



- Site Boundary: **9.89ha**
- Residential area: **4.26ha**  
**Up to 165 homes @ 38ph**
- Proposed vehicular and pedestrian access point
- Proposed emergency and pedestrian/cycle access point
- Existing vehicular routes and bus routes
- Tree-lined primary street through development
- Secondary streets
- Private lanes and drives
- New recreational routes
- Potential pedestrian links

- Open Space Provision**
- Existing vegetation and root protection areas
  - Public open space/play space
  - Additional tree planting along the boundaries of existing rear gardens of properties overlooking the Site
  - Community orchard
  - Location for Local Equipped Area for Play (LEAP)

- Flood Risk and Drainage**
- New sustainable drainage basin (SuDS) (Can also provide ecological enhancements and form an integral part of the Site's green infrastructure)

- Further Considerations**
- Local facilities and services
  - Location for a foul pumping station with 15m buffer to the nearest habitable room
  - Location for a surface water pumping station with 15m buffer to the nearest habitable room
  - 3m high bund with 3m acoustic fence on top

| Green Infrastructure and Play Provision                              |               |
|----------------------------------------------------------------------|---------------|
| Orchard:                                                             | 0.17ha        |
| Multi-functional Greenspaces:                                        | 4.93ha        |
| Sustainable Drainage Basin:                                          | 0.29ha        |
| Locally Equipped Area for Play (LEAP):                               | 0.04ha        |
| <b>Total:</b>                                                        | <b>5.43ha</b> |
| 55% of the Site Area will be Green Infrastructure and Play Provision |               |

| B   | 01.12.25   | RC | Amended to reflect client layout            |
|-----|------------|----|---------------------------------------------|
| A   | 13.11.2024 | RC | Northern parcel removed due to noise impact |
| Rev | Date       | By | Description                                 |

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|             |                            |         |    |
|-------------|----------------------------|---------|----|
| Project     | Westbury, Storridge Road   |         |    |
| Title       | Development Framework Plan |         |    |
| Client      | Gladman Developments Ltd   |         |    |
| Scale       | 1:2500 @ A3                | Drawn   | RC |
| Date        | July 2024                  | Checked | RR |
| Drawing No. | CSA/2974/119               | Rev     | B  |