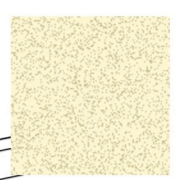


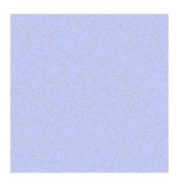


LEGEND

Site Boundary
circa. 13.2 ha



Developable Areas
Residential Use - Class C3
Height to be 2-storeys to eaves - maximum 10m to ridge



Employment Area
Use, E(c) (iii),
E(g) (i) (ii) (iii).
Height to be 2-storeys to eaves -
circa.12m to ridge.



Fall of land



Short Views in / out
of Site



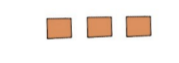
Proposed Accesses



Primary Roads



Secondary Roads



Link Roads



Access to Parking Areas



Suggested areas of
frontage development



Suggested locations for
2.5 - 3 storey accommodation
Residential Use - Class C3
Height to be 2.5 to 3 storeys
to eaves - maximum 13m to
ridge.



Denotes PROW's



Suggested footpath routes



Informal mown footpaths



Play Spaces & Seating Areas



Proposed SWALE Location



Existing Screening &
tree features



Additional Landscape Buffering



Scale: 1 : 1250 @ A1 Dm By: PJH Date: Oct '25
Drg No: 2512/PL.07 Rev.A

Project:
LAND NORTH OF BORERS ARMS ROAD,
COPTHORNE.
Drawing Title:
OVERALL PARAMETERS PLAN

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