



KEY

- APPLICATION BOUNDARY
- EXISTING TREES AND HEDGEROW TO BE RETAINED. REFER TO ARBORICULTURAL REPORT AND RECOMMENDATIONS FOR DETAILS
- EXISTING TREES TO BE REMOVED REFER TO ARBORICULTURAL REPORT FOR DETAILS
- PROPOSED TREE EXTRA HEAVY STANDARD
- PROPOSED MIXED NATIVE SCREEN HEDGE
- PROPOSED ORNAMENTAL HEDGE
- PROPOSED ON PLOT SHRUB BED WITH IMPACT PLANTS
- CLIMBING PLANT ON TRELLIS FRAME REFER TO PLANT SCHEDULE FOR SPECIES DETAILS. MAINTAIN AS HEDGEROW MIXTURE.
- FRONT GARDENS - HIGH QUALITY TURF REF ROWLAWN 'MEDALLION' OR SIMILAR CLOSE MOWN.
- REAR GARDENS - ROTOVATE AND SEED USING AMENITY GRASS /WILDFLOWER SEED. CLOSE MOWN REF. EMORSGATE EL1 FLOWERING LAWN OVERSEED WITH EG22 STRONG LAWN GRASS MIX
- EXISTING DITCH VEGETATION RETAINED AND PROTECTED. LEFT UNCUT DURING CONSTRUCTION TO SERVE AS A WILDLIFE REFUGE. CUT AT COMPLETION AND REMOVE CUTTINGS
- GRAVEL. LOCAL STONE 20MM ON PERMEABLE GEOTEXTILE MEMBRANE
- TEMPORARY PROTECTIVE HERAS FENCE TO BS5837:2012 ERECTED PRIOR TO COMMENCEMENT OF EXCAVATIONS AND CONSTRUXTION. RETAIN INTACT. REMOVE AT COMPLETION.
- 1.8M TIMBER BOARD FENCE
- EXISTING SERVICE AND EASEMENT

NOTES

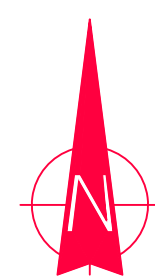
Refer to Architects/Engineers drawing for details of levels, buildings, hard surfaces, retaining structures, fences, attenuation areas, services and external works.  
Building foundations with regard to trees to be in accordance with the NHBC Guidelines Chapter 4.2.  
Drawings to be read in accordance with the Ecology Mitigation Strategy and Arboricultural Assessment, Tree Constraints and Protection plans for details of existing trees, recommended tree works and Method Statement.  
All tree surgery to be carried out in accordance with BS3998:2010 Tree Works and undertaken outside the bird nesting season March-September.  
All sub contractors must read these documents before commencing any works on site.  
IF IN DOUBT PLEASE ASK

PROPOSED RETAIL DEVELOPMENT  
scale 1:200



NOTE :

THIS DRAWING HAS BEEN PREPARED FROM TOPOGRAPHICAL SURVEY INFORMATION PRODUCED BY LINCOLNSHIRE SURVEYS. FOR FULL SURVEY INFORMATION INCLUDING EXISTING LEVELS AND SERVICES LOCATION THIS DRAWING SHOULD BE READ IN CONJUNCTION WITH THE LATEST REVISION OF THEIR DRAWING 21030-01.



PROPOSED RETAIL AND RESIDENTIAL DEVELOPMENTS  
33 CHURCH STREET, PINCHBECK, SPALDING PE11 3OB

LANDSCAPE MASTERPLAN  
PLANNING SCALE 1:200 @ A1

M D LANDSCAPE ARCHITECTS  
3 HANOVER TERRACE, BATH BA1 6LJ  
E-MAIL mdd@mdd-land.co.uk  
TEL(01225) 445107  
MOB 07748 693208

Date: 8/4/25  
Drawn: MDD  
Checked:  
Drawing Number 310 PA 01