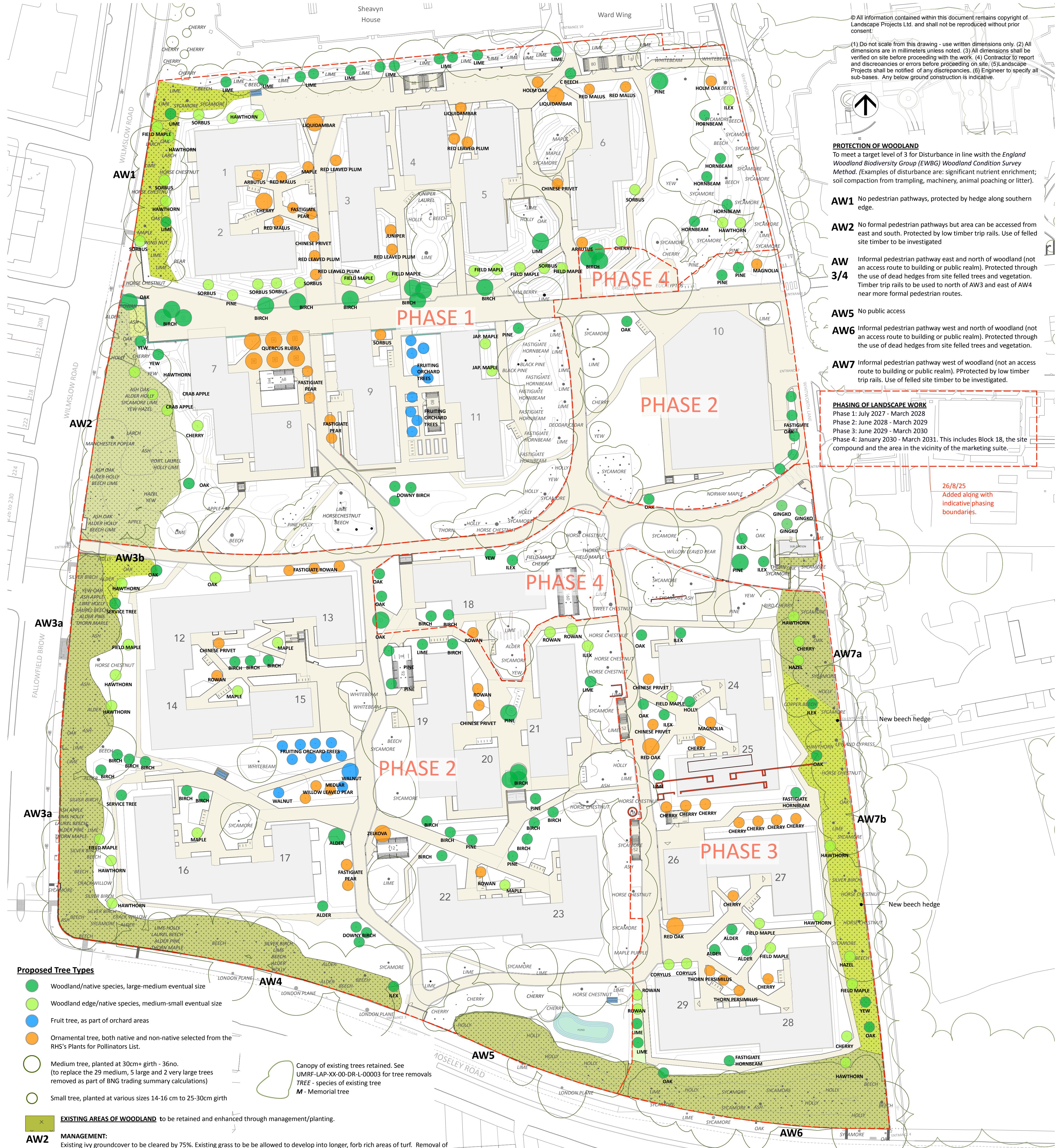




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(1) Do not scale from this drawing - use written dimensions only. (2) All dimensions are in millimeters unless noted. (3) All dimensions shall be verified on site before proceeding with the work. (4) Contractor to report and discrepancies or errors before proceeding on site. (5) Landscape Projects shall be notified of any discrepancies. (6) Engineer to specify all sub-bases. Any below ground construction is indicative.

PROTECTION OF WOODLAND
To meet a target level of 3 for Disturbance in line with the *England Woodland Biodiversity Group (EWBG) Woodland Condition Survey Method*. (Examples of disturbance are: significant nutrient enrichment; soil compaction from trampling, machinery, animal poaching or litter).

AW1 No pedestrian pathways, protected by hedge along southern edge.

AW2 No formal pedestrian pathways but area can be accessed from east and south. Protected by low timber trip rails. Use of felled site timber to be investigated

AW 3/4 Informal pedestrian pathway east and north of woodland (not an access route to building or public realm). Protected through the use of dead hedges from site felled trees and vegetation. Timber trip rails to be used to north of AW3 and east of AW4 near more formal pedestrian routes.

AW5 No public access

AW6 Informal pedestrian pathway west and north of woodland (not an access route to building or public realm). Protected through the use of dead hedges from site felled trees and vegetation.

AW7 Informal pedestrian pathway west of woodland (not an access route to building or public realm). Protected by low timber trip rails. Use of felled site timber to be investigated.

PHASING OF LANDSCAPE WORK
Phase 1: July 2027 - March 2028
Phase 2: June 2028 - March 2029
Phase 3: June 2029 - March 2030
Phase 4: January 2030 - March 2031. This includes Block 18, the site compound and the area in the vicinity of the marketing suite.

26/8/25
Added along with indicative phasing boundaries.

- Proposed Tree Types**
- Woodland/native species, large-medium eventual size
 - Woodland edge/native species, medium-small eventual size
 - Fruit tree, as part of orchard areas
 - Ornamental tree, both native and non-native selected from the RHS's Plants for Pollinators List.
 - Medium tree, planted at 30cm+ girth - 36no. (to replace the 29 medium, 5 large and 2 very large trees removed as part of BNG trading summary calculations)
 - Canopy of existing trees retained. See UMRF-LAP-XX-00-DR-L-00003 for tree removals
 - Small tree, planted at various sizes 14-16 cm to 25-30cm girth
- EXISTING AREAS OF WOODLAND** to be retained and enhanced through management/planting.
- AW2** **MANAGEMENT:** Existing ivy groundcover to be cleared by 75%. Existing grass to be allowed to develop into longer, forb rich areas of turf. Removal of ornamental planting*. Canopy lifted to allow light to understorey.***
PROPOSALS: Buffer zone of understorey shrub and tree planting along boundary to provide privacy and noise reduction for ground floor bedrooms. The wider extent of planting will allow space for a wider range of woodland characters than elsewhere within the campus including woodland edge/mixed scrub closer to building with linear grass rides for maintenance.
- AW3a** **MANAGEMENT:** Existing ivy groundcover to be cleared by 75%. Existing grass to be allowed to develop into longer, forb rich areas of turf. Removal of ornamental planting**. Canopy lifted to allow light to understorey***.
PROPOSALS: A more open woodland to be created to thge north of this area allowing views and light into the site. Understorey planting of woody woodland edge species will be planted in groups separated by groundcover to extend the character of AW2 southwards following thinning out of existing vegetation. Woodland to remain denser closer to the Wilmslow Road/Moseley Road junction.
- AW4** **MANAGEMENT:** Removal of ornamental planting.** Canopy lifted to allow light to understorey***.
PROPOSALS: Woodland to remain denser closer to the Wilmslow Road/Moseley Road junction. Moving east, woody woodland edge species will be planted in groups separated by groundcover to allow views and sunlight into this south facing site between the existing large street trees.
- AW5** **MANAGEMENT:** Removal of small stand 2-3m high of mature Rhododendron (TN9**). Holly to be thinned by 50%. Ivy cleared by 75% especially to back edge of Moseley Road to reveal Victorian garden retaining walls.
PROPOSALS: Dense understorey no requirement for views in/out of site and views of pond to be limited to minimise unauthorised access. Existing holly/Aucuba boundary planting maintained. Future maintenance within this fenced off area facilitated by thinning of holly which will also allow for diversification of understorey and allow light of the proposed pond.
- AW6** **MANAGEMENT:** Removal of small group of Rhododendron 3m tall (TN5**). Ornamental shrubs such as Snowberry to be removed. Ivy cleared to back edge of Moseley Road to reveal Victorian garden retaining walls.
PROPOSALS: Existing open views in/out of site retained and enhanced with woodland groundcover on existing bare ground.
- AW7a** **MANAGEMENT:** Existing beech perimeter hedge retained and reduced in height to allow views in and out of campus. Existing grass to be allowed to develop into longer, forb rich areas of turf.
PROPOSALS: High canopy woodland trees with light foliated understorey planting to create open feel for pedestrians moving along Whitworth Lane.

PROPOSED NEW AREAS OF WOODLAND Existing trees within grass

AW1 **MANAGEMENT:** No clearance required. Existing grass to be allowed to develop into longer, forb rich areas of turf.
PROPOSALS: Woodland belt to create privacy for groundfloor bedrooms and private terraces. Mixed scrub and woodland groundcover with rides parallel to building. Space between top of understorey and base of tree canopy allowing natural light to building. No pedestrian access apart from maintenance so quieter spec for habitats.

AW3b **MANAGEMENT:** Existing ivy groundcover to be cleared by 75%. Existing grass to be allowed to develop into longer, forb rich areas of turf.
PROPOSALS: Character of adjacent woodland AW3a extended by planting groundcover under proposed woodland edge trees and existing and proposed oaks.

AW7b **MANAGEMENT:** Removal of 25m2 of Rhododendron 5m high (TN4**). Existing beech perimeter hedge retained and reduced in height to allow views in and out of campus.
PROPOSALS: High canopy woodland trees with light foliated understorey planting to create open feel for pedestrians moving along Whitworth Lane. Additional hedging where noted on plan.

NOTES:
1. * Invasive ornamental species such as cherry laurel and snowberry are to be removed along with other species such as Aucuba and shrubby honeysuckle.
2. ** Refers to Target Notes in Thomson Ecology's 'Invasive Non-Native Species Survey and Method Statement' October 2024.
3. Some tree pruning will be carried out for construction as described in the *Arboricultural Impact & Method Statement UMRF-LAP-XX-00-DR-L-10001/ 20001/30001/40001/50001/60001* and the planting schedule document.
2. A full tree specification will in due course be added to the soft landscape drawing series:
**UMRF-LAP-XX-00-DR-L-10001/ 20001/30001/40001/50001/60001 and the planting schedule document.
3. For woodland planting mixes see Planting Schedule **UMRF-LAP-XX-00-SH-L-50000****

REV P7	RD 2025-08-26	Phasing added
REV P6	RD 2025-07-31	Disturbance information added
REV P5	RD 2025-05-13	Woodland planting details added
REV P4	RD 2025-02-18	Updated in line with BNG Report
REV P3	RD 2025-02-12	Entrance 6 updated
REV P2	RD 2025-02-05	Updates to landscape GA, trees moved
REV P1	RD 2025-01-20	First planning issue

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JOB TITLE UoM Residences DBFO

CLIENT University of Manchester

TITLE Proposed Tree and Woodland Planting/Enhancement

SCALE 1:600 @ A1 **DATE** 2025-01-20

STATUS S4 **PURPOSE** Formal Review

DRAWN RCD **CHECKED** NS

REFERENCE UMRF-LAP-XX-00-DR-L-00016 **REV** P7