



- LEGEND**
- Site Boundary
Site Area = circa. 9.4 ha
 - Developable area Residential Use Class C3 (to include roads, new roundabout and associated infrastructure)
Height to be 2-Storeys to Eaves - Maximum 10m to Ridge (to include roads and associated infrastructure)
circa. 4.9 ha
 - Proposed Access Location
 - Existing Water Course
 - Swales / Attenuation
 - Primary Road }
Secondary Road } Final alignment subject to Detailed design
Link Road }
 - Suggested pedestrian routes
 - Suggested pedestrian / emergency link
 - Play / Picnic Areas
 - Green Infrastructure - including Public Open Spaces, equipped childrens play areas, associated landscaping and ecological margins, landscape buffering Footpaths, drainage, Utilities and Services. Existing trees, hedging and field boundaries.
 - Landscape Buffer Enhancement
 - Listed Building
 - Railway
 - Borde Hill Registered Park and Gardens
 - Suggested areas of Frontage Development

Fairfax

FAIRFAX AQISITIONS LTD

project:

Land North of:
**BALCOMBE ROAD,
HAYWARDS HEATH**

title:
**OVERALL PARAMETERS
PLAN**

date: Apr '26 scale: 1:1250 @ A1

drawing number: 2508/PL.07	Rev. B
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