

## 4.9 Landscape Strategy

### Introduction

To ensure that THH Redevelopment becomes a vibrant new place and part of Hillingdon's community it is important to consider the relationship between the buildings and Public Realm – streets and open spaces.

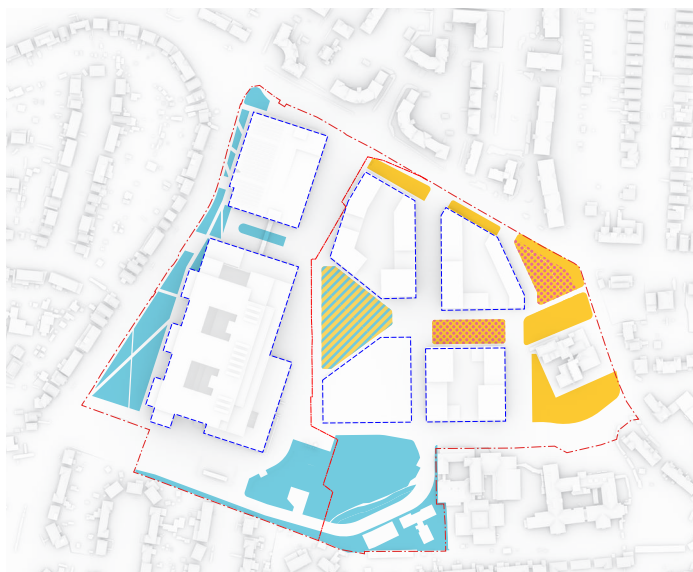
Essential to this relationship is creating a variety of spaces ranging in scale, aspect, character and function for different users. The contrast between the character of these spaces creates diversity and richness in THH Redevelopment.

The different users of the Hospital as well as existing and new residents will benefit greatly from the masterplan's landscape strategy which seeks to activate spaces, enhance and protect existing natural assets and to create new open spaces.

Also, green amenity spaces are used on the north and west edges as buffers between the site and the surroundings.

The different open spaces can be grouped in four primary spaces which share similar character:

- Royal Lane Green Buffer (1)
- Pield Heath Road Buffer & Gateways (2,3 & 4)
- The East-West pedestrian route (5,6,7 & 8)
- Woodlands & Watercourse (9 & 10)



THHR Open Space Character Areas

### Dedicated Open Spaces

Spaces are created to respond to arrival, interaction between users, leisure and dwelling and destination. The illustrative masterplan accommodates a range of open spaces, including green spaces, amenity spaces and areas specifically designed for young people. These provide a variety of external spaces which serve the new development and surrounding areas.

These form a continuous, connected sequence of streets and spaces which permeate the development, providing new public access from the local area.

### Key Principles

The open spaces, though varied in character and function, will be designed within a common set of design principles. They shall:

- Provide a variety of comfortable seating in areas some of which enjoy good levels of sunlight and some in shade, with a range of forms which accommodate all ages.
- Provide opportunities for casual encounter and managed events.
- Provide hard landscape areas which can accommodate a range of managed and informal activities, of different scales, depending upon location and available space.
- Provide surfacing to paths and hard areas which is robust, fit for purpose and which provides comfortable access for all levels of mobility.
- Provide planting which allows sunlight penetration but which also creates areas of shade, shelter, spatial containment, seasonal colour, scent and promotes habitat diversity.
- Provide places which feel safe and secure, even at night, by optimising natural surveillance from adjacent buildings and routes and through adequate lighting.
- Provide lighting which gives adequate illumination for comfort and safety and minimises upward light pollution but which also contributes to the distinct identity of each space.
- All open space within the Masterplan shall be designed to accommodate a range of outdoor activities, as multi-functional spaces.



Illustrative plan of the main open spaces in the Outline Planning Application

- |                                  |                           |                           |                                  |
|----------------------------------|---------------------------|---------------------------|----------------------------------|
| 1 Royal Lane Linear Wetland Park | 4 Children's Play Space B | 7 Children's Play Space A | 10 The Furze Amenity Green Space |
| 2 PHR MSCP Gateway               | 5 Central Green Space     | 8 CGR Gateway             |                                  |
| 3 PHR Green Buffer               | 6 Civic Space             | 9 The Woodlands           |                                  |



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## Open Spaces & Users

One of the main objectives on the illustrative masterplan is to create open spaces which cater to the different needs of the different users. Broadly speaking, the land uses proposed on the masterplan result in two different groups of users: hospital users (hospital staff, patients and visitors) and residents.

There is a variety of open spaces, with different qualities and sizes, that respond directly to the built environment at their immediate context thus their users.



### Hospital users

The green open space of the Woodlands is expected to be used by hospital users more given its close proximity to the entrance of the hospital, as well as being flanked on the west by the Woodlands Centre.

The green buffer on Royal Lane is part of the amenity space of the hospital, and without doubt it will be use by residents living east of the hospital.

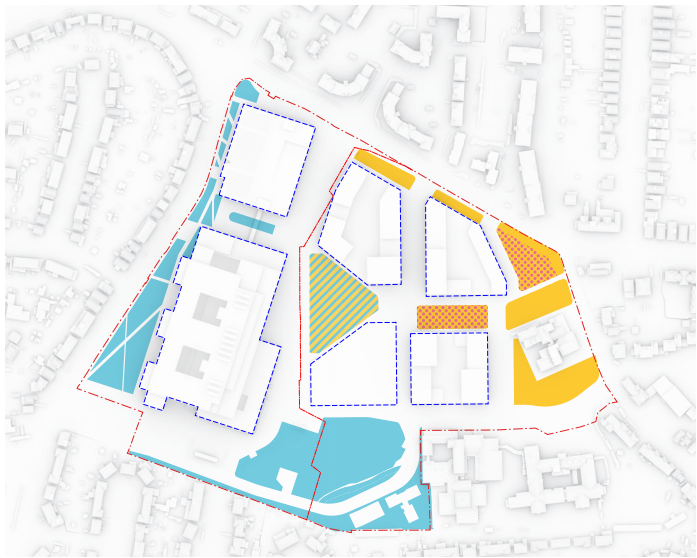
The Central Green Space is intended to be used by everyone as its dimensions and spatial characteristics allow for diverse groups to use the space.



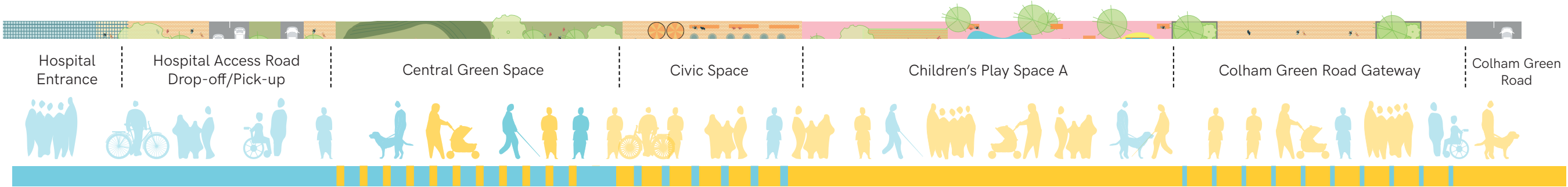
### Residents

A variety of open spaces have been provided towards the east of the site, around the proposed residential plots. The green buffer along Pield Heath Road is amenity space which has a dialogue with the properties to the north, while the two green open spaces on Colham Green Road are catering for both new residents as well as neighbouring ones.

The spaces on east-west main pedestrian route are contained in nature and intimate in scale, which allows makes them suitable for Child's Play Space and Civic activities.



Users diagram



Users diagram



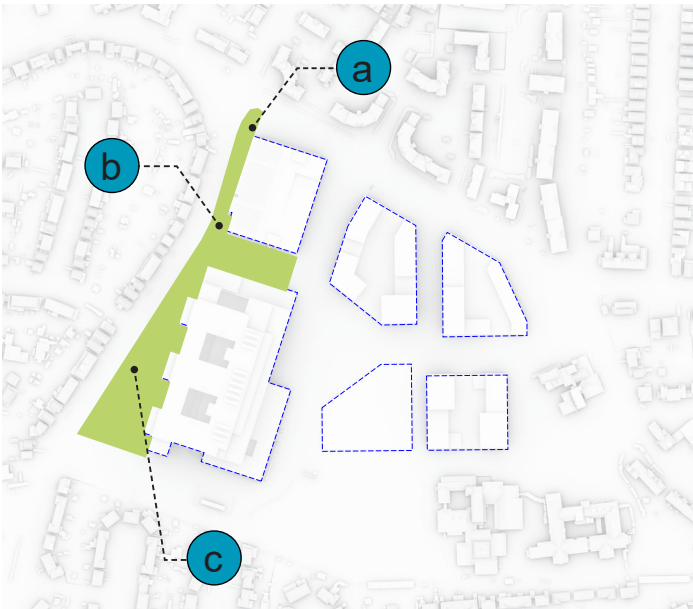
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## Open Spaces Character

### Royal Lane

To the west of the hospital and the mscp buildings the masterplan provides a green open space that functions as buffer to the neighbouring houses on Royal lane. In addition, these series of spaces are important within the sustainable drainage strategy in the development. These two design intents are brought forward while providing a meaningful public realm that contributes to the well-being existing local community.

A retained mature Oak tree on the corner, north of the MSCP (A) is key in enhancing the setting and framing views to the site from the north west.

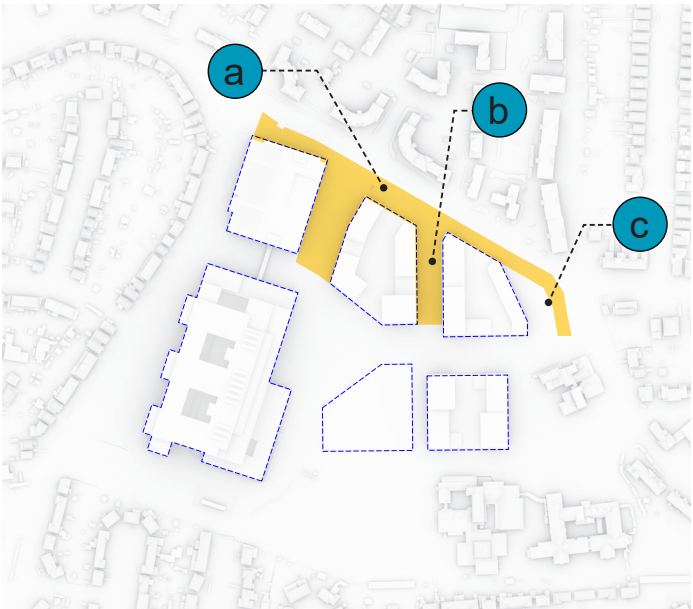


### Pield Heath Road

A continuous green buffer along Pield Heath road is created by enhancing the green area with existing trees (A) and by planting new trees and landscaping all the way to the Colham Green Rd / Pield Heath Rd Junction.

The open spaces along this road define the main access to the hospital and the msc. Therefore, the design should be mindful on wayfinding and visibility for pedestrians and vehicles while allowing for trees and vegetation being central to the design

In addition, the green buffer also mitigates the noise impacts of the road onto the proposed residential plots.



**North of MSCP**

**a**

Clean uncluttered circulation space

**South of MSCP**

**b**

Pedestrian boulevard with provision of a formal line of street trees and break out seating areas

**West of the new Hillingdon Hospital**

**c**

Creation of a wetland park water attenuation zone with use of gentle undulating landform.

**Pield Heat Road Buffer**

**a**

Protection and enhancement of existing trees.

**Residential Street**

**b**

Safety for pedestrians is a priority while designing the residential streets.

**Colham Green Road Gateway**

**c**

Create a green buffer with existing natural elements which accentuates views to the Furze.

Provision of green space with key desire lines running through to enhance the setting of the retained mature Oak tree to the corner of Pield Heath Road/Royal Lane

Seat walls to the edge of the grassed shallow water attenuation basins either side of the pedestrian boulevard

Creation of a series of swales and basins for surface water attenuation with a hierarchy of hard paved footpath links that cut across the wetland park zone.

Ground cover planting to mitigate sound and pollution from Pield Heath Road.

Planting strips on residential roads are encouraged.

Play space provision integrated with semi-natural vegetation on the Colham Green Road / Pield Heath Road corner



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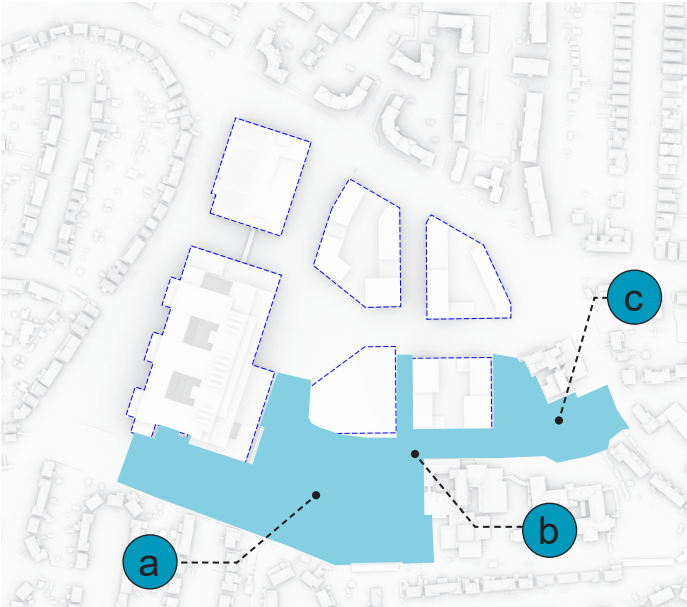
## The Woodlands / Blue Light Route

The south of the site is characterised by having two semi-natural deciduous woodland and the watercourse (tributary of the River Pinn) running through them:

A. Some areas of woodland, the hedge to the west of the Site and the watercourse were identified as Habitat of Principal Importance (HoPI).

B. Woodland in the south/centre of the Site is dominated by English oak and is accompanied by ash trees, holly, yew, elder and hawthorn.

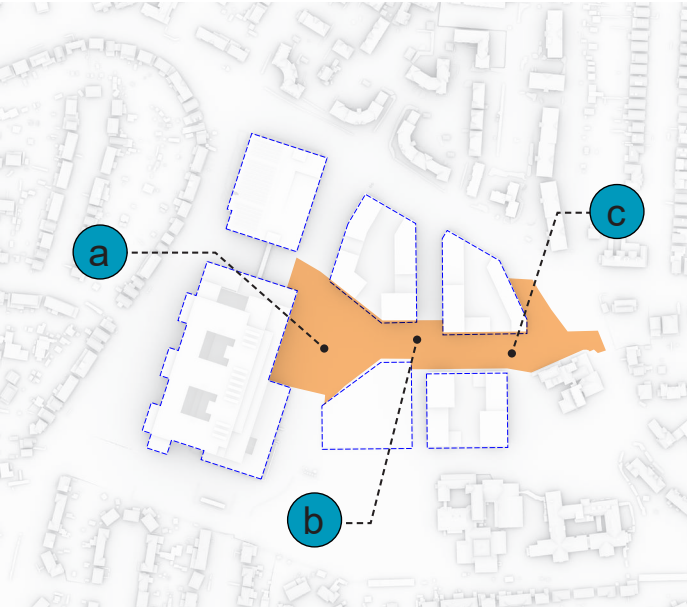
The masterplan ensures the protection of the habitat and the protected trees while allowing a degree of enjoyment the nature.



## Central Pedestrian Route

The connection, both visual and physical, between the Hospital and the Bus Stop at Colham Green Road and The Furze is one of the main objectives of this route and should be paramount when designing its public realm.

The spaces distributed along the East-West Connection offer a variety of environments to cater for different users. From green spaces for enjoyment of natural elements (A), to Civic multifunctional areas (B) to community driven spaces (C).



Woodlands	Colham Green Access Route	The Furze Green Space	Central Green Space	Civic Square	Colham Green Rd Gateway
  Conservation of the group of trees and their biodiversity for the enjoyment of different users	  Priority to efficient working of the Blue Light Route	  Urban water stream restoration	  Central Green Space made up by gardens with a variety of trees and plant species	  A flexible space allowing for a variety of activities through out the year	  A permeable yet green space.
 Water stream as a design element for leisure	 Integrate elements to manage storm water.	 Pocket Park on TPO and next to the water stream (flood risk area) for the community's benefit	 Healing Gardens, a passive involvement and are designed to provide benefits to a diverse population with different needs.	 Farmers Markets are among the activities that could take place here	 Secured small Children Play Area within the Residential Development
 Protection of biodiversity of the area	 Tree Planting and shrubs to mitigate noise pollution from the Blue Light Route	 Tree Preservation Order (TPO) 411	 Visibility of the hospital entrance and wayfinding are important elements in this area.	 Surface materials, furniture and planting will give the square a specific character	 Pedestrian priority route shared with cyclists flanked by residential development