



**Photograph 06:** view from Hornbeam Place looking east along northern boundary of application site where it meets path running along eastern side of site.

New footpath connection from application site will be formed in corner to right of view. View will change with introduction of built form to right of view set back behind existing hedge. (plot 33)



**Photograph 07:** view from northern side of application site from Hornbeam Place looking west, application site to left of view. Existing trees on site boundary to remain. View will change, with a LAP (play area) and residential properties constructed in middle ground but set back approximately 30m into the site beyond the landscape buffer zone which will also consist of new wetland habitats.





**Photograph 08:** view from Sycamore Lane on northern boundary looking south across application site. Hedgerow on this northern boundary to be replanted and infilled with native hedgerow species, Trees on skyline to remain but will be less visible.

View will change, with introduction of residential properties throughout, but set back approximately 30m into the site beyond the landscape buffer zone which will also consist of new wetland habitats.



**Photograph 09:** view from Hornbeam Place looking south along eastern boundary across eastern parcel of land, and delapidated buildings which will be removed. Austrian Pines and Leyland Cypress trees on eastern boundary will be retained and gaps interplanted with deciduous broadleaf native trees. Norway Spruce to right of view behind the existing buildings are also to be removed.

View will change with introduction of built form and shared surface access road. New footpath connection into site will also be created at this point.





**Photograph 10 & 11:** views from footpath along eastern boundary which runs from Burleigh Lane to Hornbeam Place looking north (XX) and south. (XX)

Leyland Cypress and Austrian Pine trees to be retained and gaps inter planted with native deciduous broadleaf trees. Existing vegetation on boundary to be brought under management and reinforced with additional native hedgerow planting to maintain and enhance ecological connectivity. View will change through removal of trees and introduction of new shared surface access road and built form, albeit set back from boundaries.



**Photograph 12:** view from Burleigh lane looking at southern end of stream that runs north south through the site. The stream will be enhanced and widened in places and will be come an important visual and amenity feature of the site, with a 4m easement either side devoid of any development.

View will change, with some ground modelling and planting.





**Photograph 13:** view from Woodlands Close to north of application site looking south. Trees on skyline include trees in ground of Burleigh Cottage and also western boundary of application site which will be retained. View will not change.



**Photograph 14:** view from southern end of Burleigh Lane from Sandhill Lane, looking north. Burleigh Lane is a private road and also a Public Right of Way. View will not change.



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