

### 2.3 Regulating Plan

The regulating plan sets out the essential network of streets and spaces across the site. These include the interconnected series of green spaces, play spaces and water systems linking heritage assets to the north west with the Nature Reserve to the south east.

New development is to be delivered in accordance with the regulating plan.

- Red Line Boundary ○
- Gateway Access ●
- Controlled Access ●
- New Development ■
- Open Space ■
- Play Area ●
- SuDe ●
- Primary Road ○
- Secondary Road ○
- Public Footpath ○
- Watercourse ->
- Watercourse - Culvert -|
- Swale ->



Figure 02 : Regulating Plan

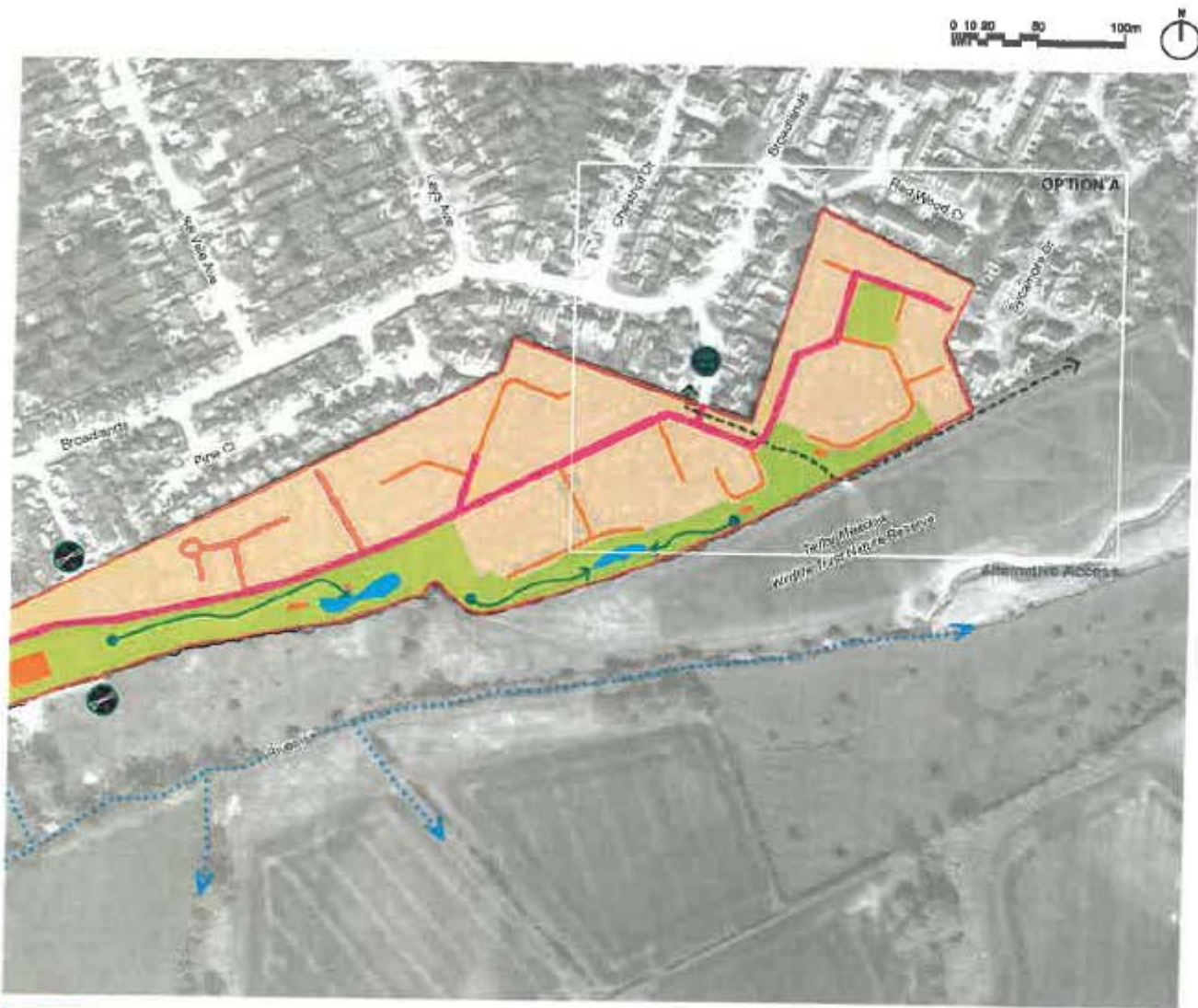


Figure 03 : Regulating Plan - Alternative Access



to the development securing access from Sycamore Drive. In this situation the north east area of the development would be connected to the existing road network using this gateway.