

# *Landscape Rationale*

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## Proposed Go Ahead Bus Depot, Lower Ballymount Road, Dublin 12

Ronan Mac Diarmada & Associates  
Landscape Architects & Consultants



Client: Go Ahead Ireland



## *Please see Response to Additional Information Request - SD21A/0213*

*1. The Planning Authority has concerns regarding the visual impact of the proposed development. The applicant is requested to provide the following information, to enable full assessment of the visual impact:*

- 1. 'As permitted' elevations (under SD17A/0428).*
- 2. Photomontages indicating existing, as permitted (under SD17A/0428) and as proposed development. These should show the site and the wider area.*
- 3. Full sections through the site, north/south and east/west, indicating existing and proposed levels.*

**Response:**

1. 'As permitted' elevations (under SD17A/0428). – by another
2. Photomontages – By another – Redline
3. Please see drawings 04 & 05 showing permitted – existing sections and drawings 02 & 03 show the proposed sections

*3. The planting of more trees especially in the urban environment is considered one of the key strategies in mitigating the impacts of climate change. Trees sequester carbon and store it during its photosynthesis process. In addition, trees can also:*

- *Prevent flooding*
- *Reduce city temperature*
- *Reduce pollution*
- *Keep soils nutrient-rich* *The applicant is requested to provided information on additional tree planting as part of the landscape proposals.*

*The applicant is requested to provided information on additional tree planting as part of the landscape proposals*

**Response:** The proposed development shall be screened by a native hedge and native trees. The rootzone for these native plants has been increased with a further structural soil proposed to

It is proposed to plant, at the client expense, the grass margins to the East with semi mature 18 – 20cm trees or similar subject to agreement with the Local Authority (SDCC)

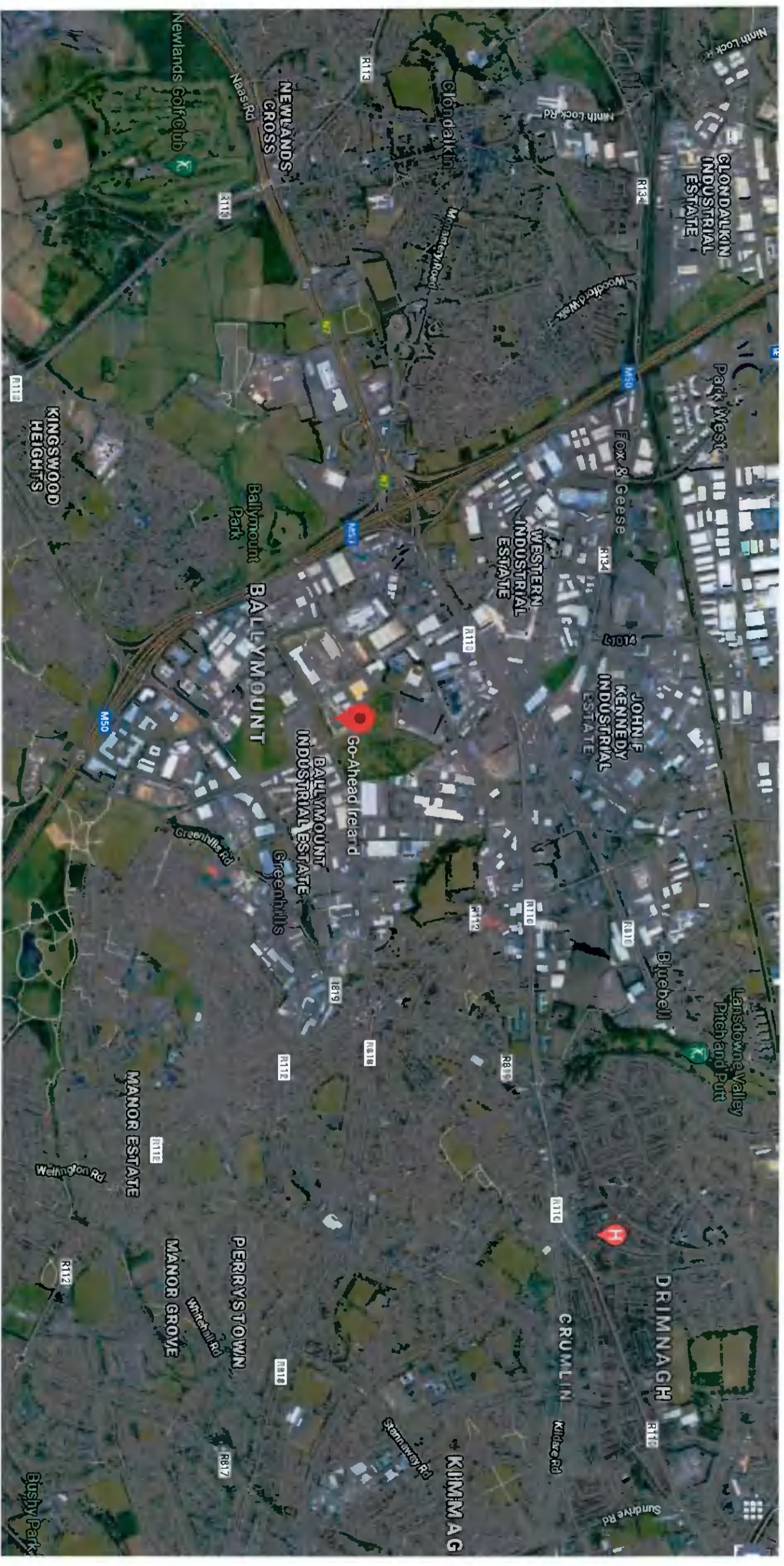
It is furthermore proposed to plant the open space area to the south of the proposed development by the planting of trees, whips and wild meadow/flower mix to aid in biodiversity, carbon sequestration, prevention of flooding, reduction in city temperature. They shall also help reduce pollution by removing particulate matter from the atmosphere.

Please see Drawing 01 for the plan of the proposals and the rationale for the type of trees.





# Site Context



Go Ahead Bus Depot

1.

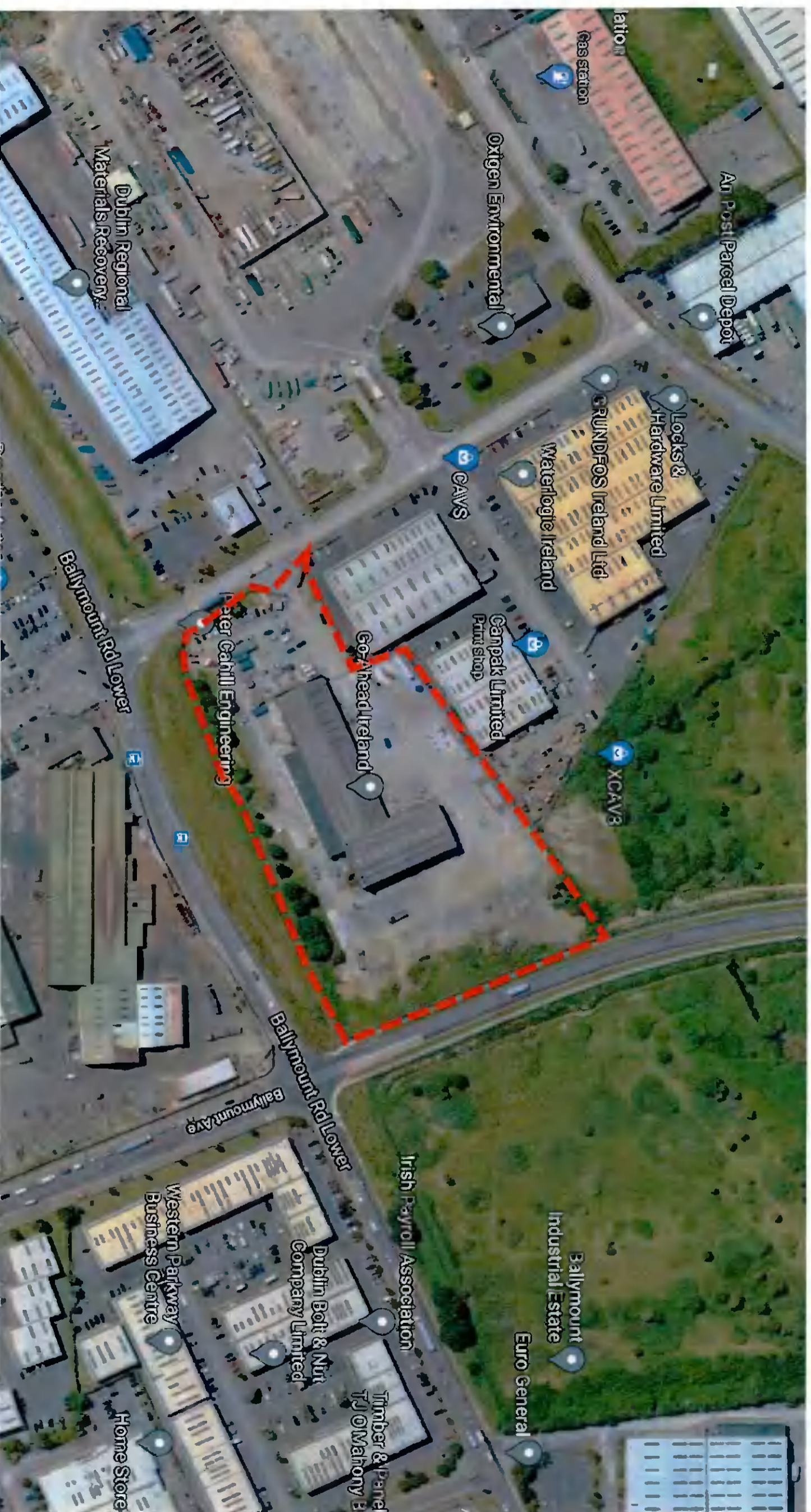
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# Site Location



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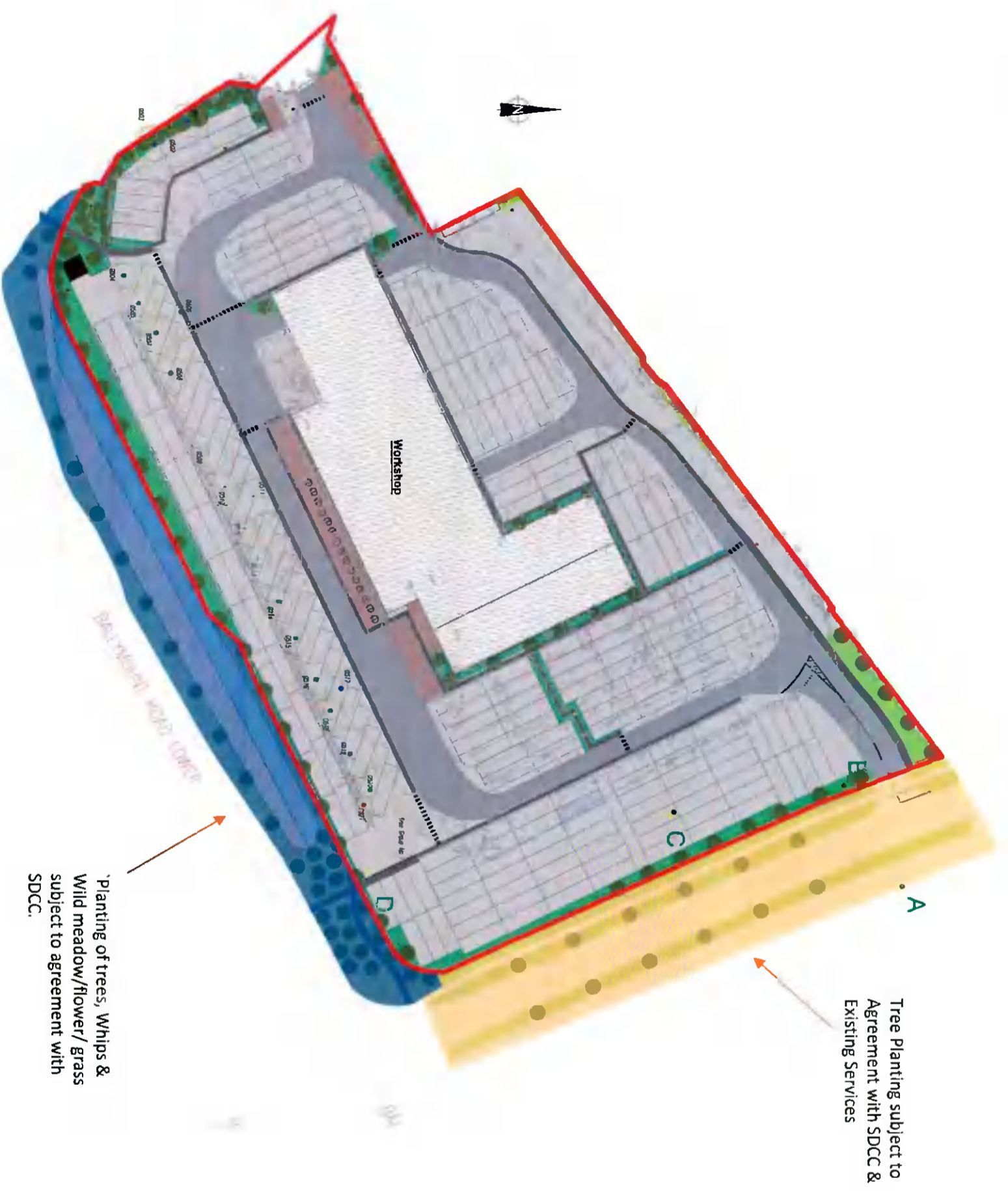
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# Landscape Masterplan





 Tree Planting

 Grass Area

 Shrub Planting

 Hedge Planting  
Narrow Hedge-row (Open Double Row [See Detail for Spec.])

 Screening  
Proposed Tree planting along grass margin subject to agreement to SDCC

 Screen Planting  
Whips, Trees & Wildflower/meadow Subject to agreement with SDCC

Planting of trees, Whips & Wild meadow/flower/ grass subject to agreement with SDCC.

Tree Planting subject to Agreement with SDCC & Existing Services





# Tree Removal



Please Arborist Associates Report & Drawings for Details

Go Ahead Bus Depot

4.

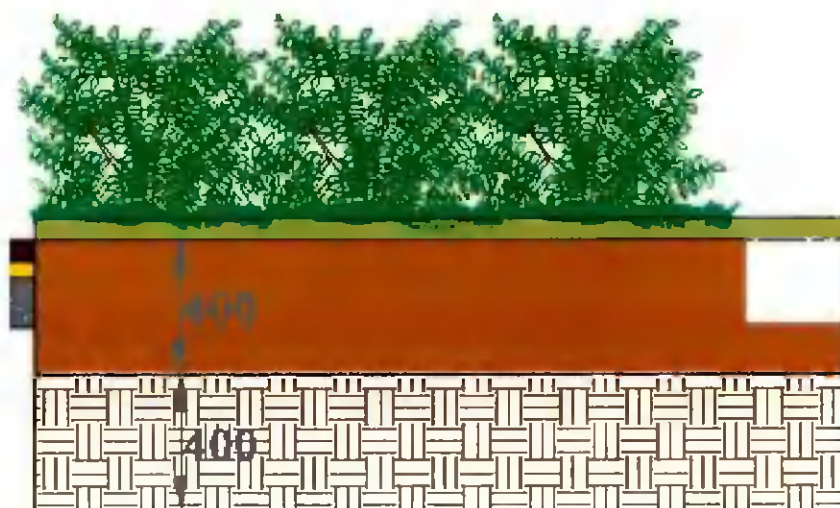
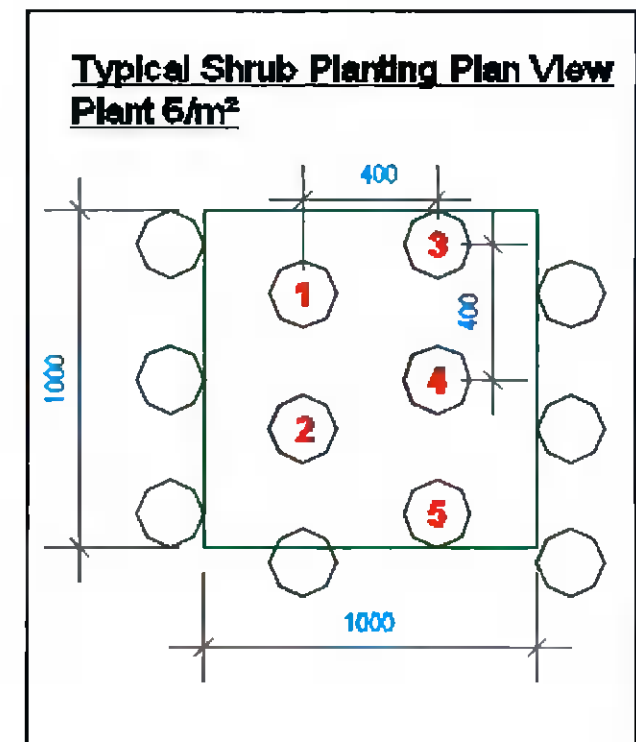
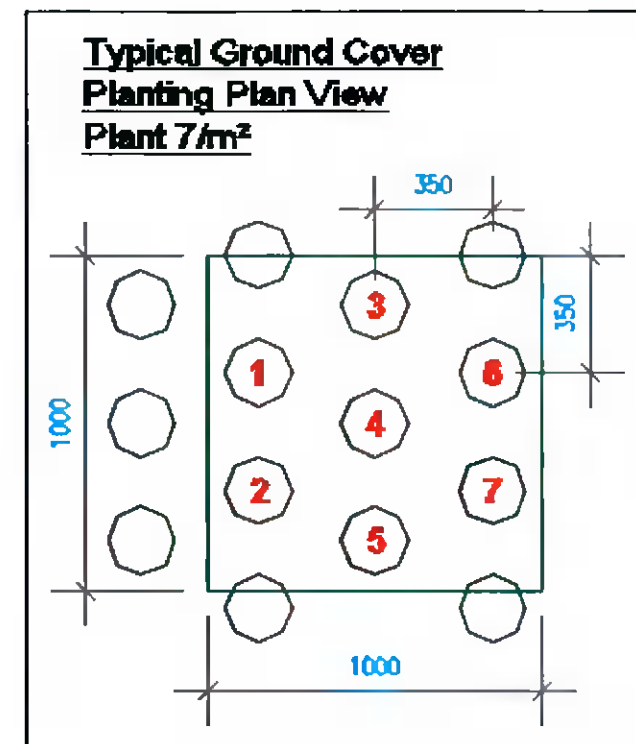
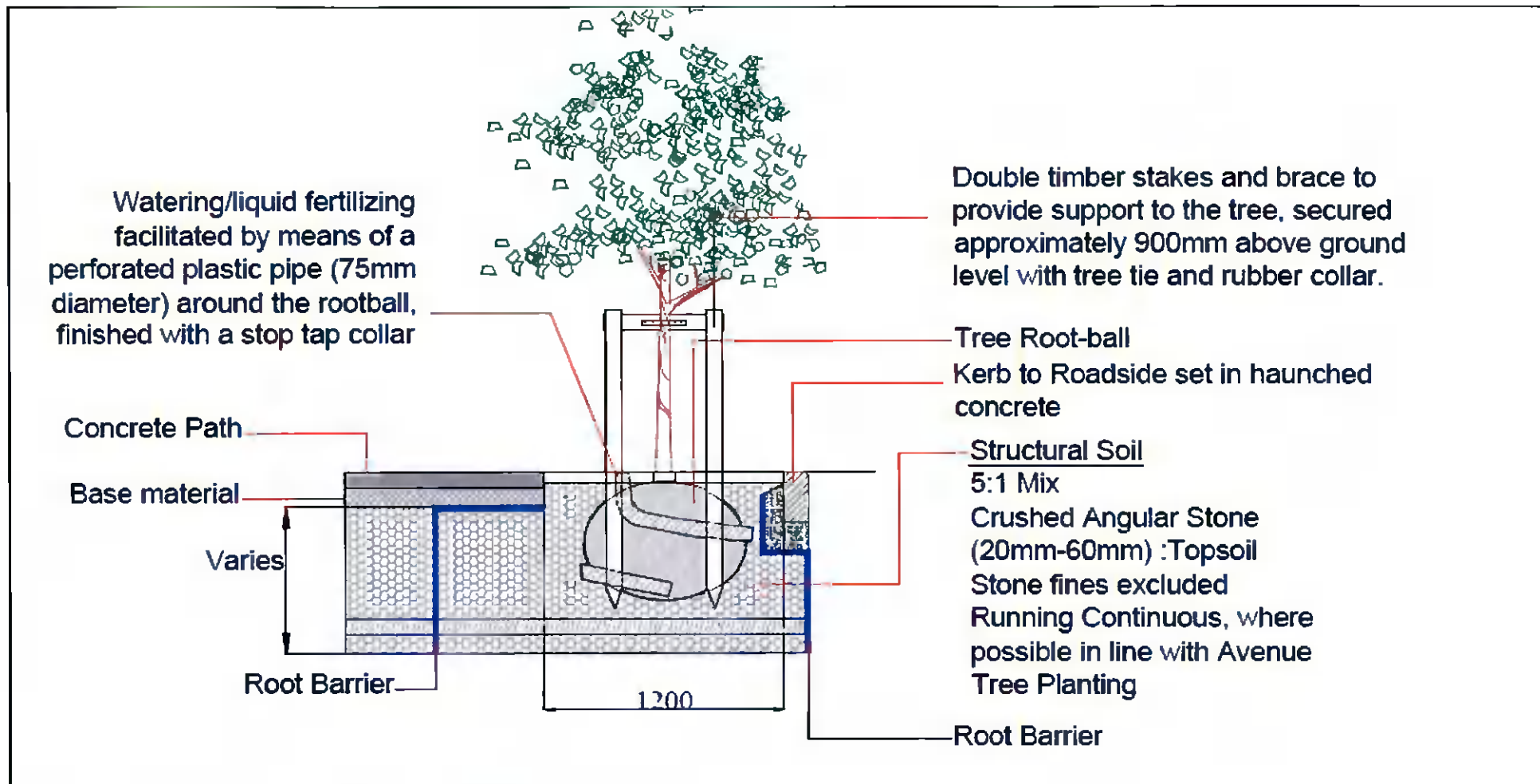
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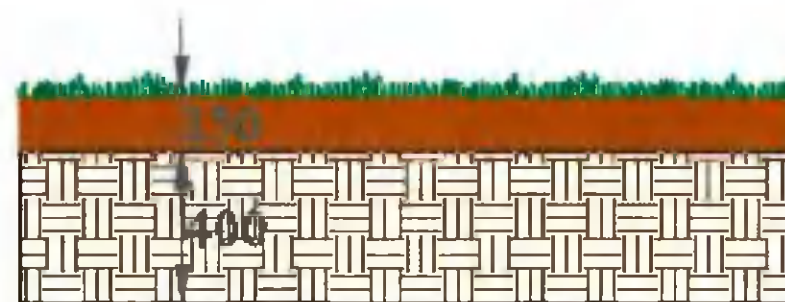




# Typical Tree Pit Spec. & Planting Details



Depth of soil in shrub planting areas



Depth of soil in grass planting areas





# Planting Details

## SCHEDULE OF IMPLEMENTATION:

1. ALL TREE AND HEDGEROW PLANTING IS TO BE CARRIED OUT DURING THE FIRST WINTER SEASON, I.E. NOVEMBER TO FEBRUARY INCLUSIVE.
2. ALL LAWN AREAS ARE TO BE PREPARED AND SEEDING DURING THE GROWING SEASON, I.E. APRIL TO OCTOBER INCLUSIVE.
3. ALL CONTAINERISED SHRUB PLANTING MAY BE CARRIED OUT AT ANY TIME OF WHEN SOIL IS NOT FROZEN, WATERLOGGED OR EXCESSIVELY DRY.

## PLANTING NOTES:

ALL TREES, SHRUBS AND HEDGEROW PLANTS SHALL COMPLY WITH BS 3936, SPECIFICATION FOR NURSERY STOCK. ALL PRE-PLANTING SITE PREPARATION, PLANTING AND POST PLANTING MAINTENANCE WORKS SHALL BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF BS 4428 (1989) CODE OF PRACTICE FOR GENERAL LANDSCAPE OPERATIONS (EXCLUDING HARD SURFACES).

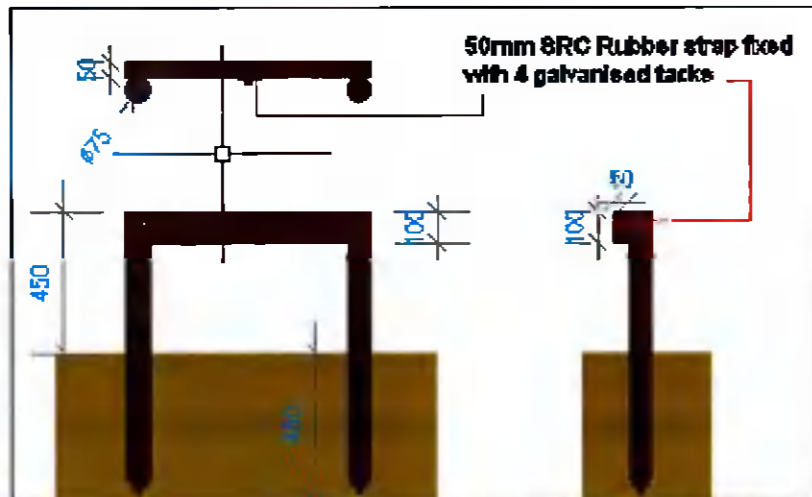
ALL NEW TREE PLANTING SHALL BE POSITIONED IN ACCORDANCE WITH THE REQUIREMENTS OF TABLE 3 OF BS 5837: 2005 TREE IN RELATION TO CONSTRUCTION: RECOMMENDATIONS, WHICH SPECIFIES MINIMUM DISTANCES BETWEEN NEW PLANTING AND STRUCTURES.



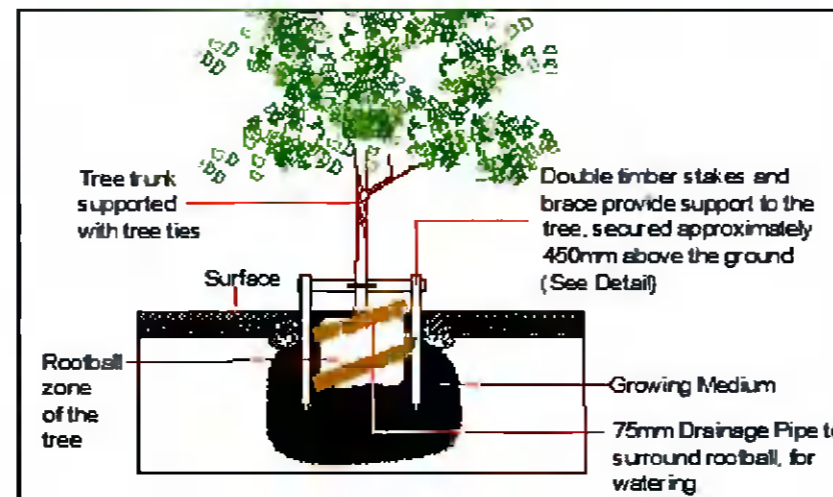
Tree Planting



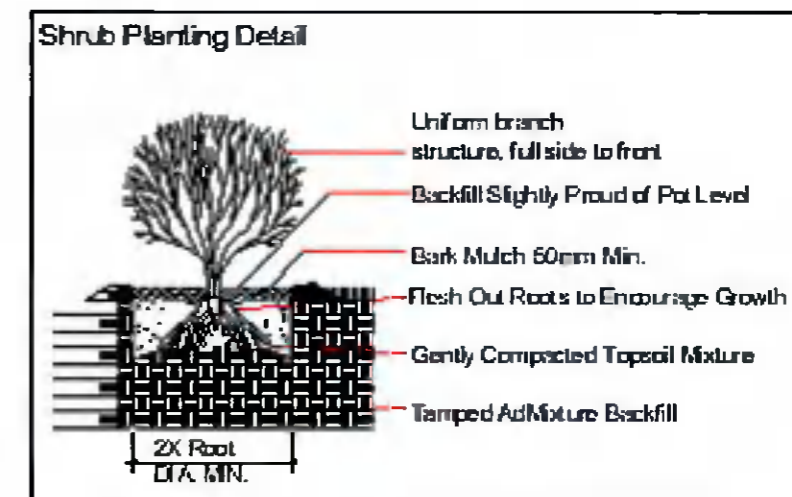
Tree Planting



Typical double Tree staking detail



Tree Planting Detail



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# Proposed Trees



Acer campestre 'Elsrijk'



Fagus sylvatica 'Dawyck'



Acer platanoides



Laurus nobilis 'cone shaped'



Amelanchier lamarkii

Note : Images of trees are for illustration only and not an indication of size when planted year one





# Proposed Trees



Betula pendula



Rhus typhina



Betula pendula "3 stem min"



Viburnum opulus



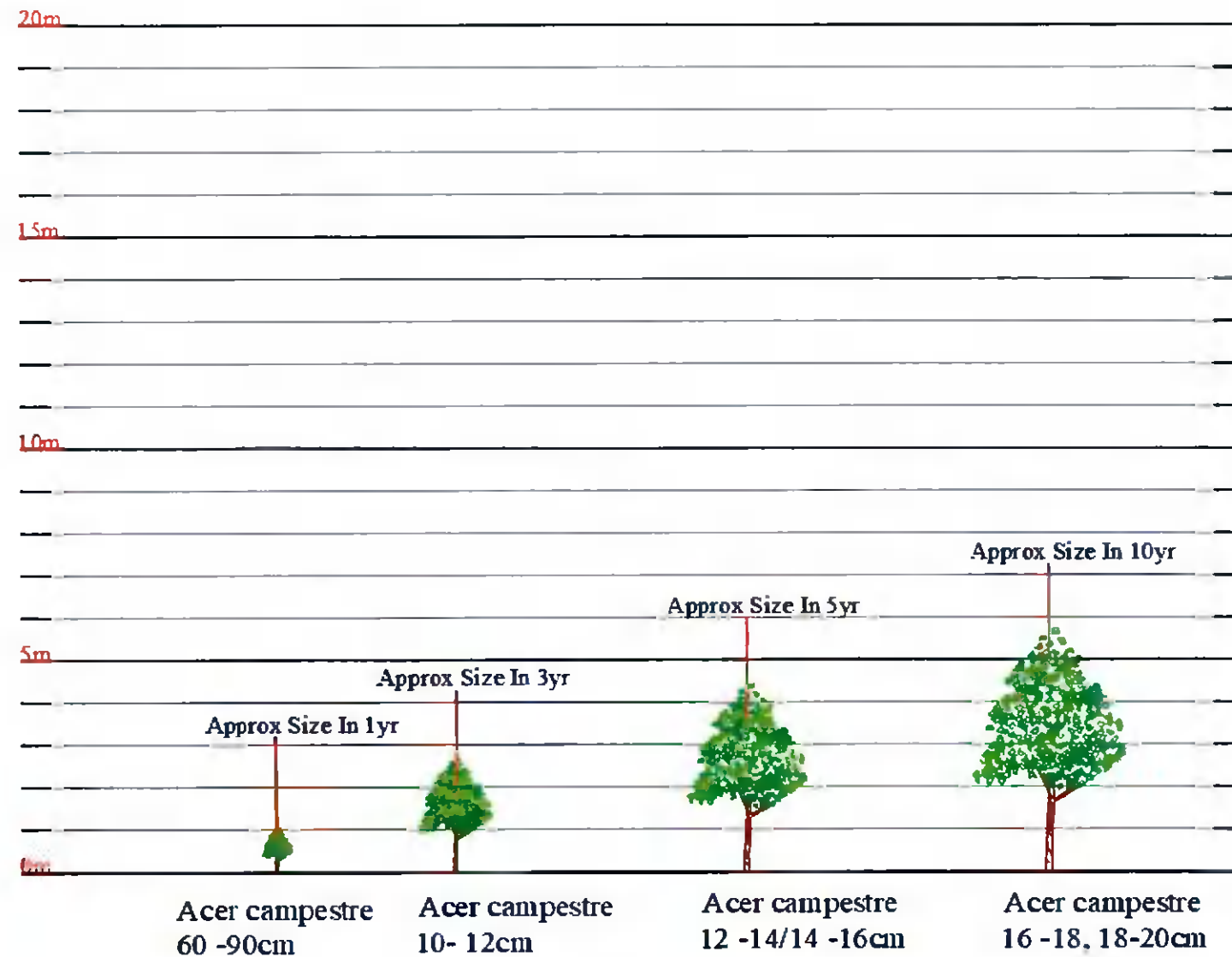
Pinus sylvestris

Note : Images of trees are for illustration only and not an indication of size when planted year one





# Images

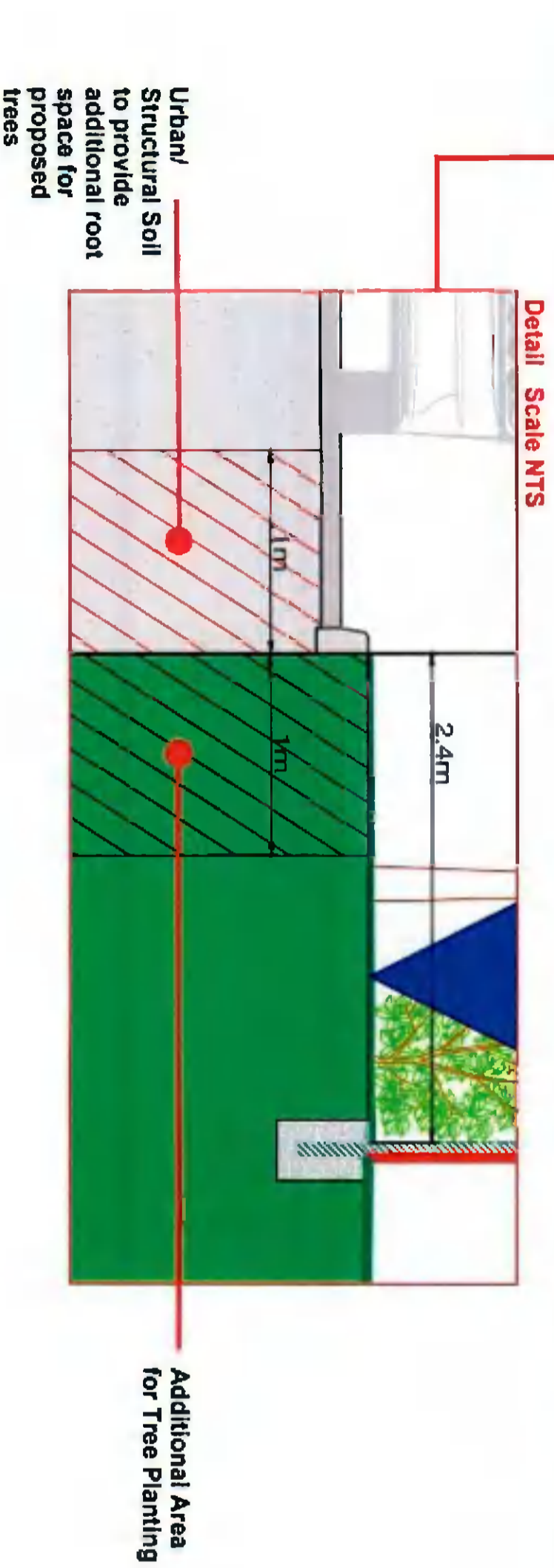
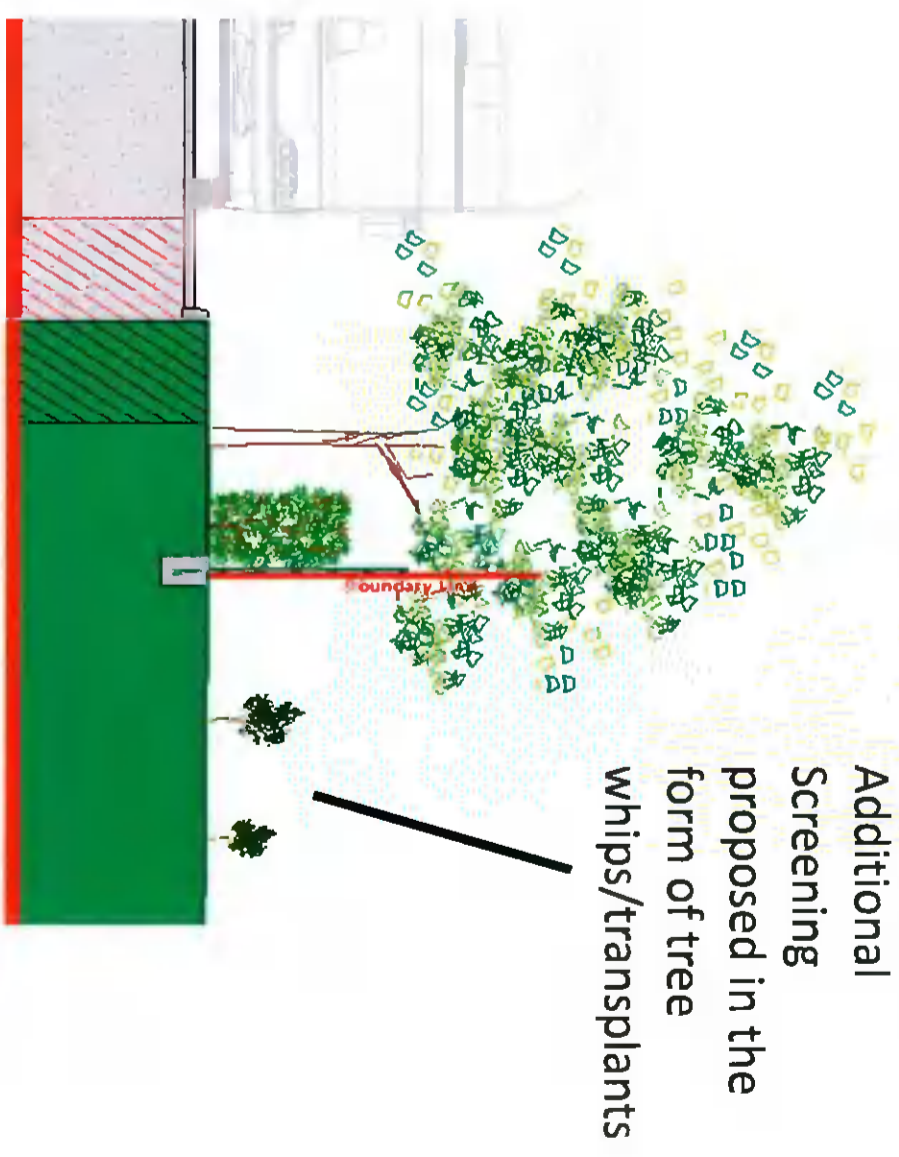


Progression in time →





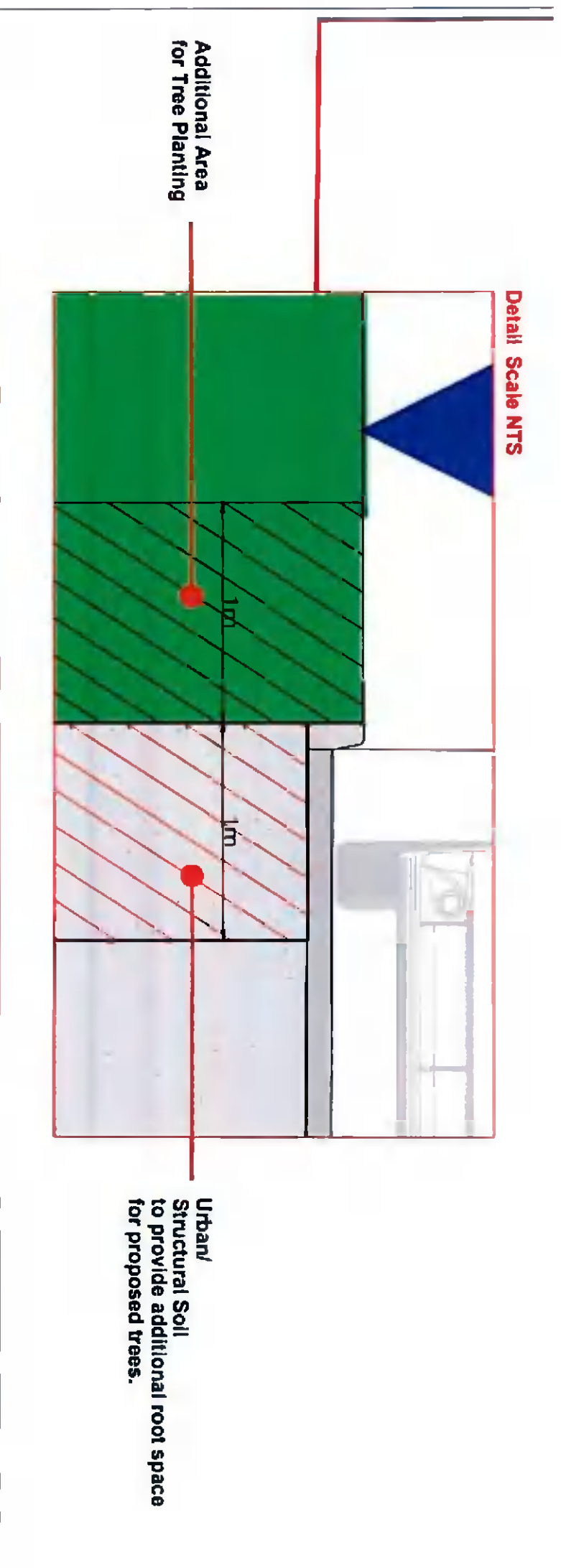
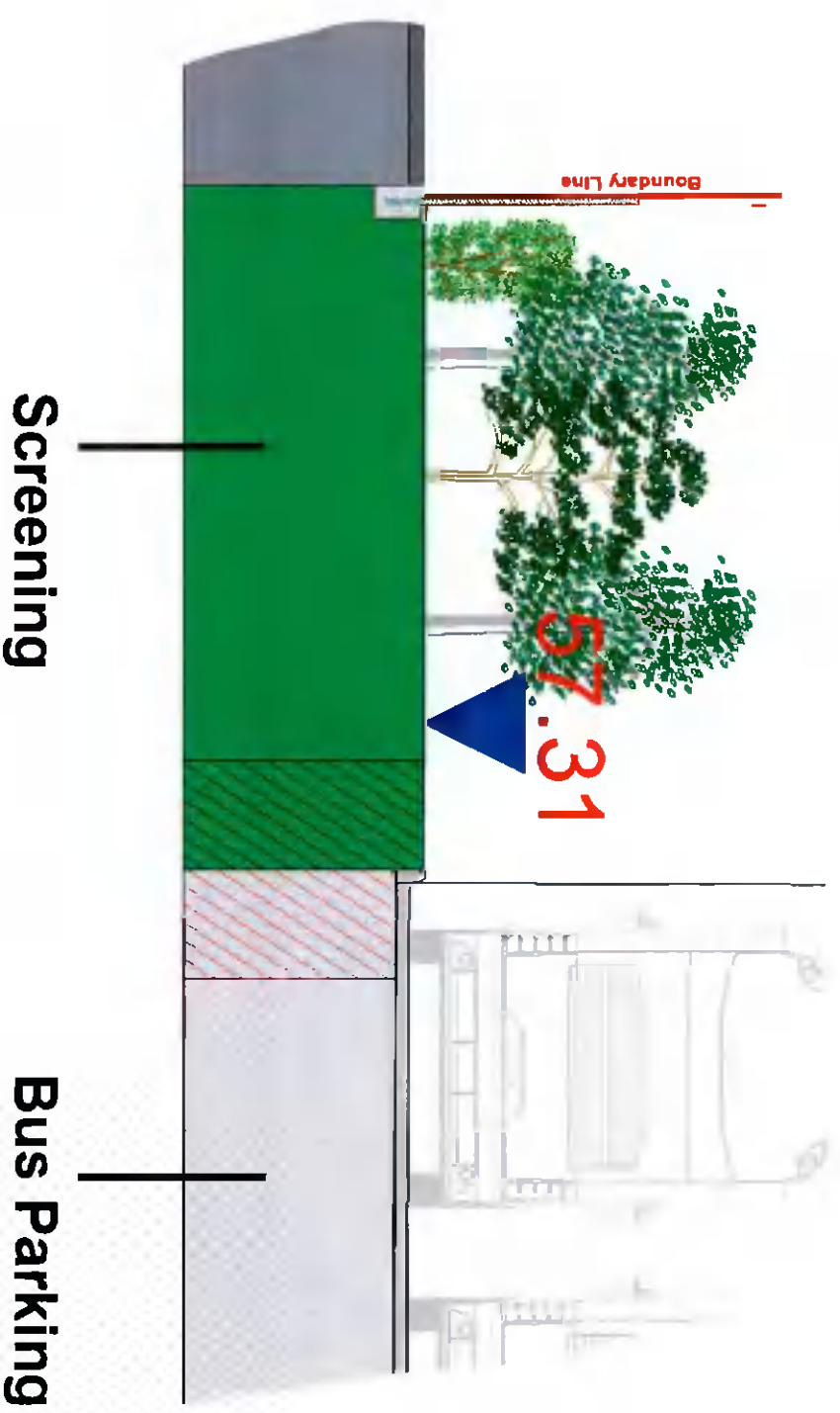
# Section – Southern Boundary







# Section – Western Boundary





# Section – Eastern Boundary

