

Aug 2025
1132-RFM-XX-XX-RP-L-0001

Cambridge Halls, Manchester

Green and Blue Infrastructure Statement

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A Introduction

01 Purpose of Statement

The Manchester Strategy establishes a ten year vision for Manchester 'to become a top flight world-class city by 2025'. The Strategy emphasises the city's Green Infrastructure (GI) as being a core component in delivering the vision.

The Manchester Green and Blue Strategy expands on the Manchester Strategy and sets a series of objectives detailing how existing and proposed GI should be positively enhanced and implemented. The Strategy refers to the National Planning Policy Framework 2012 in defining Green Infrastructure as follows;

"Green infrastructure is the network of multifunctional green and blue space, urban and rural, which is capable of delivering a wide range of environmental and quality of life benefits for local communities"

For the purpose of this Statement 'GI' refers to both green and blue spaces unless specifically stated otherwise.

This statement describes how the proposed development responds to the Manchester Green and Blue Strategy and its core objectives. This statement does not aim to repeat in detail proposals for the site and as such, should be read in conjunction with the following drawings and documents:

Cambridge Halls

Drawings below also within Appendices except DAS chapter

- 1132-RFM-XX-00-DR-L-0001 L00&L01 Landscape General Arrangement
- 1132-RFM-XX-00-DR-L-0002 L00&L01 Planting Strategy
- 1132-RFM-XX-00-DR-L-0003 L07 Roof Podium General Arrangement
- 1132-RFM-XX-00-DR-L-0004 L07 Planting Strategy
- 1132-RFM-XX-00-DR-L-0005 L00 Landscape Sections
- 1132-RFM-XX-00-DR-L-0006 L07 Landscape Roof Sections
- RF24-1132-WP-07 Design & Access Statement

02 Summary of Proposals

The proposals comprise a PBSA development with ground floor commercial space, community use space, 1st floor podium courtyrard, mixed use roof terraces on the 7th storey of both phases and ground floor public realm enhancements which enhance the site and the local urban environment.

Key components of GI associated with the Cambridge Halls PBSA development include:

- New street trees set within ornamental planting to Cambridge St. and Chatham St.
- Tree planting in hard paving along Boundary St.
- Rain gardens along the central route between Phase 1&2 with trees and ornamental shrubs
- 1st floor podium courtyard with ornamental planting in raised planters
- 7th floor mixed use roof terraces including sports and active use area and seating and planting areas
- Sits within MMU Campus

B Green and Blue Infrastructure

01 Application of Manchester Green and Blue Infrastructure Strategy

The Manchester Green and Blue infrastructure Strategy comprises a number of broad 'Objectives' for GI across Manchester. For brevity, this statement focuses on Objectives that are applicable to the *design of the* proposed development. Table 1 below identifies which of the GI Objectives will be discussed further within the statement.

Table 1. Manchester Green and Blue infrastructure Strategy Objectives

GI Objective	Applicable to proposed development	Summary justification
Objective 1: Improving the quality and function of GI	Yes	The proposed development site is part of Manchester Metropolitan University's Campus and includes tree planting
Objective 2: Use appropriate green and blue infrastructure as a key component of new developments to help create successful neighbourhoods and support the city's growth	Yes	Proposals for the site include green infrastructure with acess to the community a key consideration of the proposals
Objective 3: Improving access and connectivity for people and wildlife	Yes	The proposals offer betterment to existing pedestrian and cyclist routes
Objective 4: Increased G&BI understanding and awareness-raising	n/a	

B Green and Blue Infrastructure

02 Proposed Green and Blue Infrastructure

Each of the Objectives below are also expanded upon by a series of 'Headline Actions' within the Manchester Green and Blue infrastructure Strategy. Table 2 below reviews the proposed development against the Manchester Green and Blue infrastructure Strategy Headline Actions which have been identified as applicable.

(Further details of each applicable Objective and Headline Actions can be found within the Appendices of this statement)

Table 2. Manchester Green and Blue infrastructure Strategy Headline Actions

Objective 1: Improving GI Quality and Function		
Headline Action	Applicable	Details
Action 1: River valleys and canals: we will continue to invest in the river valleys and canals to provide attractive settings for communities, leisure and recreation, health, and biodiversity	n/a	
Action 2: Parks: we will enhance existing parks to maximise their potential in making Manchester a world-class city.	n/a	
Action 3: Trees and woodlands: we will provide effective and appropriate tree and woodland management and planting.	n/a	
Action 4: Gardens: we will protect, promote and enhance private gardens to support climate resilience.	n/a	
Action 5: Other land: we will improve existing and introduce new GI/NBS within large estates and land holdings, eg. registered housing providers, cemeteries, hospitals, universities, car parks.	Yes. The proposed development is part of Manchester Metropolitan University's Campus	The proposals for the site are to plant over 50 new trees, which is an improvement from the existing situation both in terms of quantity and biodiversity. The tree selection includes climate resilient and native species as well as ornamental varieties. The trees are proposed in both the punlic and private spaces across the site. (Refer to appendices E&F)

B Green and Blue Infrastructure

Objective 2: use appropriate green and blue infrastructure as a key component of new developments to help create successful neighbourhoods and support the city's growth		
Headline Action	Applicable	Details
Action 1: Embed G&BI into key plans and policies.	n/a	
Action 2: Embed GI into citywide strategic regeneration and infrastructure schemes.	n/a	
Action 3: Embed GI in developments of any scale across the city.	Yes	Both the proposed public realm and the building's three roof terraces will positively contribute to the local city environment, integrating a variety of trees and plant species that introduce new biodiversity, visual amenity and improved microclimatic conditions. (Refer to Appendix E)

Objective 3: Improving Access and Connectivity for People and Wildlife		
Headline Action	Applicable	Details
Action 1: Improving green routes: greening transport routes (eg. tramlines, footpaths, cycle routes, roads, rail corridors including disused) to encourage walking and cycling, reduce flood risk and provide corridors for wildlife.	Yes	The building curtiledge around Cambridge St, Boundary St and Chatham St. include raised and flush planters with biodiverse ornamental shrub and grass planting and trees in soft and hard landscape. The central route between Phases 1 and 2 includes a significant amount of new green areas as above, with the inclusion of rain gardens to help reduce flood risk. (Refer to Appendix E)
Action 2: Improving blue routes: river valleys and canals; enhance river valleys and canal tow paths to improve accessibility and use as active travel routes and wildlife corridors.	n/a	
Action 3: Cross-boundary working to improve access and connectivity.	n/a	

B Green and Blue Infrastructure

Objective 4: Increased G&BI Understanding and Awareness-Raising		
Headline Action	Applicable	Details
Action 1: Monitor existing G&BI within the city.	n/a	
Action 2: Develop research into the benefits of G&BI to provide the basis for new policy, projects, programmes and investment mechanisms.	n/a	
Action 3: Raise awareness of the benefits of G&BI through public engagement and involvement,promotion, communication, education and training.	n/a	
Action 4: Showcase local best practice and seek recognition for delivered projects.	n/a	

B Related Planning Policy

Manchester Core Strategy (July 2012) - Policy EN9

'New development will be expected to maintain existing green infrastructure in terms of its quantity, quality and multiple function. Where the opportunity arises and in accordance with current Green Infrastructure Strategies the Council will encourage developers to enhance the quality and quantity of green infrastructure, improve the performance of its functions and create and improve linkages to and between areas of green infrastructure.'

Landscape Response

The existing development make up is predominanly hard in character, with a small amount of planting including hedging around the building curtiledge and tree planting within the central courtyards spaces.

Whilst the exisitng planting is to be removed, the proposed development is biodiverse both in tree and shrub species selection. The species themselves will be selected for their suitability to the site climate, taking in microclimate and suitablility into account.

Places for Everyone (March 2024) - Policy JP-G2

'Wherever practicable, opportunities to integrate new and existing green infrastructure into new development will be taken to protect, enhance and expand the green infrastructure network.'

Landscape Response

The aforementioned shrub and tree planting will enhance green infirastructure in the area by providing a diverse range of planting types. Street trees are porposed around the building curtiledge with species selected for their suitability to a harder environment and for their flowering properties, to support birds and pollinating species. The central route will feature a diverse selection of rain garden shrub and tree planting and the internal courtyard plant species will be selected for their suitablility to a shadier climate as well as for their aesthetic qualities. In addition to this, the level 7 roof terraces will feature ornamental tree, shrub and grass planting more suitable for exposed conditions.

C Summary

03 Summary

The proposed Cambridge Halls development demonstrates a carefully considered approach to GI. Three of the four core Objectives within *Manchester Green a*nd Blue Strategy are considered to be applicable to the development. Of the three applicable Objectives, it can be demonstrated that the relevant Headline Actions are positively recognised.

It is considered that the GI characteristics of the proposed Cambridge Halls development will be effective from the onset. This is due to the variety of proposed trees and plants (at both ground and the various roof terrace levels), as well as the proposed quality of the pedestrian environment around the building, which carefully considers climatic factors to create an environment that is attractive, comfortable and practical. As the proposed planting establishes and matures the GI characteristics of the site will continue to enhance and become more effective.

D Appendices

Manchester Green & Blue Infrastructure Strategy

Appendix A Objective 1: Improving the quality and function of GI

Appendix B Objective 2: Use appropriate green and blue infrastructure as a key component of new developments to help create successful neighbourhoods and support the city's growth

Appendix C Objective 3: Improving access and connectivity for people and wildlife

Appendix D Objective 4: Increased G&BI understanding and awareness-raising

Re-form Drawings

Appendix E L00&L01 Landscape General Arrangement

Appendix F L00&L01 Planting Strategy

Appendix G L07 Roof Podium General Arrangement

Appendix H L07 Planting Strategy

Appendix A

Manchester Green and Blue Infrastructure Strategy (Extract)
Objective 1: Improving the quality and function of GI

OBJECTIVE 1: IMPROVING THE QUALITY AND FUNCTION OF GBI

	Headline actions	Existing practical GI commitments	Key project pipeline	Lead Manchester City Council teams	Key partners
1	River valleys and canals: we will continue to invest in the river valleys and canals to provide attractive settings for communities, leisure and recreation, health, and biodiversity.	There is an active commitment to managing land across the city's three main river valleys: the Irk, Medlock and Mersey. The **Our Rivers Our City** strategy adds an additional focus to priorities across these three catchments.	**Delivery of Our Rivers City Strategy and action plans** 2021–23 GW Resilient River Valleys: £950,000 2020–24 Restoration of Ordinary Watercourses: £893,000 2022–23 Restoration of Trash Screens Phase 2: £150,000 City centre canals 2021–23: £150,000	Parks FRM	Catchment partnerships Environment Agency Canal and River Trust The Natural Course
2	Parks: we will enhance existing parks to maximise their potential in making Manchester a world-class city.	There is significant ongoing investment across the city's extensive 160-site portfolio of parks and green spaces, plus the new Park Investment Programme. Consideration of opportunities for appropriate GI (new and retrofit) during negotiations on all relevant planning applications	Large-scale capital Park Investment Programme: 2021–25 £12.5million	Parks	charities community groups
3	Trees and woodlands: we will provide effective and appropriate tree and woodland management and planting.	The city has a Tree and Woodland action plan with an aim to improve management and sustainably enhance tree canopy cover over time.	Delivery of the Tree and Woodland Action Plan including: Tree Action Mcr Programme 2020–23: £1million Delivery of Managing Manchester's Trees Report Integration of Greater Manchester All Our Trees Strategy	Arbor Parks	City of Trees Woodland Trust Wildlife Trust Groundwork Trust
4	Gardens: we will protect, promote and enhance private gardens to support climate resilience.	The city has extensive garden coverage. The total area of domestic garden green space in Manchester is 12km² (My Back Yard: MMU 2018).	Delivery of garden projects as part of new Biodiversity Strategy, including My Wild Garden Campaign and ongoing support of RHS In Bloom campaign	Neighbourhood teams	RHPs RHS Wildlife trusts Groundwork Trust Hubbub
5	Other land: we will improve existing and introduce new GI/NBS within large estates and land holdings, eg. registered housing providers, cemeteries, hospitals, universities, car parks.	Ongoing GI commitments through existing land management contracts of major landowners, eg. housing providers.	Relaunch of the Housing Providers GI Group 2021 Delivery of New Castlefield HighLIne project 2021/22 Delivery of new city centre green space at Mayfield 2020–22: £23million	Planning Housing Cemeteries	RHPs Southways Lead universities National Trust
6	We will develop healthy and climate resilient communities by delivering focused neighbourhood greening projects.	Numerous growing projects are undertaken across the city, with hubs in Hulme, Wythenshawe and Heaton Park. There are also 41 allotment sites across the city.	Delivery of Parks for People programme 2021–25: £12.5million Delivery of Zero-Carbon Community Programme 2021/22 Continued delivery of Real Food Wythenshawe project 2021–23 Continued delivery of outdoor activity programme 2021–24	Neighbourhood teams Parks	MCCA Hubbub Amity Tyndall Centre Commonplace MCRactive
7	We will protect and enhance the city's key ecological assets, including Sites of Biological Importance (SBI). We will increase the number of SBI in active management to conserve, protect and enhance biodiversity. Local Nature Reserves: Increase the coverage of LNRs in line with national guidance to one hectare of LNR per 1,000 residents.	Manchester has 37 SBI, with over 60% in active conservation management. Manchester has eight LNRS covering 392 hectares.	Delivery of new Biodiversity Strategy 2021–30 Twelve new Parks SBI Action Plans to be delivered 2020–22 New Woodland SBI project bids being developed by CoT 2021–23 New programme of LNR declarations to be developed 2022–25	Parks EPI	GMEU Wildlife Trusts City of Trees RSPB

Appendix B

Manchester Green and Blue Infrastructure Strategy (Extact)
Objective 2: Use appropriate green and blue infrastructure as a key component of new developments to help create successful neighbourhoods and support the city's growth

OBJECTIVE 2: USE APPROPRIATE GREEN AND BLUE INFRASTRUCTURE AS A KEY COMPONENT OF NEW DEVELOPMENTS TO HELP CREATE SUCCESSFUL NEIGHBOURHOODS AND SUPPORT THE CITY'S GROWTH					
	Headline actions	**Existing practical GI commitments**	**Key project pipeline**	**Lead Manchester City Council teams**	**Key partners**
1	Embed G&BI into key plans and policies.-	There is a commitment to: review all related Local Plan Policies in 2021 Produce a new biodiversity strategy in 2022 Develop a new Tree and Woodland Action Plan in 2022.	Local Plan refresh due to be completed 2023. Places for Everyone (nine Greater Manchester authorities) Climate Change Framework 2.0Embedding GI into partner plans, eg. registered providers, health etcIntegrate GI into local/ neighbourhood-level regeneration frameworks.	EPI	Developers
2	Embed GI into citywide strategic regeneration and infrastructure schemes.	Key demonstrators will include GrowGreen West Gorton, Community Parks and Mayfield.	Victoria North 2021–25 Eastern Gateway 2021–25 HS2 2021–25 Hospital infrastructure improvements – north/south 2021/25	Planning Strategic Development	Developers National Trust
3	Embed GI in developments of any scale across the city.	Consideration of opportunities for appropriate GI (new and retrofit) during negotiations on all relevant planning applications	Development of appropriate policy approaches in the Local Plan	Planning Strategic Development	RHPs Private landowners
4	Embed GI into city centre development and planning initiatives.	Major GI/NBS improvements through projects listed.	Mayfield 2021/22 Victoria North 2021–25 Glade of Light 2021/22 Deansgate 2021–25 Medieval Quarter 2021–25 Factory 2021–23 Lincoln Square 2021/22 Piccadilly Gardens 2021–25 Deansgate 2021–24 Castlefield Viaduct Study 2021/22	Planning Strategic Development	Developers National Trust



D Appendix C

Objective 3: Improving access and connectivity for people and wildlife

OBJECTIVE 3: IMPROVING ACCESS AND CONNECTIVITY FOR PEOPLE AND WILDLIFE					
	Headline actions	**Existing practical GI commitments**	**Key project pipeline**	**Lead Manchester City Council teams**	**Key partners**
1	Improving green routes: greening transport routes (eg. tramlines, footpaths, cycle routes, roads, rail corridors including disused) to encourage walking and cycling, reduce flood risk and provide corridors for wildlife.	Ongoing commitments to manage sustainable transport corridors, such as Oxford Road Corridor, Chorlton Cycleway.	Bee Network capital programme 2021–25, including: £4.9million Fallowfield Loop route, North and Eastern Gateway, Ancoats development of new Local Nature Recovery Network. Pilots will be developed in North, Central and South Areas 2021–23	Highways Parks EPI	TfGM Wildlife trusts Sustrans
2	Improving blue routes: river valleys and canals; enhance river valleys and canal tow paths to improve accessibility and use as active travel routes and wildlife corridors.	There is an active commitment to managing land across the city's three main river valleys, the Irk, Medlock and Mersey, which includes improvements to access where appropriate. The Canal and River Trust is actively trying to improve Ashton and Rochdale Canal towpaths and waterways.	Delivery of Our Rivers Our City Strategy and Action Plans Delivery of access improvement programme, including: Resilient River Valleys access improvements 2021–23	Highways Parks EPI	Groundwork River Trust Canal and River Trust TfGM
3	Cross-boundary working to improve access and connectivity.	Manchester is committed to cross-boundary partnership working, and is a key partner of both GMCA and TfGM. Key initiatives will include the integration of Manchester City Council projects into the wider Bee Network, and the integration of the Manchester Biodiversity Strategy into the new Greater Manchester Local Nature Recovery Network.	Integration of new GMLNRN Delivery and promotion of the Bee Network capital investment 2020–24 Continued delivery of outdoor activity programme 2021–24: £30million Delivery of the My Wild City Biodiversity Strategy 2021–30	Highways Parks EPI	Natural England GMCA Wildlife trusts Ramblers TfGM GMEU MCRactive

D Appendix D

Objective 4: Increased G&BI understanding and awareness-raising

OBJECTIVE 4: INCREASED G&BI UNDERSTANDING AND AWARENESS-RAISING

	Headline actions	Existing practical GI commitments	Key project pipeline	Lead Manchester City Council teams	Key partners
1	Monitor existing G&BI within the city.	There is some autonomous monitoring of G&BI within the city through parks, tree management systems etc and independently, ie. through the Greater Manchester Ecology Unit and universities. Partners are encouraged to capture, share and monitor GI-related activity.	Greater Manchester Ignition project will help establish a new GI baseline and Planning Support System (GM Explorer), Tree Opportunity Mapping and manage Manchester's trees. Ongoing monitoring of West Gorton Sponge Park via Grow Green and The University of Manchester	City Policy and EPI	GMCA The University of Manchester MMU EA GMEU MNC
2	Develop research into the benefits of G&BI to provide the basis for new policy, projects, programmes and investment mechanisms.	Key supporting evidence has been commissioned and projects developed, including: Our Rivers, Our City My Wild City Managing Manchester's Trees My Backyard Garden Survey GHIA (importance of GI to an ageing population) IGNITION project, looking at investment opportunities in GI.	New evidence and guidance to support decision-making around key themes: Nature of Manchester natural capital assessment IGNITION GI baseline Evidence base Planning support system River valleys: Our Rivers Our City Trees: Managing Manchester's Trees Biodiversity: My Wild City Biodiversity Strategy Health: GHIA (importance of GI to an ageing population) Gardens: My Backyard NBS in Neighbourhoods: Adaptation Pathways approach	EPI	The University of Manchester MMU GMCA TEP City of Trees GrowGreen National Trust MNC
3	Raise awareness of the benefits of G&BI through public engagement and involvement, promotion, communication, education and training.	Manchester has an ongoing commitment to engage and raise awareness of the importance and value G&BI brings to the city through numerous campaigns and projects.	Neighbourhood Climate Action Plans 2021–23 My Wild City Programme 2021/22 North Manchester Nature Recovery Network 2021/22 In Our Nature environmental campaign 2021/22 Tree Action Mcr Planting programme 2021–23 Britain in Bloom Campaign 2021–25 Our Rivers Our City Training and Skills programme 2021–23	Comms, supported by EPI, parks, neighbourhoods, policy and partnerships, city centre growth and infrastructure	Wildlife Trust MCCA Hubbub City of Trees RHS Groundwork National Trust Rivers Trust Community groups MNC
4	Showcase local best practice and seek recognition for delivered projects.	CIEEM 2018 Award winner MGO for Knowledge Exchange Continued development of a portfolio of GI-related case studies (70 at present).	CIEEM Awards 2021 commended finalist – My Wild City Britain in Bloom Awards	Neighbourhoods	CIEEM RHS National Trust Groundwork Trust Wildlife Trust Rivers Trust MNC

CAVENDISH STREET

CAMBRIDGE STREET

BOUNDARY STREET

CHATHAM STREET

CAVENDISH STREET

Insert: First Floor Layout

MCR MET CATERING VEHICLE ONLY

Notes

1. All dimensions in mm, unless otherwise stated.
2. Scaling from drawing if printed incorrectly may lead to errors.
3. All information outside red line boundary shown for contextual purpose only.
4. All hatch patterns are indicative only unless stated otherwise.
5. This drawing is to be read in conjunction with the following re-form landscape architecture documentation and all relevant documentation from the design team
6. Levels information on this drawing illustrates the design intent. The contractor is to check and verify all levels and dimensions against site survey information.
7. Any discrepancies in the design information are to be brought to the attention of re-form landscape architecture, in writing, prior to commencement of construction works.
8. All proprietary products shall be installed in strict accordance with manufacturers written instructions.
9. Refer to other consultants' drawings and specifications for the following design information:
   - Foundation details
   - Base course and/or sub bases design & specification
   - Waterproofing of any element
   - Levels & Drainage design and infrastructure
   - Lighting and ducting
   - Existing & proposed utilities
10. Plant quantities are to suit site areas in accordance with scheduled plant densities.
11. Any proposed plant substitution shall be agreed with the landscape architect prior to ordering.

Scale

0m 5m 10m 20m

N

Date	Description of revision	Drawn by	Checked by	Approved by	Revision
06.08.25	Planning Issue	ALP	TD	DL	P08

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Project
CAMBRIDGE HALLS
RF24-1132

Client
UNITE STUDENTS AND MANCHESTER METROPOLITAN UNIVERSITY

Document title
L00&L01 Landscape General Arrangement

Paper size
A1

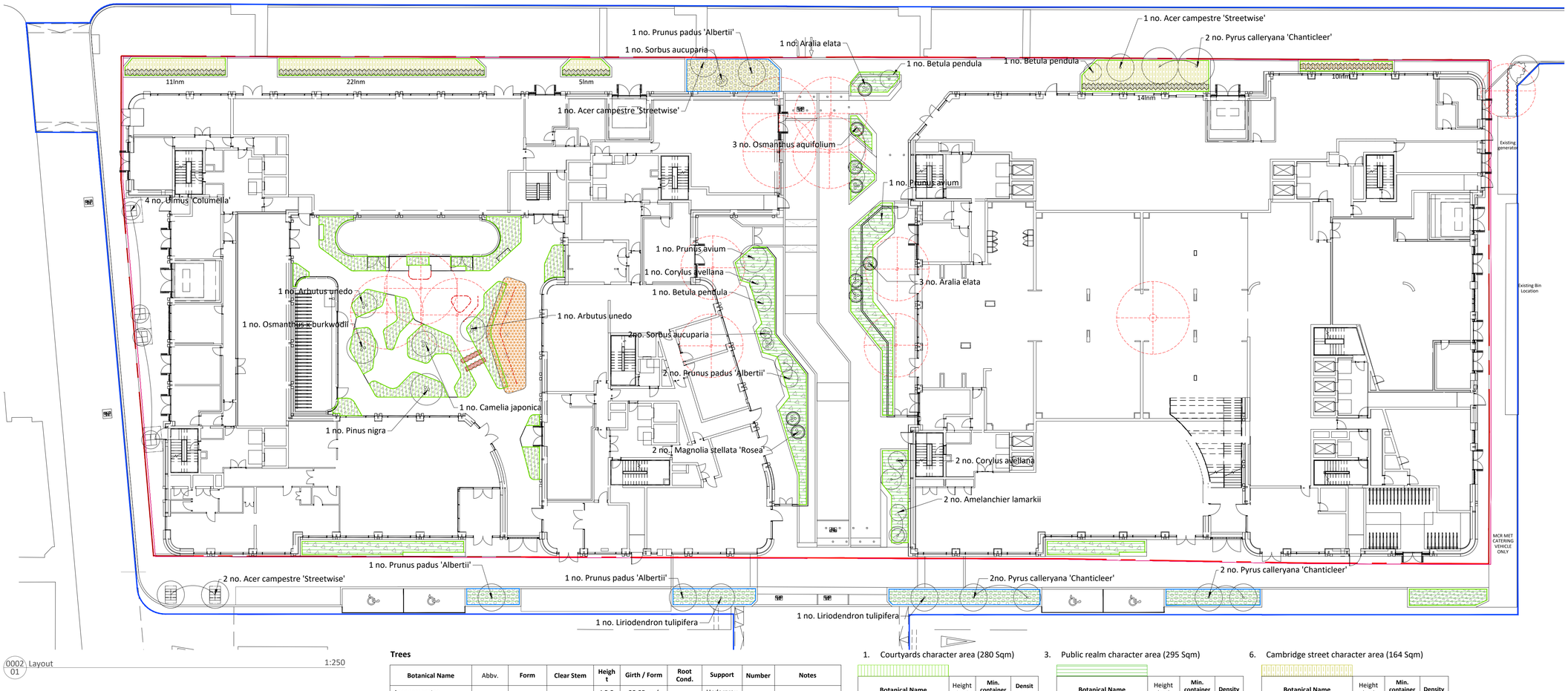
Scale
1:250

Status
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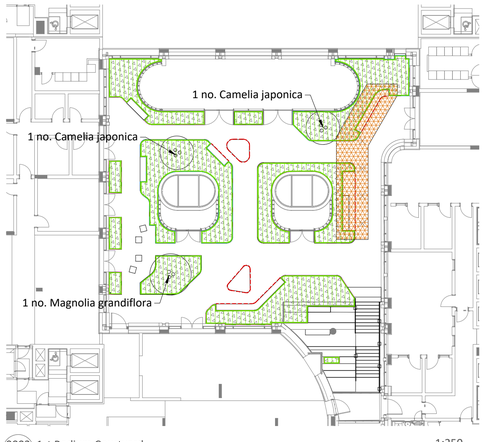
Drawing number
1132-RFM-XX-00-DR-L-0001

Revision
P08

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0002 01 Layout 1:250



0002 02 1st Podium Courtyard 1:250

Notes

1. All dimensions in mm, unless otherwise stated.
2. Scaling from drawing if printed incorrectly may lead to errors.
3. All information outside red line boundary shown for contextual purpose only.
4. This drawing is to be read in conjunction with landscape general arrangement, planting schedules, details and specification. Refer to CAM-RFM-XX-00-DR-L-0002 for planting schedules.
5. Refer to arboricultural impact assessment for full details of tree retention and removals

Planting Notes

6. Soft landscape contractor to undertake a briefing session with landscape architect prior to installation of planting on site.
7. Planting to be installed in an evenly spaced staggered matrix, avoiding visible rows.
8. All topsoil for the landscaping must be in accordance with the latest British Standards, BS 3882:2015.
9. All subsoil to be in accordance with BS8601:2013.
10. Tree pits to include 150mm depth of free draining gravel wrapped in geotextile membrane to base of pit.
11. The base to all planting areas to be broken up / loosened and debris removed to promote good drainage.
12. Container Grown Plants: To comply with the National Plant Specification. Shrubs shall be planted in pits min. 300 x 300 x 200mm depth. Roots are to be fully submerged beneath topsoil.
13. Mulch: All Planting beds to receive 50mm ornamental mulch.
14. Watering: Plant only into moist soil and water thoroughly to the full depth of soil immediately after planting.
15. Wildflower meadows subject to seasonal mowing regime
16. Any proposed plant substitution shall be agreed with the landscape architect prior to ordering.

Planting Type -

Note - Areas provided *subject to further design development. Plant species to be suitable for site conditions and maintenance regime*

Proposed ornamental planting - mix of native and non-native plant species

Proposed biodiverse green roof

Proposed rain garden planting mix of native and non native plant species

Proposed hedge planting

*made up of native hedgerow species

Existing trees to be removed

Trees

Botanical Name	Abbv.	Form	Clear Stem	Height	Girth / Form	Root Cond.	Support	Number	Notes
Acer campestre 'Streetwise'	AcS	Clear stem	2.2m	4.5-5.0m	20-25cm / Semi mature	RB	Underground guyed	2	General note for all trees; Trees specified as rootball for installing within planting season. If trees are planted from April to October, containerised stock must be used.
Arbutus unedo 'Compacta'	AuC	Multi-stem	Brushed up to 1m	2.5-3.0 m	MS	RB	Underground guyed	2	
Aralia elata	Ae	Multi-stem	Brushed up to 1m	2.5-3.0 m	MS	RB	Underground guyed	4	
Amelanchier lamarkii	Al	Multi-stem	Brushed up to 1m	2.5-3.0 m	MS	RB	Underground guyed	2	
Betula pendula	Bp	Multi-stem	Brushed up to 1m	3.0-3.5m	Umbrella form	RB	Underground guyed	3	
Ulmus 'Columella'	UC	Clear stem	Brushed up to 2m	3.0-3.5m	Umbrella form	RB	Underground guyed	4	
Camelia japonica	Cj	Multi-stem	Brushed up to 1m	2-2.5 m	MS	RB	Underground guyed	3	
Corylus avellana	Ca	Multi-stem	Brushed up to 1m	2-2.5 m	MS	RB	Underground guyed	3	
Liriodendron tulipifera	Lt	Clear stem	2.2m	5.5-6.5m	30-35cm / Semi mature	RB	Underground guyed	?	
Magnolia grandiflora	Mg	Multi-stem	Brushed up to 1m	3.0-3.5m	MS	RB	Underground guyed	1	
Magnolia stellata 'Rosea'	MgR	Multi-stem	Brushed up to 1m	2.5-3.0 m	MS	RB	Underground guyed	2	
Osmanthus x burkwodii	Ob	Multi-stem	Brushed up to 1m	3.0-3.5m	Umbrella form	RB	Underground guyed	1	
Osmanthus aquifolium	Oa	Multi-stem	Brushed up to 1m	2.5-3.0 m	MS	RB	Underground guyed	3	
Pinus nigra	Pn	Multi-stem	Brushed up to 1m	3.0-3.5m	MS	RB	Underground guyed	1	
Prunus avium	Pa	Clear stem	2.0	4.5-5.0m	20-25cm / Semi mature	RB	Underground guyed	2	
Prunus padus 'Albertii'	Pa	Clear stem	2.2m	4.5-5.0m	20-25cm / Semi mature	RB	Underground guyed	3	
Pyrus calleryana 'Chanticleer'	PcC	Clear stem	2.2m	4.5-5.0m	20-25cm / Semi mature	RB	Underground guyed	2	
Sorbus aucuparia	Sau	Clear stem	2.2m	4.5-5.0m	20-25cm / Semi mature	RB	Underground guyed	3	
Total								41	

Trees in adopted highway

Botanical Name	Abbv.	Form	Clear Stem	Height	Girth / Form	Root Cond.	Support	Number	Notes
Acer campestre 'Streetwise'	AcS	Clear stem	2.2m	4.5-5.0m	20-25cm / Semi mature	RB	Underground guyed	2	General note for all trees; Trees specified as rootball for installing within planting season. If trees are planted from April to October, containerised stock must be used.
Liriodendron tulipifera	Lt	Clear stem	2.2m	5.5-6.5m	30-35cm / Semi mature	RB	Underground guyed	3	
Prunus padus 'Albertii'	Pa	Clear stem	2.2m	4.5-5.0m	20-25cm / Semi mature	RB	Underground guyed	2	
Pyrus calleryana 'Chanticleer'	PcC	Clear stem	2.2m	4.5-5.0m	20-25cm / Semi mature	RB	Underground guyed	4	
Total								11	

1. Courtyards character area (280 Sqm)

Botanical Name	Height (cm)	Min. container size	Density
Alchemilla mollis	30-40	5L	7/m²
Anemone nemorosa 'Allenii'	30-40	5L	7/m²
Carex morrowii 'Ice Dance'	30-40	5L	7/m²
Choisya dewitteana 'White Dazzler'	30-40	5L	7/m²
Dicksonia antarctica (specimen)	30-40	5L	7/m²
Fatsia japonica (specimen)	30-40	5L	7/m²
Ferns (native)	30-40	5L	7/m²
Fritillaria meleagris	30-40	5L	7/m²
Geranium macrorrhizum	30-40	5L	7/m²
Liriope muscari	30-40	5L	7/m²
Luzula sylvatica	30-40	5L	7/m²
Mahonia x media 'Charity' (specimen)	30-40	5L	7/m²
Sarcococca	30-40	5L	7/m²
Skimmia 'Kew Green'	30-40	5L	7/m²

2. Proposed Hedge Planting- 62 lnm

Botanical Name	Density	Height(cm)
Griselinia littoralis	pregrown instant hedging	120 cm
Fagus sylvatica and Illex aquifolium 50:50 mix	pregrown instant hedging	120 cm

3. Public realm character area (295 Sqm)

Botanical Name	Height (cm)	Min. container size	Density
Alchemilla mollis	30-40	5L	7/m²
Anemone nemorosa 'Allenii'	30-40	5L	7/m²
Carex morrowii 'Ice Dance'	30-40	5L	7/m²
Choisya dewitteana 'White Dazzler'	30-40	5L	7/m²
Fritillaria meleagris	30-40	5L	7/m²
Geranium macrorrhizum	30-40	5L	7/m²
Liriope muscari	30-40	5L	7/m²
Mahonia x media 'Charity' (specimen)	30-40	5L	7/m²

4. Proposed climbers

Botanical Name	Height (cm)	Min. container size	Density
Clematis vitalba	25-40	10L	7/m²
Hydrangea petiolaris	25-40	10L	7/m²

5. Proposed bio diverse green Roof (77 Sqm)

Biodiverse green Roof
Bauder EXTENSIVE LIGHTWEIGHTsedum with BauderGREEN XF 301 species

6. Cambridge street character area (164 Sqm)

Botanical Name	Height (cm)	Min. container size	Density
Ageratina ligustrina	30-40	5L	7/m²
Brachyglottis (Dunedin Group) 'Sunshine'	30-40	5L	7/m²
Calamagrostis brachytricha	30-40	5L	7/m²
Carex testacea	30-40	5L	7/m²
Elaeagnus x submacrophylla 'Compacta'	30-40	5L	4 per linear metre
Euonymus fortunei 'Emerald Gaiety'	30-40	5L	7/m²
Euonymus japonicus 'Aureomarginatus'	30-40	5L	7/m²
Griselinia littoralis	30-40	5L	4 per linear metre

Scale

0m 5m 10m 20m

N

Date	Description of revision	Drawn by	Checked by	Approved by	Revision
07.08.25	Planning issue	JS	TD	DL	P07

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Project
CAMBRIDGE HALLS
RF24-1132

Client
UNITE STUDENTS AND MANCHESTER METROPOLITAN UNIVERSITY

Document title
L00&L01 PLANTING STRATEGY

Paper size
A1

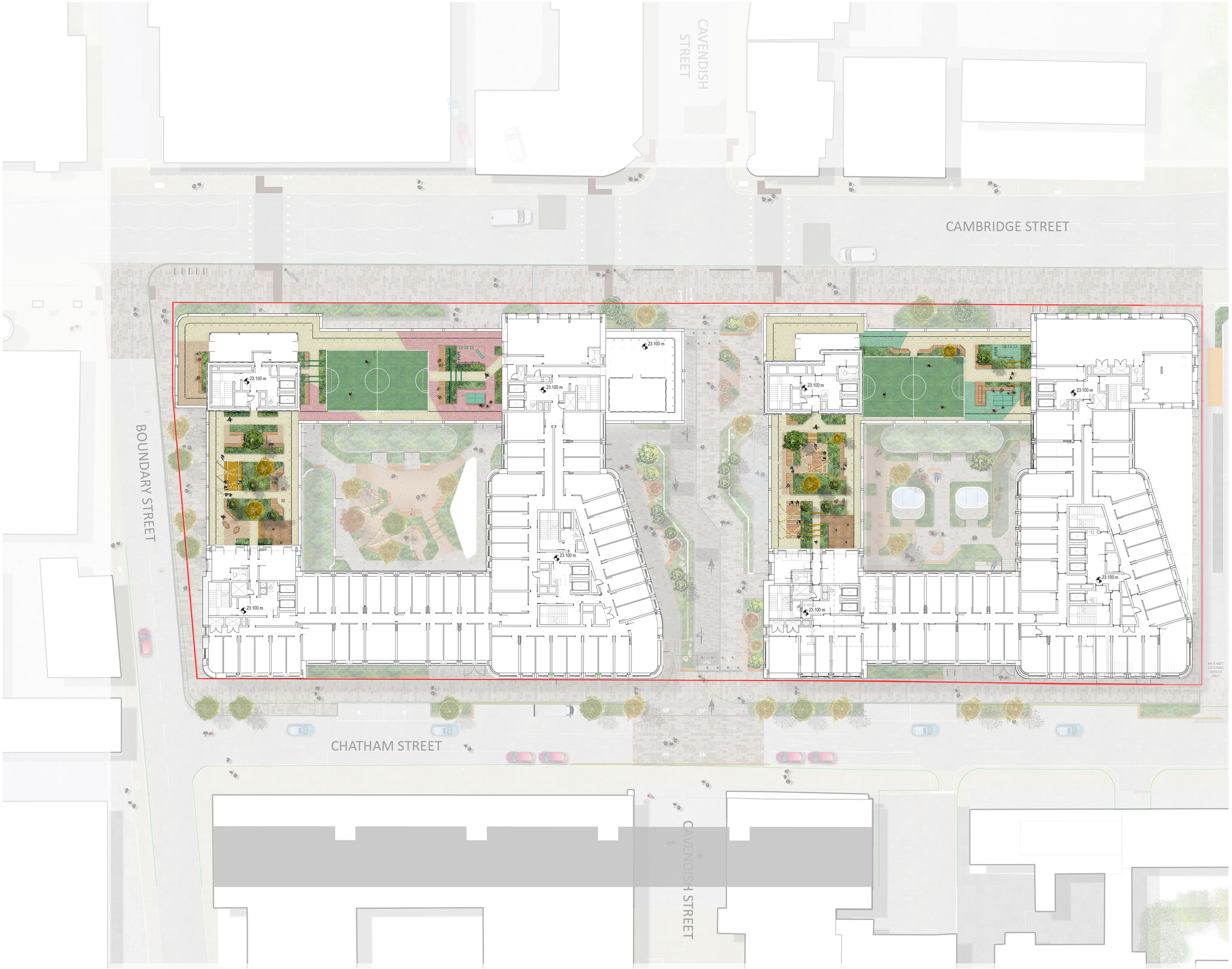
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Status
FOR REVIEW AND COMMENT

Drawing number
1132-RFM-XX-00-DR-L-0002

Revision
P07

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10. Plant quantities are to suit site areas in accordance with scheduled plant densities.
11. Any proposed plant substitution shall be agreed with the landscape architect prior to ordering.

N

Scale

0m 5m 10m 20m

Date	Description of revision	Drawn by	Checked by	Approved by	Revision
06.08.25	PLANNING ISSUE	VC	TD	DL	P07

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Project
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Client
UNITE STUDENTS AND MANCHESTER METROPOLITAN UNIVERSITY

Document title
L07 ROOF PODIUM GENERAL ARRANGMENT

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A1

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FOR INFORMATION

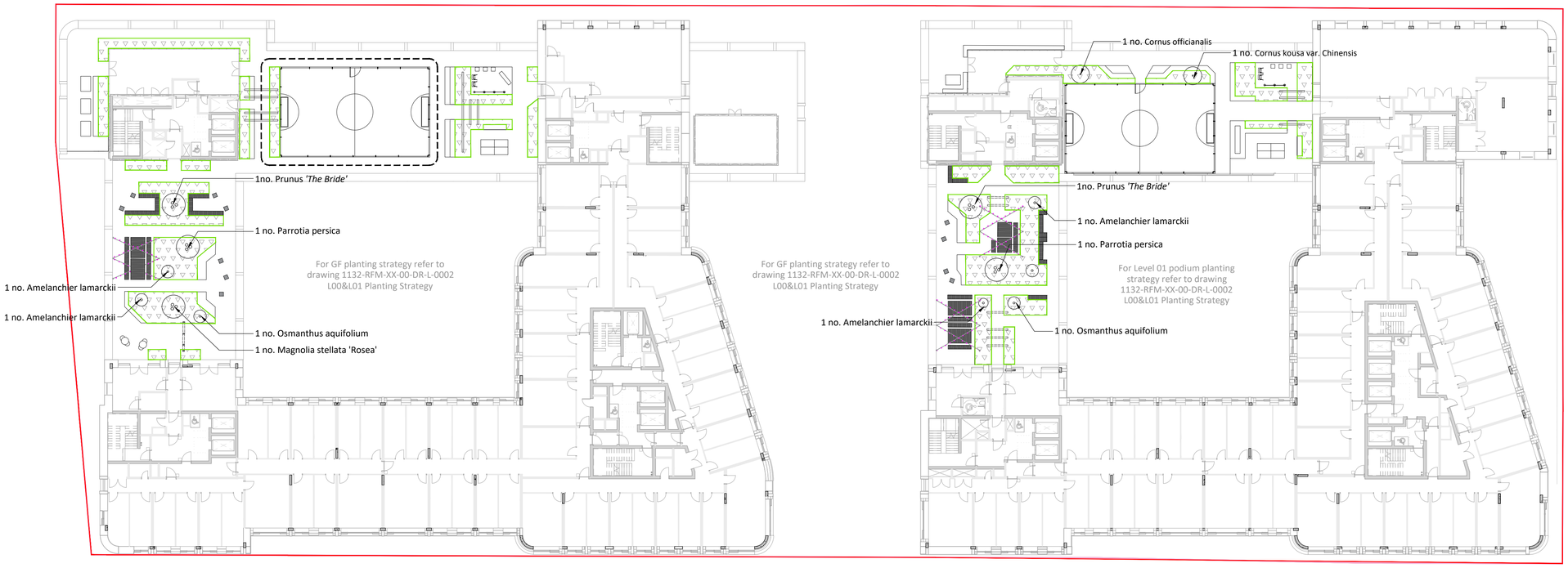
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Drawing number
1132-RFM-XX-07-DR-L-0003

Revision
P07

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0004 01 Layout 1:250



Notes

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4. This drawing is to be read in conjunction with landscape general arrangement, planting schedules, details and specification.
5. Refer to XXXX-RFM-XX-00-DR-L-XXXX for planting schedules.
6. Refer to arboricultural impact assessment for full details of tree retention and removals

Planting Notes

7. Soft landscape contractor to undertake a briefing session with landscape architect prior to installation of planting on site.
8. Planting to be installed in an evenly spaced staggered matrix, avoiding visible rows.
9. All topsoil for the landscaping must be in accordance with the latest British Standards, BS 3882:2015.
10. All subsoil to be in accordance with BS8601:2013.
11. Tree pits to include 150mm depth of free draining gravel wrapped in geotextile membrane to base of pit.
12. The base to all planting areas to be broken up / loosened and debris removed to promote good drainage.
13. Container Grown Plants: To comply with the National Plant Specification. Shrubs shall be planted in pits min. 300 x 300 x 200mm depth. Roots are to be fully submerged beneath topsoil.
14. Mulch: All Planting beds to receive 50mm ornamental mulch.
15. Watering: Plant only into moist soil and water thoroughly to the full depth of soil immediately after planting.
16. Wildflower meadows subject to seasonal mowing regime
17. Any proposed plant substitution shall be agreed with the landscape architect prior to ordering.

Planting Type

Proposed ornamental planting - mix of native and non native plant species
Current measure - 270m² apprx.
Subject to further design development

Planting Strategy

1. General objectives

The proposed planting scheme provides the following functions and aesthetic qualities;

- To create a green and verdant setting for residents and visitors to enjoy.
- To enhance biodiversity: A variety of species and planting types will offer habitats and ecosystems for wildlife.
- To create a climate resilient environment, that provides shade, urban cooling, wind mitigation and mimics natural drainage processes

2. Ornamental Planting

Planting Structure: Mix of ornamental shrub, herbaceous perennials and ornamental grasses. Bulb species will provide seasonal interest. All shrub and herbaceous planting to be specified at a minimum size of 2 litre pots planted at a minimum density of 5 to 7 /m², subject to detailed design.

1. Tree Planting

Planting Structure: A mixture of species that are tolerant to challenging urban conditions (including gusting wind, warmer temperatures and shade). Deciduous species will provide seasonal interest, with a number of flowering species offering interest for insects and birds.

Trees

Botanical Name	Abbv.	Form	Clear Stem	Height	Girth / Form	Root Cond.	Support	Number	Notes
Prunus *'The Bride'*	PB	Multi-stem	-	2.5-3.0m	min 3/5 stems	RB	Underground guyed	2	General note for all trees; Trees specifed as rootball for installing within planting season. If trees are planted from April to October, containerised stock must be used.
Amelanchier lamarckii	Al	Multi-stem	Brushed up to 1m	2.5-3.0m	min 3/5 stems	RB	Underground guyed	4	
Cornus kousa var. Chinensis	Ck	Multi-stem	Brushed up to 1m	2.5-3.0m	Umbrella form. Minimum 3/5 stems	RB	Underground guyed	1	
Cornus offiicianalis	Ms	Multi-stem	Brushed up to 1m	2.5-3.0m	Umbrella form. Minimum 3/5 stems	RB	Underground guyed	1	
Magnolia stellata 'Rosea'	Pa	Clear stem	2.2m	2.5-3.0m	Umbrella form. Minimum 3/5 stems	RB	Underground guyed	1	
Osmanthus aquifolium	PcC	Clear stem	2.2m	1.25-1.5 m	Umbrella form. Minimum 3/5 stems	RB	Underground guyed	2	
Parrotia persica	Sa	Clear stem	2.2m	2.5-3.0m	Umbrella form. Minimum 3/5 stems	RB	Underground guyed	2	
Total								14	

Herbaceous perennials, ferns and ornamental grasses

Abbreviation	Latin Name	Min Container size	Density	Height (cm)
Am	Alchemilla mollis	2L	7/m²	20-30
Bc	Bergenia crassifolia 'Purpurea'	2L	5/m²	20-30
Gm	Geranium macrorrhizum 'Bevan's Variety'	2L	7/m²	20-30
Hm	Hakonechloa macra	2L	5/m²	20-30
Lm	Liriope muscari	2L	7/m²	20-30
Ls	Luzula sylvatica	2L	5/m²	20-30
Pb	Persicaria bistorta 'Superba'	2L	5/m²	20-30
Ps	Polystichum setiferum	2L	5/m²	20-30

N

Scale

0m 5m 10m 20m

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29.11.24	Initial linework issue	TD	TD	DL	P01

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Client
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L07 PLANTING STRATEGY

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S2

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1132-RFM-XX-00-DR-L-0004

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P01

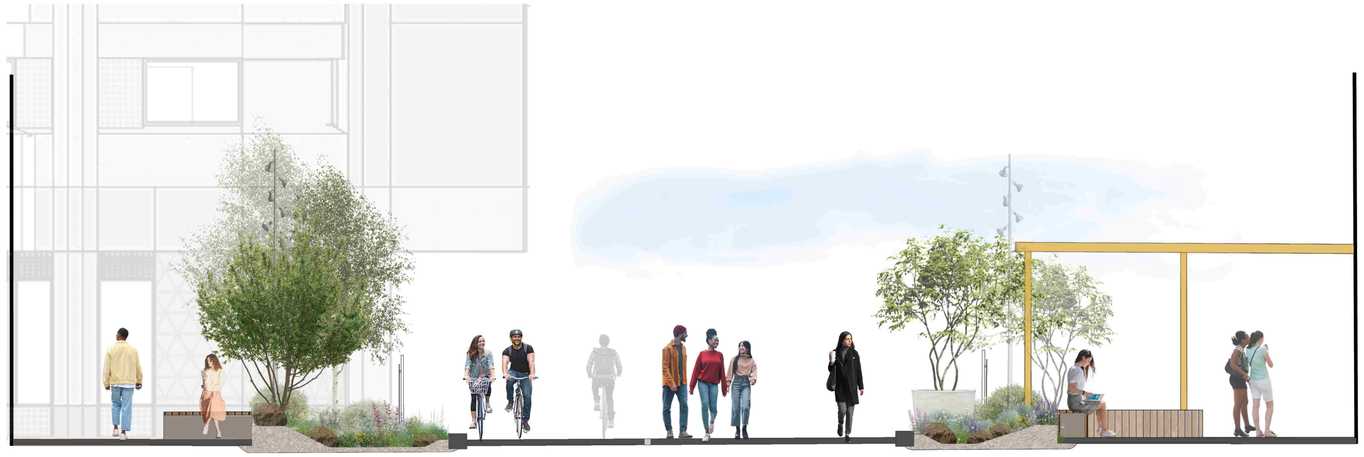
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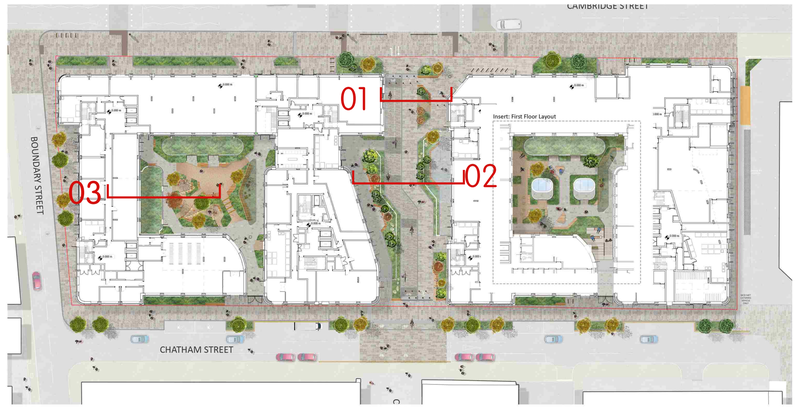
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8006 02 Site Section 1:50



8006 03 Site Section 1:50



8006 04 Site Section Key

06.08.25 Date — L00 Landscape Sections Description of revision — VC Drawn by — TD Checked by — DL Approved by — P02 Revision

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L00 LANDSCAPE SECTIONS

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A1

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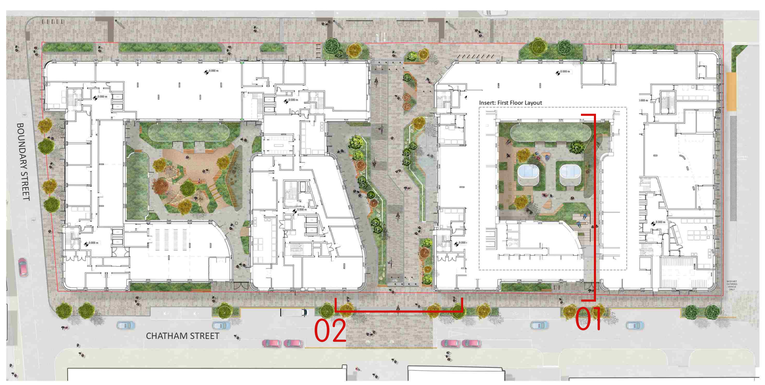
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0006 01 Ground Floor Section 1:50



0006 02 Ground Floor Section 1:50



0006 03 Ground Floor Section Key

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Date	Description of revision	Drawn by	Checked by	Approved by	Revision
06.08.25	L00 & L01 Landscape Sections	VC	TD	DL	P02

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L00 & L01 LANDSCAPE SECTIONS

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