

1. Landscape Framework and The National Forest

The Site lies within the National Forest, which has shaped the design of the proposal. This included retaining the majority of the existing vegetation, providing a strong landscape structure. The existing vegetation will be extended with extensive tree planting within the new areas of open space. The open space will be planted with a mixture of native trees and thicket planting strengthened with wildflower grassland, creating a woodland edge habitat for the new local biodiversity.



2. SuDS Strategy

Two large drainage basins are proposed along the southern boundary of the Site, designed to form an integral part of the open space. The basins will retain and disperse surface water across the Site and their surrounds will be sown with a native grassland/ flora mix, wet thicket and aquatic planting, providing seasonal interest and wildlife habitat.



3. Play Area and Recreational Strategy

The play strategy will comprise a Local Equipped Area of Play (LEAP) located south of the residential area, allowing natural surveillance over them from the new housing. It will have a strong woodland play theme relating to the Charnwood Forest. The design will include a range of play equipment providing different play experiences. It will adjoin areas of amenity grass, offering a flexible recreational space for children and adults.

A recreational route would be created along the eastern, southern and western boundaries of the Site to make the proposed development more accessible to open spaces and provide the opportunity to enjoy informal recreation along the new basins to the south and through the new forest expansion.



4. Residential Planting

A variety of planting across the new residential area will achieve a high-quality landscape design and help to integrate the new development into the existing landscape framework. The proposed planting will reflect the character of the area and provide an attractive place to live while softening the built form throughout the development and its surroundings. Native hedging will be used alongside the development edge where it adjoins the new open space. Within the development area a more ornamental palette of trees and shrubs will be used to provide seasonal interest and colour. Small green spaces will be proposed across the development area, avenue trees planted along the main access road of the development area to provide interest as well as shade. The proposed planting will be easily maintained and compliment the setting of the new residential development.

Indicative Open Space Planting Palette

Native Trees :

Aesculus hippocastanum Horse chestnut
Tilia platyphyllos Large-leaved lime
Populus tremula Aspen
Sorbus aucuparia Rowan



Native Thicket :

Ulex europeus Common gorse
Illex aquifolium Common holly
Crataegus monogyna Common hawthorn
Prunus spinosa Blackthorn



Indicative Residential Planting Palette

Street/ Avenue Trees :

Acer platanoides 'Globosum' Bullet Maple
Prunus cerasifera 'Nigra' Purple-leaved Cherry
Carpinus betulus 'Frans Fontaine' Hornbeam 'Frans Fontaine'
Betula albosinensis 'Fascination' Chinese Red Birch 'Fascination'



Ornamental Shrubs:

Skimmia x confusa 'Kew Green' Skimmia 'Kew Green'
Choisya ternata 'Sundance' Mexican orange (Sundance)
Viburnum tinus Laurustinus
Mahonia aquifolium Oregon grape
Aucuba japonica 'Rozannie' Japanese laurel 'Rozannie'
Cornus Sanguinea 'Midwinter Fire' Dogwood 'Midwinter Fire'
Nandina domestica Heavenly bamboo



Native Hedgerow :

Ligustrum vulgare Common Privet
Viburnum opulus Guelder Rose
Crataegus monogyna Common Hawthorn
Corylus avellana Common Hazel



C	18/12/25	TV	Minor update to layout
B	24/06/25	TV	Minor update to text
A	29/05/25	TV	Updated Red Line Boundary

Rev Date By Description

Drawing Status

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Project Land at Ratby Lane, Markfield

Title Illustrative Landscape Strategy Plan

Client Taylor Wimpey UK Ltd

Scale 1:1000 @ A1 Drawn TV

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