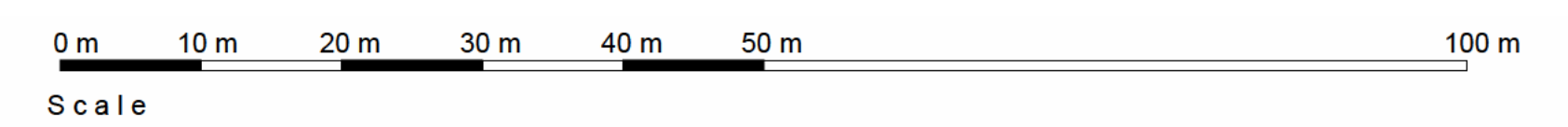


- KEY**
- PLANNING APPLICATION BOUNDARY LINE
 - ➔ ACCESS POINTS (ALL MODES)
 - ➔ POTENTIAL PEDESTRIAN ACCESS POINTS
 - RESIDENTIAL USE - USE CLASS C3 (TO INCLUDE ROADS & ASSOCIATED INFRASTRUCTURE AND INCIDENTAL AREAS OF OPEN SPACE)
 - GREEN INFRASTRUCTURE - TO INCLUDE PUBLIC OPEN AND AMENITY SPACE (INCLUDING EQUIPPED CHILDREN'S PLAY AREAS); ASSOCIATED LANDSCAPING AND ECOLOGICAL ENHANCEMENT WORKS; FOOTPATHS, CYCLEWAYS; DRAINAGE, UTILITIES AND SERVICE INFRASTRUCTURE; EXISTING TREES/HEDGES; EXISTING DRAINAGE DITCH; GREEN INFRASTRUCTURE MAY ALSO INCLUDE CROSSING POINTS OF ROADS;
 - INDICATIVE PRIMARY ACCESS ROAD
 - INDICATIVE SECONDARY/TERTIARY ROADS
 - EXISTING PUBLIC RIGHT OF WAY
 - INFORMAL PEDESTRIAN PATH
 - LANDSCAPE BUFFER MINIMUM WIDTH OF 10m MEASURED FROM SITE BOUNDARY
 - BRIDLEWAY/HEDGEROW BUFFER MINIMUM WIDTH OF 5m MEASURED FROM EXISTING HEDGE CANOPY
 - RECYCLING CENTRE BUFFER MINIMUM WIDTH OF 20m MEASURED FROM SITE BOUNDARY
 - ✱ INDICATIVE LOCATION FOR SUDS BASINS

NOTE:
DEVELOPMENT CELLS/ROAD ALIGNMENT CAN DEViate BY UP TO 10m UPON DETAILED DESIGN

PRIMARY ACCESS CORRIDOR TO INCLUDE ROAD, FOOTPATHS, CYCLE PATHS WHERE NECESSARY, SERVICE MARGINS, VERGES, SUDS WHERE INCLUDED & PRIVATE FRONT GARDENS.



Client: Kier Group	Drawing Title: Framework Plan		Project No' 3119	Class A	Dwg No' 1004	Status PR	Rev F																						
Project: Land north East of Thaxted Road, Saffron Walden	Scale: 1:500 @ A1	<table border="1" style="width: 100%; border-collapse: collapse; font-size: 8px;"> <thead> <tr> <th>Revision</th> <th>Drawn</th> <th>Check</th> <th>Date</th> </tr> </thead> <tbody> <tr> <td>D</td> <td>MP</td> <td>JH</td> <td>29.11.23</td> </tr> <tr> <td>E</td> <td>MP</td> <td>JH</td> <td>01.12.23</td> </tr> <tr> <td>F</td> <td>JN</td> <td>JH</td> <td>26.02.24</td> </tr> </tbody> </table>	Revision	Drawn	Check	Date	D	MP	JH	29.11.23	E	MP	JH	01.12.23	F	JN	JH	26.02.24	<table border="1" style="width: 100%; border-collapse: collapse; font-size: 8px;"> <tr> <td colspan="2" style="text-align: center;">Omega Architects</td> </tr> <tr> <td colspan="2" style="text-align: center; font-size: 6px;">The Friary Barn, 124 Manor Road North, Thaxted, Dilton, KT7 0BH</td> </tr> <tr> <td colspan="2" style="text-align: center; font-size: 6px;">T: 01372 470 313</td> </tr> </table>					Omega Architects		The Friary Barn, 124 Manor Road North, Thaxted, Dilton, KT7 0BH		T: 01372 470 313	
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