

Proposed landscape masterplan 1:250

Site Boundary (subject site)

Schedule of proposed trees

Tree species *n= native e*=evergreen

- Af Acer x freemanii Autumn Blaze Au Arbutus unedo (Strawberry tree)
- Aml Amelanchier lamarckii 'Robin hill' (June berry) Aml*Amelanchier lamarckii 'Robin hill' (June berry)
- As'f' Acer × freemanii ('Jeffersred')
- Ca Corylus avellana (hazel) *n Cb Carpinus betulus (hornbeam)
- Ck'c' Cornus kousa var.chinensis (Chinese dogwood)
- Cn Cornus nuttallii 'Eddies White Wonder'
- Co'L'Cydonia oblonga 'Leskovacka' (quince 'Leskovacka)
- Ic Ilex crenata 'Dark Green (box-leaved holly)
- Mk Magnolia Kobus (Kobus magnolia) Mtv'S'Malus toringo var. sargentii
- Ms'e' *Malus sylvestris* 'Evereste' (crab apple 'Evereste')
- Msu *Magnolia* 'Susan' Ms Malus sylvestris (crab apple) *n
- Pa Parotia persica (Persian ironwood) Pp Prunus padus (bird cherry) *n
- Pm Pinus Mugo (dwarf mountain pine) *e
- Ps *Pinus sylvestris* (Scots pine) *n
- Tc Tillia cordata (Lime)
- Sa Sorbus aucuparia (Rowan) *n

Specification xTr= number of transplantations

35-40cm girth, wire rootballed, min 5m tall clear stem to 1.8m xTr:5 multi-stem umbrella 3m tall 1.5m wide, wire rootballed, xTr: 4 times, 4 stems 16cm girth each, 1.2m start crown height per stem. 35-40cm girth, wire rootballed, min 4m tall clear stem to 1.8m, xTr:4 times multi-stem solitary 2.5m tall 1.25m wide, wire rootballed, xTr: 4 times, 5 stems 10cm girth each, 60cm start height per stem

80-90cm girth, wire rootballed, min 10m tall, clearstem up to 1.8m, xTr:9 times 25-30cm girth, rootballed, min 3.5m tall clear stem to 1.8m xTr:4 times 35-40cm girth, feathered ,wire rootballed, min 5m tall , clearstem up to 0.8m, xTr:4 times

multi-stem 3m tall, wire rootballed, umbrella shaped, xTr: 4times, 5 stems 16cm girth each, 1.25m start height per stem multi-stem 3m tall, wire rootballed, umbrella shaped, xTr: 4times, 5 stems 16cm girth each, 1.25m start height per stem multi-stem 3m tall 1.75m wide, wire rootballed, umbrella shaped, xTr: 4times, 5

stems 16cm girth each, 1.25m start height per stem multi-stem solitary 2.5m tall 1.25m wide, wire rootballed, xTr: 4 times, 5 Hxlj Hamamelis x intermedia 'Jelena' (Witch hazel 'Jelena') stems 10cm girth each, 60cm start height per stem topiary ball, rootballed or containerized 1m Ø and height fully formed

> 30-35cm girth, rootballed, min 4m tall clear stem to 1.8m xTr:4 multi-stem umbrella shaped mm tall 2m wide, wire rootballed, xTr: 4 times, 6 stems 16cm girth each, 1m start height per stem/crown 25-30cm girth, rootballed, min 4m tall clear stem to 1.8m xTr4 multi-stem solitary 2.5m tall 1.25m wide, wire rootballed, xTr: 4 times, 5

stems 10cm girth each, 60cm start height per stem 25-30cm girth, rootballed, min 4.0m tall clear stem to 1.8m xTr 4 times multi-stem 3.5-4m tall 1.4-2m wide, rootballed, 4xtr, min 3 stems min 16cm girth per stem.Crown start height at 1.25m

35-40cm girth, rootballed, min 4.5m tall clear stem to 1.8m multi-stem 2.5m tall, wire rootballed, umbrella shaped, xTr: 5 times, 3 stems 16cm girth each, 60cm start height per stem

35-40cm girth, wire rootballed, min 5m tall clear stem to 1.8m, xTr:5 times 35-40cm girth, box pleached, wire rootballed, min 5m tall clear stem to 1.8m, xTr:5 times. Box

Qp Quercus petraea (sessile oak)- *n Irish grown NB not imported. 35-40cm girth, wire rootballed, min 5m tall clear stem to 1.8m, xTr:5 times Qr Quercus robur, (English oak) - *n Irish grown NB not imported. 35-40cm girth, wire rootballed, min 5m tall clear stem to 1.8m, xTr:5 times 35-40cm girth, wire rootballed, min 5m tall clear stem to 1.8m, xTr:5 times

Proposed planting or underplanting

Mix Type 1: Predominant native boundary and underplanting:

Hedging: Crataegus monogyna (hawthorn) Ilex aquifolium (holly) 1.8m tall, wire rootballed Sambucus nigra (elder), Viburnum opulus (guelder rose)

Shrubs back of border:Callicarpa bodinieri var. giraldii 'Profusion' (purpleberry 'Profusion')Daphne oleoides (olive leaved daphne) Exochorda × macrantha 'The Bride' Fatsia japonica (Japanese aralia) Fothergilla gardenii 'Blue Mist' Hydrangea paniculata (paniculate hydrangea) , Hydrangea arborescens 'Annabelle' Mahonia aquifolium 'Apollo' (Oregon grape 'Apollo') Hebe 'Sapphire'

Front of Border planting: Aquilegia vulgaris 'White Star' Astilbe chinensis var. pumila (dwarf Chinese astilbe) Astilbe 'Feuer' (x arendsii) Asplenium scolopendrium Blechnum spicant *e Campanula persicifolia (fairy bellflower)*e Cornus canadensisDryopteris dilatata *e Epimedium 'Flowers of Sulphur'Erythronium californicum, 'White Beauty', Gallium odoradum, Geranium dalmaticum *eHelleborus niger (Christmas rose)Liriope muscari 'Big Blue' (big blue lilyturf) *e Lulzula sylvatica (woodrush) *e Myrrhis odorataTradescantia (Andersoniana Group) 'Isis' (spider lilly)Vinca minor f.alba 'Gertrude Jekyll'

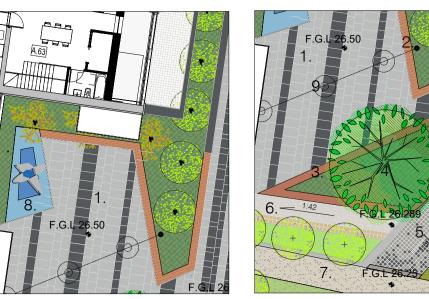
Climbers:Clematis montana var. grandifloraHedra helix (Ivy) *e&n Hydrangea anomala subsp. Petiolaris (climbing hydrangea) Jasminum officinale (jasmine) Lonicera japonica 'Halliana' *Lonicera periclymenum (honey suckle) *n/d Parthenocissus tricuspidata (Boston Ivy) Parthenocissus quinquefolia (Virgina creeper) ,Pileostegia viburnoides (climbing hydrangea) *e Schizophragma hydrangeoides (Japanese hydrangea vine)

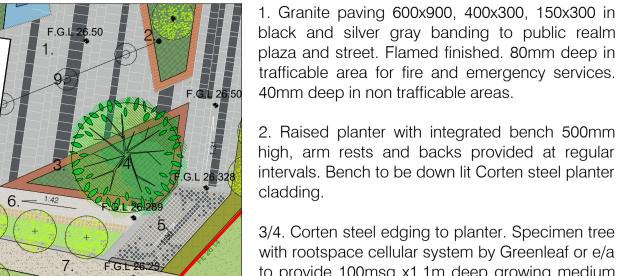
Mix Type 2: Underplanting to tree planters: Acanthus mollis (bears breeches), Anemone 'honorine jobert' (Japanese anemone), Aquilegia 'Adelaide Addison' (Columbine 'Adelaide Addison'), Cimicifuga racemosa (black snakeroot) Digitalis purpurea f. albiflora (foxglove)Deschampsia cespitosa (tufted hair grass) Filipendula purpurea (purple meadowsweet), Hakonechloa macra 'Aureola', Helleborus niger (Christmas rose), Miscanthus sinensis 'Abundance', Persicaria amplexicaulis 'fat domino' Bulbs: Narcissus 'Thalia' (daffodil), Camassia leichtlinii ,Tulipa Concerto *Kaufmannia,Tulipa pulchella violacea *botanical, Blechnum spicant *e Campanula persicifolia (fairy bellflower)*e Cornus canadensis, Dryopteris dilatata *e Epimedium 'Flowers of Sulphur' "Erythronium californicum White Beauty", Gallium odoradum, Geranium dalmaticum *e Helleborus niger (Christmas rose), Liriope muscari 'Big Blue' (big blue lilyturf) *e Lulzula sylvatica (woodrush) *e ,Myrrhis odorata , Tradescantia (Andersoniana Group) 'Iris' (spider lilly) Vinca minor f. alba 'Gertrude Jekyll'

Mix Type 3: Shade tolerant underplanting planting to courtyard: Astilbe, Geranium dalmaticum *e, Helleborus niger (Christmas rose) *e, Liriope muscari 'Big Blue' (big blue lilly turf) ,*e Luzula nivea (snow rush) *e Polystichum setiferum 'Pulcherrimum Bevis' *e, Blechnum spicant *e, Euphorbia amygdaloides var. robbiae, Campanula lactiflora ,Campanula persicifolia (fairy bellflower)*e, Digitalis purpurea **Bulbs** Galanthus nivalis,Cyclamen coum

Mix Type 4: Building edge planters: Fatsia japonica (Japanese aralia), Hydrangea arborescens 'Annabelle, Blechnum spicant *e

Landscape Legend: Proposed surface treatment, public realm furniture and lighting elements.





Granite paving 600x900, 400x300, 150x300 in black and silver gray banding to public realm plaza and street. Flamed finished. 80mm deep in trafficable area for fire and emergency services. 40mm deep in non trafficable areas.

2. Raised planter with integrated bench 500mm high, arm rests and backs provided at regular intervals. Bench to be down lit Corten steel planter

to provide 100msq x1.1m deep growing medium 5. Universal entrance and universal set down area, 200x200mmx100mm deep

300x250mm flush 6. Buff coloured granite paving 200x200 setts 100mm deep. 400x150mmx40mm granite paving

contrasting pixelated black and silver grey sets. Flamed finished. Silver grey grantie kerbs

7. Brushed finished concrete to be made good to

existing footpath zone. 8. Waterfeature incorporating public art sculpture

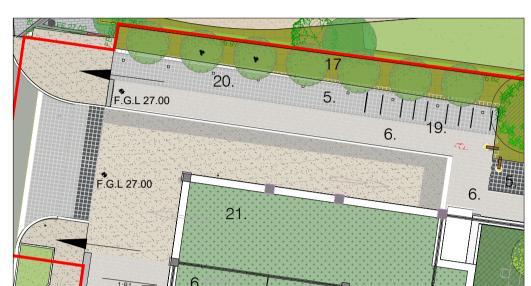
and up lighting.

9. Catenary public lighting luminare

10. Public lighting standard Escofet 'bali' corten steel effect factory finish or e/a 11. Public bench with back and arm rest. Powder coated stainless steel with polished stone

cladding to bench, planter wall and upstand. 12. Ventilation grill concealed by planted margin of

multstem small trees and underplanting.



13. Planted margin with integrated seating. 14. Universal access route to neighboring proposed development with feature corten steel frame with timber seating element back and arm rests to match planter edges at entrance. Architectural feature lighting integrated to bench undermounted. Checkers/Chess paving pattern in natural stone setts to allow outdoor chess and /draughts in public realm.

15. Public realm seating with led feature down

16. Coss fit excercise training frame 'Core twist' or E/A by Kompan on buff coloured permable safety

17. Predominant native tree and shrub planted zone enhancing the neighbouring proposed development planted margin.

18. Public realm seating and outdoor table

19. Lottlimit by MMCite or E/A visitor bicycle parking 28no. spaces under covered canopy, near east entrance core and Cafe unit. Refer to architects drawing for canopy.

20. Bin collection point only for collection day. Bin storage in basement.

21. Two way veichular and pedestrian entrance / specification. ventilation grill.

exit to basement. Finish to architectural 22. Multistem and small specimen trees with underplanting. Stonecladd raised planter with

mounded planing medium to centre to provide minium 1.1m depth. Planting edge to conceal 23. 400x150 buff granite paving unit set in hoggin

with reclining bespoke bench to pocket public realm area.

24. Multistem specimen tree uplit set in rootspace cellular system tree pit by Greenleaf or E/A. 25. Universal entrance with planted topiary

speciemens as a planted margin to delimit the public footpath from the uplit colonnade.

26. Water and sculpture garden.

27. Waterfall feature uplight visible from entrance foyer to proposed residential development. Black polished granite surround, base and feature as a water curtain infront of stairs to upper courtyard.

28. Up lit sculputre. 29. Contemplative sculptural stone seats.

30. Natural stone paving in black and silver grey granite. Mixed sizes. 400x200, 300x600,900x300 40mm deep setts 200x200x80mm. Flamed

31. Waterlilly pond first floor

32. Pergola/ Canopy 2.4m tall

33. Play area Barkmulch permeable wetpour rubber play surface fourth floor

34. Residents external lounge area fourth floor

35. Recliner seat

36. Feature specimen tree

37. Cross fit excersise frame 'Core Twist' by Kompan or E/A.

38. 1.1m tall estate railing painted black. 'Killarney' by Irish Fencing services or E/A. To northern and estern boundary for entire extent. * see main masterplan for locations.

Landscape Description:

The proposed development lies within an emerging residential area of medium density within a business park setting. To the north of the proposed development a second residential development by a separate applicant is proposed. This proposed development lies south of the future Dublin City Council linear park along the River Mayne Corridor. The neighbouring proposed development provides a permeable link through to the future Mayne River linear park. It is the intention of this proposed development to enhance the permeability of pedestrian and cycleway amenity linkage to the developing townland areas of

Two heritage features of regional importance align the future proposed linear park along the Mayne River corridor in close proximity to the proposed developments. These include Belcamp College Bridge and Washington Memorial Tower; nineteenth and eighteenth century (respectively) within the landscape. The proposed pedestrian and cycle access route to the proposed future linear park is punctuated by pocket plaza within this proposal. This public square fronts onto a café retail unit where a public art proposed within a water feature provides restful and a focal point to the proposed public realm. Public seating surrounds the proposed public square where a feature specimen tree silver maple hybrid provides autumnal colour. A native tree lined street to the east with flowering native cherries and oak specimens are interspersed with public seating along the proposed street.

Architectural lighting with unlight benches up lit trees in formal spaces articulate way finding. Feature public lighting provide a safe environment for the pedestrian and cycle user. The street is terminated with an opening where public seating within a planted medium. A stepped approach is proposed to link to the northern proposed public open space of a playground and formal lawn area. Further to the west as the public street turns the main permeable link to the proposed link to the future linear park provides universal access. A bespoke sculptural bench and table provides a nodal point to around the shared central green garden space between the two proposed developments.

To the west of the proposed pedestrian link visitor or public bicycle parking is proposed set within natural stone paving. This area is coved with a feature entrance canopy. Climbing plants are proposed along the structural elements of the proposed canopy within the planted areas integrated between the two proposed developments. The understory planting is scaled upwards to provide central shrub layer down to front of border herbaceous perennials in order that

the proposed planting between the public realm on either side of the proposed developments is integrated. Screening small multi-stem specimen trees are proposed along the eastern extent of the building planted margin. This is provides a small scale where the human scale seating elements are located. The proposed multi-stem specimens allow for screening to the ventilation grills proposed but the scale of the trees permits passive surveillance from the windows above. To the west a similar approach of a gentle planted berm provides the growing medium for a organic planted line of mixed multi-stem and standard small specimen trees. These provide winter, summer and autumnal interest along the public footpath whilst softening the building edge of the proposed developments as well as screening ventilation grills. To the southern corner of the proposed development a permeable surface of natural stone paviors set in hoggin is proposed. A specimen flowering multi-stem dogwood flanks a reclining bespoke bench within the public realm. A formal architectural colonnade leads from this point to the proposed office entrance. Punctuation points of entrance are flanked by formal

topiary of box leaved holly set in buff hoggin. From this formal colonnade the foyer to the proposed development is accessed. A vista is made toward the ground floor sculpture and water garden. Here shade tolerant planting of small multi-stem trees form the bounded edge to a dramatic waterfall feature which plunges from the upper level waterlily pond. The semi-public stairs travel behind the waterfall feature to alight onto the upper courtyard garden. The first floor courtyard centres around a calm waterlily pond which reflects multi stem ornamental multi-stem Japanese maples and dogwoods interspersed with art sculptures. A line of formal box pleached limes frame the upper courtyard. A central Acer x freemanii Autumn blaze creates a brilliant red autumnal colour contrasted by the formal lime trees yet complimented by the multi-stem Japanese maples and dogwoods. Seating within the contemplative courtyard garden is located around a pergola which serves as a privacy screen from residents viewing from above creating verdant planes of waterlily pond, pergola and underplanting zones. Low hedging and underplanting create a buffer or privacy zone to the courtyard garden between the private open space and apartment

Located on the fourth floor, an active play garden where play spaces are interspersed within a garden setting. Wind tolerant multi-stem trees of ironwood, juneberry, crab apples and dogwoods frame the play spaces serving nought to 8 year old and alternative spaces for older children. An external canopy with seating is located centrally within the play garden, set back from the parapet line, where rainy day play can be enjoyed by resident children. A climbing frame for rambling climbing plants is integrated into the external play den canopy. Mulit-sensory smell can be enjoyed from these plants. Fruiting crab apples provide interest for bird and insect life on the play garden. Permeable bark mulch wet pour rubber set within the soft planted zones extend from the natural stone

paved pathway leading from the central core areas. A resident's lounge garden is located on the opposing side with external canopies allowing for all weather seating. Planting to the perimeter and centrally on this roof garden frames and encloses the resident's garden. The layered terraced approach provides an intensive green roof infrastructure which compliments visual and active semi-public needs.

Throughout high quality surface treatment is proposed with natural stone paving of varying sizes to create diversity and a clear sense of wayfinding for the public. The primary objective is to provide active use of the public realm with retail use and seating punctuating the journey towards the future linear park along the River Mayne corridor. Green infrastructure mainly of native species seeks to enhance the biodiverse corridor of the River Mayne whilst aiming to increase pedestrian and cycle connectivity to this recreational amenity.

This drawing should be read in conjunction with the tree proposed tree removal drawing 487- 15 02 and associated Arborist drawing and report for tree removal information



NORTH POINT: KEY PLAN:

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PLU	SARCHITECTURE	Exchequer Chambers, Exchequer Street, Dublin 2, Irela	and. W: www.plusarchitecture.ie	T: 353 (0) 1 521 3378
OJECT:	Rosemount		PROJECT: 487	DATE: 12/07/22
IENT:	Walls		DRAWING NO.: 487_15_01	REVISION NO.: A0
ΓLE:	Landscape Masterplan 1		DRAWN BY.: RB	SCALE AT A0 .: 1 : 250
SUE TYPE	Planning		CHECKED BY.: DT	SCALE AT A3 .: