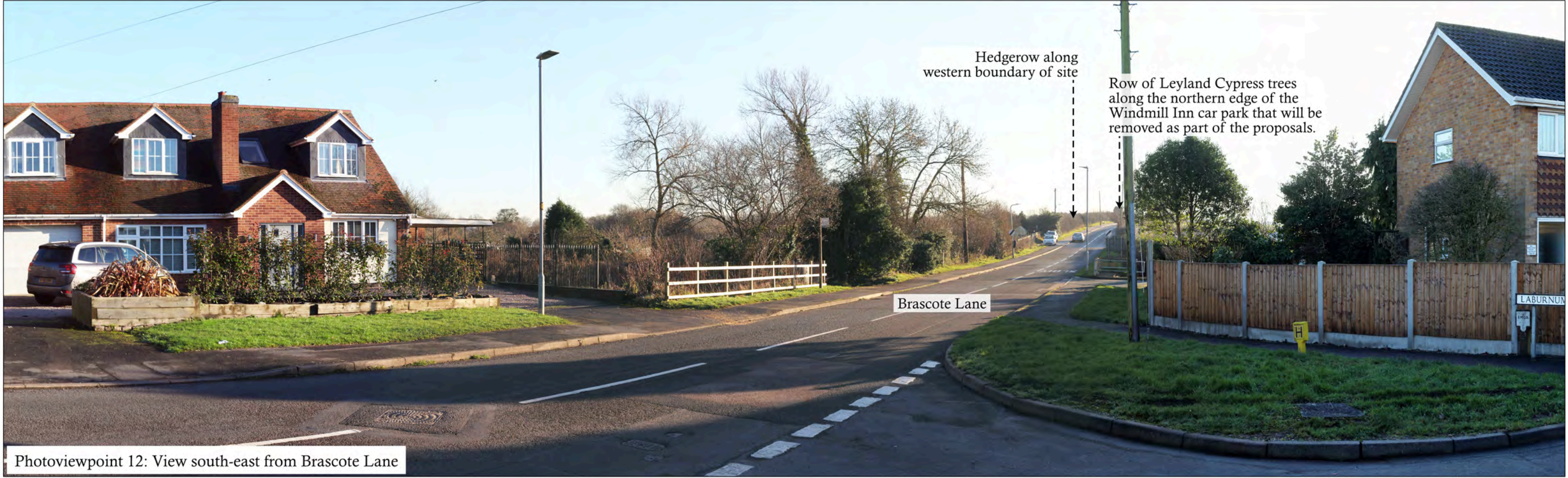


Photoviewpoints 11 and 12



Photoviewpoint 11: View north-east from unnamed track off Brascote Lane



Photoviewpoint 12: View south-east from Brascote Lane



Photoviewpoints 13 and 14



Photoviewpoints 15 and 16



Photoviewpoint 15: View south-west from Alan's Way Playing Fields



Photoviewpoint 16: View south-west from Public Footpath S26



Photoviewpoints 17 and 18



Photoviewpoint 17: View south-west from Public Footpath S26



Photoviewpoint 18: View west from Public Footpath S26



Photoviewpoints 19 and 20



Photoviewpoint 19: View west from Public Footpath S26/Kirkby Lane



Photoviewpoint 20: View north-west from Kirkby Lane



Photoviewpoints 21 and 22



Photoviewpoint 23



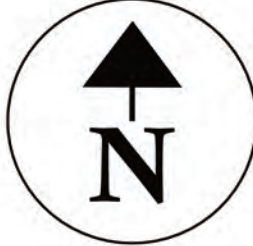
Photoviewpoint 23: View south-west from Public Footpath R95/Kirkby Lane



BRASCOTE LANE, NEWBOLD VERDON

STRATEGIC LANDSCAPE MASTERPLAN

This plan sets out the indicative approach to the soft landscaping treatments proposed at Brascote Lane, Newbold Verdon. The landscaping principles shown relate to the intended overarching themes and functions of the proposed soft landscaping. The specific locations, planting species, densities and sizes would all be subject to detailed design and would be detailed as such to ensure no conflicts between existing or proposed utilities, building foundations or other technical constraints. The purpose of this plan is to indicate broad planting principles, to illustrate the intended approach to landscape mitigation and enhancements across the site, and to enable agreement of the general landscaping approach with the local planning authority.



Brascote Lane Frontage

Development will be set back from the western edge of the site to allow for the incorporation of a footpath link along Brascote Lane, an area of grassland verge between the road and the development, and new hedgerows, hedgerow trees and tree planting. Properties will front out onto Brascote Lane. This will enable a visually appropriate frontage is provided to the development for users of Brascote Lane and to create an attractive street-scene on the approach into Newbold Verdon.

Existing site boundary hedgerow retained along the edge of the allotments will be retained, protected and enhanced with new hedgerow tree planting to bolster the visual softening role it has between the allotments and the development area.

Thurlaston Brook
Development will be set back from the northern edge of the site to protect the existing watercourse Thurlaston Brook. This space will incorporate new attenuation ponds, riparian planting, woodland copses, open meadows and a recreational footpath route linking with other parts of the development.

The proposed pumping station will be screened from view for the future residents of the development through a combination of mixed evergreen and deciduous shrub planting, hedgerow planting and native trees. This should assist the pumping station in forming a discrete part of the development, whilst the screening planting specified also blends into the adjoining open space and green infrastructure.

Eastern Edge

A selection of native tree species will be utilised along the eastern edge of the development, to filter views of the settlement edge from the east and to aid in integrating the development into the agricultural land use adjacent. The buffer planting will enhance the green infrastructure connectivity of the site's boundaries and strengthen the ecological corridor created by the eastern boundary. Whips and Light Standard tree planting will provide canopy variance to create a robust well-treed woodland character with areas of woodland and tree copses once fully established.

Indicative Planting Palette

Boundary Hedgerows

New hedgerows planted to supplement / replace existing and missing hedgerows at the outer edges of the site and used internally within the new development areas.



Street Tree and Hedgerow Planting

New trees and hedgerows planted within the development along the main streets and lanes.



Amenity Tree Planting

New trees planted within the new areas of open space within the development.



Buffer Tree Planting

New trees and shrubs planted at the outer northern, eastern and southern edges of the site



Woodland Planting



Screen Planting

New hedgerow, shrub and tree planting to screen the proposed pumping station.



Pond Planting

New aquatic, marginal and riparian planting and meadow seeding within the new ponds and swales proposed across the site.



Windmill Green

This space will provide a recognisable feature on arrival into Newbold Verdon along Brascote Lane. The area will feature grassland, meadow areas, bulb planting, play opportunities, native tree planting and footpath links.

Southern Corridor

The southern edge of the site features a development offset with new drainage swales, hedgerow enhancements and native tree planting. This edge will provide visual softening of the development for users of the allotments and private fishing lake adjacent, as well as users of Brascote Lane.

SUDS Corridor

A green corridor running centrally through the site between the Country Park and Thurlaston Brook will provide a cascade of attenuation ponds with naturalistic tree copses, native tree planting, open meadow grassland, riparian planting and new native hedgerows.

Country Park

An area of open space overlooked by housing, incorporating new woodland planting, recreational routes that link with the wider footpath network beyond the site, meadow areas, play opportunities, an ecological pond and reinstated historic hedgerow boundaries. This area will provide visual amenity benefits for users of Brascote Lane, the allotments and the private fishing facility adjacent to the site, it will provide a characteristic transition between the open countryside to the south of Newbold Verdon and the new settlement edge to the north.

PROJECT Brascote Lane, Newbold Verdon
DRAWING TITLE Strategic Landscape Masterplan
SCALE NOT TO SCALE
DRAWING NO 005
DATE March 2022

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