

VIEWPOINT L

B6131 DARTON LANE

COMMERCIAL

RESIDENTIAL

EMPLOYMENT

EXTENTS OF PROPOSED BUILT FORM

Proposed development built form is modelled based on the maximum heights and layout shown on the Parameters Plan

EXTENTS OF PROPOSED PLANTING

Proposed planting is modelled based on the extents of planting shown on the Landscape Masterplan and heights shown are representative of planting at Year 1, Year 5, and Year 15

MASSING MONTAGE OF PROPOSED DEVELOPMENT AT OPERATION YEAR 1



MASSING MONTAGE OF PROPOSED DEVELOPMENT AT OPERATION YEAR 5



MASSING MONTAGE OF PROPOSED DEVELOPMENT AT OPERATION YEAR 15



VIEWPOINT N

M1 MOTORWAY

Grid Reference:

E 431504 N 406556

General Direction of View:

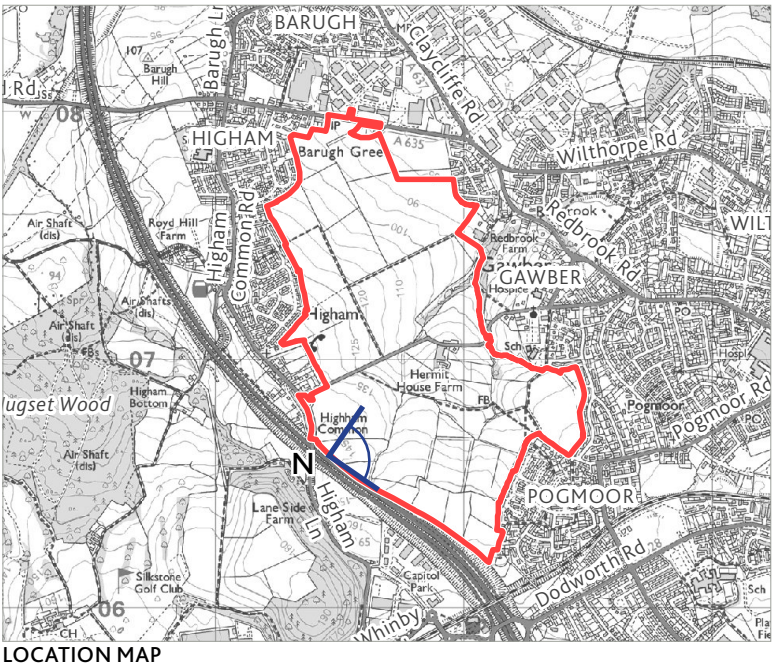
East

Approx Elevation:

145m

Approx. Distance to Proposed Development:

50m



BASELINE PANORAMA - 90° HORIZONTAL FIELD OF VIEW



Image taken from Google Streetview October 2020 (not possible to take viewpoint photography from the motorway due to safety reasons)

VIEWPOINT N

M1 MOTORWAY

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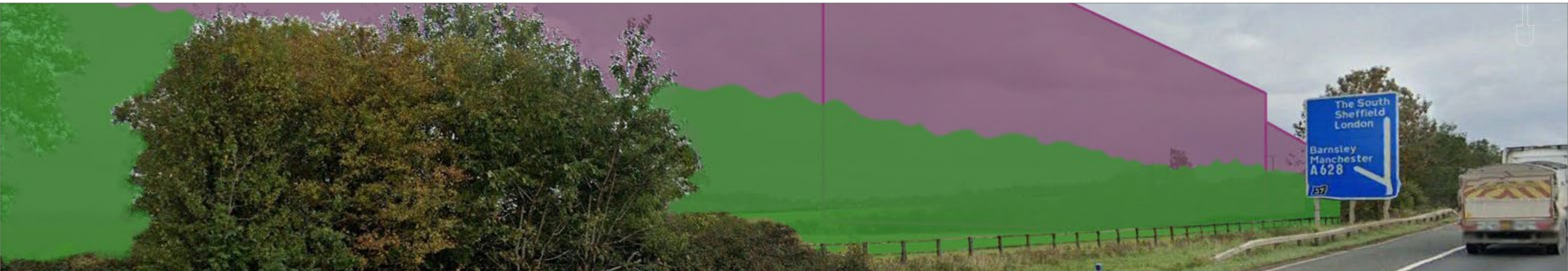
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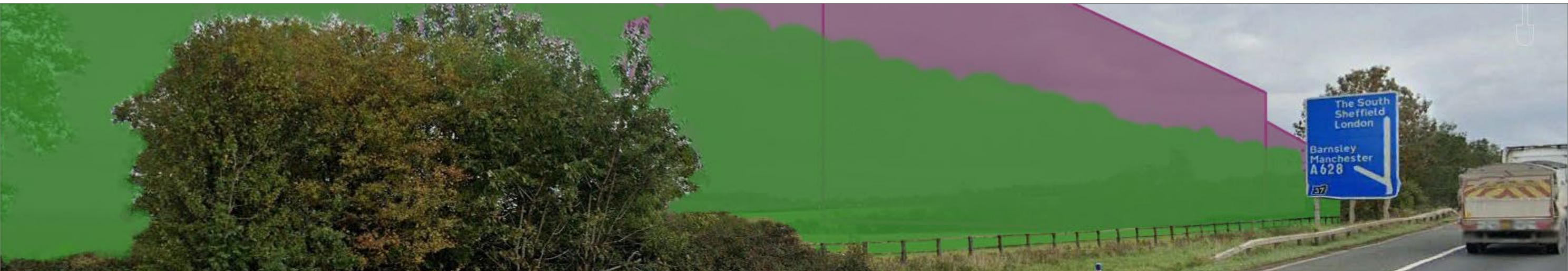
MASSING MONTAGE OF PROPOSED DEVELOPMENT AT OPERATION YEAR 1



MASSING MONTAGE OF PROPOSED DEVELOPMENT AT OPERATION YEAR 5



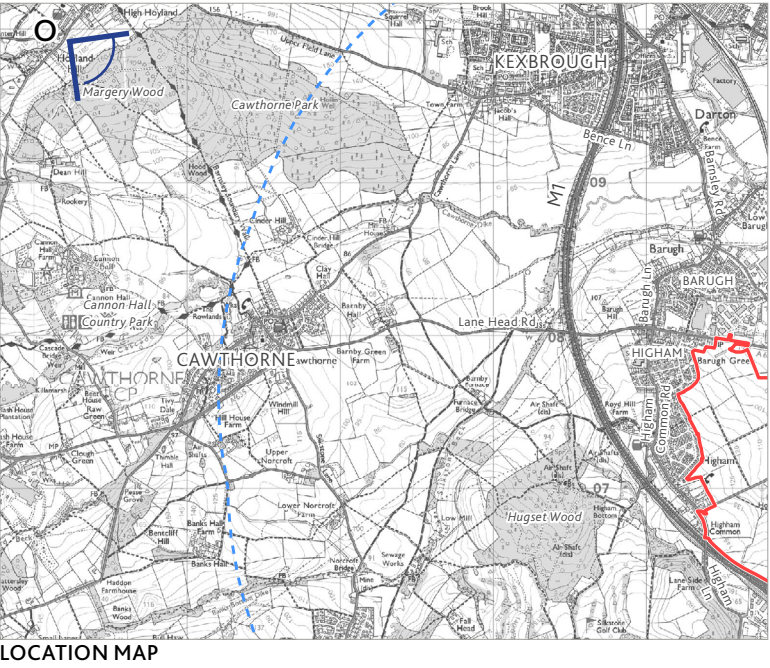
MASSING MONTAGE OF PROPOSED DEVELOPMENT AT OPERATION YEAR 15



VIEWPOINT O

HIGH HOYLAND

Grid Reference:	E 427270 N 410038	General Direction of View:	South East
Approx Elevation:	195m	Approx. Distance to Proposed Development:	3.5km



LOCATION MAP

BASELINE PANORAMA - 90° HORIZONTAL FIELD OF VIEW



VIEWPOINT O

HIGH HOYLAND

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MASSING MONTAGE OF PROPOSED DEVELOPMENT AT OPERATION YEAR 1



MASSING MONTAGE OF PROPOSED DEVELOPMENT AT OPERATION YEAR 5



MASSING MONTAGE OF PROPOSED DEVELOPMENT AT OPERATION YEAR 15

