



Notes:

- * This drawing is for illustrative purposes only and subject to detailed design, site analysis, and planning. Features shown are therefore indicative only and subject to proper survey. The entire site is in the AONB.
- *** Developed areas will also include uses such as incidental open spaces and landscaping. Open space areas will also include pathways and tracks, and possibly highways.

Legend:

INDICATIVE AREAS *

- SITE BOUNDARY
- ADDITIONAL LAND CONTROLLED BY THE MOD

RESIDENTIAL-LED SCHEME - INDICATIVE LAND USES **

- EXISTING SFA HOUSING ON SITE WITH EXISTING AMENITY AREAS
- PROPOSED RESIDENTIAL - CIRCA 500 DWELLINGS
- PROPOSED LOCAL CENTRE
- COMMERCIAL RETAINED / POTENTIAL MIXED USE
- CARE VILLAGE / CARE HOME
- RETAINED WOODLAND
- INFORMAL PUBLIC OPEN SPACE / AMENITY / LANDSCAPE BUFFER
- EXISTING SPORTS PITCH AREA
- RETAINED GRASSLAND / NATURE RECOVERY AREA / PARKLAND
- OTHER SPACE / HIGHWAY

OTHER INDICATIVE FEATURES **

- INDICATIVE FOOTWAY / CYCLEWAY LINK (INCLUDES POTENTIAL UPGRADES TO EXISTING ROUTES)
- INDICATIVE FOOTWAY AND POTENTIAL CYCLEWAY LINK (INCLUDES POTENTIAL UPGRADES TO EXISTING ROUTES)
- INDICATIVE LOCATION FOR A PEDESTRIAN CROSSING TO TOTTS LANE
- EXISTING PUBLIC RIGHTS OF WAY
- EXISTING BUS STOP
- INDICATIVE CHILDREN'S PLAY AREA
- POTENTIAL TO RETAIN HANGARS FOR COMMERCIAL USE
- INDICATIVE BALANCING POND
- INDICATIVE EXISTING TREES
- INDICATIVE NEW TREE PLANTING

NOTE: COMMUNITY ALLOTMENTS TO BE PROVIDED WITHIN THE SCHEME



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Drawing Status & Suitability Code

COMMERCIAL IN CONFIDENCE

Client

ON BEHALF OF THE DIO

Project

COLERNE AIRFIELD AND AZIMGHUR BARRACKS

Drawing Title

INDICATIVE CONCEPT MASTERPLAN

Scale		SLR Project No.	
1:10,000 @ A3		416.064624.00001	
Designed	Drawn	Checked	Authorised
JR	JR	JR	CLIENT
Date	Date	Date	Date
09.2026	09.2026	09.2026	09.2026
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