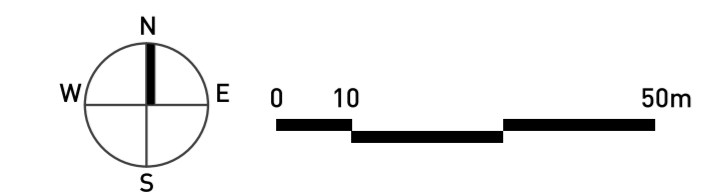




- KEY**
- SITE BOUNDARY
  - PHASING BOUNDARIES
  - PLACEMAKING**
  - KEYNOTE DWELLINGS
  - PRIMARY CORNER TURNING (DUAL FRONTED DWELLINGS)
  - POCKET PARKS (LANDSCAPE DESIGNED TREATMENT)
  - ✱ PLAY SPACE
  - GATEWAY TO SCHEME
  - ✱ ATTENUATION BASINS
  - 1 FOCAL GREEN SPACE WITH SPECIAL LANDSCAPING TREATMENT
  - 2 COMMUNITY ALLOTMENTS
  - ➔ 3 VIEWS TOWARDS COUNTRYSIDE RETAINED ALONG WEST/EAST ROUTES
  - 4 LARGER DETACHED PROPERTIES FRONTING OPEN GREEN SPACE
  - 5 CENTRAL AVENUE WITH STRONG CONTINUITY OF BUILDING FRONTAGE
  - 6 COMMUNITY HUB CREATING AN IMPORTANT ARRIVAL GATEWAY
  - 7 PLAY SPACE
  - 8 MAIN VEHICULAR ACCESS TO/FROM ASHINGDON ROAD
  - 9 SECONDARY VEHICULAR ACCESS TO/FROM PERCY COTTIS ROAD
  - 10 NORTHERN PEDICYCLE LINK TO OXFORD ROAD (ALLOWING ACCESS TO KING EDWARD SCHOOL)
  - 11 SOUTHERN PEDICYCLE LINK TO THE DRIVE (ALLOWING ACCESS TO WATERMAN PRIMARY SCHOOL)
  - 12 EMERGENCY PEDICYCLE LINK TO ASHINGDON ROAD (ALLOWING ACCESS TO HOLT FARM JUNIOR SCHOOL)
  - 13 PEDESTRIAN LINK TO ASHINGDON ROAD
  - 14 PEDESTRIAN LINK RUNNING ALONG EASTERN EDGE OF SITE



**LAND EAST OF ASHINGDON ROAD, ROCHFORD - REGULATORY PLAN**

