The approach along Rawreth Lane will be articulated by an informal landscaped gateway. Land for complimentary use to be determined. Entrance marker building terminates the entrance vista and anchors the gateway space that retains the existing tree.

Together with the gently curving primary road, the building line widens to reveal the central green space at the top of the hill. The soft landscaped edge responds to the edge of settlement position. A central green heart is positioned to be within easy walking distance of the majority of residents and act as a key focus point at the high point of the site that maximises long distance views to the southwest and west. This space will accommodate a children’s play space (LEAP).

Informal, local nodal points will help aid legibility and add to the visual richness of the neighbourhood. Northern green corridor allows footpath connections to the existing public footpath network connecting to St Nicholas school in the east and the open countryside in the west.

Potential health care provision with direct access from the existing industrial estate access road and on the proposed bus route.

The primary road gently undulates with the contours, reflecting the undulating form of the High Street in Rayleigh town centre and reveals a series of views. Strategically positioned tree copses will help soften the visual impact and act as shelter belts from the prevailing southwesterly winds.

Secondary route linking to industrial estate access road. New connections will be made into the existing public right of way, that could potentially be improved to provide better access to St Nicholas C of E primary school.

The existing protected trees together with new strategic planting adjacent to the industrial estate forms part of the linked copse landscape approach.

A defining feature of the neighbourhood will be the swale that will follow much of the alignment of the primary road. This will be an attractive, functional and visible sustainable feature that will also provide a range of habitats.

This small development parcel could be accessed via a Y shape junction referencing Rayleigh town centre.

Alotments are positioned outside the flood zone on a flatter part of the site, whilst benefiting from slight southward facing slope.

Landscape proposals will include scrub planting and wild flower meadow planting in the flood zone and new tree planting across the site offering a wide range of new habitats.

Amenity grassland areas will provide areas for informal play and recreation, providing a noise buffer from the industrial estate.

Potential for pedestrian and/or cycle links to Timber Grove in future will be retained.

Landscape and marker buildings will articulate the southern gateway.

Formal open space provision will be in the form of youth pitches positioned to enable incorporation into the existing sports club.

The primary road alignment runs perpendicular to the contours and will create a dramatic town and roofscape.

Access to London Road with footpath / cycleway connections allowing the future potential to link to Green Grid Greenway no.13.

Green buffer and strategic planting to protect the setting of Rawreth Hall, a grade II listed building.

Country park will include recreation footpaths (that will not prejudice future provision of a bridge way) and will incorporate the retained farm track.

A green link connecting the formal sports provision to the brook linear park could be included as part of the southern development block.

Potential for a 1FE primary school to be located within comfortable walking distance of new and existing residents and adjacent to the bus route.