



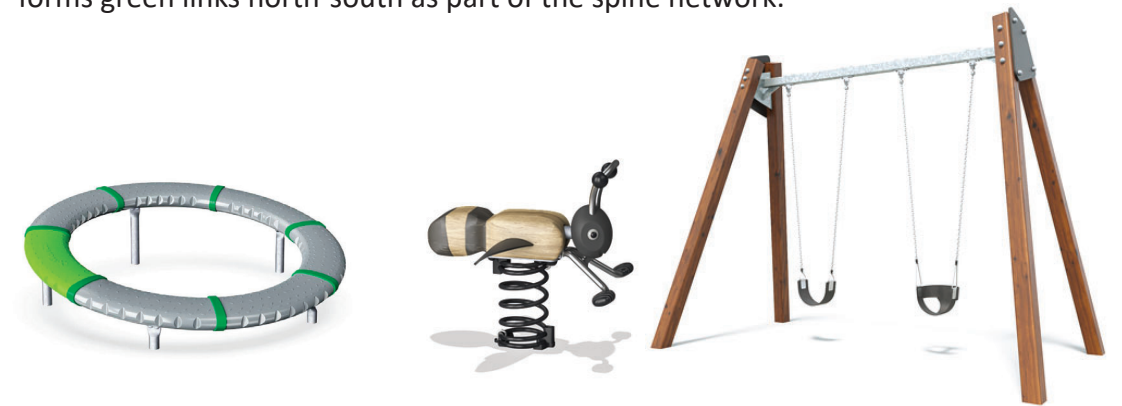
NORTHERN HILLTOP AMENITY CONCEPT

This space resides along the central amenity corridor and is located at the top of the hill. It has been increased in size at further information stage, making it the focal point amenity at more than 1800 sq.m. (excl. public footpath) and is generally quite level. The space has a very high biodiversity value, with 25% of the zone dedicated to pollinator shrubs with a tree line link. In addition to great habitat, this also provides a framework for a safe play space. An internal amenity path enhances the sense of separation and a special place. The southern end has the greatest visual prominence. For this reason, large canopy trees are proposed, which will visually rise above the nearby house ridgelines. The trees are smaller adjacent to the houses to minimise garden shading. Components within the zone include:

1) Formal Play Area - Designed for a wide range of ages (1-12 yrs) using RoSPA certified play equipment with coloured rubber surface surfacing. It is meant to cater to the estate homeowners. The play area is large enough to contain variety and interest (125 sq.m.), yet small enough so that it won't be a regional draw for users outside of the estate.

2) Amenity Lawn - A 800 sq.m. level grass area with direct connectivity to the play area. Laid as a large circle, all areas are equally useable and can accommodate multiple play groups. 2 no. seat benches allow for respites and monitoring.

3) Biodiversity Framework - Enhancing habitats for birds and insects is a key attribute of the space. There are pollinator benefits in all 4 seasons. While the trees are deciduous, the framework shrubs are evergreen, providing good year-round coverage and overwintering and the wildflower meadow supports native species. Planting forms green links north-south as part of the spine network.



Examples of formal play equipment at the play area (Supernova, Springer, Swings).



(left) Mixed species of winter-flowering Heather provide off-season nectar. They form a quality evergreen buffer to separate amenity users from the road, while allowing full supervision of the space.

(right) Proposed seat benches throughout site. Cast iron supports with low-maintenance, composite slats. Some with backs, some without. Irish made.

Notes

1. For location of amenity on plan and planting schedule refer drawing L206.
2. For road and house layouts refer Architectural and Engineering drawings.