Landscape Design SPD 2021

March 2021

Contents

1 Introduction

1.1 Good landscape design helps to create the places where people want to live work and spend their leisure time, in turn providing many benefits to our environment and society. It is key to fighting some of the major challenges that face us in the 21st Century, such as the climate and biodiversity crises and community health issues. For these reasons it is crucial that development takes place with a landscape led approach, focusing on the multiple benefits that good landscape design can deliver.

1.2 In July 2019 Wigan Council declared a climate emergency. Since then the council has also committed to achieving carbon neutrality by 2038 or sooner. This supplementary planning document shows the importance of good landscape design in helping new development within Wigan move towards meeting this target.

1.3 A well-designed and well-maintained landscape setting is essential to ensure the efficient use of land. Considering the landscape from the earliest opportunity will create development sites that achieve a good balance between economic, social and environmental.

1.4 Investing in a high-quality landscape is proven to be highly cost effective. It is a relatively low-cost element of any development scheme, but it pays dividends through added sales value and popularity. It gives new developments a sense of place and can set them apart from competitors, this in turn creates added value for the development helping to strengthen the local economy.

1.5 Using the landscape is the most cost-effective way to meet the standards and regulations that guide sustainable development. Taking account of the landscape to inform design from the outset will often make development proposals more acceptable to existing communities and speed up the planning process. The most successful developments consider their landscape context before designing the built fabric. This allows for early identification of any key environmental or social issues and constraints, enabling the preparation of plans which make better places by fully integrating with the existing environment, community and infrastructure.

1.6 Many developments do not reach their full potential because landscape and green infrastructure are not considered from the outset, a landscape-led approach is the best way to enhance the places in which we live and work. Green infrastructure refers to the network of natural and semi-natural features within and between our villages, towns and cities. The diagram below gives some examples of the different types of green infrastructure.

Figure 1.1 The components of Green Infrastructure.

1.7 In the past a landscape scheme has often been considered as the last piece of a development, therefore not being given enough scope or consideration until the design of buildings and roads had been decided. This can no longer be the case due to the importance of the benefits that landscape design can add to a development. Landscape must be considered up front as part of an iterative and holistic approach to creating well-designed places. However, this does not mean that a landscape scheme can just be forgotten about when a development is complete, it must be maintained and managed sustainably for the lifetime of the development for its benefits to be fully realised.

1.8 This Supplementary Planning Document (SPD) is not a prescriptive landscape design guide, but it sets out what Wigan Council expects from developers in relation to landscape design. For this guidance, 'landscape' combines both hard and soft landscaping together with all the other elements of good design.

1.9 The objective of this SPD is to improve the quality of planning applications and thus smooth the planning process and ultimately to enhance the quality of new development in the borough. This guidance fits seamlessly with the aspirations of the governments National Design Guide to create well-designed places.

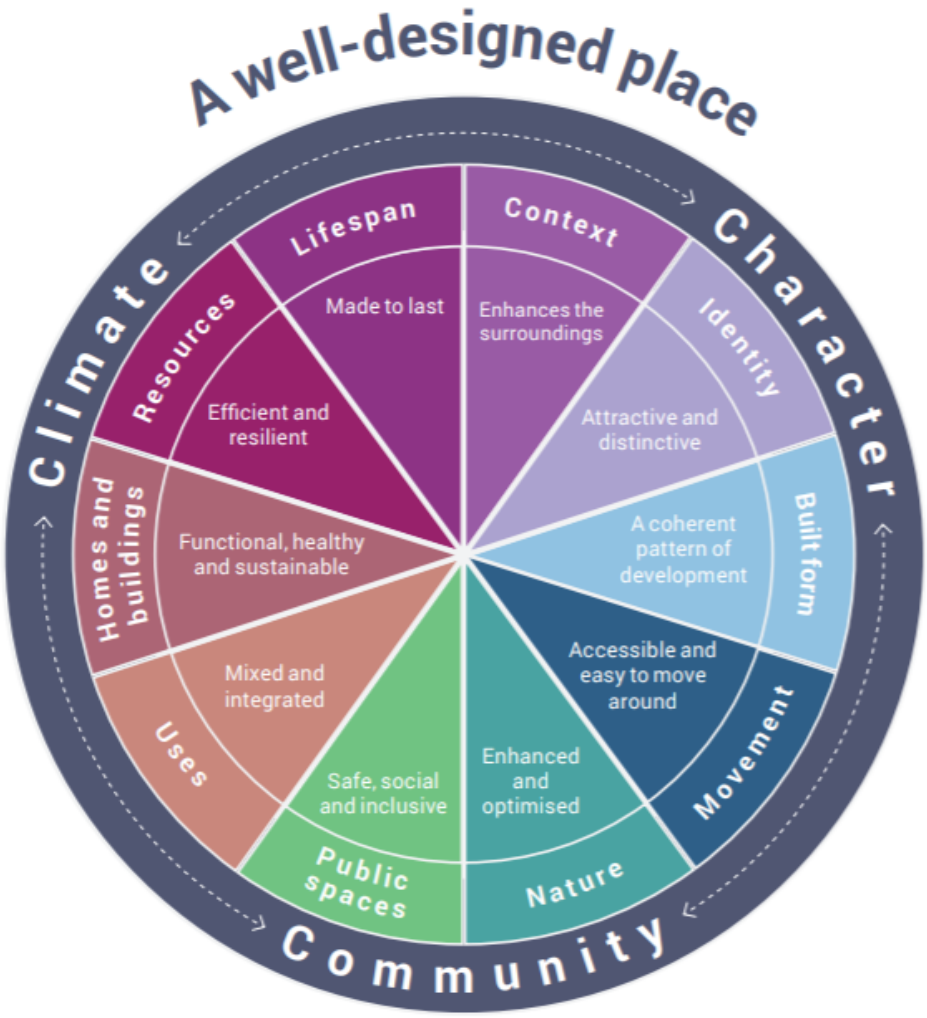


Figure 1.2

Wigan's Landscape

1.10 Landscape design in Wigan must reflect its wider landscape and environment. All development should factor in wider landscape design principles based on Wigan's unique landscape character, a sites landscape features, topography and local context.

1.11 The borough of Wigan is in north-west England and forms one of the ten boroughs of the Greater Manchester conurbation. It is one of the largest Boroughs in England with an area of approximately 200 sq. km and a population of approximately 330,000.

1.12 In terms of wider landscape Wigan lies for the most part within National Character Area 56 Lancashire Coal Measures with a small area in the south west forming part of NCA 60 Mersey Valley.

Picture 1.1 Pennington Flash

1.13 Wigan's long industrial heritage gives it a strong and distinct identity, the wider landscape forming a complex mosaic of agricultural land, scattered urban settlements, industry, and derelict and reclaimed mineral workings. Areas of subsidence caused by mining have created numerous flashes that have now developed as valuable wildlife habitats. The many flashes, waterbodies and fens are nationally important habitats and the significant areas of reclaimed mineral workings all contribute to the open countryside. There are large tracts of agricultural land within the urban areas that are remnants of historic farmland. Woodland cover is limited with the largest area found at Haigh Plantations and small pockets of varying ages spread throughout the borough. Over the past 30 years woodland creation has taken place under the community forest initiatives. The south east of the borough is dominated by remnant mosslands which are important habitats for biodiversity and carbon storage.

Picture 1.2 Borsdane Wood

2 Policy Background

2.1 This SPD provides guidance on how to meet the requirements pertinent to landscape design in the following policies within the development plan for Wigan.

Wigan Local Plan Core Strategy, 2013
CP1. Health and well-being
CP2. Open space, sport and recreation
CP9. Design
CP10. Strategic Landscape and Green Infrastructure
CP11. Historic environment
CP12. Wildlife habitats and species
CP16. Flooding
CP17. Environmental protection

3 Wigan's Landscape Design Principles

3.1 The council will expect applicants who are seeking planning permission to demonstrate how they have taken account of the need for good quality landscape design in their development proposals. All proposals must show how they have achieved the following design principles, or objectives:

Wigan's Landscape Design Principles
1. Mitigates and adapts to the impacts of climate change
2. Strengthens local character and identity
3. Stimulates the senses
4. Promotes healthy lifestyles and activity
5. Enhances biodiversity
6. Safe, secure and accessible to all
7. Well defined public and private spaces
8. Easy to navigate – legible and permeable
9. Links to wider green infrastructure network
10. Sustainable use of materials
11. Easy to maintain
12. Truly multi-functional – offering diversity and choice

1. Mitigates and adapts to the impacts of climate change

3.2 Landscape design both needs to take account of the impacts of climate change and can also be a factor in mitigating the expected effects of climate change. Selection of plant species needs to consider what the most appropriate solution is for conditions now and those predicted for the future. Planting and habitat creation can also act as carbon storage offsetting the impacts of CO2 emissions. Urban trees also help to provide temperature regulation in towns and cities where rising temperatures and the urban heat island effect are likely to be felt most.

3.3 The projected future climate for Wigan and the North West suggest that we will likely experience hotter, drier summers and warmer, wetter winters. This will be coupled with less frequent but more intense extreme weather events such as cold snaps or storms. These scenarios could have significant impacts on our landscapes and we need to ensure that both landscape design and management take into account these scenarios and ensure our landscapes are resilient.

3.4 Appendix 1 is a proposed planting list for trees and shrubs within Wigan. It is not intended to be a prescriptive list but highlights trees and shrubs that can be used in different development scenarios and for different objectives such as providing shade in hostile urban environments.

Picture 3.1 These Maidenhair trees (Ginkgo biloba) although not native, are incredibly resilient to tough urban environments and will help provide shade to this area of public realm as they mature.

Mitigation

3.5 There are many ways in which landscape design can mitigate the impacts of climate change, but all depend on a landscape led approach to be most effective:

- Master planning development with a landscape led approach enables characteristics such as topography, vegetation and microclimate to be taken into account, this can help to provide benefits such as shelter from the wind and sun whilst also enabling positioning of buildings to maximise solar gain for power and heating systems.
- Green roofs and walls improve the thermal efficiency of buildings and reduce surface water run-off.
- Open spaces can be designed to act as carbon sinks capturing carbon from the atmosphere and storing it in soils and vegetation.

Adaptation

3.6 To enable development to fully adapt to a changing climate a green infrastructure approach is required. This enables the provision of multi-functional green spaces which can help to cool urban environments, deal with increased surface water run-off and improve air quality. They can also deliver wider benefits to society and the environment.

Sustainable drainage

3.7 There is a clear role for landscape design to play in the design and implementation of sustainable drainage schemes. As with landscape, drainage should be considered at the earliest opportunity in the development process to ensure that the layout is designed to enable surface water to be drained sustainably. There is a clear priority for sustainable drainage systems (SuDS) designed to be 'soft' and 'green' as part of the landscaping, instead of just hard, engineered underground options such as oversized pipes and cellular storage. In some cases for instance where there may be concerns around contamination this may not be possible. Above ground 'soft', 'green' options deliver multiple

benefits in terms of reducing flood risk whilst also enhancing biodiversity and improving the attractiveness of development. The design should take into account the four pillars of SuDS; water quantity, water quality, amenity and biodiversity.

3.8 The ongoing maintenance of SuDS should be considered as part of the overall landscape management approach to a development. This should include creating access points for inspection and maintenance of any drainage components to minimise disruption to vegetation. SuDS schemes should be designed to require minimal vegetational maintenance as this is beneficial for the wetland species which will populate them through minimal human interference, whilst also reducing management costs. Well designed and constructed SuDS with source control should be easy to maintain.

3.9 Trees and rain gardens can be specifically used to create new or retrofitted sustainable drainage schemes in urban areas where space may be more constrained. This reduces run off in our urban areas by focusing surface water into specially designed tree pits and planting beds, whilst also providing the multiple other benefits of urban trees and planting.

3.10 Green roofs and walls can also be a key element in dealing with surface water run-off in a sustainable way whilst also providing other benefits such as improved building temperature regulation and enhancements for biodiversity.

3.11 All sustainable drainage schemes should be designed to meet the prevailing best practice for development and in all cases the design of SuDS must be shown to be feasible in terms of their adoption, operation and long term maintenance. New rules that came into force in April 2020 allow water and sewer companies to adopt a wider range of sewer types including some SuDS providing they are constructed to an adoptable standard using the most appropriate guidance and standards. Consideration of this approach needs to be considered early in the design process.

3.12 Where applicable and when developing a new landscape design or management plan for a development, developers should have due regard to the Water Framework Directive (WFD) and must ensure that the proposal does not present or create a WFD risk and considers the relevant River Basin Management Plan.

Picture 3.2 Sustainable drainage solutions such as this pond and reed bed reduce flood risk whilst also enhancing biodiversity and improving water quality.

2. Strengthens local character and identity

3.13 The borough of Wigan has a unique history and industrial heritage which has created a rich and varied landscape including ancient woodland and mosslands as well as the network of flashes and wetlands which are remnants of coal mining processes. There are several supporting documents to aid the design and decision making process in relation to landscape character, including the National Character Areas defined by Natural England, the sub regional GM Landscape Character and Sensitivity Assessment and the local Wigan Landscape Character Assessment, all are readily available on the internet. The most successful developments are those that have been designed to respond to the identified character and qualities inherent in the local landscape, as applicable to its value.

3.14 Choosing the right materials for hard landscaping is particularly important to local character and identity, regardless of the location, high quality, sustainable materials should be used, and vast quantities of featureless tarmac avoided. This is particularly important in our town centres where prominent new development can deliver a quality and unified approach to enhancing the wider public realm.

3.15 When development takes place within conservation areas the relevant conservation area appraisal should be consulted. This will identify any important characteristics, particularly regarding hard landscaping and materials. Likewise, where development is taking place in the vicinity of identified heritage assets the use of appropriate hard landscaping, boundary materials and planting will be required in line with any supporting heritage appraisals and appropriate to the importance of the heritage asset.

3. Stimulates the senses

3.16 Good landscape design should balance the needs of functionality and attractiveness. Planting schemes should be designed where possible to be visually appealing as this is an essential tool of place making. However, the other senses, taste, smell, sound and touch can also form the basis of a quality landscape scheme using planting and other materials, such as existing or created water features. Sensory planting is beneficial to the mental health of all people but can be particularly useful for people who suffer from sensory processing disorders such as autism.

Picture 3.3 This planting scheme creates vibrant colours but also varied scents, it is also good for pollinators.

4. Promotes healthy and active lifestyles

3.17 Improving health is a key objective for Wigan Council; good quality landscape design has an essential part to play in combatting some of the borough's health related problems. All the council's landscape design principles will help contribute both directly and indirectly to the health of the borough's population. The Landscape Institute[1] has derived the following 5 principles of healthy places:

1. Healthy places improve air, water and soil quality, incorporating measures that help us adapt to, and where possible mitigate, climate change
2. Healthy places help overcome health inequalities and can promote healthy lifestyles
3. Healthy places make people feel comfortable and at ease, increasing social interaction and reducing anti-social behaviour, isolation and stress
4. Healthy places optimise opportunities for working, learning and development
5. Healthy places are restorative, uplifting and healing for both physical and mental health conditions

3.18 Whilst these principles go further than what landscape design can deliver on its own, it is a key to the delivery of healthy places through new development and positive reuse of existing buildings.

1 Public Health and Landscape Creating Healthy Places, Landscape Institute Position Statement 2013

Picture 3.4 The external areas of the Atherleigh Park mental health unit are designed to provide mental health benefits to residents and visitors and are also open to use from the general public.

Active Design

Picture 3.5 The Leigh Salford Manchester Guided Busway has a 3m multi user route running its length through the borough and has been highly successful in encouraging walking and cycling.

3.19 Landscape design and green infrastructure have a key role to play in creating environments that promote walking, cycling and active lifestyles in general. Landscape design submissions for development in Wigan should help to create high quality streets and spaces, a network of multi-functional open space, walkable communities and better-connected longer distance walking and cycling routes, such as the guided busway in picture 3.6. Creating the right built environment to encourage more sustainable travel is a key objective for Wigan particularly in response to the changing climate and our carbon neutrality targets. Further detail on Active Design can be found in Sport England and Public Health England's Active Design principles.

Picture 3.6 The former Standish Mineral line has been upgraded to create a multi-user route for local residents connecting new and existing residential areas to the town centre and beyond.

Air quality

3.20 Air quality is a national and local issue, and at the Greater Manchester level a Clean Air Zone plan is being implemented. Green Infrastructure and planting through good landscaped design can help to improve local air quality. Street trees and other trees close to the street can provide reductions in gaseous air pollution, research suggests street trees help to reduce NO2 levels whilst also providing multiple other benefits (urban cooling, intercepting surface water run off etc.) It is important that any street tree planting is appropriately designed to avoid trapping air pollutants under canopies and exacerbating air quality problems. Vegetation can improve air quality through the removal of particulates in the atmosphere. Certain tree and plants species have been found to be particularly good at removing fine particulates from the air. Trees such as Birch, Yew and Elder have hairy leaves which are good at trapping up particulates and dust. Many conifer species are also good at removing particulates as they can do this year-round unlike deciduous species.

5. Enhances biodiversity

3.21 Landscape design should support and ensure a measurable net increase in biodiversity. The implementation of a biodiversity net gain approach for development will require careful landscape design to provide new, or retain, existing habitats that meet the requirements of this approach. The creation of features such as sustainable drainage schemes, wildflower meadows, native hedgerows,

substantial undeveloped watercourse buffers and woodland blocks will help to deliver biodiversity beneficial habitats within developments. The retention and enhancement of on-site habitats may also be required, and this should be factored into to landscape schemes and landscape management plans.

3.22 Native species are more beneficial for biodiversity as they have naturally adapted and evolved to interact and support native insects, mammals and birds. For this reason they should be prioritised for planting, particularly where development is close to or part of the wider GI network, see the Wigan Council planting list at appendix A for suggested species. As acknowledged previously however, in some instances suitable non-native species may be appropriate where a suitable native species cannot be identified. Many plant species from outside the UK can also be beneficial for pollinators and other wildlife.

3.23 Particular care should be taken where development is in close proximity to designated wildlife sites and identified priority habitats (such as Sites of Biological Importance and Sites of Special Scientific Interest). In these circumstances there should be a clear focus on the use of native species to provide habitat connectivity in the wider area. Landscape design in new developments will also need to take into account the emerging Nature Recovery Networks as part of their wider context.

Picture 3.7 This open space includes hibernacula (a man made mound for hibernation) for Great Crested Newts

6. Safe, secure, and accessible for all

3.24 Well-designed open spaces and streets contribute positively to the success of our neighbourhoods. They can provide focal points for people to stop and chat and enjoy their outdoor environment. Planting can change negative perceptions of an area and improve economic and social conditions. Views of planting and green spaces from homes lead to people having better perceptions of the well-being of their neighbourhoods. The safety of people and the security of property can be enhanced by good design. Every design solution must take account of any community safety issues and avoid creating potential opportunities for crime and vandalism such as areas that are unobserved, poorly lit or under-utilised, which can feel threatening to users and attract anti-social behaviour.

3.25 In addition, the design and layout of open space must ensure that access for maintenance and emergency vehicles, including but not limited to, ambulance and fire appliances is provided where required

Inclusive design

3.26 Development is expected to create inclusive environments suitable for all members of society but with emphasis on the most vulnerable and for example those with impaired sight and mobility, the old and very young. This is particularly important for landscape design given that it can greatly influence the ease of use of the outdoor environment for many people. . Using landscape design to create an outdoor environment that is accessible for all and feels safe and welcoming. Regard should be given through the design process to providing alternatives to steps, avoiding steep gradients and using hard landscaping materials which allow easy access for all. The appropriate use of lighting should also be considered to ensure that environments are suitably lit to ensure ease of use and safety.

Picture 3.8 This new public realm scheme includes lighting as a key feature to promote its use and enhance safety after dark.

7. Well defined public and private spaces

3.27 Good landscape design can minimise the visual impact of boundaries and help assimilate development into the surrounding area. Some boundary treatments can have a significant visual impact if they are poorly designed or positioned or use inappropriate materials. To contribute to good place making, boundary treatments should reinforce locally distinctive characteristics and, where viable, should also add ecological value to a development. Sensitive boundary treatments will be required where new development has an interface with the Green Belt, open countryside, public open space, highway, other walking/cycling route, canals, conservation area or other heritage assets.

Picture 3.9 The impact of boundaries on the street scene can be softened with the use of living fence panels, Ivy is also shown to improve air quality.

Acoustic barriers

3.28 Due to their size and form acoustic barriers can be overbearing and visually dominant. National Planning Practice Guidance highlights the broad types of noise mitigation that need to be considered for development. This includes a range of options of which one is creating a layout which optimises the distance between source and noise sensitive receptor to minimise noise transmission. However, even when taking mitigation options into account certain types of sensitive development in certain locations may require acoustic barriers to protect public amenity. The location of acoustic barriers and their visual impact should be considered holistically so that where a visual impact is unavoidable a bespoke design of barrier and/or suitable landscape scheme can be implemented to soften the impact.

8. Easy to navigate – legible and permeable

3.29 Development should be designed to produce a layout that is easy for people to find their way around. The landscape in and around development can be used to define key routes through tree and hedge planting which define pedestrian and cycle routes providing separation from vehicles. This can also be linked to wayfinding and signage, where appropriate, to aid and promote walking and cycling. Care must also be taken when preparing landscape plans and maintenance arrangements to ensure that planting does not become overgrown or impede lines of sight.

9. Links to wider green infrastructure network

3.30 Green infrastructure (GI) is a collective term used to refer to all green elements of the environment such as parks, open spaces, playing fields, woodlands, street trees, allotments, private gardens, green roofs and walls, sustainable drainage systems (SuDS) and soils. Green infrastructure can also include what is sometimes described as blue infrastructure such as rivers, streams, canals and other water bodies.

3.31 The components of GI (see figure 1.1) deliver a wide range of environmental and quality of life benefits for local communities. Even the smallest developments have the potential to enhance and strengthen Wigan's GI network. Natural Capital is a concept which refers to the value of the benefits that our natural environment gives us. New landscape schemes will be expected to deliver multi-functional benefits, this in turn will help to strengthen and protect the value of the borough's natural capital. Natural Capital is defined as follows with the Government's 25 Year Environment Plan:

3.32 "Natural capital is the sum of our ecosystems, species, freshwater, land, soils, minerals, our air and our seas. These are all elements of nature that either directly or indirectly bring value to people and the country at large. They do this in many ways but chiefly by providing us with food, clean air and water, wildlife, energy, wood, recreation and protection from hazards."

Picture 3.10 This development has connectivity to the wider GI network through public rights of way and retention of historic field boundaries linking to the wider countryside.

Trees

3.33 Trees are an important constituent of our natural environment and a key component of landscape character; it is therefore critical the existing trees are retained and protected as part of the development process where this is possible. Where retention of trees is not possible, appropriate mitigation will be required, this will be proportionate to the value of the trees removed and could include specific replacements within the development site or new street trees in the surrounding area.

Picture 3.11 This protected tree has been retained as part of the open space in a new development.

3.34 In new landscape schemes it is essential that the **right trees** are planted in the **right places** and that they are planted to the appropriate standard to ensure their survival. **Right tree, right place** means selecting the correct type of tree most appropriate for its planting location whilst designing a built environment to accommodate trees so that they can grow into maturity. This provides the desired benefits that trees deliver without compromising their surroundings or needing damaging management intervention. It should also be noted that utilities companies will have their own requirements with regards to tree planting in proximity to their infrastructure and this needs to be considered when developing landscape schemes.

3.35 There is a presumption that native or naturalised tree planting should be the preference for new planting schemes given the positive biodiversity impacts they deliver. For example, native trees such as Oak act as mini ecosystems, supporting multiple invertebrate and vertebrate species. Similarly, native hedgerows provide food and shelter for pollinators, birds and small mammals and often create linkages for species movement in the wider landscape. However, in some instances suitable non-native species may be preferred as for example, many flowering non-native species are beneficial for pollinators and may be more resilient to future climate change.

Picture 3.12 These trees have been planted in a new supermarket car park help to break up large areas of hard surfacing and once fully established will provide shade during hot summers.

3.36 Where a development creates new streets there is an expectation that these should include the planting of appropriate street trees. This must also ensure that there is appropriate investment in the right below ground infrastructure to ensure that the trees have a good chance of survival and that any potential problems caused by roots are managed. This will ensure that trees roots do not have an impact on any utilities or on highways infrastructure.

3.37 Appendix 1 is a proposed planting list for trees and shrubs within Wigan. It is not intended to be a prescriptive list but highlights the types of trees that we would normally expect to see in different development scenarios.

10. Sustainable use of materials

3.38 Soils as a resource are as important as water, supplying essential nutrients for plants to grow, any landscape scheme requires the right soil to be successful. It is essential that where appropriate to do so soils remain on development sites and be reused. For example, excavated material, subject to any waste permitting or exemption requirements, can be used to create planting bunds and interest to open space by creating changes in topography. This needs to be considered in a holistic approach with regards to any land remediation requirements, as has been mentioned Wigan's historic industrial legacy means there maybe below ground issues such as remnant coal mining or contamination that need to be factored into the wider development proposal. In some circumstance's low nutrient sub soils can be reused as they are often well suited to establishing wildflower meadows which can thrive on low nutrient soils.

3.39 The use of sustainable hard landscaping materials is important. Hard landscaping materials with low embodied carbon will be encouraged. Embodied carbon relates to the amount of CO2 emissions involved in a materials extraction, manufacture, transport and installation. The ease of maintenance, lifespan and replaceability are also important factors in making a sustainable material choice.

Land contamination

3.40 It is important that an holistic approach is adopted when considering a development and designing a master plan/landscaping scheme, giving appropriate consideration to any land contamination issues at an early stage of the design process, particularly if a Remediation Strategy clean capping system is required to mitigate contamination issues.

11. Easy to maintain

3.41 Any landscape should be easy to maintain from the outset. Landscape schemes and planting can never be maintenance free, but they should be designed to limit the need for extensive and time intensive management. For example, large areas of wildflower meadow can be managed with a single cut once a year when established, the right tree planted in the right place will require minimal pruning over its lifetime This is beneficial for biodiversity, contributes to landscape character and is more sustainable as it is less costly and resource intensive in terms of maintenance.

3.42 The design and use of hard landscaping material should also be considered in terms of their ongoing maintenance. Schemes should be suitable for their location and use, reducing the need for costly replacements. Material selection should also be from a sustainable source so that if replacements are required, they are readily available.

Urban food growing

3.43 Where opportunities allow, and taking into account any land remediation strategies for the development there should be consideration for the provision of urban food growing / edible planting within gardens and public open space, or the creation of community allotments. This could be in line with urban food growing initiatives such as Incredible Edible. Where there are issues around ground conditions or contamination raised planters can be installed incorporating clean soils. The council is promoting space for growing food within its newly developed sheltered housing schemes through the implementation of raised planters.

3.44 Producing food as close to the home as possible provides opportunities to encourage healthy lifestyles both through the nutritional value of the food grown but also in the physical and mental health impacts of partaking in gardening activities.

Picture 3.13 Raised beds have been included at this new autism unit to enable residents to grow their own food.

Play

3.45 The integration of play space within larger landscape design schemes can provide real benefits for children's physical and mental development. The importance of natural play opportunities is increasingly understood in terms of children's health and there are greater benefits to children from the incorporation of 'natural' play within equipment-based play schemes. This can also deliver wider benefits in terms of how the play scheme fits within the wider landscape context. Even in developments where no 'formal' play equipment is required opportunities for natural play can be created using features such as boulders, logs and gradients.

Picture 3.14 This play area consists of more natural play equipment.

12. Truly multifunctional – offering diversity and choice

3.46 Landscape design should help to create a diverse offer for all members of society whilst delivering multiple other benefits that define our green infrastructure network. As has been mentioned a good landscape scheme, adopting a green infrastructure approach can improve human health through reducing flood risk and protecting our homes and workplaces from the extremes of temperature and rainfall that are expected as a result of climate change. They also provide multiple human health benefits through space for people to grow their own food, enjoy nature, play and exercise. Landscape design is also essential in place shaping and creating 'beautiful' places to live, work and spend time in.

4 Planning requirements

4.1 In general, landscape schemes will be required for **most developments**, including individual dwellings, especially on sites that occupy a prominent position along main road frontages, on redevelopment sites and in areas of high townscape or landscape quality such as Conservation Areas.

4.2 The format of the landscape scheme submitted with the planning application will vary depending on the type of development, its scale and complexity. For some simple applications such as a single dwelling planting details could form part of the general layout plans.

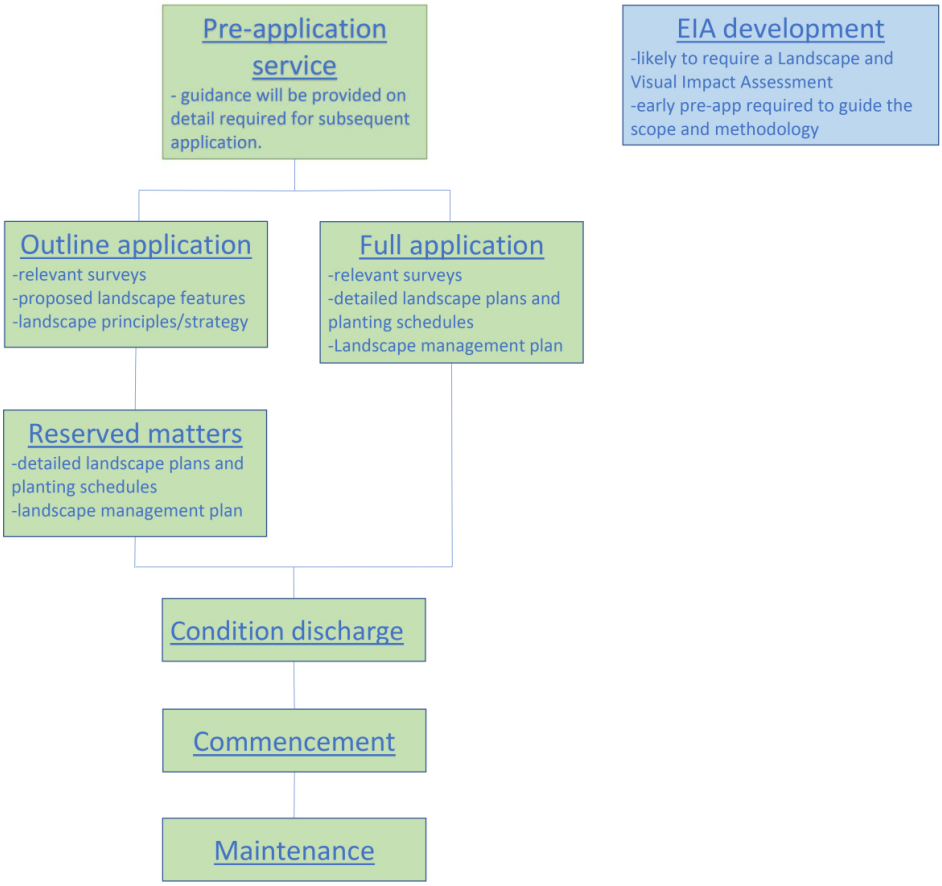
4.3 **Only in very exceptional circumstances will it be considered appropriate to waive the need to submit a landscaping scheme.**

4.4 Landscape proposals need to be considered in the context of existing townscape and landscape features and the layout and location of the development. The detail of any landscape design submission will depend on the type and location of the proposed development.

4.5 The submission of full landscape details with applications developed with the benefit of professional advice will save applicants time and money by reducing the number of pre-commencement conditions and potential delays to starting development on site.

Process summary

4.6 The diagram below summarises the requirements for landscape design in the development process, further details are contained in the following pages.


Pre-application service
- guidance will be provided on detail required for subsequent application.
EIA development
-likely to require a Landscape and Visual Impact Assessment
-early pre-app required to guide the scope and methodology
Outline application
-relevant surveys
-proposed landscape features
-landscape principles/strategy
Full application
-relevant surveys
-detailed landscape plans and planting schedules
-Landscape management plan
Reserved matters
-detailed landscape plans and planting schedules
-landscape management plan
Condition discharge
Commencement
Maintenance

Picture 4.1

Pre-application advice

4.7 The council offers a paid pre-application service at which stage we can review landscape masterplans, strategies or detailed planting schemes and provide guidance in line with the content of this document. Pre-application advice should be sought as soon as possible in the design process and it is envisaged that this document is used prior to seeking pre application advice to steer the design of development. Advice can also be provided on issues such as the requirement of Landscape and Visual Impact Assessment and setting.

Outline applications

4.8 Outline applications should be submitted with a landscape strategy and/or masterplan. The amount of detail required within a landscape strategy will depend upon the type of scheme and its setting. In general, the landscape strategy or masterplan should show:

- details of the proposed landscape elements or features and their local or wider context, depending on the scale of proposal.
- landscape principles for the development that can be used to inform later reserved matters applications when detail such as specification of planting etc. will be required (see below).

Full applications and reserved matters applications

4.9 Applications for full planning permission will need to submit appropriately scaled and detailed landscape drawings, which are accurate, clear and convey the designer's intentions.

4.10 We strongly recommend that you submit a detailed landscape scheme with the planning application, because development will need to take account of new and existing landscape features and its wider landscape context. Section 5 sets out the details normally required in a detailed landscape plan.

EIA Development

4.11 If a development proposal is subject to Environmental Impact Assessment, it is likely that a Landscape and Visual Impact Assessment (LVIA) will be required as part of the Environmental Statement. LVIA should be undertaken in line with the latest industry standard guidance. There is not a prescribed approach to LVIA rather the approach and methodology adopted should be appropriate to the circumstances both in terms of scale and location of development. Applicants carrying out an LVIA should seek advice from the council prior to it being undertaken, to agree the scope/methodology and potential viewpoints for the study.

4.12 LVIA should be undertaken in the early stages of any development proposal to enable a landscape led approach to be taken to the design. It should form part of an iterative and holistic design approach to reach the best outcomes for the proposed development and surrounding environment.

5 What information is required?

Site survey

5.1 A suitably scaled and contoured site plan or plans, showing the existing and proposed landform of the site is an essential pre-requisite to good site planning and the integration of your proposal into the surrounding landscape. Careful site planning and taking account of the site's existing levels and landscape features can help place-making by assimilating the proposed development into its surroundings. Detailed survey information will be required showing design considerations including:

- existing and proposed levels
- landscape features
- important views into, out of and around the site
- vegetation
- water features
- boundary features
- footpaths and bridleways.

Tree survey, constraints, and implications assessments

5.2 Where planning applications propose development on a site containing one or more semi-mature or mature trees or hedgerows, then a full tree survey should be submitted with a plan of all the trees concerned at a minimum scale of 1:500. Tree surveys should be completed in line with BS 5837 (British Standard for trees in relation to construction updated in 2012) or a successor standard.

5.3 Where trees are being retained, or there are protected trees (either by preservation order or located within a conservation area) within a site the applicant should provide a tree constraint and arboricultural implications assessment. This should help to ensure that the proposed design does not negatively impact on the trees which would compromise their future. Where trees are proposed for removal an appropriate level of mitigation will be sought through the design of the landscape scheme. This will need to be commensurate with the value of the trees removed as determined by the tree survey. If this is not possible within the proposed development an offsite contribution to tree planting or woodland creation may be sought to implement enhancement in the local area.

Specialist surveys

5.4 In some cases, the council will require the submission of specialist surveys to help address specific issues arising from a development proposal. These might include surveys and any proposed mitigation for protected species, including Great Crested Newts, Bats and Water Voles and important or protected wildlife areas including Special Areas of Conservation (SAC), Sites of Special Scientific Interest (SSSI), Local Nature Reserves (LNR) or Sites of Biological Interest. Advice will be given on the scope of the survey work required: for example, if a building is to be demolished you may need to submit a bat survey.

The detailed landscape plan

5.5 For most proposals, planting plans and hard landscaping details will be required at a scale between 1:200 and 1:10. Location, site and layout plans would normally be appropriate at scales in the range of 1:10,000 down to 1:200.

5.6 Landscape plans should be produced in line with BS 8545:2014 (Trees: from nursery to independence in the landscape) and BS 4428:1989 (Code of practice for general landscape operations)

5.7 The landscape drawings should contain accurate and precise information on the following:

- existing and proposed finished levels - contoured or showing spot heights as deemed appropriate
- location of existing vegetation to be retained or removed, including trees, shrubs and hedgerows
- plant species, planting density, numbers, sizes and location
- layout, type and extent of grassed areas and other open spaces
- boundary treatments, hard landscape details and utilities and services
- existing and proposed ponds and water features including any sustainable drainage systems
- other natural features to be retained or enhanced
- location, type and extent of formal and equipped play facilities where required
- location of protected wildlife sites or habitats, indicating protective measures, enhancement works and required mitigation (see requirements for specialist surveys earlier)
- definitive rights of way, footpath network and access
- existing mature trees, and hedgerows, including species, size, crown spread, location and general condition (see requirements for tree survey earlier)
- trees protected by Tree Preservation Orders or within a Conservation Area (see requirements for tree survey earlier)
- protective measures for both trees and shrubs to be retained and new landscaping implemented during development (see requirements for tree survey earlier).

Place-keeping: Maintenance and Landscape Management Plans

5.8 No landscape scheme can look after itself. Its ongoing maintenance will need to be considered by the applicants at an early stage in the design process. There should be an intelligent and holistic approach to the design of the landscape scheme considering its ongoing management. This will enable the scheme to be more sustainable whilst also providing more benefits.

5.9 As well as detailed landscape planting plans for these open spaces a landscape management plan also needs to be submitted and approved. This should cover the initial 5-year establishment of the planting scheme and a further 20-year period whilst the scheme matures.

5.10 The landscape management plan should be made available to residents and occupiers to ensure that they know how and when future maintenance of their landscaped areas will be undertaken. Any changes and reviews of the management plan should include consultation with residents.

5.11 The plan will need to be comprehensive setting out in detail how the proposed scheme will be maintained in the future to provide an attractive and functional landscape setting for the development. Establishment is vital to the long-term success of any planting scheme and the landscape management plan must include arrangements for actions such as watering to ensure planting has a good chance of survival. It will also need to consider any special habitat features and link directly to or be combined with a habitat management plan if one is required.

Landscape Conditions

5.12 Planting in new developments helps to assimilate the scheme into the wider landscape creating a positive impression to new residents, users and existing communities. It is vital that developers value their landscape schemes and provide enough financial resources to ensure they are fully established and safeguarded for the future.

5.13 In most cases a condition requiring the maintenance of a landscape scheme for the first 5 years after planting will be attached to a planning permission. This covers the establishment of all planting and requires dead, diseased, and damaged planting to be replaced within this period.

5.14 The developer must ensure that a date of planting is agreed with the council. This will ensure monitoring commences at the right time.

5.15 In some circumstances a longer period of maintenance may be required. This is particularly likely for large scale commercial development in which landscape screening is required to mitigate the visual impact of development. This approach may also be required in cases such as large multiple phase housing developments. In such cases the maintenance period may cover the first 10 years to ensure that full establishment is achieved.

5.16 We will follow up with a developer where a scheme has been implemented that is not in line with the approved landscape plan, or if they fail to maintain the scheme in line with the landscape condition. Enforcement action will be taken if considered necessary.

5.17 However, we have already been operating on this basis for several years with much success, so we hope that won't be necessary, we hope this SPD is helpful and we look forward to working with you.

6 Appendices

Appendix 1 Indicative Tree and Shrub Planting List

Wigan Council Planting List

6.1 These lists constitute ideas and suggestions for planting within different types of development in the borough. It is not designed to be prescriptive but will provide ideas and examples for use in different settings and situations. A mixture of different planting is crucial to give proposals suitable structure. It is essential that adequate site analysis takes place, preferably by a qualified Landscape Architect, to ensure that proposed planting is appropriate for the site and type of development. The Wigan Landscape Character Assessment will help to influence design in terms of local character. In areas where biodiversity is important native species planting will be required. When selecting trees for planting, stock of local provenance is the preferred option.

Native planting for woodlands, buffer areas, large public open spaces etc.

Large Trees

- Ash - Fraxinus excelsior – Not currently available due to Ash dieback disease
- Beech - Fagus sylvatica
- Goat Willow – Salix caprea (willow species should not be planted in close proximity to canals)
- Hornbeam - Carpinus betulus
- Black Poplar - Populus nigra
- Lime Broad Leaved – Tilia platyphyllos
- Lime Small Leaved – Tilia cordata
- Sessile Oak - Quercus petrea
- Pendunculate Oak – Quercus robur
- Scots Pine – Pinus sylvestris
- White Willow – Salix alba (willow species should not be planted in close proximity to canals)
- Wild Cherry – Prunus avium

Medium Trees

- Common Alder – Alnus glutinosa
- Bird cherry – Prunus padus
- Crab apple – Malus sylvestris
- Downy birch - Betula pubescens
- Field maple – Acer campestre
- Rowan – Sorbus aucuparia
- Common Whitebeam – Sorbus aria
- Silver Birch – Betula pendula
- Yew – Taxus baccata

Small Trees and Shrub Species

- Blackthorn – Prunus spinosa
- Dog Rose – Rosa canina
- Dogwood – Cornus sanguinea
- Field Rose – Rosa arvensis
- Guelder Rose – Viburnum opulus,
- Grey Willow - Salix cinerea

- Common Hawthorn – Crataegus monogyna
- Hazel – Corylus avellana
- Holly – Ilex aquifolium
- Osier Willow – Salix viminalis
- Purging Buckthorn – Rhamnus cathartica
- Spindleberry – Euonymus europaeus
- Wayfaring tree – Viburnum lantana
- Wild Privet – Ligustrum vulgaris
- Common Elder - Sambucus nigra

Typical Native Hedgerow Mix

- 50% Hawthorn – Crataegus monogyna
- 15% Blackthorn - Prunus spinosa
- 10% Hazel – Corylus avellana
- 10% Guelder Rose - Viburnum opulus
- 10% Holly – Ilex aquifolium
- 5 % Dogwood - Cornus sanguinea
- Species specific to local landscape character can be added if appropriate.

Urban Trees

6.2 The following trees have proven successful in streets and other tough urban conditions. All can handle the reflected heat from hard surfacing and airborne pollution associated with streets and urban areas. To be successful street trees require a good quality substrate to grow in. Soil should be ameliorated with spent mushroom compost to ensure that adequate organic matter is present. Soil volumes and high-quality tree pit design are also essential to ensure the planting will be successful. A comprehensive maintenance and watering plan is also need to ensure newly planted trees establish, particularly during dry periods of weather

Large Street Trees

- London Plane - Platanus x Hispanica
- Maidenhair Tree - Ginkgo biloba
- Small Leaved Lime - Tilia cordata ‘Greenspire’
- Sweet Gum - Liquidamber styraciflua
- Turkish Hazel - Corylus colurna
- Cypress Oak - Quercus robur Fastigiata
- Fastigiate Beech - Fagus sylvatica Dawyck
- Tulip Tree – Liriodendron tulipfera
- Dawn Redwood – Metasequoia glyptostrboides

Medium and Small Street Trees

- Crab Apple varieties – Malus baccata ‘Street Parade’, trilobata, tschonoskii
- Fastigiate Hornbeam - Carpinus betulus ‘Fastigiata Frans Fontaine’
- Ornamental Pear - Pyrus calleryana ‘Chanticleer’
- Sentinel Pine - Pinus sylvestris Fastigiata
- Hawthorn Upright – Crataegus monogyna ‘Stricta’
- Maple – Acer campestre ‘Streetwise’, ‘Elsrijk’
- Sea Buckthorn - Hippophae salicifolia ‘Streetwise’
- Japenese Rowan 'Embley' - Sorbus commixta “Embley”
- Sargent's Rowan - Sorbus sargentiana

- Rowan 'Joseph Rock' - Sorbus “Joseph Rock”
- Chinese Rowan - Sorbus hupehensis

Trees for Gardens

6.3 Several of the large native trees mentioned in this document may be suitable for gardens depending on the space available. The following species are mainly ornamental medium and small trees that can be used individually or in combination for front and back gardens. Depending on the character of the area and for biodiversity reasons native species will be preferred.

- Mountain Ash - Sorbus aucuparia – e.g. ‘Sheerwater Seedling’, ‘Asplenifolia’
- Crab Apple - Malus e.g. floribunda, ‘John Downie’, ‘Evereste’
- Hawthorns - Crataegus laevigata ‘Paul’s Scarlet’
- Himalayan Birch – Betula utilis ‘Jacquemontii’
- Ironwood - Parrotia persica
- Judas tree - Cersis siliquastrum
- Magnolia – e.g.- kobus, salicifolia
- Maple – small varieties - e.g. Acer capillipes,
- Cherry – Prunus e.g. Amanagowa, ‘Spire’, x schmitti, ‘Sunset Boulevard’
- Serviceberry - e.g. Amelanchier lamarkii, Amelanchier arborea ‘Robin Hill’
- Stag’s Horn Sumach - Rhus typhina
- Strawberry Tree – Arbutus unedo
- Thorn varieties - e.g. Crateagus lavalleei, prunifolia

Edible Trees

- Pear – Pyrus e.g. Beurre Hardy, communis Conference
- Apple – Malus e.g. Bramley Seedling, Cox’s Orange Pippin
- Plum – Prunus domestica Victoria
- Almond – Prunus dulcis
- Hazel – Corylus avellana

Planting for Housing and Commercial Areas

Large plants

6.4 These will need a minimum of 3m x 3m or more space to grow effectively and are not suitable for small beds or positions in front of windows as they will be difficult to maintain. Plant as specimens or in small groups:

- Barberry - Berberis - e.g. x stenophylla, darwinii.
- Bottlebrush buckeye - Aesculus paviflora
- Butterfly Bush – Buddleia - e.g. davidii, alternifolia, globosa
- Californian Lilac - Ceanothus. e.g ‘Impressus’
- Elaeagnus x commutata
- Hydrangea paniculata
- Lilac – Syringa vulgaris. - ‘Madame Lemoine’,’ Madame Antoine Buchner’
- Mahonia x media
- Mock Orange – Philadelphus - e.g. ‘Virginal’
- Vibernum rhytidophyllum

Medium plants

6.5 These will need a minimum of 2m x 2m or more space to grow effectively and are not suitable for small beds or positions in front of windows as they will be difficult to maintain. Plant in groups, typically of 5- 15 plants. Some species are suitable for mass planting.

- Acuba japonica
- Barbury - Berberis - e.g.- thunbergii, 'Parkjuwel', wilsoniae.
- Ceanothus - e.g. 'Autumnal Blue'
- Daisy Bush - Olearia x haastii
- Dogwood – Cornus - e.g. alba 'Sibirica', alba 'Elegantissima'
- Escallonia - e.g.'Donard Seedling', 'Apple Blossom'
- Fatsia Japonica
- Firethorn - Pyracantha - e.g. 'Orange Glow', 'Mohave'
- Flowering Currant - Ribes sanguinea
- Glabrous Sumach - Rhus glabra
- Hydrangea macrophylla
- Lilac - Syringa x persica
- Mexican Orange - Choisya ternata
- Mock Orange – Philadelphus - e.g. 'Belle Etoile', 'Aureus'
- Rose – Rosa – eg 'Canary Bird', 'Constance Spry', rugosa, moyesii.
- Viburnum tinus

'Garden' planting

6.6 Planting used in conjunction with the larger plants, or on their own in smaller spaces such as front gardens. In small spaces, planting design should normally be simple and contain a mix of shrubs and herbaceous plants.

Shrub Species

6.7 Most species are between 0.5 - 1.0m tall. Plant in groups typically of 3-15 plants.

- Rock Rose - *Cistus - e.g.- x cyprinus, creticus, 'Silver Pink'*
- *Euonymus 'Silver Queen'*
- Spurge – *Euphorbia - e.g. - wulfenii, robbeii, griffithii 'Fireglow'*
- Veronica - *Hebe - e.g.- Midsummer Beauty, Hebe 'Autumn Glory', Hebe 'Mrs Winder'*
- Lavander – *Lavandula - e.g.- 'Hidcote', 'Vera', 'Stoechas'*
- *Lonicera pilata*
- Jeruselem sage - *Phlomis fruticosa*
- *Potentilla - e.g. 'Abbotswood', 'Red Ace', 'Elizabeth'*
- Rose - *Rosa - e.g.- 'Surrey', 'Bonica', 'Grouse'*
- Rosemary - *Rosmarinus officinalis*
- Sage – *Salvia - e.g.- 'Purperescens'*
- Cotton Lavander - *Santolina chamaecyparissus*
- *Sarcococca humulis*
- *Senecio greyii*
- *Skimmea japonica*
- *Spirea – e.g. japonica 'Anthony Waterer'*
- Perrywinkle - *Vinca minor*

Herbaceous Plants

6.8 Most species are between 0.3 - 0.6m tall. Plant in groups – typically of 3 - 15 plants.

- Yarrow - *Acillia - e.g. 'Moonshine'*
- Lady's Mantle - *Alchemilla molis*

- Elephants Ears - *Bergenia - e.g. 'Purpurea', 'silberlicht'*
- *Geranim - e.g.- macrorrhizum, 'x Magnificum', 'Wargrave Pink'*
- *Helleborus corsicus*
- Day Lilly - *Hemerocallis - e.g. 'Golden Chimes', 'Stafford', 'Fulva'*
- *Iris - e.g. 'Sibirica', 'Pallida', foetidissima*
- Blue Lillyturf - *Liriope muscari*
- Catmint - *Nepita 'Six Hills Giant'*
- *Penstemon - e.g. 'Apple Blossom', 'Garnet', 'Pink Endurance'*
- Ornamental Sage - *e.g. Salvia 'May Night'*
- Ice Plant – *Sedum spectobile - e.g. 'Brilliant', 'Stardust'*
- Aunt May - *Sissyrinchium striatum*
- Lambs Ears - *Stachys byzantine*
- *Santolina pinnata*

Climbing Plants

6.9 Climbing plants can provide a great deal of impact in a limited space, and most will not damage structures or brick work given the correct support. They can also be used as a 'green screen' and will soften the impact of boundary treatments. Care should be taken not to include vigorous or invasive species such as Russian Vine - Fallopia baldschuanicum.

- Clematis - e.g. Montana 'Elizabeth', 'Jackmanii', flammula, armandii
- Honysuckle – Lonicera - e.g. japonica 'Halliana', Lonicera x Americana
- Ivy - Hedera - e.g. helix 'Green Ripple', helix 'Goldheart', hibernica.
- Jasmine - Jasminum - e.g. polyanthum, officinale, nudiflorum.
- Sweetpea - Lathyrus - e.g. nervosus, odoratus, sylvestris.
- Boston Ivy - Parthenocissus tricuspidata
- Ornamental vine - Vitus cognetiae

Feature Plants and Ornamental Grasses

6.10 Care will be needed with regards positioning, ensuring that adjacent planting will allow the feature plant to display its form, while also considering the relationship to doorways, windows and pathways.

- Black Bamboo - Arundinaria nitida
- Crocosmia 'Lucifer'
- Grass Species e.g. Stipa Gigantica, Miscanthis sinensis 'Gracillimus', Pennisetum villosum, Carex pendula, Stipa tenuissima, Festuca glauca 'Elijah Blue'
- Mahonia x 'Charity'
- Mullein – Verbascum - e.g. olympicum, 'Gainsborough'
- New Zealand Flax - Phormium tenax varieties.
- Ornamental Onion – Allium 'Globemaster', 'Giganteum' stipitatum 'Mount Everest' etc
- Red Hot Poker - Kniphofia - e.g. agarvifolia, 'Percy's Pride', 'Royal Standard'
- Sperge - Euphorbia wulfenii
- Verbena bonariensis

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