KEY

▭	SITE BOUNDARY (21.33 HA)
⬈	POTENTIAL SECONDARY VEHICULAR ACCESS
⬈	PRINCIPAL VEHICULAR ACCESS (AS PART OF GLEESON LAND APPLICATION)
✳	EXISTING PRIMARY SCHOOL
▬	PROPOSED RESIDENTIAL (10.46 HA - 319 UNITS @ 30.5DPH NET NET*) OF WHICH 76 WITHIN THE GLEESON PARCEL
▬	PROPOSED GREEN INFRASTRUCTURE* (10.87 HA)
▬	PRIMARY FRONTAGES
▬	SECONDARY FRONTAGES
▬	PARKLAND FRONTAGES
✳	PROPOSED LOCAL EQUIPPED AREA OF PLAY
•••	EXISTING PUBLIC RIGHT OF WAY
▬	PROPOSED INDICATIVE CYCLEWAY CONNECTIONS
▬	PROPOSED INDICATIVE FOOTPATH CONNECTIONS
▬	EXISTING INDICATIVE VEGETATION (SUBJECT TO SURVEY)
●	PROPOSED INDICATIVE PLANTING
▬	COLLECTION OF EXISTING TPO TREES
⇒	KEY LOCAL VIEWS HELPING TO SHAPE THE DEVELOPMENT
▨	POTENTIAL LOCATIONS FOR ATTENUATION BASIN/LANDSCAPE WATER FEATURE

*GREEN INFRASTRUCTURE INCLUDES LANDSCAPE BUFFERS, GREEN CORRIDORS, CHILDREN'S PLAY SPACE AND FORMAL OPEN SPACE AND IS CALCULATED BY SUBTRACTING RESIDENTIAL FROM THE GROSS SITE AREA. POS STANDARDS NOT AVAILABLE FORM LPA AT CURRENT TIME.

*NET AREA IS BASED ON DEVELOPMENT AREA INC PLAY AND FULL WIDTH OF ROAD

NET NET AREA EXCLUDES HALF OF THE ADOPTABLE HIGHWAY AND PLAY SPACES

ROLLS FARM, GREAT BOOKHAM, LEATHERHEAD - DEVELOPMENT FRAMEWORK

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