

The scaling of this drawing cannot be assured

| Revision | Date      | Drn | Ckd |
|----------|-----------|-----|-----|
| A        | 18 Aug 10 | AG  | CA  |
| B        | 10 Sep 10 | AG  | CA  |
| C        | 15 Sep 10 | AG  | CA  |
| E        | 11 Jul 11 | JF  | CA  |
| F        |           |     |     |
| G        | 28 Sep 11 | PM  | CA  |



### Legend

- Site boundary
- - - Development area
- 1 → Access from Hall Road
- 2 Landscape buffer to Hall Road (min 10m from structural planting). Includes 1 LAP
- 3 Country Park- Landscape buffer to Green Belt (passive use)
- 4 Country Park- Open space for active recreation (includes 1 LEAP and 1 LAP)
- 5 Landscape buffer to Ironwell Lane (min 20m from structural planting) Includes 4 LAPS
- 6 Wetland Park. Including retention ponds
- 7 Landscape buffer to Oak Road near gardens
- 8 Incidental Public open spaces (precise shape illustrative only) Includes 4 x LAPS (1 per space)
- 9 Public Open Spaces "School Green" and "Village Green". Includes 1 LAP
- 10 School site (min 80m width)
- 11 Existing hedge, pond and farm track
- 12 Swales (incorporating cross-over where necessary) Includes 1 LAP
- 13 Density Band A: Central Area, 35-40 dwellings per hectare
- 14 Density Band B: The Avenues, 30-35 dwellings per hectare
- 15 Density Band C: North and West edges, 28-32 dwellings per hectare
- 16 Density Band D: Eastern edge, 20-25 dwellings per hectare
- 17 Density Band E: Hall Road frontage, 12-20 dwellings per hectare
- 18 Existing farm track
- 19 Illustrative route for proposed footpath or cycle paths
- 20 Principal green link across site from Hall Road to Country Park
- 21 Spine Road

Project  
**Land west of Rochford**  
Drawing Title  
**Site Parameters Plan**

|                     |                      |                |                |
|---------------------|----------------------|----------------|----------------|
| Date<br>26.08.11    | Scale<br>1:2000 @ A1 | Drawn By<br>BB | Check by<br>CA |
| Project No<br>18293 | Drawing No<br>PL-03  | Revision<br>G  |                |

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