

Landscape Strategy

The landscape strategy for the proposed day nursery at Twycross Zoo has been developed to integrate the new built form within its immediate setting, retain and reinforce the site's existing green infrastructure, and deliver a measurable ecological enhancement. The site currently comprises predominantly species-poor modified grassland enclosed by a non-native ornamental hedgerow and a line of poplar trees, with a small number of scattered individual trees and localised ruderal vegetation. The surrounding structure of trees and hedges provides the principal vegetated framework to the site and informs the proposed enhancement approach.

The proposed scheme retains the strongest existing landscape features where practicable, including the ornamental hedge, the line of trees and selected retained trees, thereby maintaining enclosure, softening the development edge and preserving continuity with the established site character. The Tree Retention Plan confirms the intention to retain these boundary features and associated root protection areas as part of the final layout.

Within the application site, the landscape proposals are designed to create a simple, robust and attractive setting for the nursery while also increasing biodiversity value. The scheme includes retained amenity grassland, new areas of flower-rich grassland, mixed native shrub planting, a new native hedge, and six new trees, alongside retained boundary vegetation and habitat features such as bird boxes, bat boxes and a hedgehog hibernation box. Collectively these measures strengthen the green framework of the site and provide a more diverse mosaic of habitats than is present at baseline.

The planting approach responds to the site's location within National Character Area 72: Mease/Sence Lowlands and to the stated slowly permeable, seasonally wet, slightly acid but base-rich loamy and clayey soils. Species selection has therefore been based on robustness, suitability to heavier soils, and compatibility with the operational requirements of a nursery environment. Within the nursery garden itself, planting is intentionally simple and legible, with an emphasis on safe, manageable species and strong seasonal interest. The proposed native hedge in this area should comprise non-thorny, non-toxic species appropriate to a children's setting, with field maple as the principal hedge species. The broader planting palette for trees, shrubs and grassland is native-led and reflects the lowland farmland character of the area.

The flower-rich grassland has been positioned to increase nectar, pollen and invertebrate value within the scheme and to provide a more ecologically functional alternative to the baseline modified grassland. This habitat will contribute visual interest as well as ecological benefit and should be managed through an appropriate cutting regime to maintain floristic diversity over time.

A separate area of offsite planting is also proposed within the blue line land associated with the forest school area. This offsite tree planting will comprise 23 native trees forming the principal long-term canopy structure for the forest school space. The purpose of this planting is to establish a robust and characterful tree framework that provides shade, habitat value, seasonal interest and a strong sense of place for outdoor learning. Understorey planting can be introduced at a later stage as the forest school area evolves. This element should be read as complementary to, but distinct from, the nursery garden planting, with species selected to suit the same local character and soil conditions while creating a more wooded setting appropriate to its intended use.

Overall, the landscape strategy seeks to balance functional nursery requirements with long-term environmental enhancement. By retaining existing boundary vegetation, introducing new native planting, diversifying the grassland resource and incorporating habitat features, the scheme will deliver a greener, more biodiverse and better integrated development than the existing baseline condition.

Paving within Root Protection Areas

Where paving is required within the Root Protection Areas (RPAs) of retained trees, including the access path, the car park access and the vehicle drop-off pull-in, it will be constructed using a no-dig methodology to avoid disturbance to retained tree roots and to maintain existing ground levels. This approach is appropriate given that the scheme retains boundary trees, a line of trees and retained trees shown with their RPAs on the enhancement plan and tree constraints / retention drawings.

All surfacing within RPAs will comprise permeable surface materials laid over a suitable no-dig sub-base, installed in accordance with arboricultural best practice. The design intent is to prevent excavation, soil compaction, severance of roots and changes to soil hydrology within the rooting environment of retained trees. Construction should therefore avoid conventional dig-out and kerbed edge details within RPAs unless these can be implemented without root damage and are agreed by the project arboriculturist.

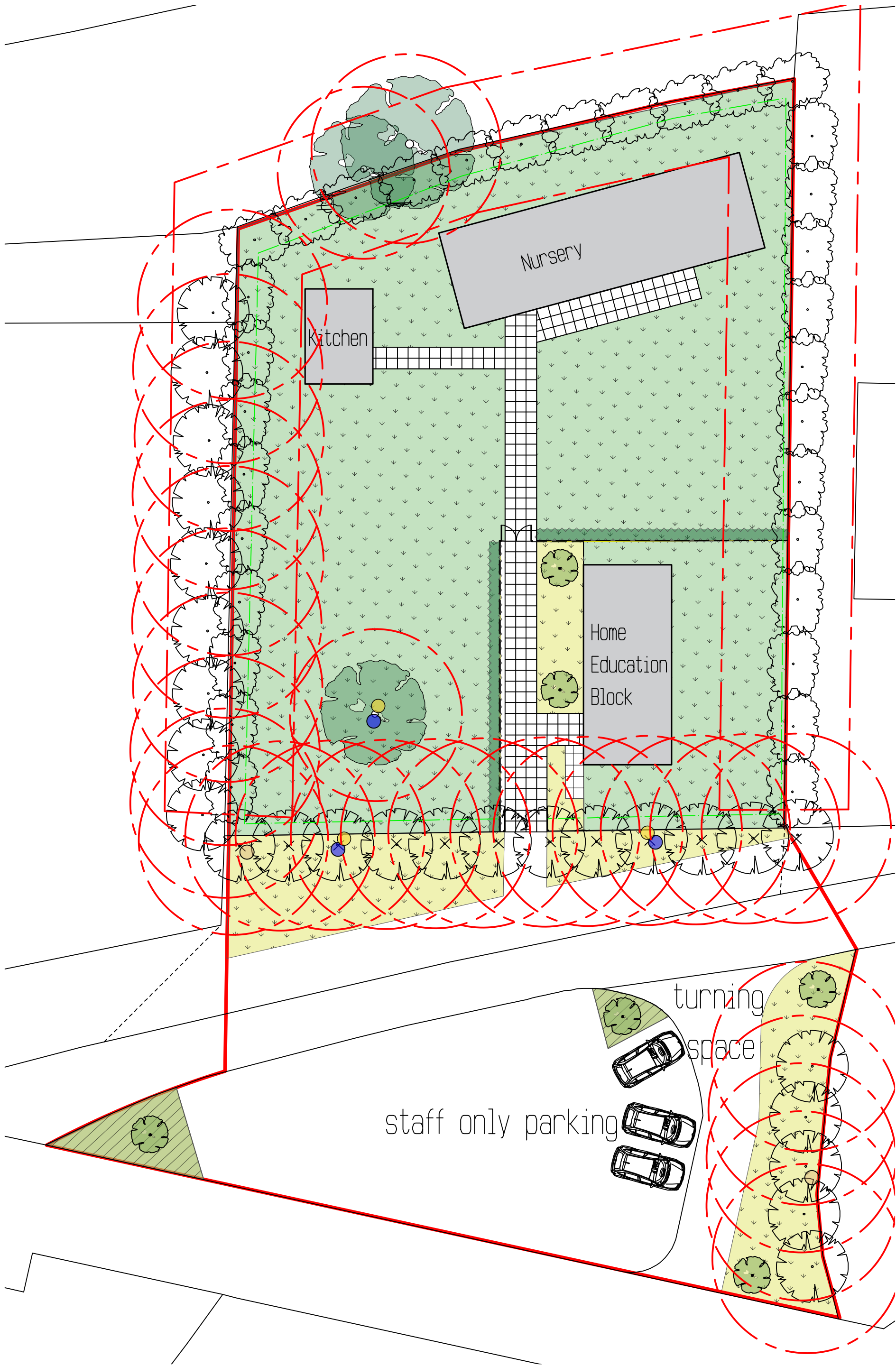
The no-dig construction will be used where the proposed access arrangements pass through retained tree rooting areas, specifically including the pedestrian access path and the surfaced areas associated with the car park access and drop-off pull-in for vehicles. These surfaces should remain permeable to allow the continued movement of air and water into the soil profile, thereby helping to safeguard the long-term health and stability of the retained trees.

Protective measures will be maintained throughout the construction period, and all works within or adjacent to RPAs should be carried out under arboricultural supervision where required. Final surfacing build-ups and edging details should be confirmed at detailed design stage to ensure compatibility with the recommended no-dig specification and the retained tree constraints shown on the approved drawings.

External Lighting

External lighting should be designed to provide safe access for staff, visitors and vehicles while avoiding illumination of retained trees, hedgerows and other vegetation. Lighting design should therefore minimise light spill onto retained boundary planting, the retained line of trees and other habitats so that the ecological function of these features is maintained.

Where lighting is required, it should comprise low-level LED bollard lighting with no upward light leakage and with luminaires directed only toward the path, access route, car park access and drop-off areas. Lighting levels should be the minimum necessary for safety and wayfinding, and fittings should be positioned and shielded to avoid unnecessary overspill into adjacent vegetation and retained root protection areas.



BRITISH FLORA BFS8 GENERAL MEADOW MIX FOR NEUTRAL GRASSLAND

BFS8 contains 24 species of UK native wildflowers to provide a diverse, rich species of meadow mix. This generalist mix is highly adaptable and suitable for all types of soil and site conditions. The mix boasts a wide range of colours, from pinks and purples to yellows and whites. This naturally attracts a diverse array of wildlife from butterflies and beetles to grasshoppers and bees.

Sowing Rate: 2-3g/m²

This mixture contains the following species:

Wildflower %
Achillea millefolium – (Yarrow) 0.5
Betonica officinalis – (Betony) 0.5
Centaurea nigra – (Common Knapweed) 1.5

Centaurea scabiosa – (Greater Knapweed) 0.8
Daucus carota – (Wild Carrot) 0.7
Filipendula ulmaria – (Meadowsweet) 0.4

Galium verum – (Lady's Bedstraw) 1.4
Knautia arvensis – (Field Scabious) 1.3
Leontodon autumnalis – (Autumn Hawkbit) 0.2
Leucanthemum vulgare – (Oxeye Daisy) 0.8
Lotus corniculatus – (Bird's-foot Trefoil) 0.5

Malva moschata – (Musk Mallow) 0.5
Medicago lupulina – (Black Medick) 0.5
Plantago lanceolata – (Ribwort Plantain) 1

Primula veris – (Cowslip) 0.4
Prunella vulgaris – (Selfheal) 1.3
Ranunculus acris – (Meadow Buttercup) 1.2

Rhinanthus minor – (Yellow Rattle) 2
Sanguisorba minor – (Salad Burnet) 1.3
Silene alba – (White Campion) 1

Silene flos-cuculi – (Ragged Robin) 0.3
Silene vulgaris – (Bladder Campion) 0.4
Trifolium pratense – (Red Clover) 0.4

Vicia sativa – (Common Vetch) 1.1
TOTAL 20
Grasses %

Agrostis capillaris – (Common Bent) 4
Cynosurus cristatus – (Crested Dogtail) 12

Festuca rubra ssp. commutata – (Chewings Fescue) 20
Festuca rubra ssp. litoralis – (Slender Fescue) 20

Festuca ovina – (Sheeps Fescue) 24
TOTAL 80

INDICATIVE PLANTING PALETTE.

This planting palette has been structured by application area to support the BIA baseline, metric, condition assessment and draft landscape and ecological enhancement scheme. Species have been selected to suit NCA 72 Mease/Sence Lowlands and the stated slowly permeable, seasonally wet, slightly acid but base-rich loamy and clayey soils. *The nursery garden hedge has been kept to non-thorny, practical native species.*

Onsite tree planting

Field Maple (*Acer campestre*); Hornbeam (*Carpinus betulus*); Wild Cherry (*Prunus avium*); Rowan (*Sorbus aucuparia*); Crab Apple (*Malus sylvestris*); Small-leaved Lime (*Tilia cordata*).

Nursery garden native hedge

Field Maple (*Acer campestre*);

Mixed native shrub planting

Hazel (*Corylus avellana*); Dogwood (*Cornus sanguinea*); Guelder Rose (*Viburnum opulus*); Spindle (*Euonymus europaeus*); Dog Rose (*Rosa canina*); Elder (*Sambucus nigra*); Grey Willow (*Salix cinerea*); Alder Buckthorn (*Frangula alnus*).

Flower-rich grassland

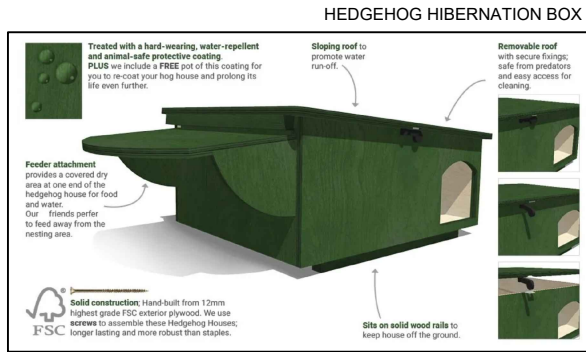
British Flora BFS8 General meadow mix

Offsite tree planting - forest school canopy

Field Maple (*Acer campestre*); Hornbeam (*Carpinus betulus*); Pedunculate Oak (*Quercus robur*); Wild Cherry (*Prunus avium*); Rowan (*Sorbus aucuparia*); Crab Apple (*Malus sylvestris*); Downy Birch (*Betula pubescens*); Alder (*Alnus glutinosa*).

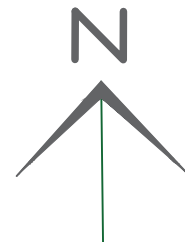
Note: These offsite trees are intended to form the principal canopy structure of the forest school area. Understorey species can be added later once the long-term framework planting has established.

NEST BOX AND BIRD BOX TYPES



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DEVELOPMENT SITE AREA 2000m²

BUILDINGS 170m²
u1b5

HARD SURFACE 650m²
u1b6

AMENITY GRASS (retained) 890n
g4 poor condition

FLOWER RICH GRASSLAND 220
g3c moderate condition

MIXED NATIVE SHRUB 30m²
h3h poor condition

ORNAMENTAL HEDGE 80m
h2b poor condition (retained)

NEW NATIVE HEDGE 30m
h2a6 poor condition

LINE OF TREES (c/w RPA) 70m
w1.1174 moderate condition

RETAINED TREE (c/w RPA) 3no
g4.32 medium, moderate conditior

NEW TREES 6no
g3c/h3h.32 small moderate conditi

VIVARO PRO WOODSTONE BILBAO HOLE NEST BOX FIXED TO NORTH SIDE OF TREE >3m ABOVE GROUND LEVEL

VIVARO BEAUMARIS BAT BOX FIXED >4m ABOVE GROUND ON SOUTH OF TREE AND AWAY FROM LIGHT SOURCES

LOG PILE MADE FROM MATERIAL ARISING FROM TREE WORKS WITH HEDGEHOG HIBERNATION BOX

REV: DESCRIPTION: BY: DATE:
STATUS: **PLANNING ISSUE**

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SITE: Proposed Day Nursery, Twycross Zoo

TITLE: Landscape and Ecological Enhancement Scheme

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