

4 PHASE 2

4.1 PHASE 2A



- KEY**
- Phase 1 boundary
 - Site boundary
 - Plot boundary
 - Electricity substation/foul water
 - Gas Governor
 - Spine Rd
 - Cycle and pedestrian path
 - Existing public right of way (Prow)
 - Pedestrian path
 - Primary node
 - Secondary node
 - ➔ Main vehicular access
 - ➔ Pedestrian and cycle access
- GREEN INFRASTRUCTURE**
- Public open space - Parkland
 - Public open space - Local Green
 - Retained Woodland / Trees
 - Retained hedgerow
 - Proposed hedgerow
 - Allotments
 - Country Park
 - Mounds
 - Structural Planting
- BLUE INFRASTRUCTURE**
- Stormwater ponds / basins
 - Existing ditches / swales
 - Proposed swales
- PLAY**
- ★ Junior play space (0-12yr)
 - ★ Youth play space (0-18yr)
- ECOLOGICAL FEATURES**
- Bat hop overs
 - Bager sett
 - Bat boxes
 - Hibernaculum
 - Swift boxes
 - Bee hives
 - Bee mounds
 - Bug hotels
 - Log Piles

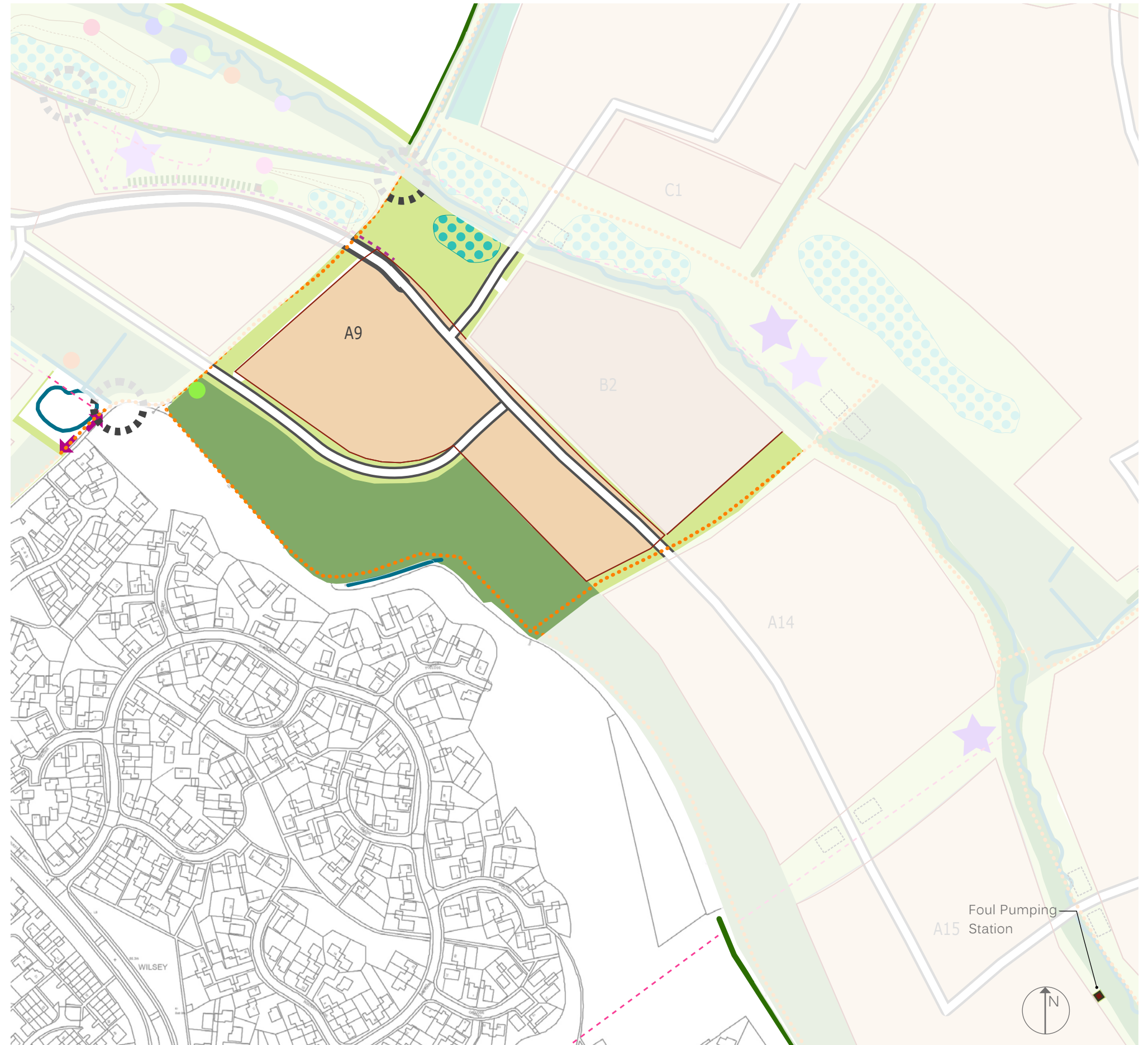


Figure 18. Phase 2A - Strategical Landscape plan

Phase 2A Summary Table:

Topic / Item	Description / Phase Requirements
Development Character Areas	- The Spine - Mary Cole's View – Central
Residential development zones	- Residential Zones A9
Supporting infrastructure	- Construction of primary road network in parcel A9 - Construction of foul pumping station located north of parcel A15
Environmental mitigation	- Construction in compliance with CEMP (Condition 12) and EIS (Condition 42). - Provision of new habitats within the Public open space (refer to site wide biodiversity strategy). - Implementation of bird/ bat bricks/ tiles within dwellings.
Structural landscaping	- Delivery of structural landscape along the western and northern boundary of parcel A9.
Public open space	- Creation of public open space north of parcel A9
Drainage	- Attenuation pond north of parcel A9
Education	- For education provision refer to education phasing chapter.
Local centre	- For local centre provision please refer to local centre phasing chapter.
Allotments	- No allotments delivered in this phase
Off Site	- No off site works will be delivered within this phase

4 PHASE 2

4.2 PHASE 2B



KEY

- Phase 1 boundary
 - Site boundary
 - Plot boundary
 - Electricity substation/foul water
 - Gas Governor
 - Spine Rd
 - Cycle and pedestrian path
 - Existing public right of way (Prow)
 - Pedestrian path
 - Primary node
 - Secondary node
 - Main vehicular access
 - Pedestrian and cycle access
- GREEN INFRASTRUCTURE
- Public open space - Parkland
 - Public open space - Local Green
 - Retained Woodland / Trees
 - Retained hedgerow
 - Proposed hedgerow
 - Allotments
 - Country Park
 - Mounds
 - Structural Planting
- BLUE INFRASTRUCTURE
- Stormwater ponds / basins
 - Existing ditches / swales
 - Proposed swales
- PLAY
- ★ Junior play space (0-12yr)
 - ★ Youth play space (0-18yr)
- ECOLOGICAL FEATURES
- Bat hop overs
 - Bager sett
 - Bat boxes
 - Hibernaculum
 - Swift boxes
 - Bee hives
 - Bee mounds
 - Bug hotels
 - Log Piles



Figure 19. Phase 2B - Strategical Landscape plan

Phase 2B Summary Table:

Topic / Item	Description / Phase Requirements
Development Character Areas	- Mary Cole's View - North - Mary Cole's View - Central
Residential development zones	- Residential Zones A10
Supporting infrastructure	- Construction of primary road network in parcel A10
Environmental mitigation	- Construction in compliance with CEMP (Condition 12) and EIS (Condition 42). - Provision of new habitats within the Public open space (refer to site wide biodiversity strategy). - Implementation of bird/ bat bricks/ tiles within dwellings. - Implementation of bat 'hop overs' across the spine road.
Structural landscaping	- Delivery of structural landscape along the eastern boundary of parcel A10.
Public open space	- Creation of footpath along southern and eastern boundary of parcel A10 - Construction of cycle path along southern and eastern boundary of parcel A10 - Creation of public open space south of parcel C1
Drainage	- Attenuation pond south of parcel A10
Education	- For education provision refer to education phasing chapter.
Local centre	- For local centre provision please refer to local centre phasing chapter.
Allotments	- No allotments delivered in this phase
Off Site	- No off-site works will be delivered within this phase

4.3 PHASE 2C

Phase Overview:

- > Residential Plots A12 (part)
- > Country Park
- > Allotments E2

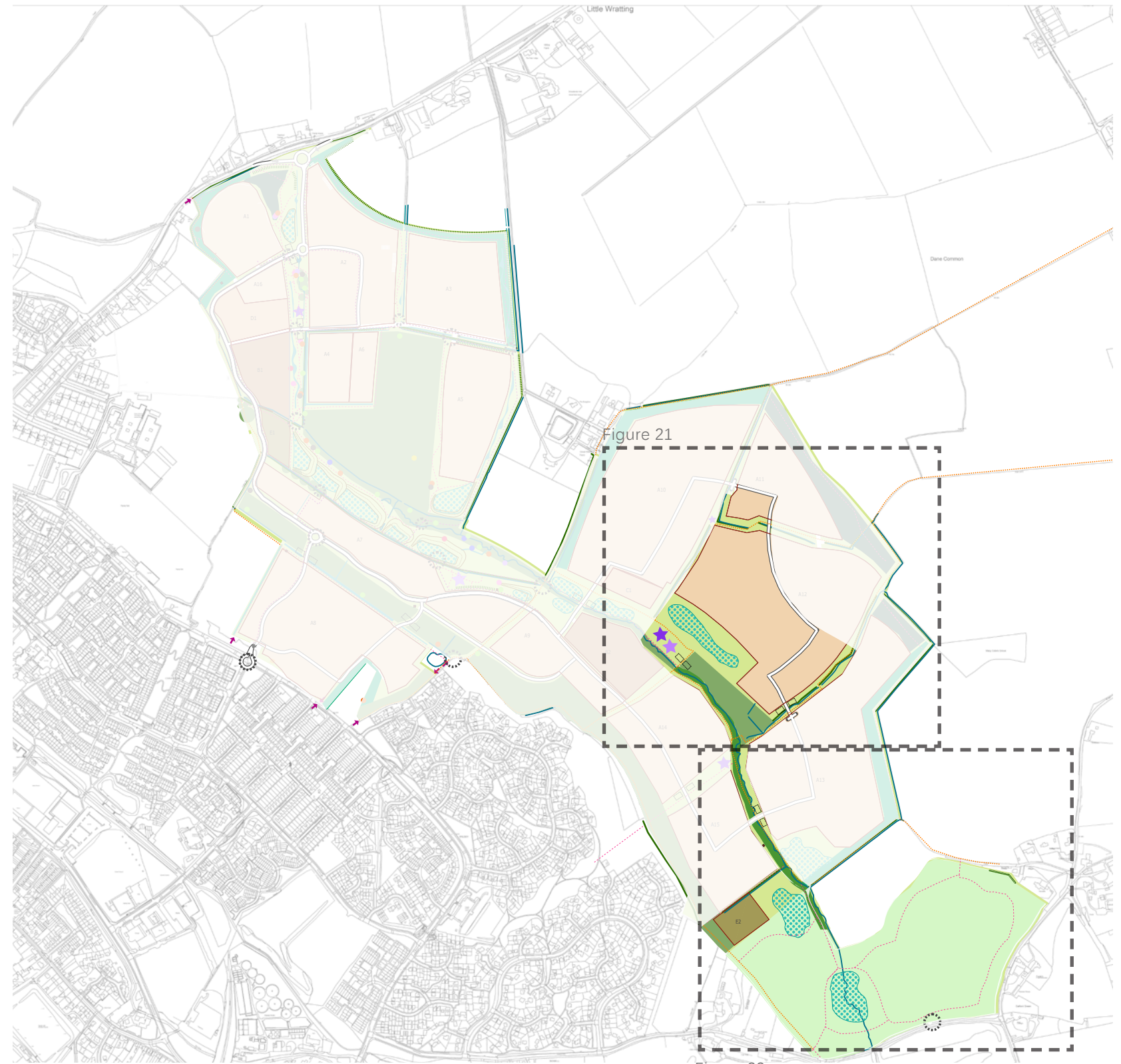


Figure 20. Phase 2C - Strategical Landscape plan

Figure 22



- KEY**
- Phase 1 boundary
 - Site boundary
 - Plot boundary
 - Electricity substation/foul water
 - Gas Governor
 - Spine Rd
 - Cycle and pedestrian path
 - Existing public right of way (Prow)
 - Pedestrian path
 - Primary node
 - Secondary node
 - ➔ Main vehicular access
 - ➔ Pedestrian and cycle access
- GREEN INFRASTRUCTURE**
- Public open space - Parkland
 - Public open space - Local Green
 - Retained Woodland / Trees
 - Retained hedgerow
 - Proposed hedgerow
 - Allotments
 - Country Park
 - Mounds
 - Structural Planting
- BLUE INFRASTRUCTURE**
- Stormwater ponds / basins
 - Existing ditches / swales
 - Proposed swales
- PLAY**
- ★ Junior play space (0-12yr)
 - ★ Youth play space (0-18yr)
- ECOLOGICAL FEATURES**
- Bat hop overs
 - Bager sett
 - Bat boxes
 - Hibernaculum
 - Swift boxes
 - Bee hives
 - Bee mounds
 - Bug hotels
 - Log Piles

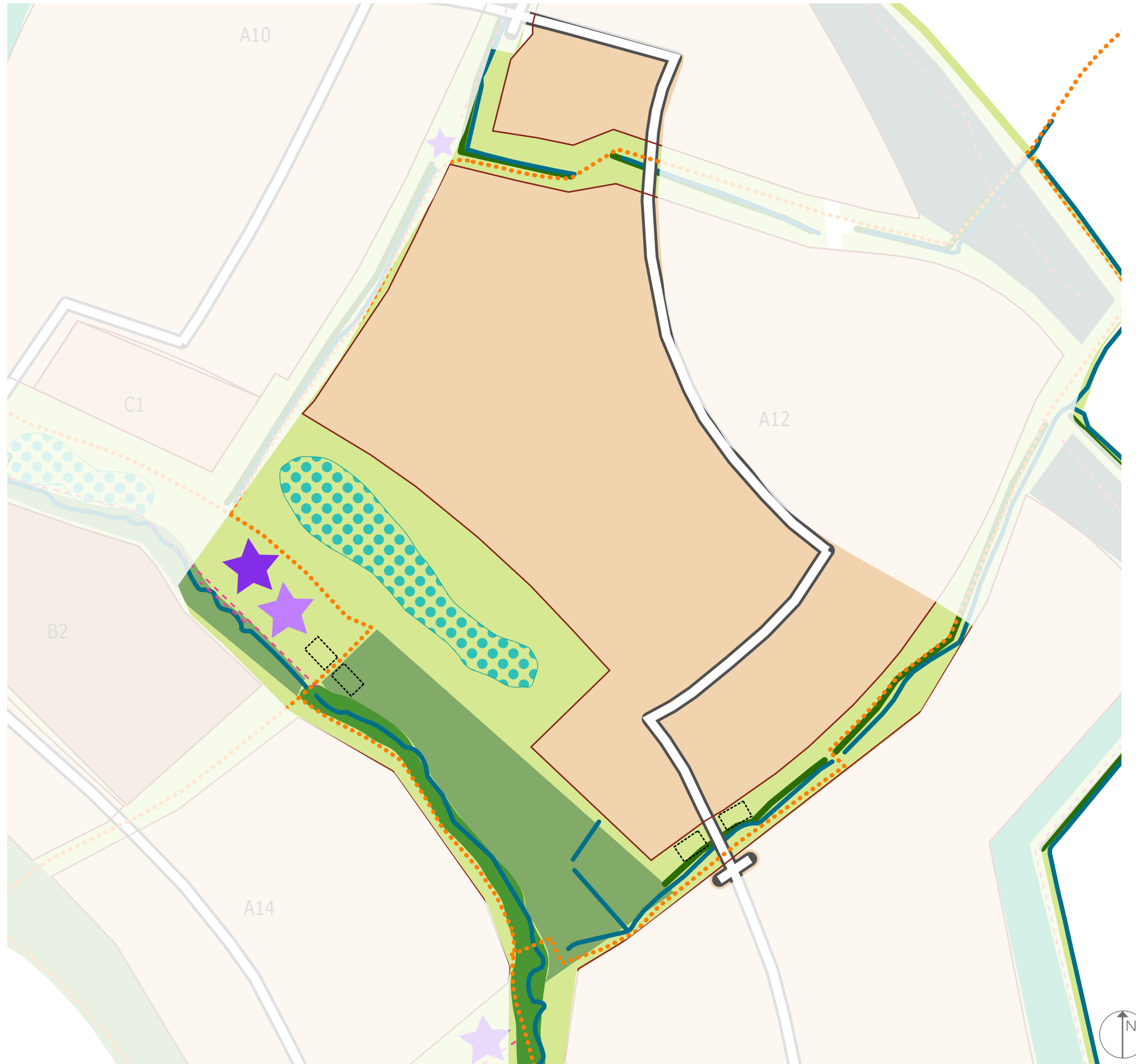


Figure 21. Phase 2C (North) -- Strategical Landscape plan



KEY

- Phase 1 boundary
 - Site boundary
 - Plot boundary
 - Electricity substation/foul water
 - Gas Governor
 - Spine Rd
 - Cycle and pedestrian path
 - Existing public right of way (Prow)
 - Pedestrian path
 - Primary node
 - Secondary node
 - ➔ Main vehicular access
 - ➔ Pedestrian and cycle access
- GREEN INFRASTRUCTURE**
- Public open space - Parkland
 - Public open space - Local Green
 - Retained Woodland / Trees
 - Retained hedgerow
 - Proposed hedgerow
 - Allotments
 - Country Park
 - Mounds
 - Structural Planting
- BLUE INFRASTRUCTURE**
- Stormwater ponds / basins
 - Existing ditches / swales
 - Proposed swales
- PLAY**
- ★ Junior play space (0-12yr)
 - ★ Youth play space (0-18yr)
- ECOLOGICAL FEATURES**
- Bat hop overs
 - Bager sett
 - Bat boxes
 - Hibernaculum
 - Swift boxes
 - Bee hives
 - Bee mounds
 - Bug hotels
 - Log Piles



Figure 22. Phase 2C (South) - Strategic Landscape plan

Phase 2C Summary Table:

Topic / Item	Description / Phase Requirements
Development Character Areas	- Mary Cole's View - Central - Mary Cole's View - East
Residential development zones	- Residential Zones A12
Supporting infrastructure	- Construction of primary road network in parcel A12 - Construction of Country Park Access Coupals Road (Condition 23)
Environmental mitigation	- Construction in compliance with CEMP (Condition 12) and EIS (Condition 42). - Provision of new habitats within the Public open space (refer to site wide biodiversity strategy). - Implementation of bird/ bat bricks/ tiles within dwellings. - Implementation of bat 'hop overs' across the spine road.
Structural landscaping	- Delivery of structural landscape along the southern, eastern and western boundary of parcel A12.
Public open space	- Creation of footpath along southern boundary of parcel A12 - Construction of Cycle footpath along the eastern boundary of parcel A9 and Local School B2 - Construction of LEAP play space south of parcel A12 - Country Park Construction (Condition 17) - Prior to 1500 th occupation
Drainage	- Attenuation pond south of parcel A12
Education	- For education provision refer to education phasing chapter.
Local centre	- For local centre provision please refer to local centre phasing chapter.
Allotments	- Delivery of E2 Allotments (Condition 20) - Prior to 1500 th occupation
Off Site	- No off-site works will be delivered within this phase

4.4 PHASE 2D



- KEY**
- Phase 1 boundary
 - Site boundary
 - Plot boundary
 - Electricity substation/foul water
 - Gas Governor
 - Spine Rd
 - Cycle and pedestrian path
 - Existing public right of way (Prow)
 - Pedestrian path
 - Primary node
 - Secondary node
 - Main vehicular access
 - Pedestrian and cycle access
- GREEN INFRASTRUCTURE**
- Public open space - Parkland
 - Public open space - Local Green
 - Retained Woodland / Trees
 - Retained hedgerow
 - Proposed hedgerow
 - Allotments
 - Country Park
 - Mounds
 - Structural Planting
- BLUE INFRASTRUCTURE**
- Stormwater ponds / basins
 - Existing ditches / swales
 - Proposed swales
- PLAY**
- ★ Junior play space (0-12yr)
 - ★ Youth play space (0-18yr)
- ECOLOGICAL FEATURES**
- Bat hop overs
 - Bager sett
 - Bat boxes
 - Hibernaculum
 - Swift boxes
 - Bee hives
 - Bee mounds
 - Bug hotels
 - Log Piles

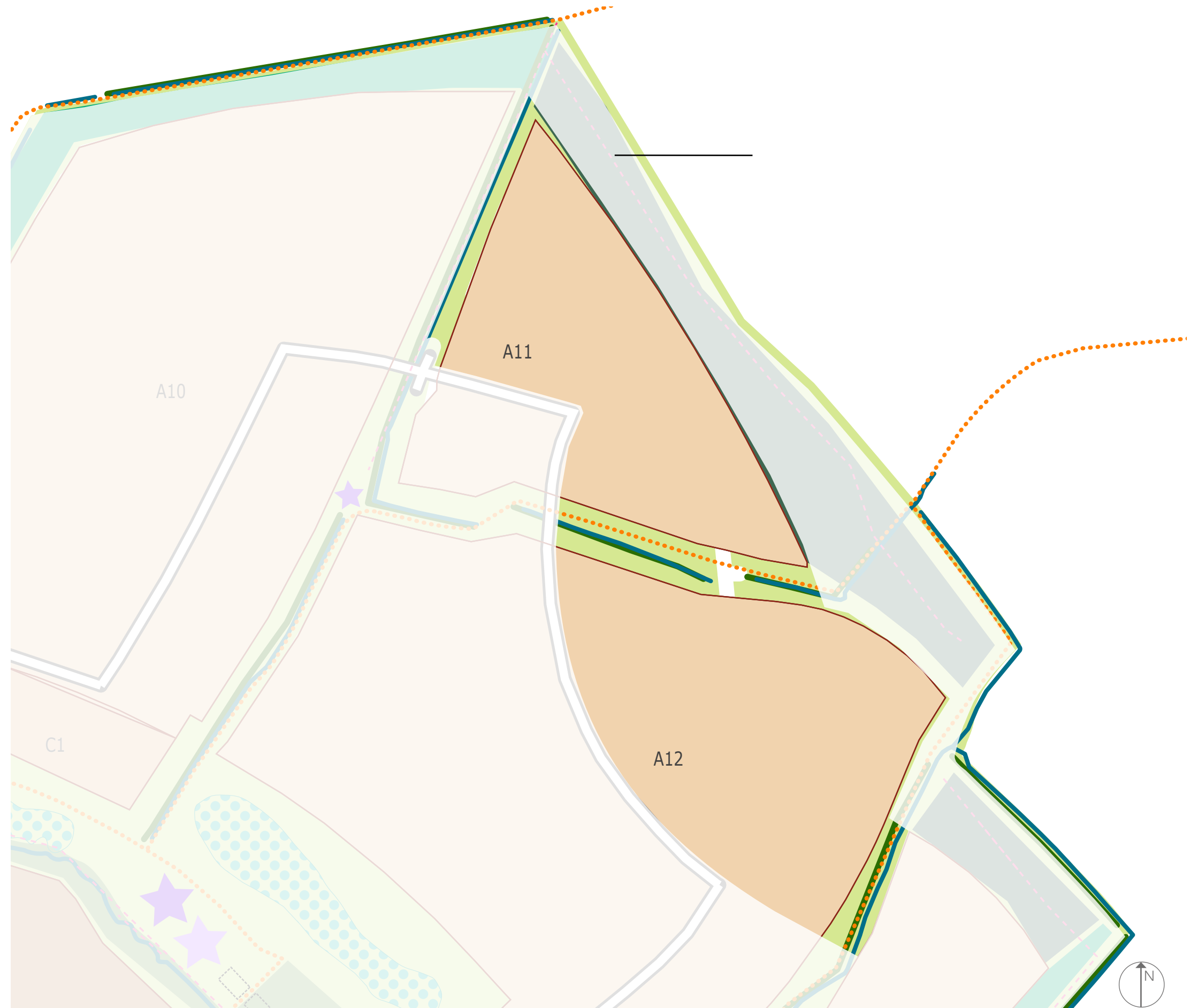


Figure 23. Phase 2D - Strategic Landscape plan

Phase 2D Summary Table:

Topic / Item	Description / Phase Requirements
Development Character Areas	- Mary Cole's View - North - Mary Cole's View - Central - Mary Cole's View - East
Residential development zones	- Residential Zones A11 and A12
Supporting infrastructure	- Construction of secondary road network within A11 and A12
Environmental mitigation	- Construction in compliance with CEMP (Condition 12) and EIS (Condition 42). - Provision of new habitats within the Public open space (refer to site wide biodiversity strategy). - Implementation of bird/ bat bricks/ tiles within dwellings.
Structural landscaping	- Delivery of structural landscape between parcel A11 and A12.
Public open space	- Construction of LEAP Play space located south of parcel A11
Drainage	- No drainage basins delivered in this phase
Education	- For education provision refer to education phasing chapter.
Local centre	- For local centre provision please refer to local centre phasing chapter.
Allotments	- No allotments delivered in this phase
Off Site	- No off site works will be delivered within this phase

5.1 PHASE 3 SUMMARY

PHASE 3A:

- > Residential plots A13

PHASE 3B:

- > Residential plots A14 and A15

Key

- Ph3 A
- Ph3 B
- Phase 1 Boundary
- Site Boundary

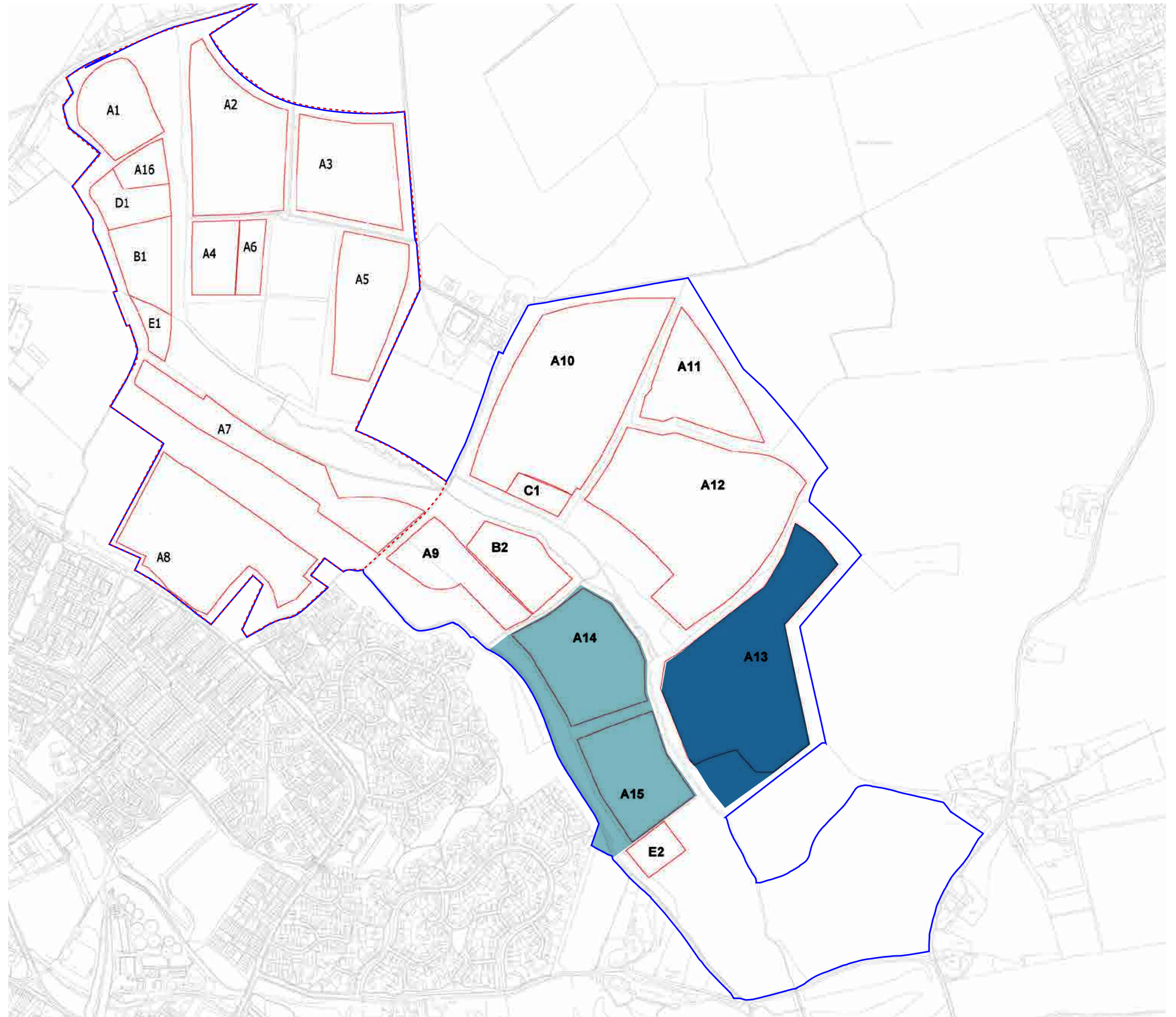
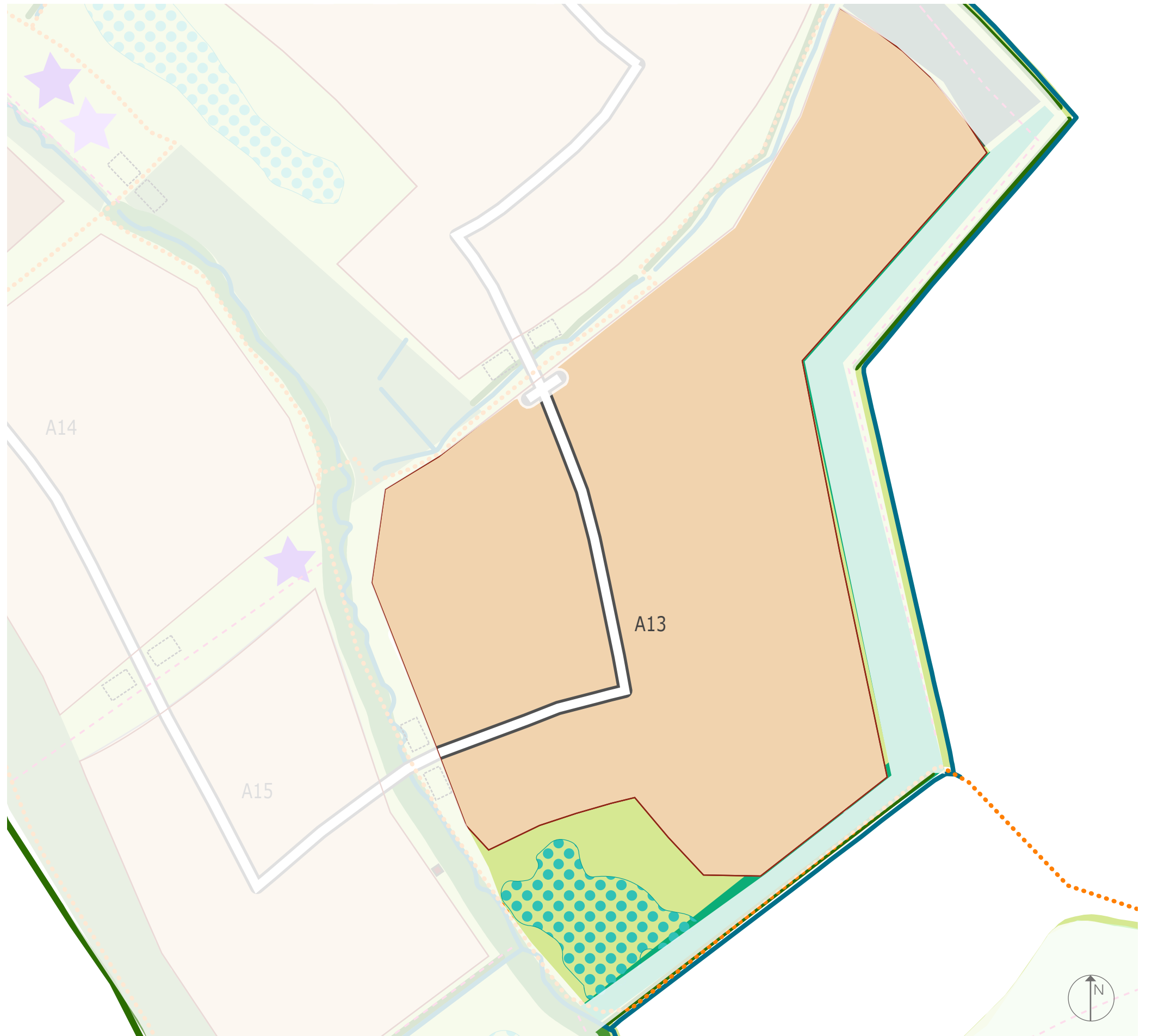
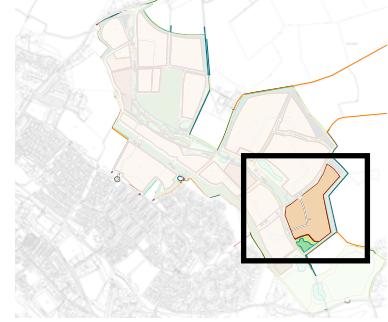


Figure 24. Overall Phasing Diagram



- Phase 1 KEY**
- Site boundary
 - Plot boundary
 - Electricity substation/foul water
 - Gas Governor
 - Spine Rd
 - Cycle and pedestrian path
 - Existing public right of way (Prow)
 - Pedestrian path
 - Primary node
 - Secondary node
 - Main vehicular access
 - Pedestrian and cycle access
- GREEN INFRASTRUCTURE**
- Public open space - Parkland
 - Public open space - Local Green
 - Retained Woodland / Trees
 - Retained hedgerow
 - Proposed hedgerow
 - Allotments
 - Country Park
 - Mounds
 - Structural Planting
- BLUE INFRASTRUCTURE**
- Stormwater ponds / basins
 - Existing ditches / swales
 - Proposed swales
- PLAY**
- ★ Junior play space (0-12yr)
 - ★ Youth play space (0-18yr)
- ECOLOGICAL FEATURES**
- Bat hop overs
 - Bager sett
 - Bat boxes
 - Hibernaculum
 - Swift boxes
 - Bee hives
 - Bee mounds
 - Bug hotels
 - Log Piles

Figure 25. Phase 3A