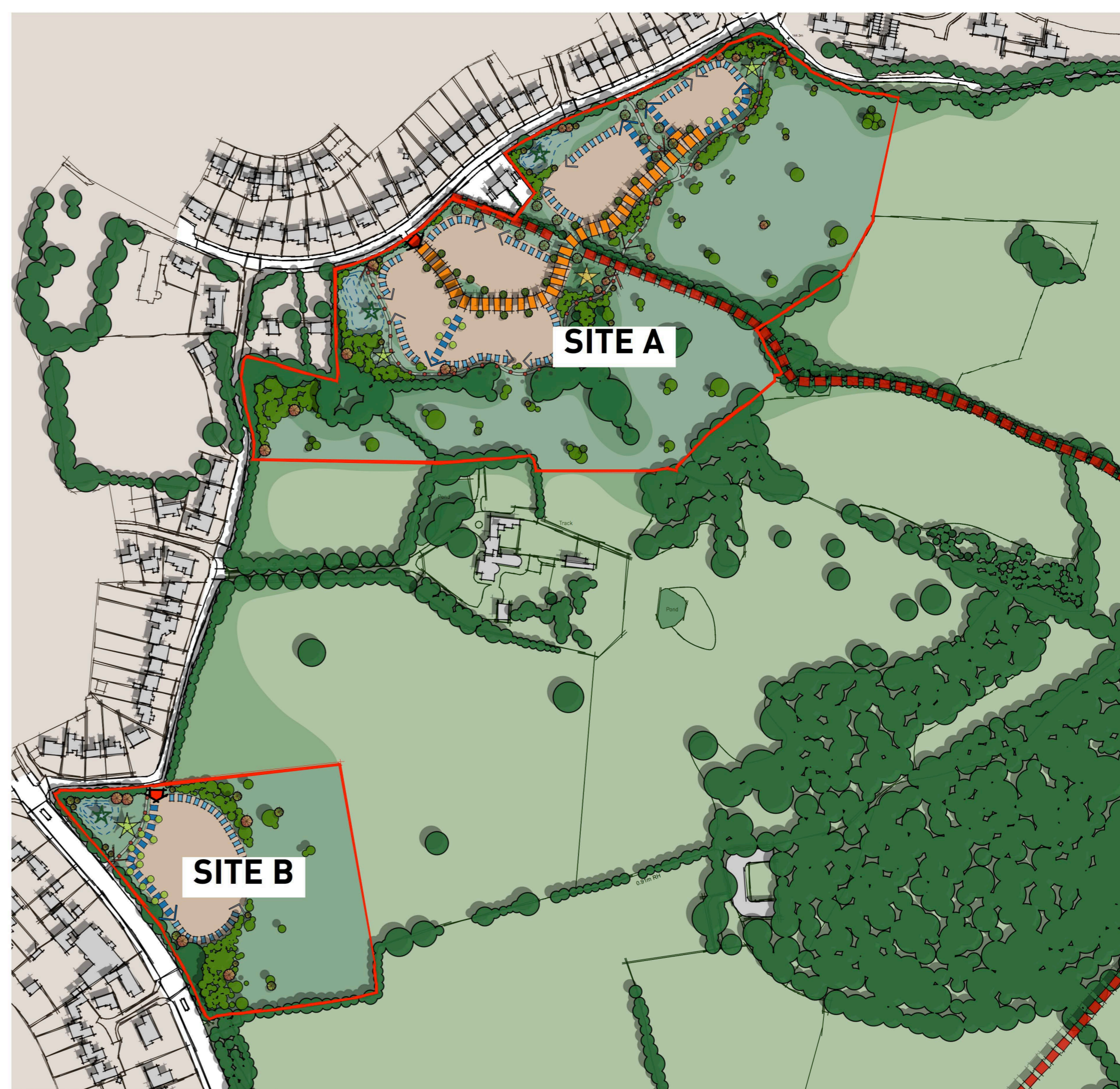


SITE A - 1/1000



SITE B - 1/1000



KEY PLAN - NTS

KEY PRINCIPLES

1. POTENTIAL ACCESS ONTO SITE VIA PEDMORE LANE AND PEDMORE HALL LANE;
2. PROPOSED PRIMARY INFRASTRUCTURE PROVIDING PRIMARY MOVEMENT THROUGH THE SITE;
3. SECONDARY MOVEMENT ROUTES SERVING SMALL CLUSTERS OF DEVELOPMENT;
4. SERIES OF GREENWAYS HELPING TO RETAIN VISUAL LINKS FROM PEDMORE LANE TO WYCHBURY HILL AND ROUND HILL;
5. LOCALLY EQUIPPED AREA OF PLAY SERVING NEW AND EXISTING RESIDENTS;
6. DEVELOPMENT OFFSET TO PEDMORE LANE TO RETAIN THE OPEN CHARACTER OF PEDMORE LANE;
7. PROPOSED STRUCTURAL PLANTING TO HELP LESSEN THE IMPACT OF DEVELOPMENT ON THE SURROUNDING COUNTRYSIDE CHARACTER;
8. MAXIMUM RETENTION OF EXISTING FIELD BOUNDARIES AND VEGETATION;
9. NEWLY CREATED WYCHBURY COUNTRY PARK PROMOTING MAXIMUM PERMEABILITY FOR NEW AND EXISTING USERS;
10. RETENTION OF EXISTING PEDESTRIAN MOVEMENT ROUTES WITH NEW ROUTES LINKING BACK TO THE EXISTING HIGHWAY INFRASTRUCTURE;
11. DEVELOPMENT RUNNING WITH CONTOUR LINES TO A MAXIMUM OF 145M
12. UTILISATION OF EXISTING SITE LOW POINTS FOR SUSTAINABLE URBAN DRAINAGE;

KEY

SITE LOCATION (TBC) 30.33 ACRES / 12.27 HECTARES	PROPOSED STRUCTURAL PLANTING	PRIMARY PEDESTRIAN MOVEMENT ROUTES
RESIDENTIAL DEVELOPMENT - 2.75 HA / 6.78 ACRES @ 35 DPH = APPROX 95 DWELLINGS	PROPOSED ORNAMENTAL PLANTING	LONG DISTANCE VIEW POINTS ON MONARCHS WAY
PRIMARY MOVEMENT ROUTES	SUSTAINABLE URBAN DRAINAGE	LONG DISTANCE VIEW OUT TO LOCAL CONTEXT
SECONDARY MOVEMENT ROUTES	LOCALLY EQUIPPED AREAS OF PLAY	INDICATIVE CONTOURS TAKEN FROM BING OS MAPPING SERVICES - 18.08.20
PRIVATE LANES	AREAS OF NATURAL PLAY	LONG DISTANCE VIEW OUT TO LOCAL CONTEXT
ACCESS VIA PEDMORE LANE AND PEDMORE HALL LANE (TBC)	PUBLIC RIGHTS OF WAY (CORRECT TO BING OS MAPPING - 19.08.20)	FOCAL JUNCTIONS/SPACES
EXISTING VEGETATION (INDICATIVE)		