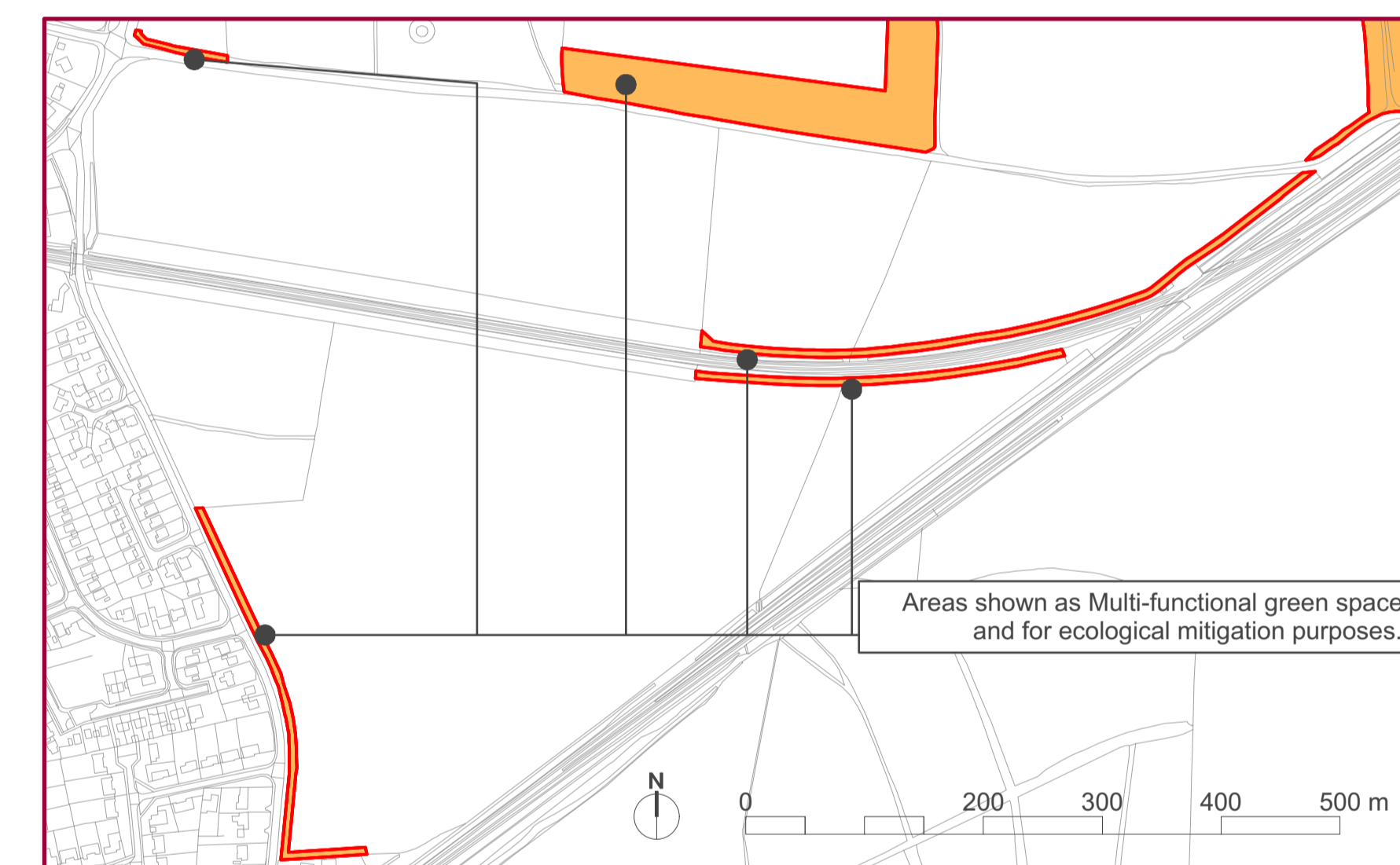


- Key**
- Planning Application Boundary
  - Country Park
  - Strategic Multi-Functional Green Space: Neighbourhood Parks. The exact outline shape of the areas is subject to change.
    - A Northern neighbourhood park. Minimum 2ha
    - B Central neighbourhood park. Minimum 2ha
    - C Southern neighbourhood park. Minimum 2ha including sports uses.
  - Strategic Multi-Functional Green Space: Green Corridors and Buffers. The exact outline shape of the areas is subject to change.
  - Strategic Multi-Functional Green Space: Biodiversity and Landscaped Features
  - Strategic Multi-Functional Green Space: Visual buffer (tree planting) and biodiversity features
  - Strategic Multi-Functional Green Space: Visual buffer (tree planting) and biodiversity features within Country Park
  - Outdoor sports facilities including sports pitches, MUGA and tennis courts. The exact outline shape of the areas is subject to change.
  - ▲ Potential location for allotments
  - Approximate location for primary sustainable drainage system (SuDS)
  - Additional buffer of 25m, which may be needed to mitigate noise and vibration impacts
  - Primary and secondary Street Zone
  - ◆ Approximate location for indoor sports hall

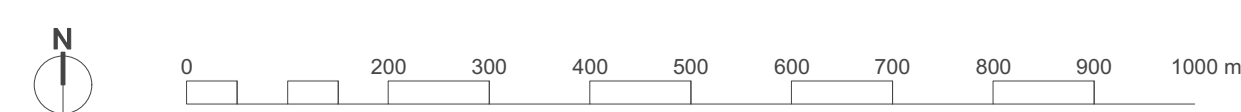


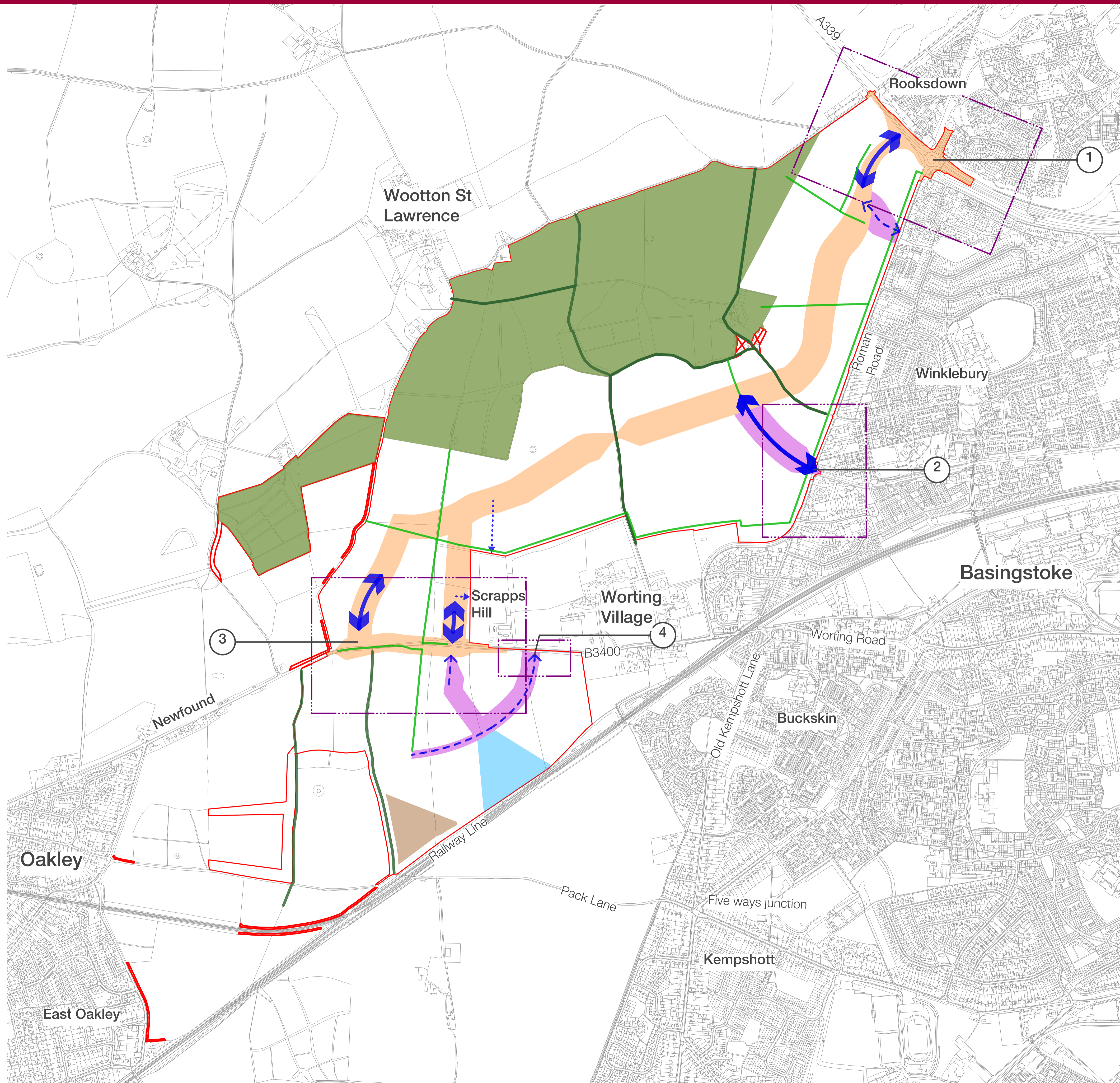
Inset plan, scale 1:5000@A1 / 1:10000@A3

**Notes:**  
 This parameter plan shows strategic multi-functional green space only. Additional local multi-functional green space (including amenity green space, accessible natural green space and local areas for play) will be provided within the development area in line with open space policy requirements.

All parameter plans should be read in conjunction with each other.

5556 Manydown					
	Rev	Date	Description	Consultant	Client
Drawing	5556/OPA/005/P	A	02/09/16	Second Draft	<b>Tibbalds Planning and Urban Design Ltd.</b> 19 Maltings Place 169 Tower Bridge Road London SE1 3JB Tel: 020 7089 2121 Fax: 020 7089 2120 mail@tibbalds.co.uk www.tibbalds.co.uk
Drawn	AC	B	23/02/17	Third Draft	
Checked	KS	C	15/06/18	Fourth Draft	
Scale	1:7500@A1 / 1:15000@A3				
Date	15-06-2018				





- Key**
- Planning Application Boundary
  - Primary Street zone incorporating walking, cycling, vehicular movement and servicing activity
  - Secondary Street zone, incorporating walking, cycling, vehicular movement and servicing activity.
  - Country Park, including the Country Park Hub (see Land Use Parameter Plan)
  - Land to be developed in the last development phase, allowing for further studies of the alignment of the potential rail crossing to be undertaken prior to the development of this phase.
  - Land safeguarded for potential future railway crossing if required. To be safeguarded for the duration of the Local Plan period.
  - Drawing border of Primary Means of Access Plan
- ➔ Principal vehicular site access
  - - - ➔ Vehicular link (indicative location)
  - ⋯ ➔ Potential vehicular link (indicative location)
  - ➔ Proposed key pedestrian and/or cycle routes (indicative location)
  - Existing public right of way

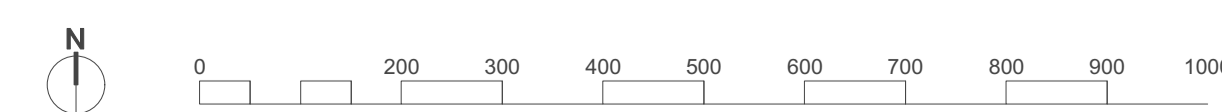
**Reference to Primary Means of Access Plans**

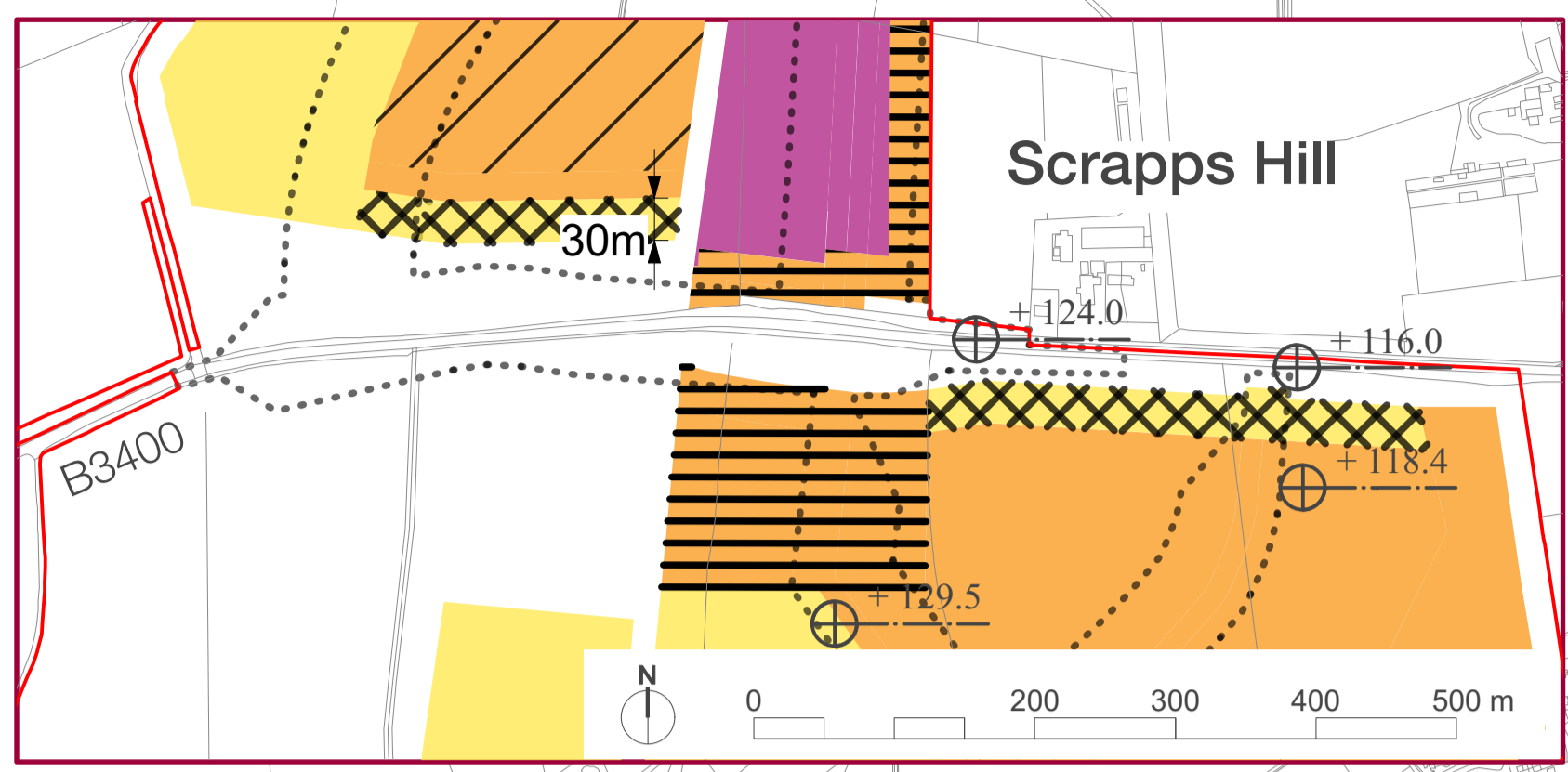
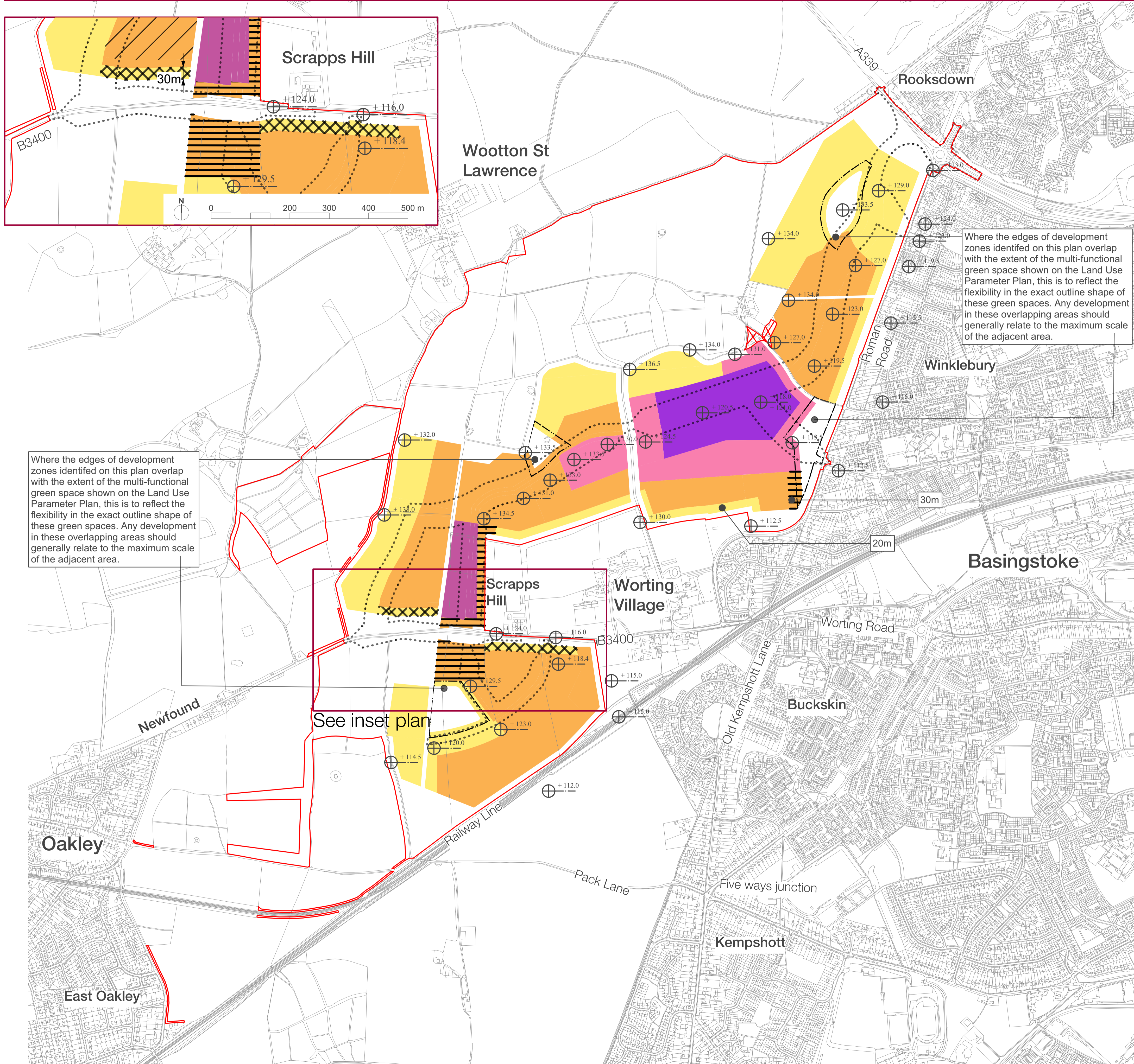
- ① Plan 1: Access to A339 and Roman Road  
5556/OPA/006/P/A - P5
- ② Plan 2: Roman Road / Winklebury Way  
5556/OPA/007/P/A
- ③ Plan 3: Worting Road Access Junction  
5556/OPA/008/P/B - P6
- ④ Plan 4: Worting Road, Southern Secondary Access  
5556/OPA/009/P/B

Notes:  
For further information on junctions see submitted junction plans.

All parameter plans should be read in conjunction with each other.

5556 Manydown					
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Drawing	5556/OPA/004/P	A	02/09/16	Second Draft	<b>Tibbalds Planning and Urban Design Ltd.</b> 19 Maltings Place 169 Tower Bridge Road London SE1 3JH Tel: 020 7089 2121 mail@tibbalds.co.uk www.tibbalds.co.uk
Drawn	AC	B	09/03/17	Third Draft	
Checked	KS	C	15/06/18	Fourth Draft	
Scale	1:7500@A1 / 1:15000@A3				
Date	15-06-2018				





Where the edges of development zones identified on this plan overlap with the extent of the multi-functional green space shown on the Land Use Parameter Plan, this is to reflect the flexibility in the exact outline shape of these green spaces. Any development in these overlapping areas should generally relate to the maximum scale of the adjacent area.

Where the edges of development zones identified on this plan overlap with the extent of the multi-functional green space shown on the Land Use Parameter Plan, this is to reflect the flexibility in the exact outline shape of these green spaces. Any development in these overlapping areas should generally relate to the maximum scale of the adjacent area.

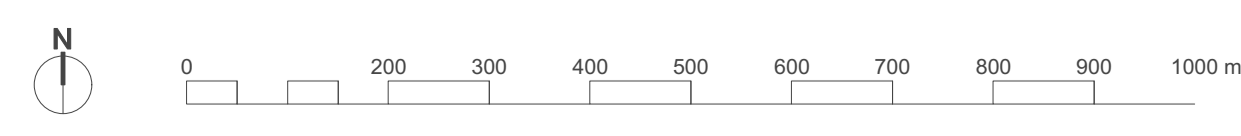
- Key**
- Planning Application Boundary
  - Development to be no taller than 10 metres in height (up to 2 storeys) from ground level to the top of the roof. Density range between 15 and 30 dwellings per hectare.
  - Development to be no taller than 10 metres in height (up to 2 storeys) from ground level to the top of the roof. Density range between 30 and 40 dwellings per hectare.
  - Development to be no taller than 13 metres in height (up to 3 storeys) from ground level to the top of the roof. Density range between 30 and 40 dwellings per hectare.
  - Development to be no taller than 13 metres in height (up to 3 storeys) from ground level to the top of the roof. Density range up to 60 dwellings per hectare.
  - Development to be no taller than 15 metres in height (up to 4 storeys) from ground level to the top of the roof. Density range between 40 and 60 dwellings per hectare.
  - Development to be no taller than 15 metres in height (up to 4 storeys) from ground level to the top of the roof. No more than 50% of the built development in this parcel should be above 13 metres in height (up to 3 storeys) from ground level to the top of the roof. Density range up to 60 dwellings per hectare.
  - Development to be no taller than 18 metres in height (up to 5 storeys) from ground level to the top of the roof. No more than 20% of the built development in this parcel should be above 15 metres in height (up to 4 storeys) from ground level to the top of the roof. Density range up to 60 dwellings per hectare.
  - Primary and secondary Street Zone
  - Neighbourhood parks and strategic green space - refer to Open Space and Landscape Parameter Plan
  - ⊕ Existing site level - AOD
  - ⊕ Indicative proposed site level - AOD - where no height is stated no proposed change to existing site level

**Notes:**  
 The density range is a guide. These are not absolute limits. The density, number and form of residential units will be established through production of phase and area specific masterplans to be prepared ahead of reserved matters applications.

For Environmental Impact Assessment purposes all parcels have been tested at the maximum development heights set out in the key.  
 For townscape reasons the tallest (5 storey) development is restricted within relevant parcels as per the key above.  
 The overall height limits on development apply to all building uses across the site. Ground levels are to be taken as existing ground levels except where different proposed ground levels are identified on this parameter plan.  
 Small scale buildings outside of the built development zones identified, such as within the Country Park or a sports pavilion within the playing fields area, are limited to 2 storeys and 10m in height.  
 Height parameters apply to residential and non-residential within their zones.

All parameter plans should be read in conjunction with each other.

5556 Manydown					
	Rev	Date	Description	Consultant	Client
Drawing	5556/OPA/003/P	A	02/09/16	Second Draft	<b>Hampshire County Council</b> Basingstoke and Deane
Drawn	AC	B	23/02/17	Third Draft	
Checked	KS	C	15/06/18	Fourth Draft	
Scale	1:7500@A1 / 1:15000@A3				
Date	15-06-2018				





**Key**

- Planning application boundary
- ✳ Aproximate location and extent of mixed uses (exact boundaries to be determined through reserved matters)
- Zone for residential built development and ancillary uses, residential access roads and streets, open space and gypsy and traveller provision (exact boundaries for this zone to be determined through reserved matters)
- ✳ Aproximate location for primary school(s)
- ✳ Aproximate location for secondary school

Secondary school area: Up to 12 hectares

Primary school area: Between 2 and 3 hectares

School site sizes shown at same scale as parameter plan: 1:7500@A1/1:5000@A3

- ⋯ Primary and secondary street zone (see Principal Access and Movement Parameter Plan)
- Country Park
- ▨ Zone within which the Country Park Hub will be located, as part of the Country Park.
- Aproximate location for primary sustainable drainage system (SuDS)
- ▲ Potential location for allotments
- ◆ Aproximate location for indoor sports hall
- Multi-functional green space (including Neighbourhood Parks, Green Corridors and Buffers, Biodiversity and Landscape Features, Amenity Green Space and Accessible Natural Green Space). Refer to Open Space and Landscape Parameter Plan for further detail, exact outline shape is subject to change.
- Land safeguarded for potential future railway crossing if required. To be safeguarded for the duration of the Local Plan period (2011 - 2029).



Inset plan, scale 1:5000@A1 / 1:10000@A3

Notes:  
All parameter plans should be read in conjunction with each other.

5556 Manydown					
	Rev	Date	Description	Consultant	Client
Drawing	5556/OPA/002/P	A	02/09/16	Second Draft	<b>Tibbalds Planning and Urban Design Ltd.</b> 19 Maltings Place 169 Tower Bridge Road London SE1 3JB Tel: 020 7089 2121 Fax: 020 7089 2120 mail@tibbalds.co.uk www.tibbalds.co.uk
Drawn	AS	B	23/02/17	Third Draft	
Checked	HS	C	15/06/18	Fourth Draft	
Scale	1:7500@A1 / 1:15000@A3				
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