

Residential ~ New 500 Unit Village Development

Netherne on the Hill, Reigate, Surrey

“Further to the various site meetings in relation to the trees and landscape at Netherne, I would like to put on record my appreciation of the standard of design and the care and attention given to the details for this major scheme. Your comprehensive and professional attention has produced a scheme of high quality in relation to the tree and landscape works. Jim Harrison, Reigate & Banstead DC



Proposed Landscape Masterplan.

Project Description

The existing site comprised a Victorian psychiatric hospital site, in an Area of Best Landscape, within the heart of Surrey’s Green Belt, 1 mile inside the M25.

The 172 ha site includes 480 new or refurbished properties with several groups of sheltered housing units built by the Guinness Trust. The development is located within a beautiful parkland setting that contained 1,250 existing trees & over 1ha of public open space with several equipped play areas.

ELD Requirements

ELD worked on this project for 8 years, acting as Landscape Consultant to coordinate the masterplan & design for the three client developers, completing all tasks associated with trees & landscape, to include:

- Tree survey; tree lifting & relocation & tree protection;
- Extensive Japanese Knotweed survey & control;
- Concept design; detailed paving & planting proposals; show house designs; major cut & fill subsoil disposal exercises
- Quantity Surveyor role for all aspects of landscape contract administration, saving the client £400,00 in inaccurate financial applications by the landscape contractor.

Project Challenges

Key elements included liaison with the design team & Local Authority from project inception to completion, to provide detailed information on trees & landscape to guide the masterplan & establish the ‘best environmental fit’ for all proposals. Through ELD’s attention to detail and strict site monitoring, we gained the confidence and approval of Reigate & Banstead District Council, who withheld from placing a blanket TPO on all trees, whilst completing the project within the £1 million landscape budget.

Project Particulars

Client: Gleeson Homes, David Wilson Homes & Bellwinch Homes

Landscape Construction Value: £1 million



Italian Gardens, Sketch Design.



‘Crossing Point’ Sketch Design.



Existing Tree Holding Bay & Nursery.



Existing Tree Relocation.

Residential ~ Public Realm & Open Space

Netherne on the Hill, Reigate, Surrey

"I am just writing to say how delighted I was to receive a copy of the letter from Jim Harrison. Thank you for your comprehensive and professional attention on this project and I must congratulate you on the positive feedback we received from the local authority, endorsing the positive & strong relationship you have built up with them." **Clive Wilding, Managing Director, Gleeson Homes**



The Italian Garden: Cypress Trees & Formal Box Parterre Hedging.



Wellhead at the Centre, Set Within a Sandstone Paved Area.



Italian Garden Wellhead Detail.



Crossing Point Paving Detail.



Italian Garden Stone Seating.

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ODPM Case Study Recognition

The ODPM recognised Netherne as a new development that had adopted a highly sustainable approach in landscape design & construction on site & promoted it as an exemplar for sustainable development, using it as a Case Study example, in its published literature.

Green Infrastructure

A number of pedestrian & cycle routes link with private courtyards & the extensive open parkland public realm located around the boundary of the site, with small & large areas of public open space with equipped play areas.

Hard Landscape Design - The Crossing Point

The concept for the crossing point was developed & constructed to create the pedestrian & cycle route paving detail, that links the east & west sides of the residential development with Wallace Square, an enclosed small 'park'.

The Italian Garden Public Open Space

The Italian Garden was conceived as a romantic sunken garden, using stone recycled from the former hospital buildings to create derelict grottos, stone lined pools & rills with fountains. Creative design gave way to function & budgets as the garden was streamlined to meet client requirements; with water replaced by blocks of Box planting. The masterplan & photographs illustrate the formal parterre after planting. Italian Cypress trees are illuminated at night, surrounded by yew & box hedging, topiary box cones & bay trees, to provide formality to this courtyard with ground cover roses, herbaceous plants & large Alliums, that are sure to provide interest throughout the year. The garden is surrounded by new housing forming part of the new, Netherne village development. These residents now care for this garden themselves, holding an annual garden party within the space between their houses.

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ODPM Case Study Literature.



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