KEY.

- KEY FOCAL BUILDINGS.
- KEY FRONTAGES.
- PROPOSED LANDSCAPE FEATURES.
- AREAS OF OPEN SPACE.
- PROPOSED LANDSCAPE BUFFER.
- PRIMARY VEHICULAR ROUTE.
- SECONDARY VEHICULAR ROUTE.
- PRIVATE DRIVES.

NOTES
LAYOUT TO INCLUDE 2 LEVELS OF SUDS,
i.e. Permeable paving and Swales / Filter drains.

Site Areas
Overall gross site area of 4.64ha (11½ acres)
To include 0.66ha (1.6 acres) copse woodland & 0.35ha (0.9 acres) green space for Public Open Space amenity areas
Concluding net developable site area of 3.63ha (9 acres) with 1.01ha (2½ acres) public amenity space.

Open Space Areas
Full requirement allowed for on-site provision as above; calculated using National Playing Fields Association (NPFA) of the 'six acre standard' (per 1,000 population) and the copse woodland at 50% rate
(ie double provision, due to not formal green clear space but of amenity value and use).

Density
Assuming 125 dwellings and above areas: 34dw/ha (14dw/acre) net or 27dw/ha (11dw/acre) gross.

Note - above indicative assumptions based on sketch indicative drawings: subject to final detail stage.

6731
HEMSBY ROAD
MARTHAM

SCHEME 1

ASD ARCHITECTURE Ltd
16A Bridge Street • Halesworth • Suffolk • IP19 8AQ
enquiries@ASD-architecture.co.uk Tel. (01986) 872250
www.ASD-architecture.co.uk Fax. (01986) 872228

SITE OPPORTUNITES & CONSTRAINTS.