

Site Mitigation Plan
Scale 1:1000 (A1)



Planting Strategy

The site has a wide variety of native and non-native tree species. The existing vegetation is mainly concentrated around the perimeter of the site. The planting proposal aims to retain as much of the existing of trees & hedges as possible while creating level plots for development. The planting proposal can be split into 3 main strategies:

1. Removal of non-native / low quality species:
The centre of the site has areas of low quality cypress & laurel hedging which are to be removed and replaced with native broadleaved species around the perimeter of the site
2. Enhancing existing underdeveloped broadleaved areas:
The perimeter of the site has some areas of under developed / unmanaged woodland. These areas are to be managed and enhanced with native species
3. Creating a new Connective Woodland: To offset the removal of some existing broadleaved areas, the proposal aims to create an area of planting which serves as a new Connective Woodland linking the east and west of the site. This has benefits such as increasing biodiversity and allowing wildlife to freely move through the site. The proposed woodland trees are to be planted 2.5m apart in an offset grid. This will allow the wood to establish and be ready for thinning / management after approximately 15 years.

Proposed species for Connective Woodland:

- Alder (*Alnus glutinosa*)
- Birch (*Betula pubescens*)
- Cherry (wild *Prunus avium*)
- Hazel (*Corylus avellana*)
- Oak (*Quercus petraea* & *Q. robur*)
- Rowan (*Sorbus aucuparia*)

Proposed species for Perimeter Enhancement:

- Birch (*Betula pubescens*)
- Cherry (wild *Prunus avium*)
- Crab Apple (*Malus punia*)
- Hazel (*Corylus avellana*)
- Holly (*Ilex aquifolium*)
- Rowan (*Sorbus aucuparia*)

Tree Protection

All trees which are being retained on site should be protected by barriers and or ground protection as per BS 5837:2005. Vertical barriers should be erected and ground protection installed before any materials or machinery are brought onto the site and before any demolition, development or stripping of soil commences. Once erected, barriers and ground protection should be regarded as sacrosanct, and should not be removed or altered without prior recommendation by an arboriculturist and approval of the local planning authority.

Legend:

Site Boundary	
Internal Plot Boundaries	
Extent of 100 yr Floodplain	
Badger Set Protection Zone	
Existing trees to be retained	
Poor quality, dead & non-native trees / hedges to be removed	
Broadleaved trees/hedging to be removed	
Proposed planting of native broadleaved species	

55 (Trees & Hedging)	0.116ha
Developed Trees - 41 Low / Medium Aged Trees - 72	0.543ha
Connective Woodland - 445 Trees Infill & Management - 230 Trees	

Drawing Number 04/4

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Planning Act (N.I.) 2011

GRANTED

Subject to Conditions (if any) as set out on

Decision form No. 1094/2019/001416
Date: 8.1.2020

DFI Planning RECEIVED
24 JAN 2020
File No. 1094/2019/001416
SPD 2

NOT FOR CONSTRUCTION

PLANNING

TS

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F General updates
E Working track revised
D Working track increased in width
C Working track revised
B Tree numbers updated, tree 136 retained
A Tree numbers updated
2020.01.20 10:00 AM
2020.01.20 10:00 AM

RE-DEVELOPMENT OF THE FORMER
MAGHERA HIGH SCHOOL
FOR
MID-ULSTER DISTRICT COUNCIL

SITE MITIGATION PLAN

(FULL PLANNING APPLICATION)

1:1000 (A1) CMG JB 14.06.2022

JOB NUMBER 3618 DRAWING NUMBER P02-F REVISION F

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