

# CONSTRAINTS SHEET

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|--|---|---|-----------------------|
| Date Received:<br>24th October 2023                                      | Date of Expiry:   | Easting:<br>556996                      | Northing:<br>221634   |
| Date At Committee:   | Decision Level:   | Parish:<br>Takeley                      |                       |
| Site Address:  | Ward Member:<br><br>Cllr Bagnall<br><br>Cllr Sutton<br><br>Mark Coletta | Application Number:<br>UTT/23/2682/PINS | UPRN:<br>010094832347 |
| Land At Warish Hall Farm North Of Jacks Lane, Smiths Green Lane, Takeley |   |   |                       |

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|  | <b>Within Development Limits</b><br>Location: PRIORS GREEN, TAKELEY  |
|  | <b>Protected Lane</b><br>Lane ID: UTTLANE166<br>Location: Takeley - Warrish Hall Road.   |
|  | <b>Appeal Polygons</b><br>Appeal Dismissed<br>Nature of Appeal: Mixed use development including: revised access to/from Parsonage Road between Weston Group Business Centre and Innovation Centre buildings leading to: light industrial/flexible employment units (c.3568sqm) including health care medical facility/flexible employment building (Use Class E); 126 dwellings on Bulls Field, south of Prior's Wood: 24 dwellings west of and with access from Smiths Green Lane; 38 dwellings on land north of Jacks Lane, east of Smiths Green Lane including associated landscaping, woodland extension, public open space, pedestrian and cycle routes<br><br>Address: Land At Warish Hall Farm<br>Smiths Green<br>Takeley |
|  | <b>Road Classification- Line</b><br>Road Name: Jack's Lane<br>Road Number: 3004 (Unclassified)<br>Route Number:  |
|  | <b>Road Classification- Line</b><br>Road Name: Smiths Green Lane<br>Road Number: 3004 (Unclassified)<br>Route Number:  |
|  | <b>Road Classification- Line</b><br>Road Name: Smiths Green Lane (Warish Hall road)<br>Road Number: 3004 (Unclassified)<br>Route Number:   |
|  | <b>Stansted Airport within 6km of Airport</b><br>Description: WITHIN 6KM OF AIRPORT.   |
|  | <b>Aerodrome Direction</b>   |

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|  | <p>Description: Consultation of National Air Traffic Services (NATS) for all windfarm development.<br/> Address: NATS, Navigation &amp; Spectrum, 4000 Parkway, Whiteley, Fareham, Hampshire. PO15 7FL<br/> Area Colour: windfarm</p>  |
|  | <p><b>Aerodrome Direction</b><br/> Description: Consultation of National Air Traffic Services (NATS) for all buildings, structures &amp; erections exceeding 10m in height (32.8 feet).<br/> Address: NATS, Navigation &amp; Spectrum, 4000 Parkway, Whiteley, Fareham, Hampshire. PO15 7FL<br/> <br/> Area Colour: 10m</p>              |
|  | <p><b>Aerodrome Direction</b><br/> Description: Consultation of Stansted Airport (BAA) for any development with the potential to attract birds to the vicinity of the airport, (this includes gravel extractions, landfill sites, reservoirs, sewage works, nature reserves and major landscaping schemes).<br/> Area Colour: ebirds</p> |
|  | <p><b>Aerodrome Direction</b><br/> Description: Consultation of Stansted Airport (BAA) for all buildings, structures, erections and works exceeding 15 metres in height (49.2 feet).<br/> Area Colour: 15m</p>   |
|  | <p><b>Aerodrome Direction</b><br/> Description: Consultation of Stansted Airport (BAA) for all windfarm development.<br/> Area Colour: windfarm</p>  |
|  | <p><b>Water Authority</b><br/> Description: Thames Water (W1)</p>  |
|  | <p><b>Public Right of Way</b><br/> Description: Takeley<br/> Type: Restricted Byway<br/> Site Name: Uttlesford</p>   |
|  | <p><b>Within 250m of Ancient Woodland</b><br/> Location: PRIOR'S WOOD, TAKELEY.</p>  |
|  | <p><b>Within 250m of Local Wildlife Site</b><br/> Location: PRIOR'S WOOD, TAKELEY.<br/> Site No: Ufd146</p>  |
|  | <p><b>Outside Development Limits</b><br/> Description: Outside Development Limits</p>  |
|  | <p><b>Parish Edge</b><br/> Description: Within 200m of Parish Boundary - check Constraints map</p>   |
|  | <p><b>SSSI Impact Risk Zones - Natural England</b><br/> ID Number - See Spreadsheet: 44</p>  |
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