



- KEY**
- Site Boundary
 - Public Open Space buffer to site perimeter
 - Opportunity for SUDs within Open Space
 - Existing Neighbourhood Play Area (NPA) - Active Zone
 - Proposed New Landscape Buffer Zone
 - Existing Public Open Space
 - ✱ Opportunity for 'focal point' Pocket Park
 - Existing Trees
 - Existing Hedgerow
 - ~ New Landscape Buffer Planting
 - ➡ Vehicle / Pedestrian Access
 - ➡ Road Link to Northern Land Parcel
 - ⋯ Pedestrian Links
 - ⋯ Existing Footpath/PROW
 - ⋯ Existing Watercourse
 - ➡ Outward looking active frontage
 - ➡ Inward looking active frontage
 - ➡ Access to proposed Lidl Store
 - ➡ Farm Access
 - 🚌 Existing Bus Stops
 - ➡ Pedestrian Links to Bus Stops
 - Proposed Lidl Store
 - ☀ Sun Path
 - ➡ Site Gradient

creation Ground

Rev	Description	Date	Drn	Chk
A	Amended to relocate development access	30.04.25	DJW	KT
Rev	Amendment	Date	Drn	Chk



Site:
PHASE 2 DEVELOPMENT AT CHARITY FARM, UPPINGHAM ROAD, BUSHBY, LEICESTERSHIRE

Title:
CONSTRAINTS AND OPPORTUNITY PLAN

Scale:
 1:1000 @ A1

Date:
 FEBRUARY 2025

Drn No.:
 1720-05

Rev:
 A

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 DRAWN: DJW

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