

LANDSCAPE DESIGN STATEMENT

INDURENT PARK MOORGATE POINT Knowsley



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Harbury Road, Deppers Bridge
Southam, Warwickshire, CV47 2SZ

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1.0 INTRODUCTION

- 1.1 This landscape design statement is to be read in conjunction with the latest revision of BCA Design Ltd 'Landscape Concept Proposal' drawing no. 2465-25-01. The description of the proposed landscape design in this statement is illustrated on drawing 01.

2.0 EXISTING LANDSCAPE

- 2.1 The existing site is currently a stripped brownfield plot located centrally within an existing area of commercial development. The existing landscape on site comprises primarily of newly regenerated scrubland to internal areas that were historically cleared and various boundary trees, hedgerows and pockets of scrub to the periphery of the application site.

3.0 PROPOSED LANDSCAPE

- 3.1 The proposed site is currently a brownfield plot located centrally amongst existing industrial & commercial buildings and wider development. The application site is located 0.7 miles from M57 Junction 4 and will be accessed by both pedestrians and vehicles via the northern end of Alchemy Way, linking back to the A580 & M57 road networks. The proposals seek to introduce two new warehouse buildings, associated office blocks, service yard areas, car parking, Amenity landscaping & structural boundary landscaping. The landscaping scheme has been designed primarily to:

- Provide a clean and presentable working environment for staff & visitors to the site. Increase biodiversity
- Bolstering of existing & creation of green corridors
- Soften built form and create a human scale setting to the proposals within the wider development area.

- 3.2 The overall landscape scheme is made up of 3 main parcels; Spine/Estate Road Landscaping, Plot K134 & K72 Landscaping and Amenity Landscaping.

3.3 Spine/Estate Road Landscaping

As you enter the application site from Alchemy way, Two extra heavy standard Elm (Ulmus 'New Horizon') trees are proposed, set within mown grass verges to either side of the road forming a gateway into the site and providing a visual sense of arrival, framing the pedestrian & vehicular entrance/exit. As you continue into the site via the estate road, staggered large stature tree avenues proposed to either side help to break up massing of the proposed built forms beyond whilst providing a more human scale setting to the streetscape. Plot service yard & carp parking entrances are visually punctuated through the use of gateway trees and smaller specimen shrubs where rooting space is confined.

- 3.4 The landscaping proposals to each plot have been tailored to maximise screening, aesthetic quality and to soften the development, helping to create a pleasant and enjoyable working

environment for staff & visitors to the site. Each plot is comprised of 3 aspects, Architecture, working areas & access.

To each building frontage, areas of ornamental & herbaceous planting beds with specimen shrubs have been located adjacent to the entrances, aiding way finding whilst providing an attractive and tidy envelope to the building entrances.

Around the exposed perimeters of the service yards, native hedgerows and extra heavy standard trees follow the lines of the security fencing, forming a continuous green buffer that helps soften and visually break up the mass of the building.

In car parking and perimeter areas, a mix of ornamental shrubs, ornamental hedging, and native hedgerows has been used to add year-round visual interest and screen views into operational areas. Tree planting within parking islands and along boundaries reduces the visual dominance of hard surfaces and enhances the overall quality of the space, contributing to a more user-friendly and attractive environment.

3.5 Attenuation Basin & Amenity Landscaping

The attenuation basin is proposed to be underdug, below required attenuation volumes, and planted with a variety of aquatic and marginal plant species to create added visual interest during periods of dryer weather. The base & banks will also be seeded with damp tolerant wildflower mixes to bolster biodiversity and aesthetic value. A selection of native species riparian trees are planted in a scattered arrangement just to the south of the basin to bolster the southern boundary and provide a green backdrop for views from the shared amenity area. Located to the western side of the open grassland area, a short walk from office buildings, an area of self bound gravel with varied seating options offers staff & visitors of the site a flexible space for rest, relaxation and socialising with filtered views across the basin and landscaping beyond. The area will be separated from the adjacent via strategic placement of native hedgerows and large stature tree planting. Internally, a border of mixed height herbaceous & ornamental shrubs enclose the space, offering sensual & visual interest whilst framing & filtering views in & out of the space.

4.0 **CONCLUSION**

- 4.1 The proposed landscape scheme for Indurent Park, Moorgate Point, ensures that the site entrance(s), car park(s) and office frontage(s) have a planting design which will soften the development and provide structured landscaping that visually defines each plot whilst also creating an attractive place to work. A variety of heavy & extra heavy standard trees have been strategically positioned across the proposed landscaping scheme to both compliment architectural features & forms, aiding wayfinding & placemaking, whilst also seeking to break up the massing of the built form(s) and in turn helping to integrate the building(s) with its surroundings. The trees height & form will provide essential elements such as shade, structure, and an immediate sense of maturity to the landscaping which will help to create a more pleasant 'human scale' environment for users & visitors to the site.

5.0 SUPPORTING DOCUMENTS

- 5.1 The following BCA documents and drawings are submitted in support of the landscape proposals for Indurent Park, Moorgate Point, Knowsley:

Drawings:

Drawing No.	Drawing Title	Rev
2465-25-01	Landscape Concept Proposal	07
2465-25-02	Amenity Area Concept Proposal	03
2465-25-03	Landscape Concept Sections	03