

## Play Area

**10.3.6** A natural play area with soft boundaries will be provided within the countryside park, located close to the development edge for easy accessibility and natural surveillance. Where possible, further informal play opportunities will be encouraged along key routes in the form of naturalistic play such as logs or boulders.

## Allotments and Community Orchard

**10.3.7** Further amenity value is afforded through a semi-enclosed area for allotments and a community orchard. Located close to the development edge and along a key route between Flich Green and Little Dunmow, this will be an accessible and social space for all.

## Buffers to Ainsworth Drive

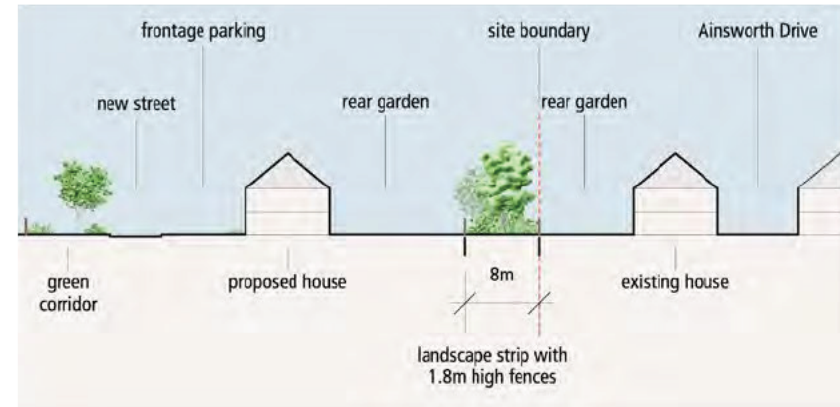
**10.3.8** Where the proposed houses adjoin the existing houses along Ainsworth Drive an 8m wide landscape buffer must be provided which will be outside of private gardens. This must be fenced at each end with a high fence so it is not publically accessible. Gates must be provided so the space can be maintained as part of the management regime for the public open space.

## Blue Infrastructure

**10.3.15** The Moors Fields site is located entirely within Flood Zone 1, with a low probability of fluvial flooding. However, since the proposed development works will increase the impermeable coverage on a greenfield site it is still necessary to ensure a sustainable approach is employed with the development to regulate surface water runoff to manageable rates. In accordance with Essex County Council standards, runoff rates will be restricted to 1 in 1yr rates, with attenuation allowance made for both urban creep and future climate change (up to 40% increase).

**10.3.16** Potential sustainable water management measures include:

- **Green Space** - maintaining areas of green space (either as corridors between development parcels or other dedicated open areas) will reduce the volume of water which needs to be managed on site and as such maximising the green space provision. These corridors also allow for amenity/ecology benefits and provide pathways for other features i.e., swales.



top: Example section of buffer to Ainsworth Drive

bottom: Precedent image of a drainage attenuation area