

121ROC – LANDSCAPING SPECIFICATION

Project: Valume Ltd, Ainsworth Street, Rochdale, OL16 5QX

Client: Valume Ltd

Drawing Ref: 121ROC-103A (Proposed Site Plan)

1. Purpose

This landscape plan is submitted to discharge Condition 8 of the above planning permission, which requires a landscaping scheme comprising hard and soft landscaping details, planting types and locations, and a maintenance strategy.

2. Hard Landscaping

- Vehicular Surfacing: All vehicular areas to be completed in tarmacadam as shown in the approved site plan.
- Pedestrian Surfacing: All pedestrian areas around the building perimeter and entrances to be finished in concrete paving.
- Line Marking: Parking bays and directional arrows will be clearly marked with thermoplastic road paint.

3. Soft Landscaping

3.1 Ainsworth Street Verge Planting

- Area: Approx. 10m² of planting space available.
- Proposed Planting Mix (suitable for dense, compact display):
 - 3No Prunus laurocerasus 'Otto Luyken' – low evergreen structure
 - 4No Cornus alba 'Elegantissima' – winter stem colour and texture
 - 3No Euonymus fortunei 'Emerald Gaiety' – groundcover and variegated foliage
- Tree Planting: 1No Amelanchier lamarckii or Acer campestre 'Streetwise' to be planted in the corner of the site facing Ainsworth Street.

3.2 Fishwick Street Boundary Planting

- 3No trees to be planted within the existing grass verge along Fishwick Street.

3.3 Entrance Planting

- Area: Approx. 14m² of planting space available in front of the main entrance.
- Proposed Planting Mix:
 - 5No Phormium tenax – architectural height and form
 - 6No Buxus sempervirens – clipped evergreen structure
 - 10No Lavandula angustifolia – low maintenance, scented summer colour
- Planting arranged in grouped clusters for visual rhythm.

3.4 Entrance Planters

- Two architectural planters either side of the main entrance with Phormium tenax or Griselinia littoralis.

4. Maintenance & Management

- Topsoil to min. 300mm depth with 50mm bark mulch.
- Ongoing watering, weeding, and care.
- Replace any dead/damaged/diseased plants within 5 years.

5. Implementation Timeline

- Landscaping to be completed within 12 months of first occupation.
- Maintenance for minimum 5 years from planting.

6. Conclusion

This proposed landscaping scheme meets the requirements of Condition 8 on application ref: 18/00239/FUL by ensuring a simple, low-cost, visually cohesive and sustainable solution appropriate to the site's industrial use and constraints.

Prepared by: Cadence Architecture Ltd

Date: July 2025