N

0m 5m 10m 15m 20m 25m 30m

Scale Bar

El Sub Sta

Single Storey Dwellings along Northern Boundary

Proposed new hedging to enhance existing retained boundary hedgerow to ensure privacy for existing residents.

Infiltration Basin

Proposed new hedging to enhance existing retained boundary hedgerow to ensure privacy for existing residents.

Proposed woodland walk.

LAP

Existing cycleway / footpath.

Emergency access and cycleway / footpath link on to Beccles road.

BECCLES ROAD

Proposed 6m wide site access with 2.4 x 43m visibility splays.

Existing roadside hedgerow to be retained and managed.

Infiltration Basin

Proposed 1m deep infiltration basins with natural shallow slopes, to create semi-rural approach towards town centre.
2m wide maintenance strip around perimeter of infiltration basin with additional area around basin to tie back to existing levels.

Open space to respond to topography and enhance existing woodland.

Existing woodland to be retained

KEY (storey heights)

- Single Storey
- 1.5 Storey
- 2 Storey

- Site Boundary
- Proposed woodland walk
- Cycle parking for apartments.
- Vista from high ground towards church and town centre.
- Proposed internal hedge lines.
- Proposed new tree planting.
- Proposed new boundary hedging.
- Existing trees and hedging to be retained.

SITE AREA = 76234sq.m

180 no. RESIDENTIAL UNITS

28-33% AFFORDABLE

Notes:

Do not scale from this drawing to ascertain dimensions.

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Rev	Date	Details
A	24.08.20	General Revisions.
B	22.10.20	General Revisions.
C	23.10.20	General Revisions.

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Project: BECCLES ROAD, LODDON	Scale: 1/1000 @ A2
	Rev: 001 C
Drawing: CONCEPT MASTERPLAN	Drawn by: ST
	Date: 09.03.2020