

PROPOSED SITE PLAN



- G. Retention and protection of the vast majority of existing mature trees
- H. The scheme has evolved to include five defined 'informal play areas. These provide varied opportunity for play (far more natural play experiences) as part of a trail (encouraging fitness). But located (adjacent to the development area) to benefit from natural surveillance
- J. The existing imposing bank on the eastern fringe of the site is reprofiled to open up views to the site. The poor landscape specimens are to be replaced by more appropriate native landscaping and robust hedges for ecological enhancement
- K. The existing bund on the western side of the site (4m high) is reduced significantly, as agreed with Natural England and will be complemented by planting. This results in a far less engineered feature in the landscape and will provide a more appropriate transition between the built development and the SANG beyond.
- L. Shared surface lanes & parking areas to be landscaped with street trees are proposed
- M. A Pedestrian link to Busdens Way is provided in line with Parish council's comments
- N. An alternative emergency vehicular access can be provided
- O. Central open space, with more varied and prominent landscape features to enhance the amenity and the legibility and character of the site is proposed
- P. Cycle/pedestrian link on the eastern side of the site to facilitate permeability to the wider context
- Q. The development proposals also include the provision of an area of accessible greenspace (SANG) within the northern woodland areas. This will comprise of a series of paths and boardwalks allowing informal recreational use of this area whilst protecting the valuable habitats present.
- R. The development comprises of attractive 1 to 5 bedroom dwellings, well designed apartment blocks and 13 bungalows. 27 of the units benefit from an additional study to meet the demands of modern living

