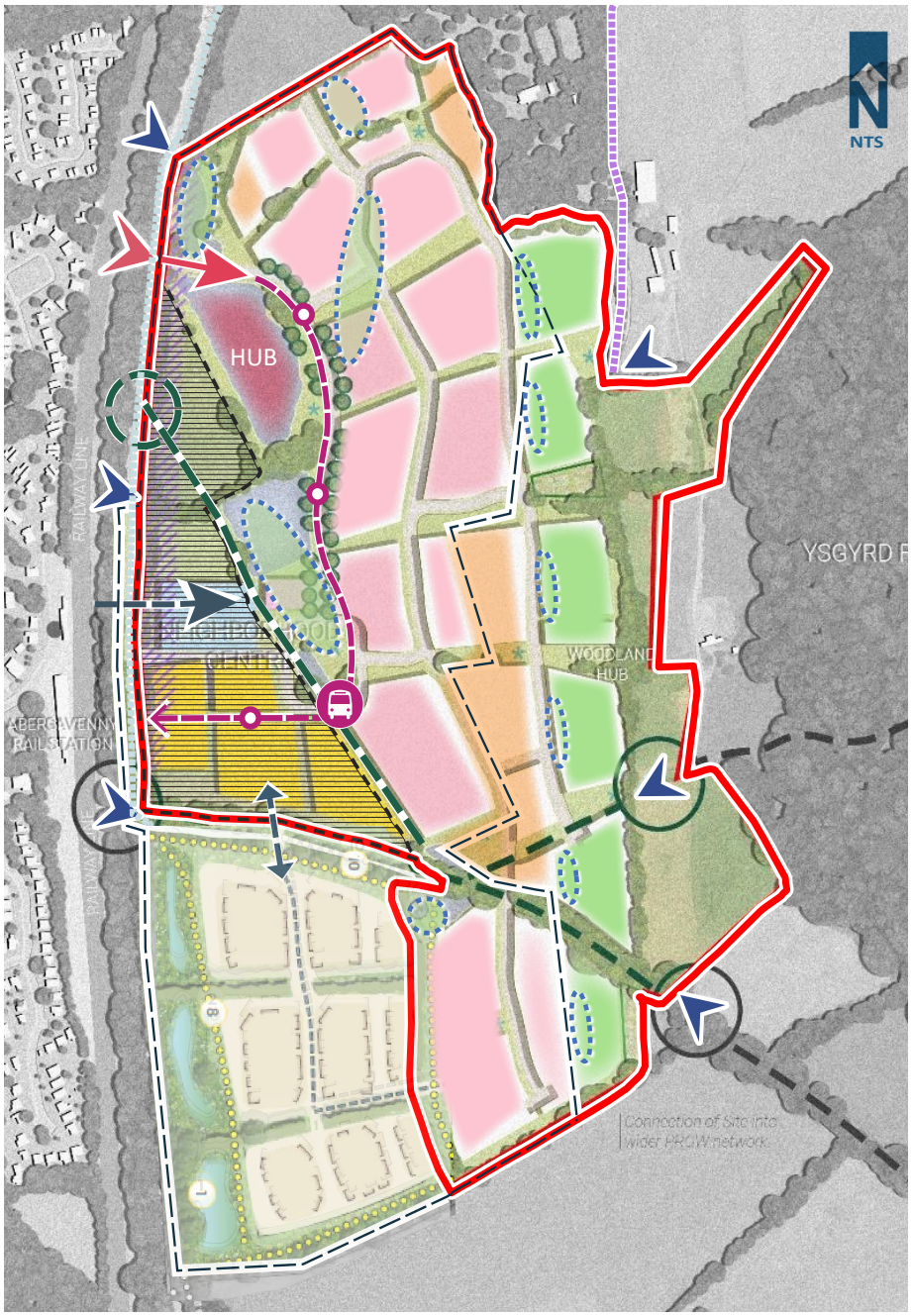
HA1: LAND TO EAST OF ABERGAVENNY

Indicative RLDP Masterplan Comparison Plan Relating to Proposals within RLDP, by Awen (Previously MHA - Site Promoter) & Colebrook Estates



COMPARISON KEY:

- RLDP HA1 Site Boundary & Awen (MHA) Planning Application Site Boundary
- Colebrook Estate Masterplan Boundary
- Future Development Land within the HA1 RLDP Boundary under the control of Colebrook Estates
- Existing & Proposed site access - RLDP HA1 / Awen Site
- Colebrook Estate Site Proposed Access
- Proposed Access to Southern Parcels – Colebrook Estate
- Public Right of Way (PRoW)
- PRoW Access onto A465
- Emergency Access – RLDP & Awen
- Residential Development – RLDP, Awen & Colebrook
- Residential Development – RLDP & Awen only
- Landscape / Green Infrastructure – Awen only. RLDP identifies this area for residential development
- HUB — Mixed-Use Community Hub – Awen only LDP-compliant use; RLDP indicates SuDS / drainage provision in this area
- Potential Wider Residential Development Area – Colebrook Estate only .
- SuDS / drainage provision
- Future Bus Route - Awen
- Bus Gate - Awen

INDICATIVE RLDP MASTERPLAN DEPOSIT PLAN KEY (UNDERLAY IMAGE):

- REDLINE BOUNDARY
- RESIDENTIAL DEVELOPMENT
- NEIGHBOURHOOD CENTRE (including Community Buildings, Cycle Hire/ Parking and Electric Vehicle Charging)
- PROPOSED B1 ZONE
- PARK AND RIDE
- PROPOSED TREES
- VEHICULAR ACCESS
- PEDESTRIAN/ CYCLE ACCESS
- EXISTING TREES
- PROPOSED ACTIVE FRONTAGES
- PUBLIC RIGHT OF WAY
- PROPOSED ATTENUATION FEATURE
- PROPOSED PEDESTRIAN/ CYCLE ROUTE
- EMERGENCY SERVICE ACCESS
- EXISTING BUS STOP
- POTENTIAL PLAY AREA