

NORTH & EAST PLANS PANEL

THURSDAY, 1ST JUNE 2023

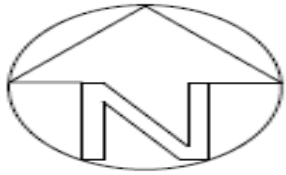


APPLICATION:

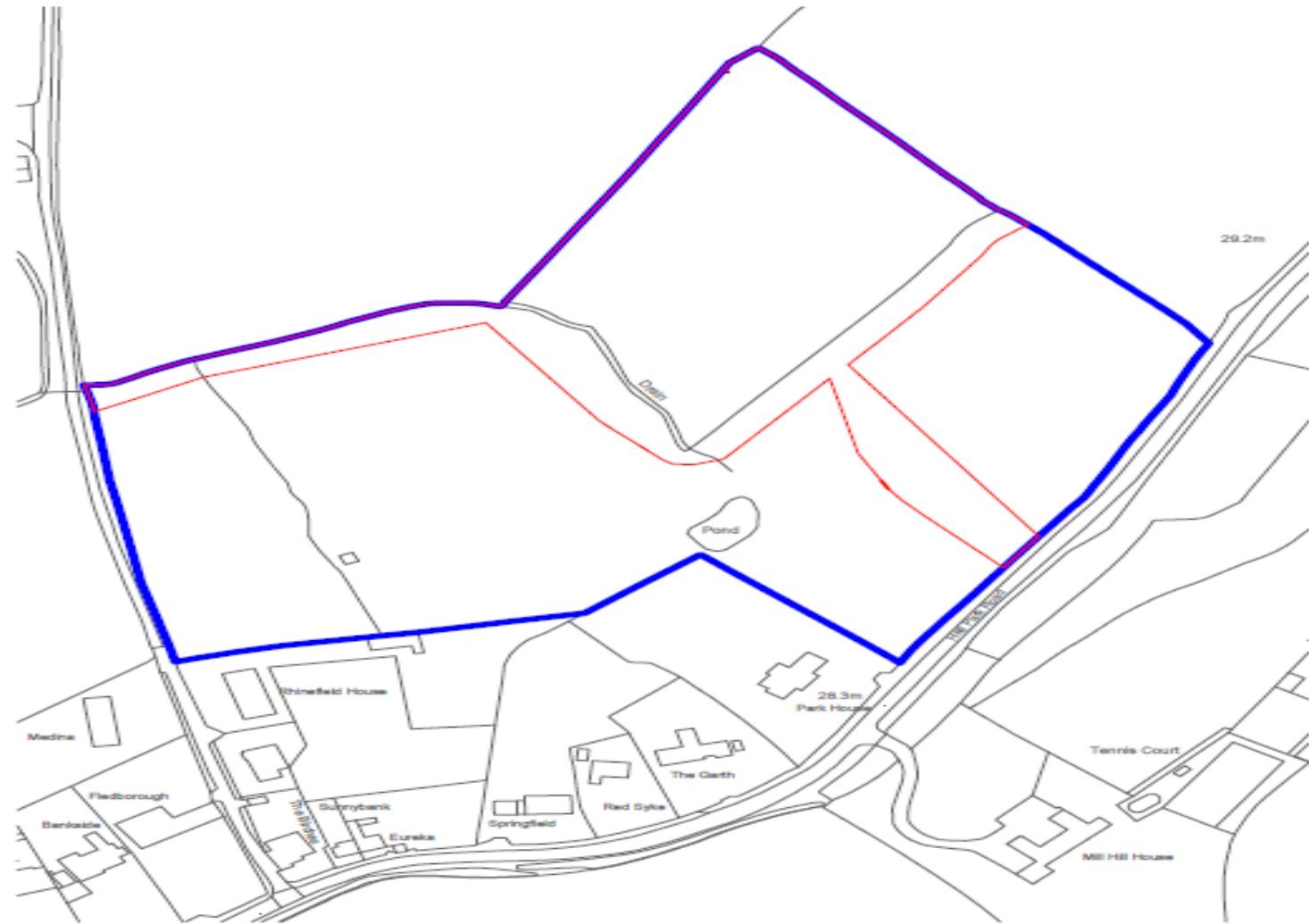
PROPOSAL: Change of use of land for the siting of 8No. glamping units for holiday use, storage building and ancillary works including a new access road

ADDRESS: Land off Hall Park Road, Walton, Wetherby, LS22





WS Planning
1 Upper Mills View
Meltham
HD9 5AB
07551 922449



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LAND AT HALL PARK ROAD, WALTON	
DATE	01/12/2021
PLAN	Site Boundary and Location Plan Rev 1
SCALE	1:2,500 @ A4

Proposed large native trees to improve bio-diversity and strengthen existing vegetation.

Existing mature vegetation to be retained.

Proposed smaller native trees to create a matrix of varied canopy heights.

Mixed neighbourhood with planting strengthen the existing vegetation.

Proposed location of Anthriscus Marsh-plant units (P in table).

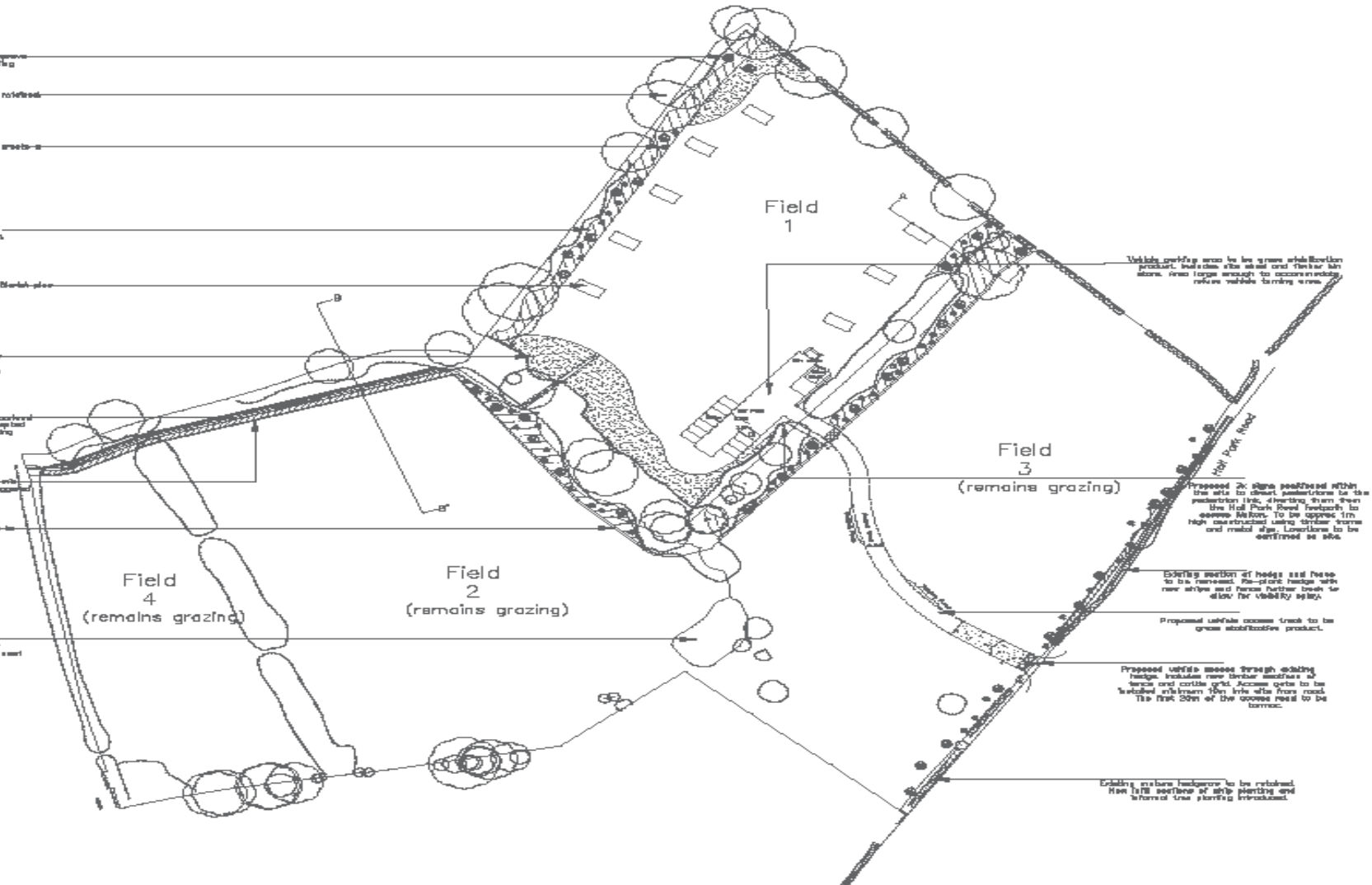
Grass and wildflower seed mix-for hedgerow/woodland edge areas partial shade and sheltered areas

Proposed protection for to be Moorland Marsh used to connect with un-adapted road through natural gap in existing vegetation. Location now to be boundary.

Proposed 1.5m wide x 1.5m high wire mesh fence planted with triple staggered row along perimeter fence.

Proposed three staggered fence to prevent cattle access to Field 1.

Existing pond to be reinstated and enhanced in line with further guidance from the grant created asset register.



REV	DESCRIPTION	DATE	BY	CHKD	TL
REV 0	08/04/2021	MS	TL		
REV 1	08/10/2021	MS	TL		
REV 2	20/11/2021	MS	TL		
REV 3	12/11/2022	TL	MS		

- KEY:**
- HARD LANDSCAPE SCHEDULE**
 - PROPOSED ANTHRISCUS MARSH PLANT UNITS: Proposed by Anthriscus Marsh plant units or similar to be approved.
 - PROPOSED ACCESS TRACK AND CAR PARK: Proposed access track into site and car park to be permeable surface and grass stabilisation product. Use Ground Guards GeoGrid Standard 0.5m X 0.5m X 40mm or similar to be approved on appropriate substrate. Use suitable geotextile ground protection layer. 'Calf Mat' by Geomatrix under tree canopies or similar to be approved which is compliant with BS6637:2012 to reduce the effect of ground compaction from traffic. Install all products and construction layers as per manufacturers and engineers recommendation and specification.
 - PROPOSED STOCK PROOF FENCING: Proposed timber stock proof fencing typical of the surrounding locality to be installed around new planting areas, to pedestrian link, to Hall Park Road boundary and to restrict cattle access to Field 1 as shown.
 - PROPOSED PEDESTRIAN LINK: Proposed pedestrian link to be stabilisation product that allows plants to grow through. Use Ground Tex Moorland Marsh product. Install on appropriate sub-base and as per manufacturers and engineers specification.
 - SOFT LANDSCAPE SCHEDULE**
 - PROPOSED LARGE NATIVE TREE PLANTING: Proposed large native trees to strengthen existing vegetation, improve bio-diversity and overall quality of the site with varied species, structure, fruit and blossom. Example species include Oak, Birch, Alder, Maple, Cherry and Sycamore.
 - PROPOSED NATIVE SMALLER TREE PLANTING: Proposed smaller native trees to create a natural buffer of varied canopy heights, soften views in and out of site, improve bio-diversity through varied species, improve structure and interest.
 - PROPOSED MIXED NATIVE BUFFER WSP PLANTING: Mixed native boundary strip planting to strengthen the existing vegetation, improve bio-diversity, create a dense buffer while creating new habitats for wildlife and softening boundaries.
 - PROPOSED WOODLAND EDGE WILDFLOWER SEED MIX: Grass and wildflower seed mix for hedgerows, woodland edge areas, partial shade and sheltered areas to improve ecology, bio-diversity, soften edges and assist in integrating the proposals into the wider landscape.
 - EXISTING TREES AND HEDGES TO BE RETAINED: Existing trees and hedges to be retained. See CT Surveys drawings for details. Existing trees and vegetation to be retained. All construction work adjacent to trees to be in accordance with BS 5837:2012 Trees in relation to design, identification and construction recommendations.
 - EXISTING SECTION OF HEDGE TO BE REMOVED: Existing section of hedge to be removed and re-planted further back to allow for visibility splat. All associated tree works are to be carried out by competent professionals with experience in associated tree works. All tree works to be carried out in accordance with British Standard 3893.

- PLANTING & DRAWING NOTES:**
- All construction work adjacent to trees to be in accordance with BS 5837:2012 Trees in relation to design, identification and construction recommendations.
 - Drainage system location to be confirmed.

Scale: 1:1000

North Arrow

SITE SHED EXAMPLE

...\\Images\Site Building.jpg

FOR PLANNING	PROJECT	SCALE	DATE
	FAIRFAX FIELDS, HALL PARK ROAD	1 / 1250 @A3	21 / 10 / 2020
DRAWN BY	DESIGNED BY	APPROVED BY	DATE
	MS	TL	
PROJECT NO.	PROJECT NAME	PROJECT NO.	PROJECT NAME
MR20-042/101	FAIRFAX FIELDS, HALL PARK ROAD	MR20-042/101	FAIRFAX FIELDS, HALL PARK ROAD

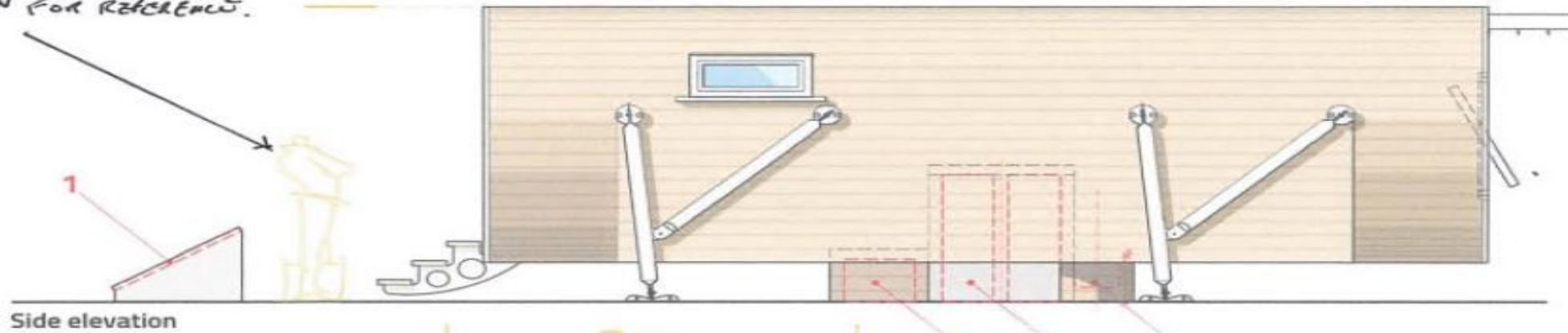
Landscape architects

tel

'HUMAN' FOR RECREATION.

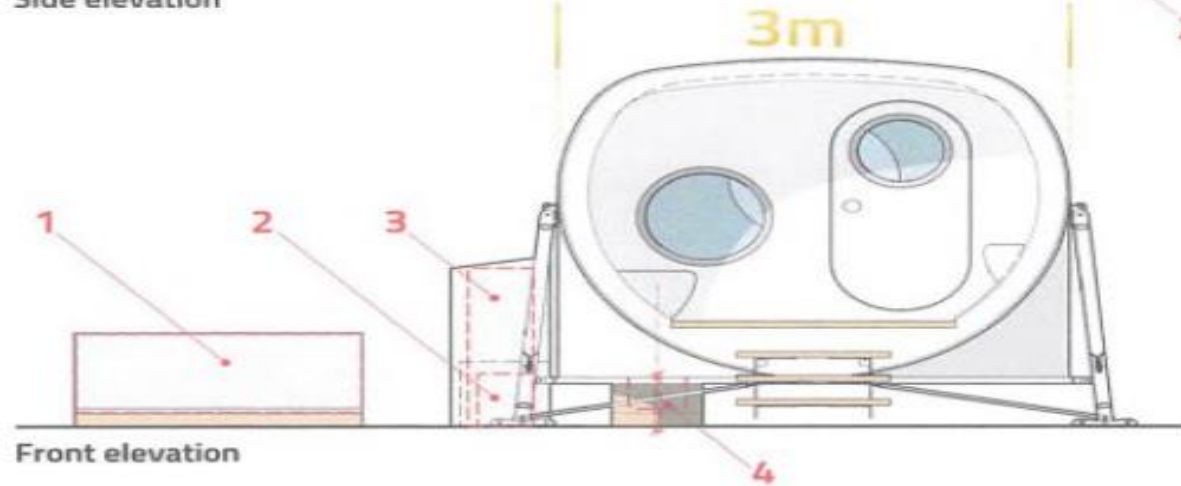
3m

7.3m



Side elevation

3m



Front elevation

KEY

- 1. ELe Solar Panels
- 2. ELe back-up generator and housing
- 3. 2 No. 47kg LPG bottles and store
- 4. LooWatt system medium bin and housing also containing water in/out

Off-grid service elements (Spec.B)

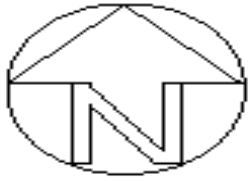
Bleriot *Plus*

Drawing Title : Off-grid service elements (ELe Specification B)
 Project Name : Bleriot Plus Air
 Drawing Number : BPN0070G
 Date : 9th March 2022
 Scale/Sheet Size : 1:50@A4, 1:25@A2
 Drawn by : Rik Currie



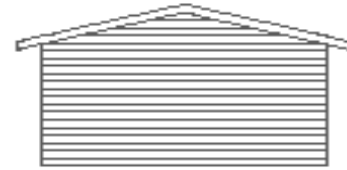
Anthropods & Co Limited
 Unit 6A, Hambleton Grove Industrial Park, Knaresborough,
 North Yorkshire, England, HG5 0DB
 E: info@anthropods.co.uk . W: www.anthropods.co.uk
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Drawing No.
BPN0070G



WS Planning
1 Upper Mills View
Meltham
HD9 5AB
07551 922449

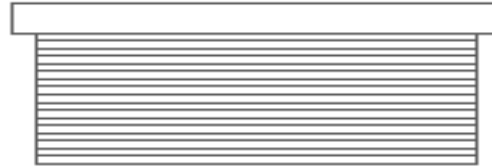
Proposed Site Storage Building



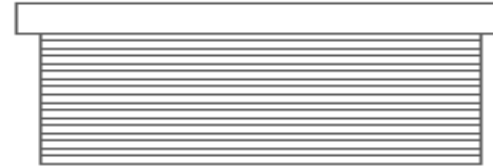
REAR ELEVATION



FRONT ELEVATION



RIGHT ELEVATION



LEFT ELEVATION



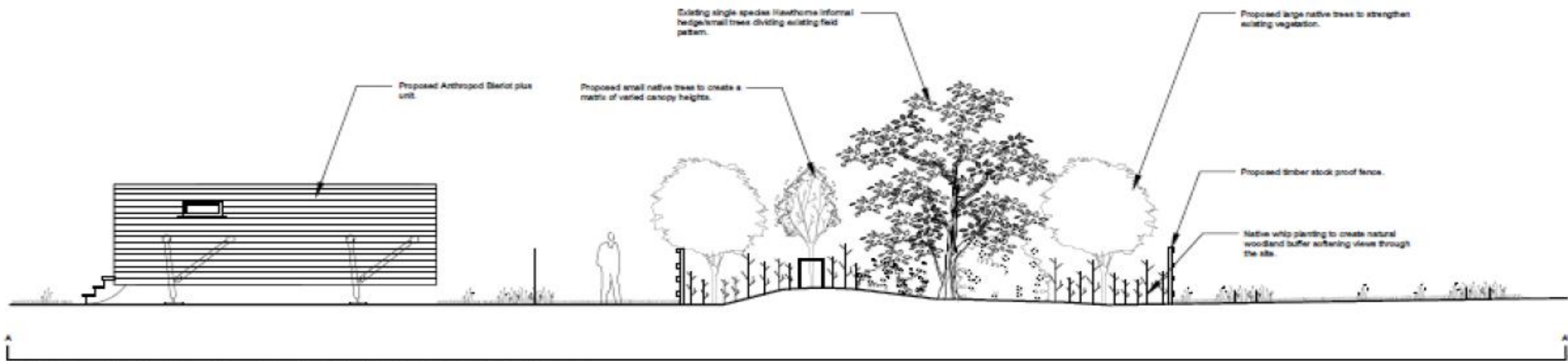
FLOOR PLAN



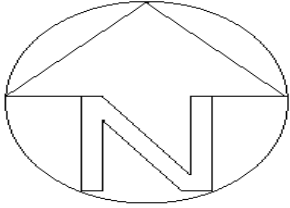
ROOF PLAN

LAND AT HALL PARK ROAD, WALTON

DATE	18/12/2020
PLAN	FLOOR, ROOF AND ELEVATIONS
SCALE	1:100 @ A4



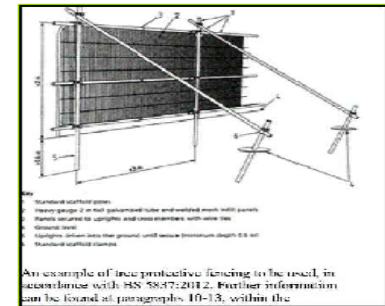
Section D-D' Showing proposed Anthropod Biorot plus units and landscape treatments to strengthen the existing vegetation and soften views.



WS Planning
 1 Upper Mills View
 Meltham
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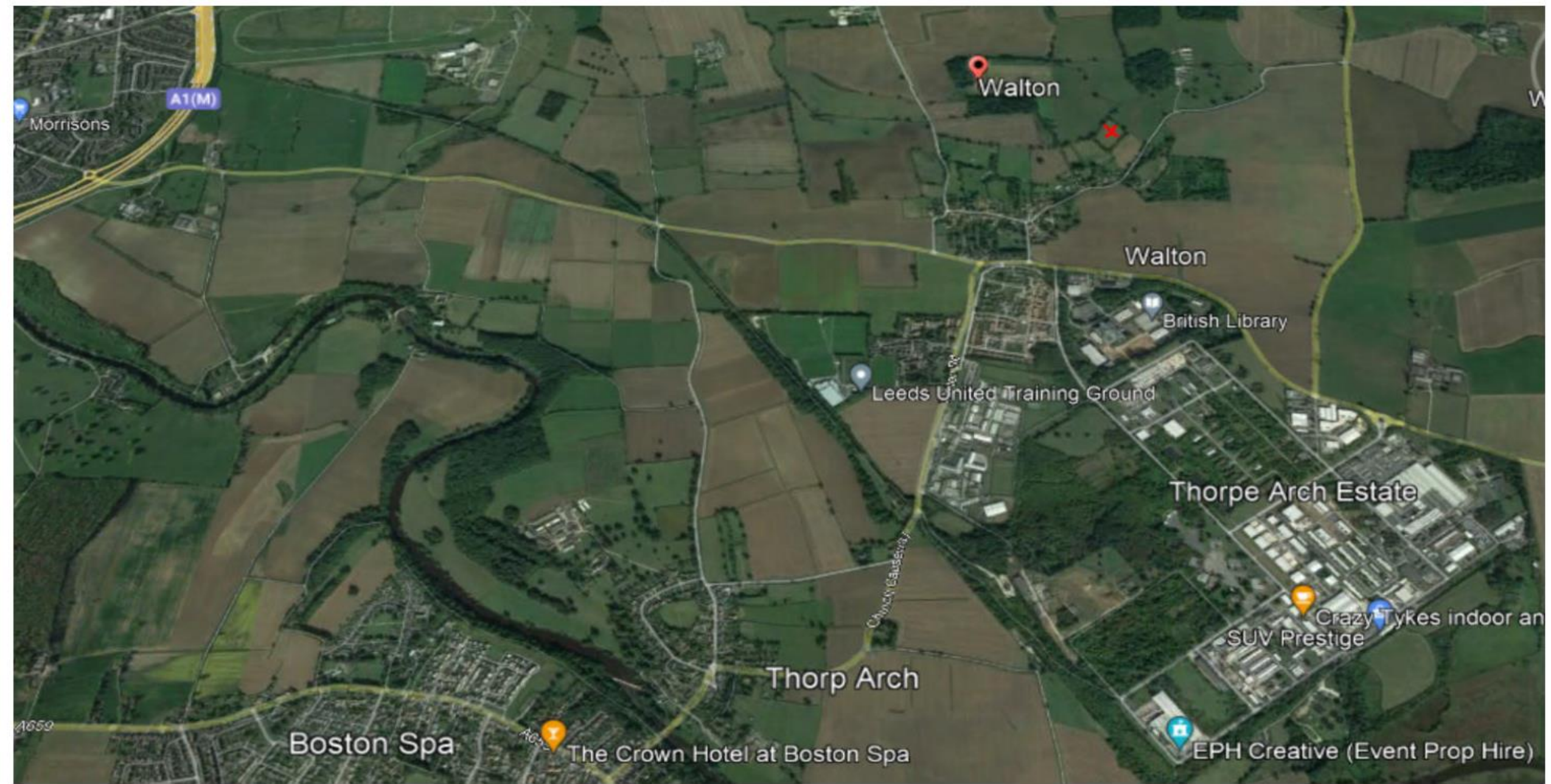
Email: ws@brooks-ecology.co.uk Tel No: 01943 894 401 www.brooks-ecology.co.uk	
DR-4793-02.01 TREE PROTECTION PLAN	
Site: Land off Hall Park Road, Walton.	
Paper Size: A1	Scale: 1:500
	Tree to be retained
	Tree to be removed
	Area not protected by fencing.
	Tree protection fencing
	ROOT PROTECTION AREA
	TREE STEM
	Proposed Large Native Tree
	Proposed Smaller Native Tree



LAND AT HALL PARK ROAD, WALTON	
DATE	12/08/2022
PLAN	Proposed Layout showing Drainage and Tree Protection Plan Overlay
SCALE	1:1,000 @ A2















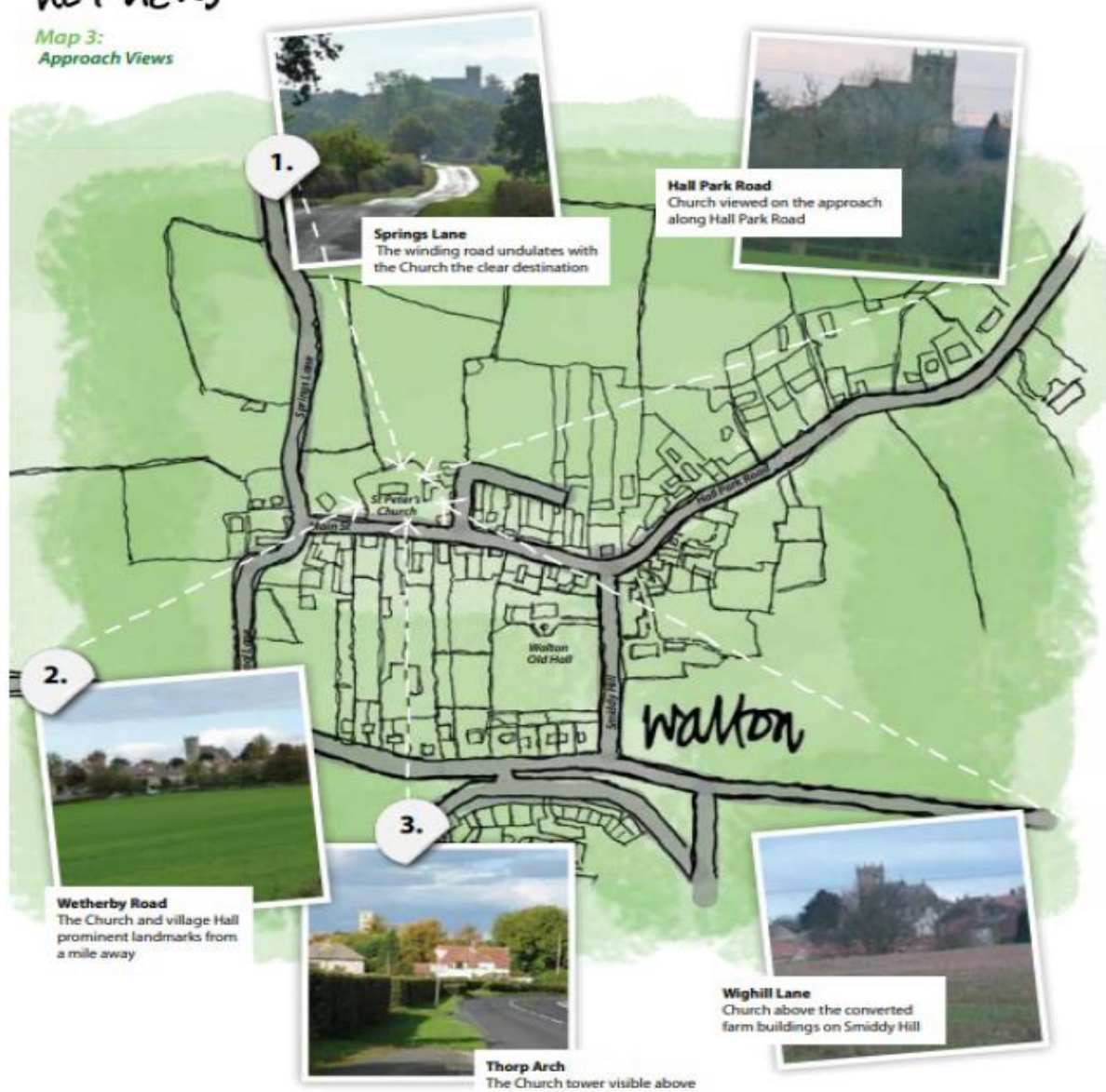






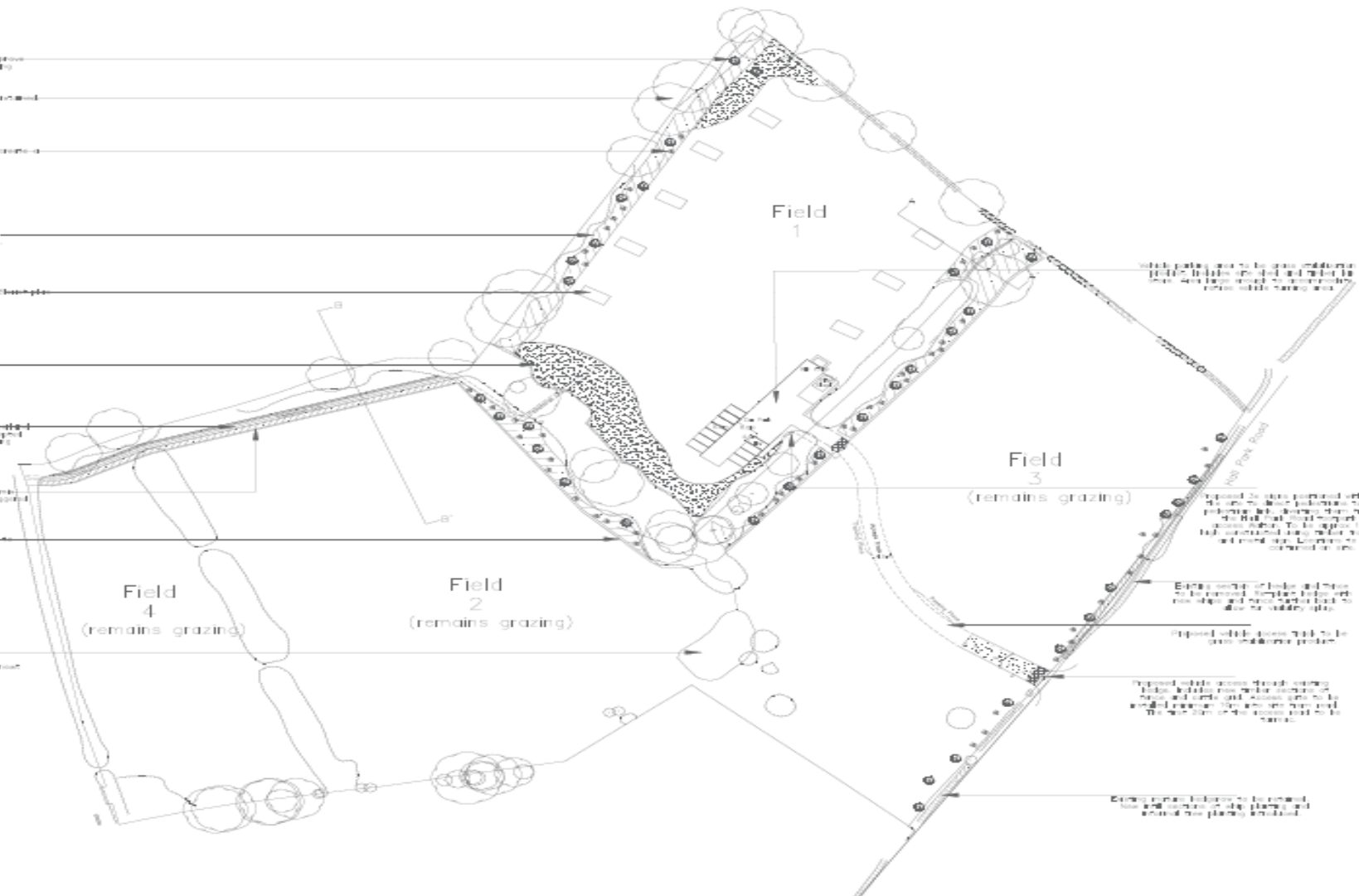
KEY VIEWS

Map 3:
Approach Views



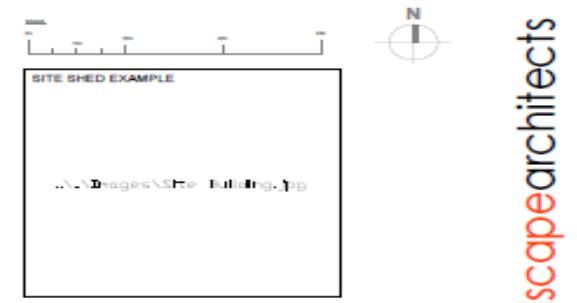
REVISIONS			REVISIONS		
REV D	18/10/2020	MB TL	REV A	18/10/2020	MB TL
DRAWING ANNOTATION AND WATER DRAINAGE SYSTEM REVISED			DRAWING ISSUED FOR PLANNING		
REV E	26/11/2021	MB TL	REV B	27/04/2021	MB TL
UPDATES AS PER PLANNING OFFICERS FEEDBACK			ADDITIONAL SPECIFICATIONS FOR DESIGN		
REV F	12/01/2022	TL MB	REV C	12/01/2021	MB TL
UPDATES AS PER PLANNING OFFICERS FEEDBACK, LOTS NEW TREATS			NEW NATIVE HEDGE PROPOSED TO PROTECT LANE, NEW SCAP LANDSCAPE WITH ASSOCIATED PLANTING NEW SHOWS		

- Proposed large native trees to improve biodiversity and structural diversity vegetation
- Existing native vegetation to be retained
- Proposed smaller native trees to establish further structural diversity
- Woodland boundary strip planting including the existing vegetation
- Proposed location of Antelope Sheepshead (S. 10.1.10)
- Open and softwood wood species including field edge areas, partial shade and sheltered areas
- Proposed perimeter hedg to be retained and used to create self-sustaining woodland around site including perimeter, include new trees to boundary
- Proposed site with a 1.0m Antelope Sheepshead planting regime proposed for the perimeter hedg
- Proposed native woodland species: Rowan, Hawthorn, Blackthorn
- Existing pond to be reinstated and enhanced by the softwood woodland trees, the grass structural tree species



- SOIL**
- HARD LANDSCAPE SCHEDULE**
- PROPOSED ANTHROPIC SURFACE PLUS UNITS: Proposed by Antelope Sheepshead plus units or similar to be approved.
 - PROPOSED ACCESS TRACK AND CAR PARK: Proposed access track into site and car park to be permeable surface and grass distribution product. Use Ormskirk Quartzite (BS2487 Standard) 5.0m x 0.5m x 40mm or similar to be approved on appropriate sub-base. **IMPORTANT:** Use suitable geotextile ground protection layer, C4E (WSP) by Geogreentech under tree canopy or similar to be approved which is compliant with BS5527:2012 to reduce the effect of ground compaction from traffic. Install all products and construction layers as per manufacturers and engineers recommendation and specification.
 - PROPOSED STOCK PROOF FENCING: Proposed timber stock proof fencing system to be installed around new planting areas, to protection livestock, to Hill Park Road boundary and to restrict cattle access to Field 1 as shown.
 - PROPOSED PEDESTRIAN LINE: Proposed pedestrian line to be installation product that allows plants to grow through. Use Ormskirk Quartzite (BS2487 Standard) 5.0m x 0.5m x 40mm or similar to be approved on appropriate sub-base and as per manufacturers and engineers specification.
- SOFT LANDSCAPE SCHEDULE**
- PROPOSED LARGE NATIVE TREE PLANTING: Proposed large native trees to strengthen existing vegetation, improve biodiversity and overall quality of the site with varied species, structure, fruit and blossom. Example species include Oak, Birch, Alder, Maple, Cherry and Hawthorn.
 - PROPOSED NATIVE SMALLER TREE PLANTING: Proposed smaller native trees to create a natural buffer of varied canopy heights, within trees to and out of site, improve biodiversity through varied species, improve structure and shelter.
 - PROPOSED MIXED NATIVE BUFFER STRIP PLANTING: Mixed native boundary strip planting to strengthen the existing vegetation, improve biodiversity, create a diverse buffer which creates new habitats for wildlife and softening boundaries.
 - PROPOSED HEDG AND HEDGE SELF-CLEANING SEED MIX: Grass and softwood seed mix for hedglines, roadside edge areas, partial shade and sheltered areas to improve ecology, biodiversity, soften edges and assist in integrating the hedgline into the wider landscape.
 - EXISTING TREES AND HEDG TO BE RETAINED: Existing trees and hedg to be retained. See CT Surveys drawings for details. Existing trees and vegetation to be retained. All construction work adjacent to trees to be in accordance with BS 5822:2012. Trees in relation to hedg, demolition and construction recommendations.
 - EXISTING SECTION OF HEDG TO BE REMOVED: Existing section of hedg to be removed and re-planted further back to allow for stability water in associated tree works area to be carried out by experienced professionals with experience in landscape and tree work. All tree work to be carried out in accordance with BS5822:2012. Trees in relation to hedg, demolition and construction recommendations.

PLANTING & DRAWING NOTES:
 All construction work adjacent to trees to be in accordance with BS 5822:2012 Trees in relation to design, demolition and construction recommendations.
 Drainage system location to be confirmed.



FOR PLANNING	CLIENT FAIRFAX FIELDS, HALL PARK ROAD	DATE 1 / 1250 @A3	DATE 21 / 10 / 2020
	CITY OUTLINE LANDSCAPE PROPOSALS	DRAWN BY MB	CHECKED BY TL
DESIGNED BY MR20-042/101	DATE H		

NORTH & EAST PLANS PANEL

THURSDAY, 1ST JUNE 2023

END OF PRESENTATION

