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**NOTE:**  
To be read alongside the 'Assessment of Proposals for the East Bergholt Neighbourhood Plan' and the East Bergholt Neighbourhood Plan (Version 1.1 July 2016)

**Legend:**

- Application boundary
- ▲ Site entrance
- Proposed new trees & shrubs
- Existing trees & conifers
- Existing tree to be removed
- Private rear gardens
- Landscaping & buffer planting
- Amenity space
- Sustainable drainage system  
rainwater attenuation basin
- Cordon sanitaire

**Schedule:**

- 1 Bed retirement dwellings = 5 No.
- 2 Bed retirement dwellings = 10 No.
- 3 Bed retirement dwellings = 3 No.
- 2 Bed dwellings = 18 No.
- 3 Bed dwellings = 20 No.
- 4 Bed dwellings = 13 No.
- 5 Bed dwellings = 6 No.

**Total = 75 Dwellings**



**EB2/EB13/EB14**  
Improved footpath links

**EB2/EB15/EB21**  
Land for Neighbourhood Hub

**EB2**  
Land for Pre-School to expand on current facilities and space

**EB2/EB5**  
An elderly zone comprising 18 bungalows

**EB12**  
Policy compliant parking arrangements

**Paragraph 5.3.1.1**  
Spacious gardens proposed

**EB2/EB13/EB14**  
Improved footpath links

**EB23**  
Sustainable drainage systems proposed

Area revised from original application

**EB2**  
8.17 Acres of open space created / retained

**EB8**  
Trees/hedgerows to be retained or enhanced.

**EB4**  
44% of new homes will be 1-2 bedrooms

**EB2**  
Affordable homes  
Key Worker homes  
Highways improvements

**Paragraph 166**  
Deep front gardens proposed

**EB8**  
Trees/hedgerows to be retained or enhanced.

**PLANNING ISSUE**

Rev.	Description	Date	Initial
P6	Issued for planning, Working Hub added	01.03.17	ALN
P5	Issued for planning, association amended	27.01.17	ALN
P4	Issued for planning, redline amended	25.11.16	ALN
P3	Issued for planning, school houses omitted	03.11.16	ALN
P2	Issued for Planning, footpath link added	03.08.16	ALN
P1	Issued for information	22.07.16	ALN

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client: Hills Building Group, Colchester

project: Heath Road, East Bergholt Suffolk

drawing title: Annotated Masterplan

scale	date	drawn
1:500@A0	22.07.16	ALN
drawing no.	revision	checked
1950/302	P6	BCF