (10> metres from building)
 - Street Tree (7> metres from building)
 - Small / Garden Tree (3> metres from building)
 - Proposed native / ornamental shrub planting to residential areas appropriate to landscape setting / ecological enhancement opportunities
 - Formal native hedgerow to property frontages
 - Mixed species native hedgerow
 - Proposed native shrub / scrub planting
 - Proposed climbers and wall shrubs
 - Proposed wetland planting within SUDS areas
 - Proposed amenity lawn to front gardens and highway verges (service margins) - Emorsgate EL1 - Flowering Lawn Mixture
 - Proposed lawn to back gardens (patio areas to be agreed as part of technical design)
 - Proposed species rich, native wildflower meadow / rough grassland, with 1.0 m mowed edge along roads and footpaths
 - Closely mown grassland within Public Open Spaces
- Hard Landscape**
- Proposed tarmac surfacing to main highways
 - Proposed tarmac surfacing to pathways
 - Proposed block paving to shared surfaces and parking areas
 - Proposed slab paving to pedestrian paths
 - Footpaths through open space - Proprietary self-binding gravel
 - LEAP Area - Play surfacing and Equipment to accord with BS EN 1176 & 76. Exact Design to be agreed as part of Technical Design approvals.
 - Proposed FSC approved, hedgehog friendly timber closeboard fence to private rear gardens - 1.8m high with gated access. Gate location and access to be agreed at detailed stage
 - Proposed masonry wall to public facing rear garden boundaries - to Architects specification - 1.8 m high with timber gates
 - Proposed FSC approved timber post and rail fence to attenuation ponds - 1.5m high with maintenance access
 - Allowance for fencing to equipped play areas to prevent dog access.
 - Bin and Seating Provision - Exact Locations to be agreed at Technical Design stage



FINAL

05.11.21	SL	Amended to comments	A	PD
DATE	DRAWN	DESCRIPTION OF REVISION	REVISION LETTER	CHECKED BY

DRAWING STATUS
FOR PLANNING



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PROJECT TITLE: Land at Summer Lane, Pagham	
PROJECT NUMBER: DD494	PLOT DATE: 03.11.21
DRAWING SCALE: 1:500	APPROVED BY: PD
PAPER SIZE: A1	DRAWN BY: SL
DRAWING TITLE: Landscape General Arrangement Plan 4 of 5	
DRAWING NUMBER: L04	REVISION LETTER: A
DRAWING FILE LOCATION: Z:\Drawings (Deacon Design Ltd)\DD494_Summer Lane, Pagham\04-Drawings\Autocad\Landscape Design\DD494\01-05 GA.dwg	