

An aerial architectural rendering of a city block. The scene features several modern, multi-story buildings with flat roofs and large windows. A central water feature, possibly a canal or a large pond, runs through the middle of the block. The water is dark and reflects the surrounding buildings. On either side of the water, there are green spaces with trees and walkways. A large, wide staircase or ramp structure is visible in the lower left, leading down towards the water. The overall color palette is muted, with greys for the buildings and greens for the vegetation. The text '5.00 DESIGN - LANDSCAPE PRINCIPLES' is overlaid on the left side of the image.

# 5.00 DESIGN - LANDSCAPE PRINCIPLES

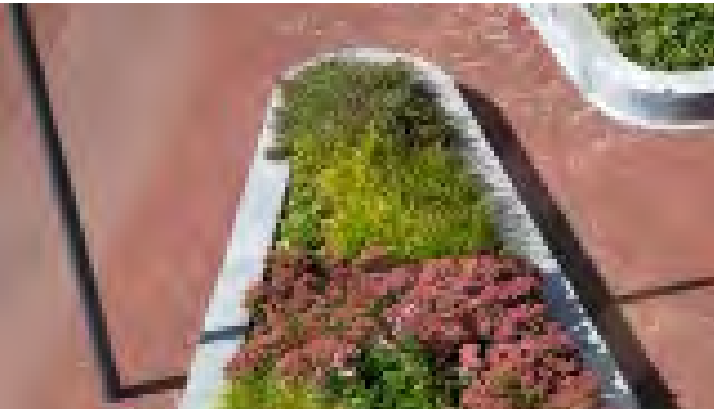


5.01 NORTHERN BOULEVARD

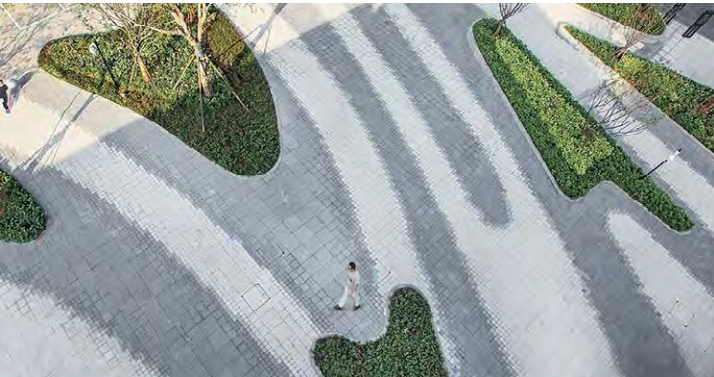
- Arrival Gateway from north
- Hard landscaping with raised planters providing enclosure and integrated seating opportunities
- Cafe and restaurant spill out space secluded from main routes
- Stairs broken up to create different routes
- Banding and colour within paving is used to define circulation routes and spaces to dwell (around cafés and the GWR food & beverage venue)
- Cycling and walking are the primary modes of travel



Flush Planters



Raised Planters



Paving Banding

CONSENTED





5.02 NORTHERN GATEWAY

- Arrival Gateway from north
- Hard landscaping with raised planters providing enclosure and integrated seating opportunities
- Cafe and restaurant spill out spaces secluded from main routes



Raised Planters with Seating



Banded Edge to Planters



Yorkstone Paving

CONSENTED





**5.02 NORTHERN GATEWAY**

**CONSENTED**





### 5.03 GWR SQUARE



Feature terraces and planting softening staircases



Feature stairs running from building level to the riverside.

**CONSENTED**





5.03 GWR SQUARE



Feature terraces and planting softening staircases



Feature stairs running from building level to the riverside.

CONSENTED





5.03 GWR SQUARE

- More natural landscaping scheme with flowing islands within paths
- Stairs broken up to create different routes
- Swales will be shallow and provide visual amenity and SUDS filtration



Flush Planters



Banded Paving to Indicate Routes



Integrated Steps and Planting

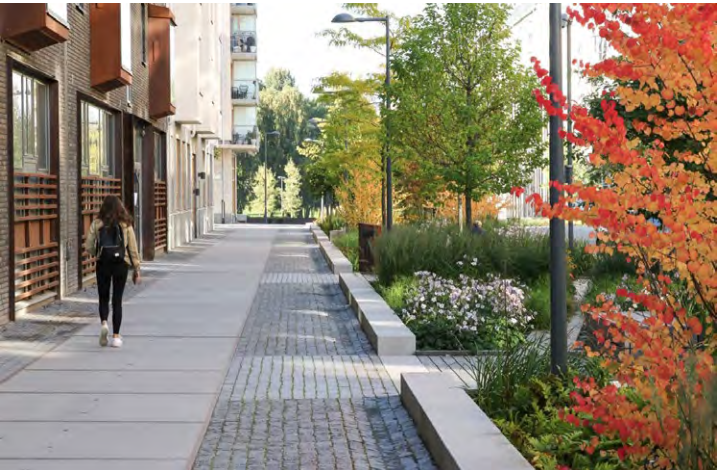
CONSENTED



*\* Visualisation varies slightly from final consented scheme*



5.04 SOUTHERN BOULEVARD



Different material textures create interest and swales with small bridges providing connectivity.



Swales capture runoff from surrounding areas.



Contemporary planting beds soften hard areas and provide informal seating.

APPLICATION IN PROGRESS





5.04 SOUTHERN BOULEVARD



Lush planting and swales create biodiversity.



APPLICATION IN PROGRESS





## 5.04 SOUTHERN BOULEVARD

- Tree planting, interspersed within the swale, will provide verticality. Trees identified thrive in the environment. Although deciduous the form and structure of the trees provide interest during winter months.
- Edges of the swale and where there are breaks between planting to be sown with a tolerant wildflower seed mix



Allium



Cornus Sanguinea



Eupatorium Cannabinum

## APPLICATION IN PROGRESS





5.05 TOWN SQUARE

Centrally positioned along The Boulevard where the east and west greenways meet. The Town Square provides a focus for the wider community. The Square offers space for markets and other external activities to be held. Structured paving and uniform planting formalise the space and define the active spaces. Large areas of planting collect surface water into planted swales.



Street Planter



Green Seating



APPLICATION IN PROGRESS



Town square centrally positioned along the Boulevard.with views towards the church towers framed



## 5.06 WATER FEATURE

- Significant piece of sustainable drainage infrastructure
- More engineering scale & character
- Deeper excavation to allow culvert to discharge through
- Permanent water within the bottom of swale



Embedded Seating within Soft Landscape



Embedded Seating within Soft Landscape



Integrated Culvert and Swale

## APPLICATION IN PROGRESS





5.06 WATER FEATURE

The deep drop to the swale bed provides an opportunity for informal terracing.



Stepped water feature



Planting blended into the terraces, softening and providing visual interest and biodiversity.



APPLICATION IN PROGRESS



Water Feature Aerial



5.06 WATER FEATURE

- Planting within the deep swale will be more water tolerant as we intend for this to be a mostly permanent water feature
- Long grasses interspersed with natural boulders near the water edge contrast with the precast stone benches higher up the wild grass bank



Carex Pendula



Dryopteris Dilatate



Miscanthus Sinensis

APPLICATION IN PROGRESS



Water Feature looking south



## 5.06 WATER FEATURE

- A mix of steps and ramps makes for a water feature accessible for all.

## APPLICATION IN PROGRESS



Water Feature looking north with Block 3 office building framed

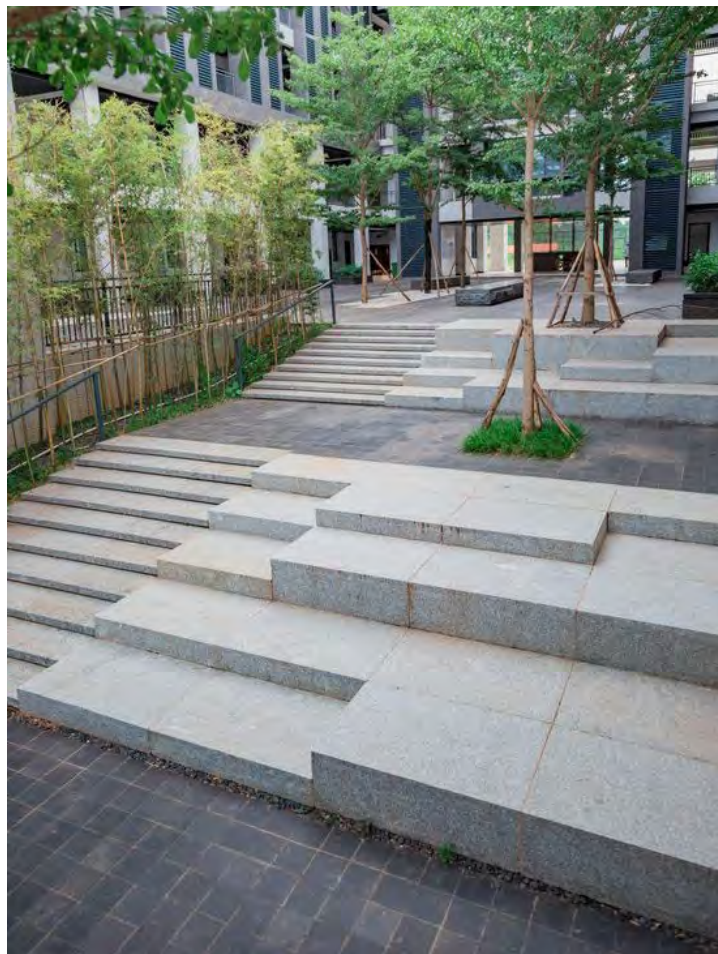


### 5.07 WATERFRONT PLACE

- Gateway to Firepool from the south
- Hard space to centre with planting at perimeter
- Highly robust
- Large events can be hosted



Shallow Amphitheatre



Raised Amphitheatre Seating

### APPLICATION IN PROGRESS





### 5.07 WATERFRONT PLACE

- Gateway to Firepool from the south
- Hard space to centre with planting at perimeter
- Highly robust
- Large events can be hosted

### APPLICATION IN PROGRESS





5.07 WATERFRONT PLACE

- Robust hedging to top of amphitheatre steps to contain movement
- Narrow stemmed trees that don't interfere with pedestrian flow



Euonymus Fortune



Betula Utilis Jacquemontii

APPLICATION IN PROGRESS



Waterside Place with steps down to flexible space



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### APPLICATION IN PROGRESS





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### APPLICATION IN PROGRESS





## 5.08 RIVERS EDGE

- Green edge with cycling & walking paths
- Extensive new planting and habitats
- Opportunities to engage with water



Example with wide open river edge character



Example of dense green edge with good natural surveillance from buildings

## APPLICATION IN PROGRESS





5.08 RIVERS EDGE

- Green edge with cycling & walking paths
- Extensive new planting and habitats
- Opportunities to engage with water
- 2.5/3m planted edge provided to meet the needs of the EA



Example successful riverside development with walking, cycling and streetlights along natural green edge



Opportunity to create elements of harder edge

APPLICATION IN PROGRESS



Rivers Edge along the new segregated cycle path



## 5.09 GREENWAY

The eastern greenway is residential in character whilst the western greenway is commercial. The eastern greenway is formed of a series of enclosed spaces that will be used by all residents which include allotments and spaces for children to meet and play.



Parking spaces are located away from housing frontages requiring residents to walk to their cars and reconsider the need to drive



Community spaces for all



## Active spaces for residents





**5.10 WESTERN GATEWAY**

Interface and gateway with the commercial western boundary and Priory Bridge Road.



Green streets of different scales



Framed green streets



Seating through landscaping



Western Gateway looking into the site from Morrisons



### 5.11 GREENWAY

A 'meeting' point is positioned at the end of the greenway taking advantage of Firepool lock and will be a stop for all as it's on the circuitous footway/cycleway enclosing the development.



Greenway route looking east towards the Pumphouse



5.12 LOCK VIEW

A ‘meeting’ point is positioned at the end of the greenway taking advantage of Firepool lock and will be a stop for all as it’s on the circuitous footway/cycleway enclosing the development.



Existing lock environment



Lockside seating

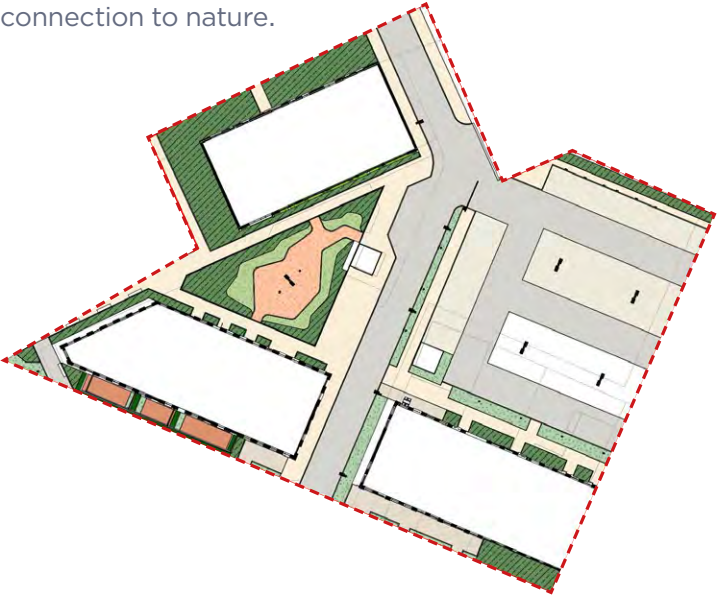


Lock View - cafe kiosk overlooking lock and cycle path



5.13 BLOCK 1 APARTMENTS

Block 1 apartments will have a central green communal play area in the centre, which will be a great benefit to the residents. The apartments also feature small courtyard gardens and tree lined streets to enhance the green space around the buildings and give residents a connection to nature.



Block 1 - View along Priory Bridge Road



Block 1 - View along Priory Bridge Road



BDP Landscape Drawing



Play area precedents



Play area precedents



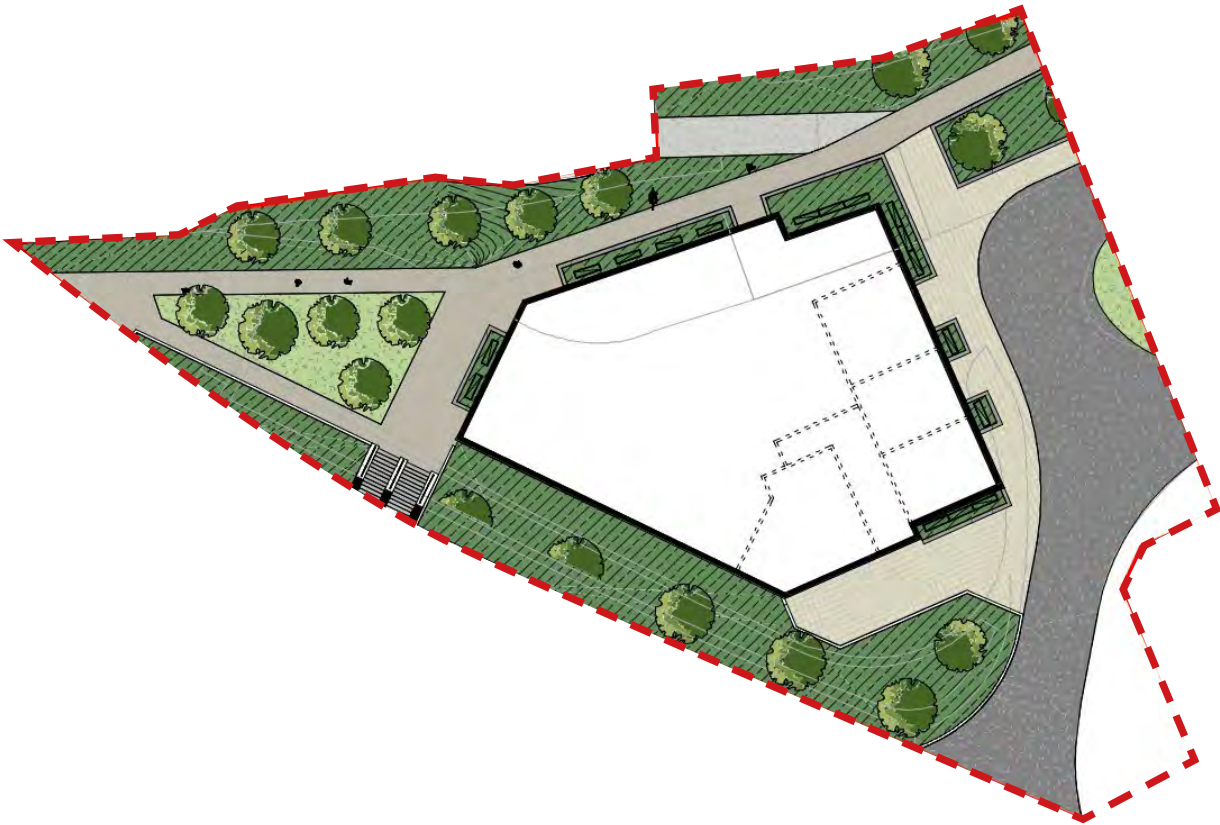
Play area precedents



5.14 BLOCK 1 SIGNATURE BUILDING

The landscaping around block 1 Signature Building continues the theme of tree lined landscaping along Priory Bridge Road. Large steps provide pedestrian access down to the river's edge. The foot paths enclose an area of green amenity space.

The existing slip way is retained and will continue to be used by the boat club (to be located within the Signature Building) The landscaping at the river's edge will be soft and natural.



Example of soft river's edge landscaping and footpath



Example of natural landscaping with footpaths and slipways



Example of soft river's edge landscaping and footpath



Example of natural landscaping with footpaths and slipways