**DO NOT SCALE**
DO NOT SCALE THIS DRAWING. USE FIGURED DIMENSIONS IN ALL CASES. CHECK ALL DIMENSIONS ON SITE. REPORT ANY DISCREPANCIES TO CONCEPT ARCHITECTURE BEFORE PROCEEDING.

KEY

APPLICATION RED LINE

CHARACTER AREAS

- HAREYDENE EDGE
- EASTERN EDGE
- CENTRAL CORE
- NORTHERN WETLANDS

INFRASTRUCTURE DELIVERY

- EDUCATION - 2.2 Ha BUILT FORM / HARD AND SOFT PLAY PROVISION (EC)
- LOCAL CENTRE - 0.45 Ha (LC)
- GREEN INFRASTRUCTURE AND SUDS WITHIN RED LINE
- EXISTING WOODLAND AND HEDGE ROWS
- ALLOTMENTS
- MITIGATION AREAS
- FORMAL CHILDREN'S PLAY (PLAY)
- INFORMAL CHILDREN'S PLAY ON THE WAY FEATURES (NAT PLAY)
- ELECTRIC SUB STATION (SN)
- SUDS BASIN (SUDS)
- PUMPING STATION (PS)

CONNECTIVITY

- PROPOSED SPINE ROAD ALIGNMENT
- RESIDENTIAL CELL ACCESS
- PROPOSED AND EXISTING PEDESTRIAN / CYCLE LINKS
- PROPOSED ECOLOGICAL CORRIDORS

OPEN SPACE PROVISION TO BE PROVIDED ON SITE:

ALLOTMENTS = 1.1 Ha

AMENITY GREEN - 3.6 Ha

PARKS AND REC - 2.9 Ha

PLAY (CHILDREN) - 0.072 Ha

PLAY (YOUTH) - 0.072 Ha

NAT GREEN SPACE - 3.65 Ha

PROVISION INDICATED BASED ON MASTERPLAN QUANTUM SHOWN

| Rev | Description | Drawn | Date | Checked | Date |
|---|---|---|---|---|---|
| A | LAYOUT AMENDED TO REFLECT CONSORTIUM COMMENTS 29.06.21 | ST | 01.07.21 | GR | 01.07.21 |

status

COMMENT

job / client

UPPER CALLERTON

NORTHUMBERLAND ESTATES - TAYLOR WIMPEY - PERSIMMON HOMES

drawing title

DRAFT MASTERPLAN -EXTENDED

| project no. | drawing no. | revision | date |
|---|---|---|---|
| CPT-306 | MP-01-1 | A | 29.06.21 |
| scale | drawn by | | sheet size |
| 1:2000 | ST | | A0 |


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CONCEPT ARCHITECTURE