






KEY

-  Site boundary
-  Local Plan Allocation GR3-H2
-  Local Plan Allocation GR3-H3
-  Boundary of three 2017 planning applications
-  Area within boundary of Allocation GR3-H2 suitable for open space but not built development

Site area [ha]
61.59 ha - Local Plan Allocation GR3-H2
22.45 ha - Local Plan Allocation GR3-H3
48.95 ha - Boundary of three 2017 planning applications
5.36 ha - Area within boundary of Allocation GR3-H2 suitable for open space but not built development

Project
RECTORY FARM

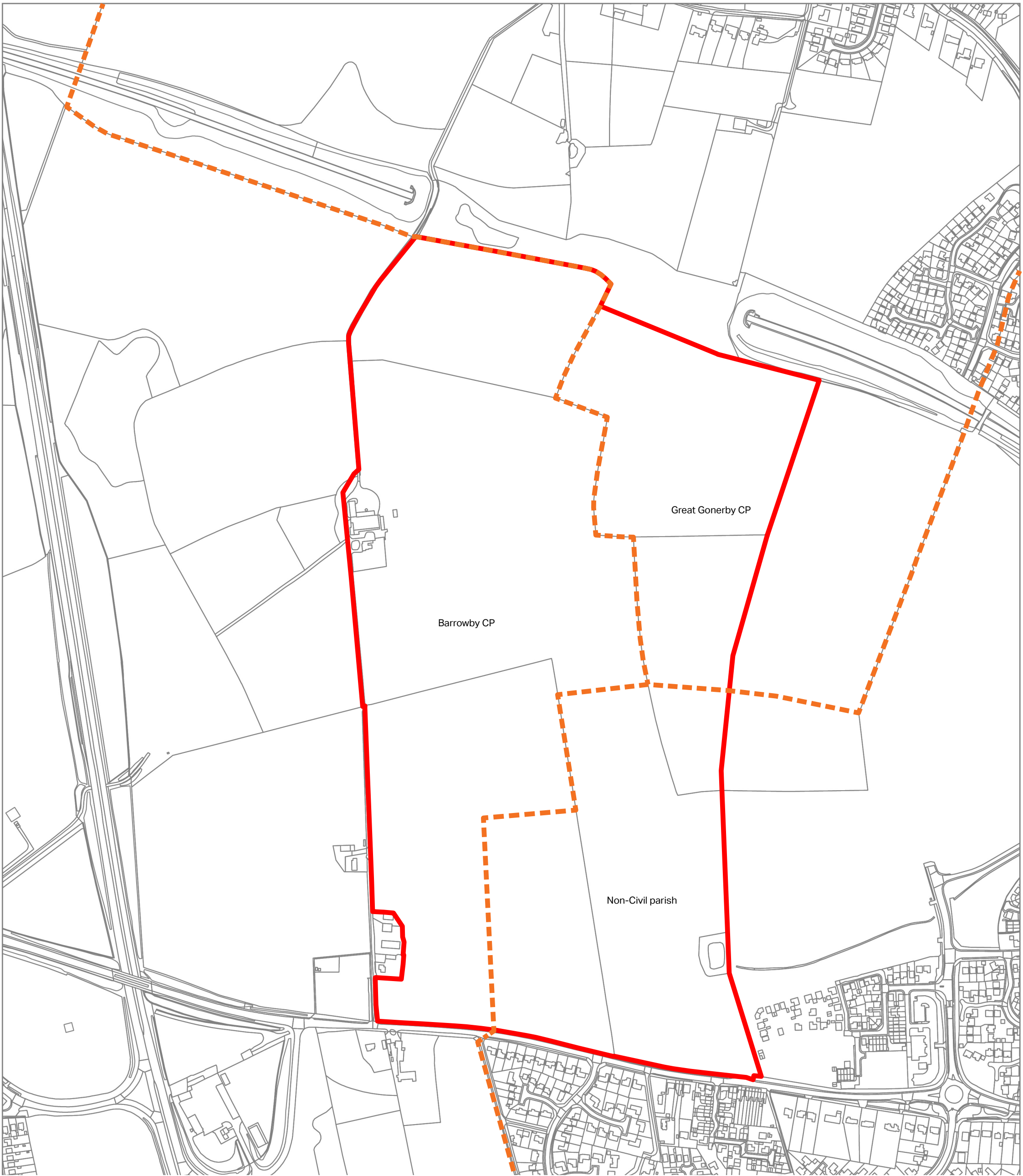
Drawing Title
Boundaries

Date 22-01-2019	Scale 1:5000@A3	Drawn by GDG	Check by JH
Project No 60473674	Drawing No 01		Revision R.04





AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

-  Site boundary
-  Parish boundary

Parish area [ha]
33.14 ha - Barrowby CP
11.86 ha - Great Gonerby CP
16.58 ha - Unparished land

Project
RECTORY FARM

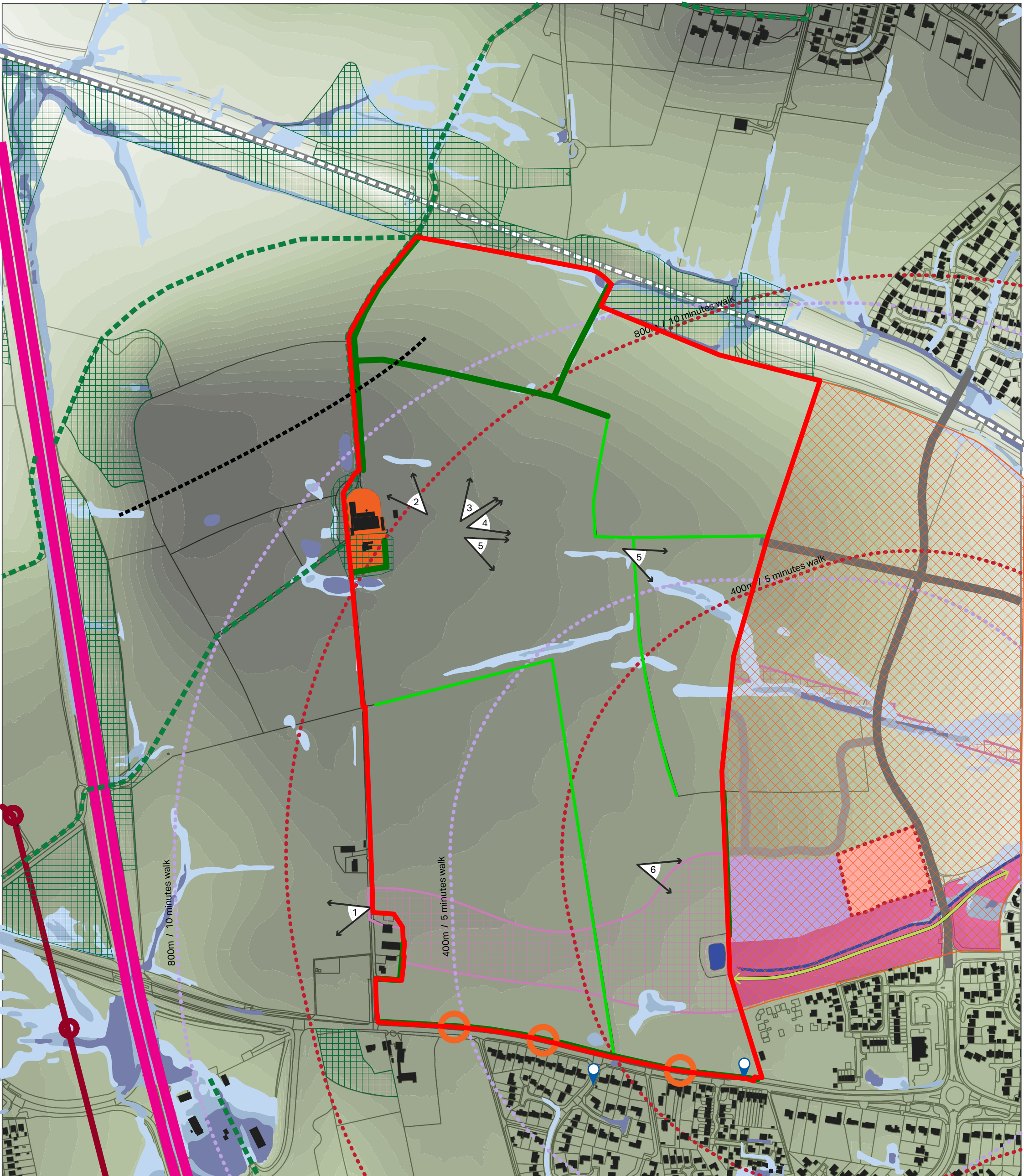
Drawing Title
Parish Boundaries

Date	Scale	Drawn by	Check by
22-01-2019	1:5000@A3	GDG	JH
Project No	Drawing No		Revision
60473674	02		R.04



AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

- Land covered by SPD
- Existing buildings
- Rectory Farm
- Local centre
- School
- Proposed Poplar Farm development

- A1
- Railway line
- Primary road
- Secondary road
- Access point
- Cycle route
- Bus stop
- Powerline

- Woodland / Mature trees
- Hedgerows - intact
- Hedgerows - defunct
- Existing pond
- Existing ditch
- Public rights of way
- Ridge line of Stubbock Hill

- Long distance view
- 1 View to Barrowby Church spire (All Saints Church)
- 2 View to Vale of Belvoir
- 3 View to Great Gonerby Church spire (St Sebastian's)
- 4 View to Bellmount Tower
- 5 View to St Wulfram's Church spire
- 6 View to St Wulfram's Church spire

FLOOD RISK FROM SURFACE WATER

- High
- Medium
- Low
- SUDs
- Proposed area for multifunctional open space and SUDs

Project
RECTORY FARM

Drawing Title
Constraints and opportunities map

Date
22-01-2019
Project No
60473674

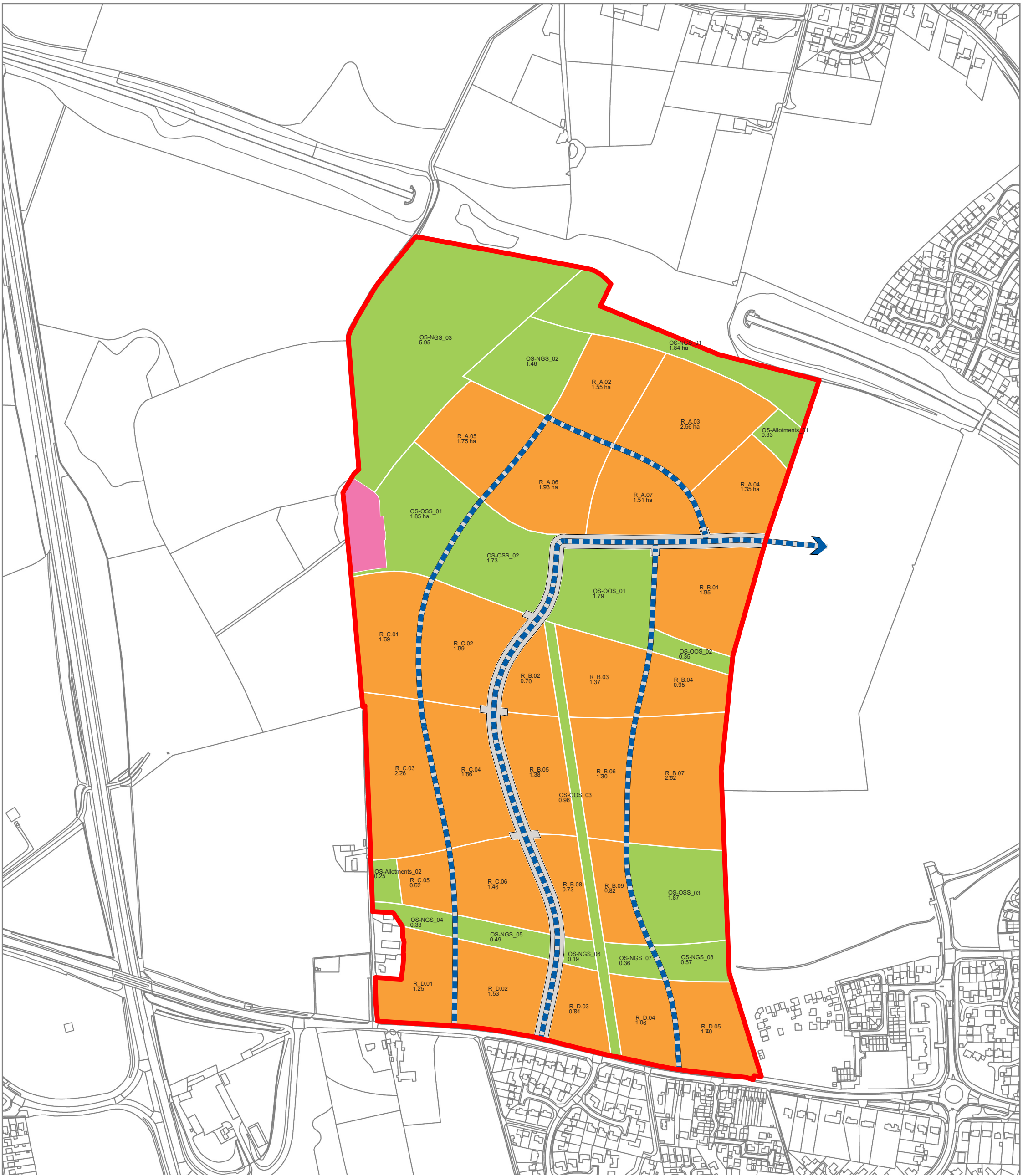
Scale
1:5000@A3
Drawing No
03

Drawn by
GDG

Check by
JH
Revision
R.04

AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

Site boundary

Residential

Multi-Functional open space

Primary routes

Existing buildings (to be retained)

Project
RECTORY FARM

Drawing Title
Concept Layout Plan

Date
22-01-2019
Project No
60473674

Scale
1:5000@A3
Drawing No
04

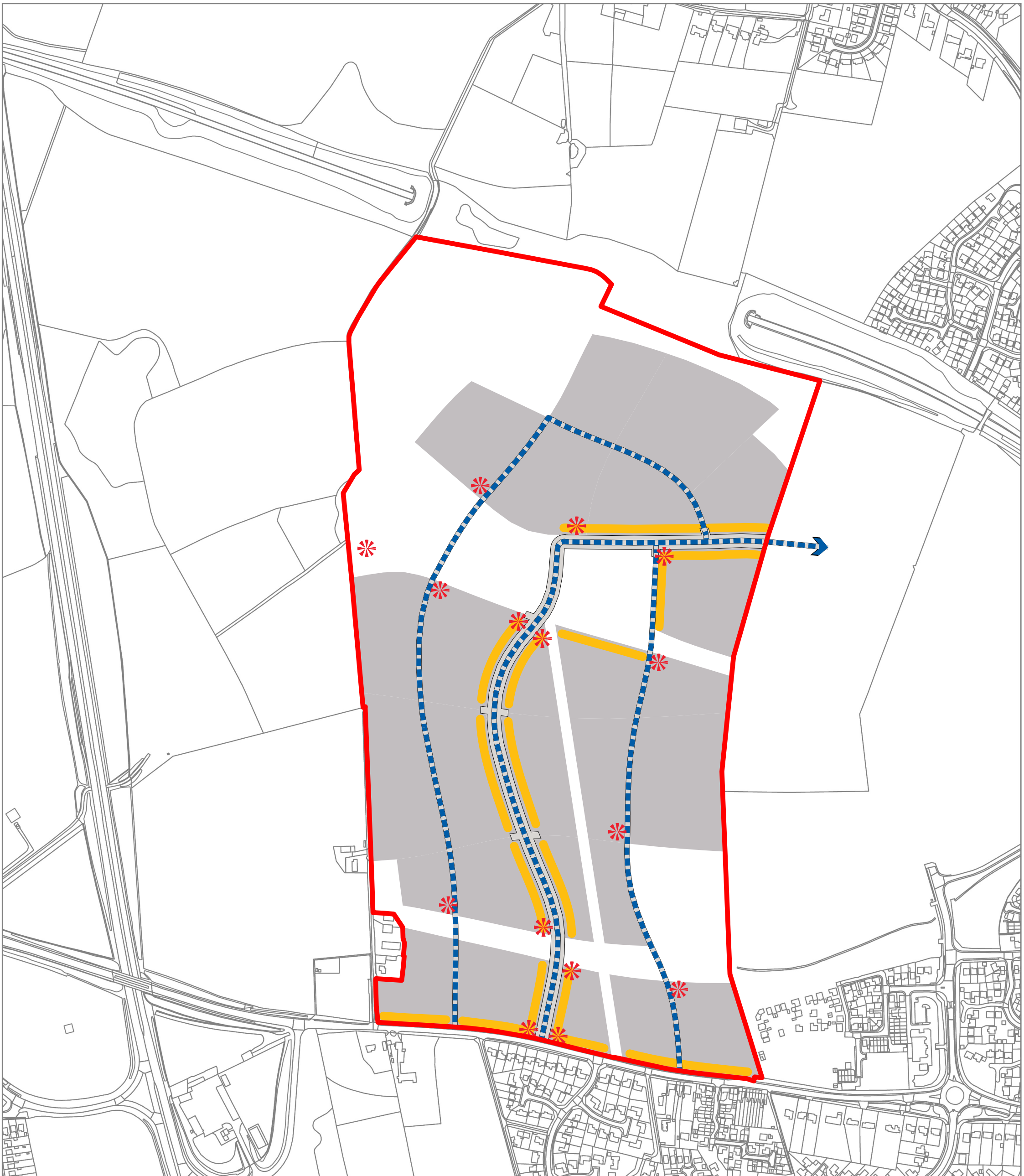
Drawn by
GDG

Check by
JH
Revision
R.04



AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

Site boundary



Landmarks



Key frontages



Primary routes



Development land

Project
RECTORY FARM

Drawing Title
Key Frontages and Landmarks Plan

Date
22-01-2019
Project No
60473674

Scale
1:5000@A3
Drawing No
05

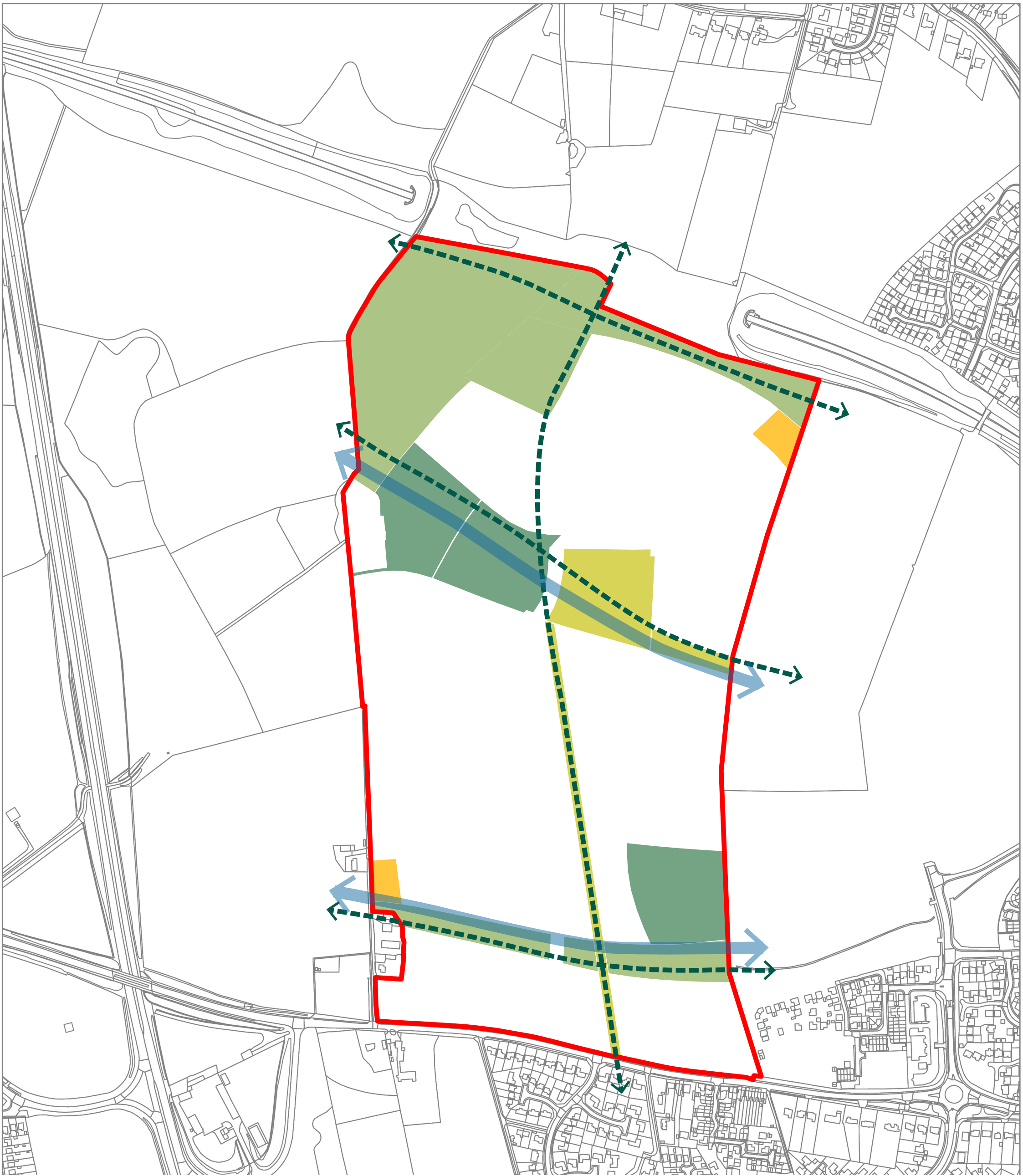
Drawn by
GDG

Check by
JH
Revision
R.04



AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

Site boundary

- Natural green space
- Outdoor sport space
- Other open space:
Play equipped space
Young persons space
Parks
- Other open space:
Allotment
- Potential wildlife corridor
- Potential drainage corridor

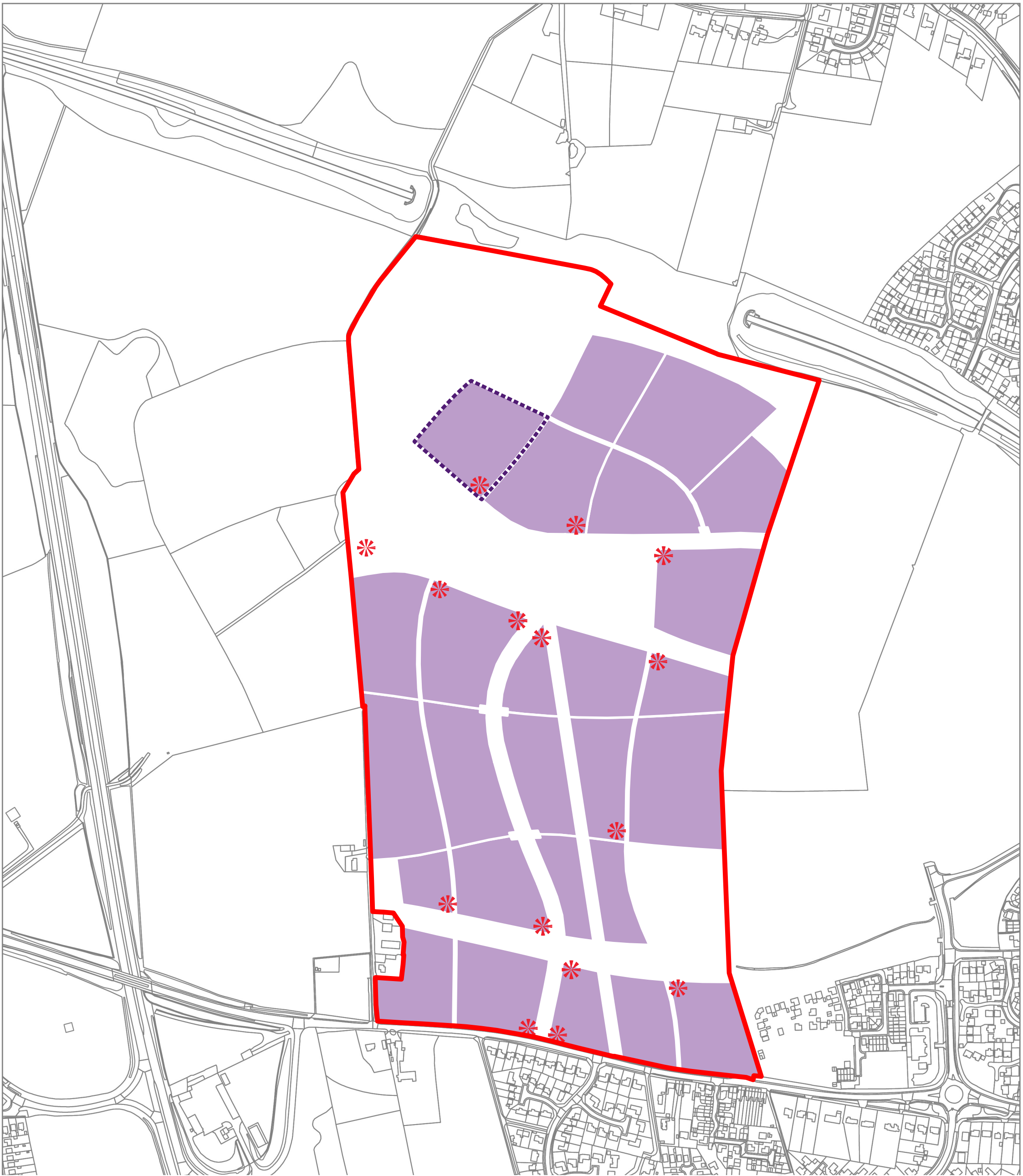
Project
RECTORY FARM

Drawing Title
Green Infrastructure Plan

Date 22-01-2019	Scale 1:5000@A3	Drawn by GDG	Check by JH
Project No 60473674	Drawing No 06		Revision R.04


AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

 Site boundary

 Area particularly suitable for 1 storey

 2 storeys maximum

 Landmarks building (up to 2.5 storey)

Project
RECTORY FARM

Drawing Title
Building Heights Plan

Date
22-01-2019
Project No
60473674

Scale
1:5000@A3
Drawing No
07

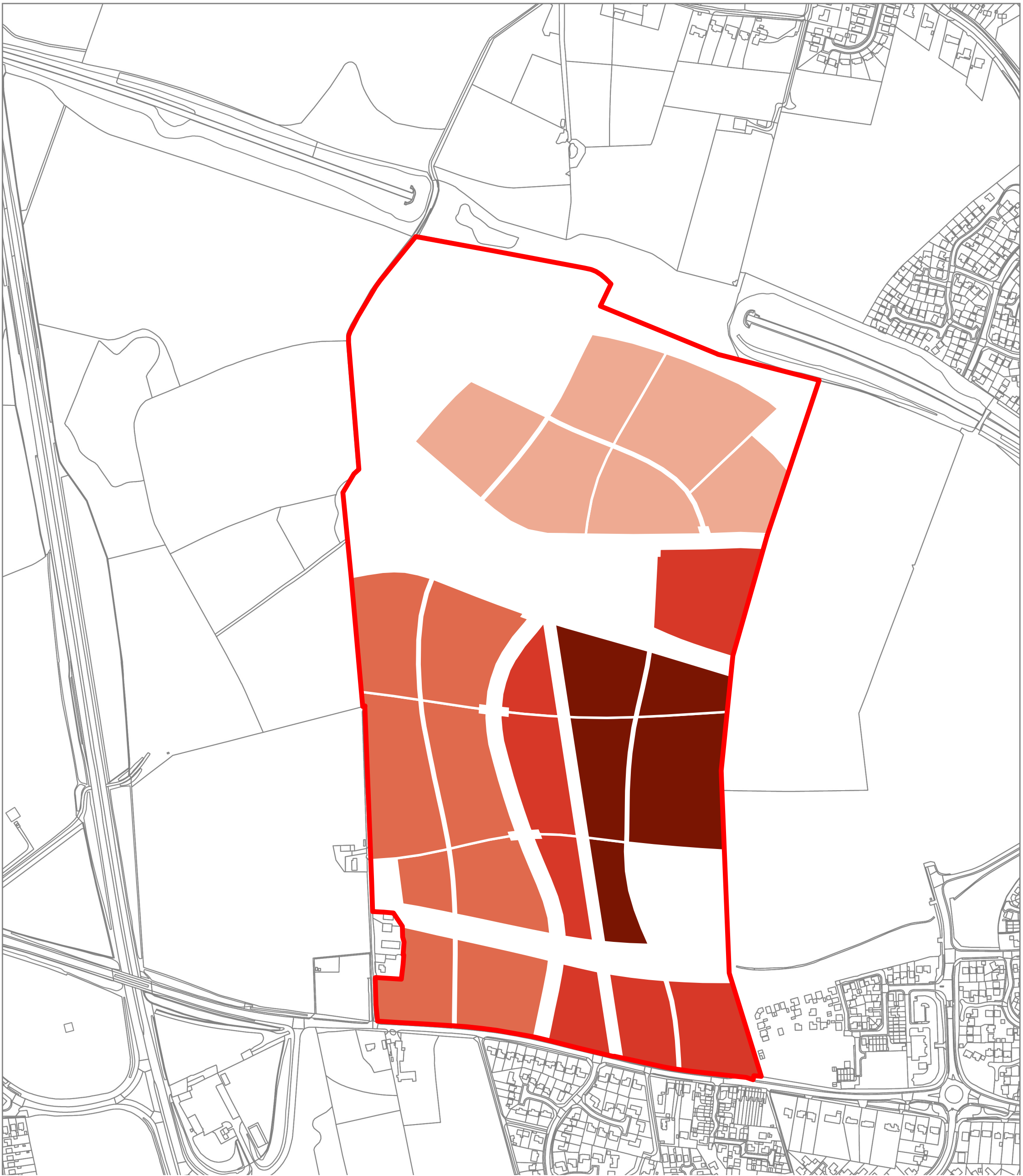
Drawn by
GDG

Check by
JH
Revision
R.04



AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

Site boundary

- 20 dph
- 25 dph
- 30 dph
- 35 dph

Project
RECTORY FARM

Drawing Title
Density Plan

Date
22-01-2019
Project No
60473674

Scale
1:5000@A3
Drawing No
08

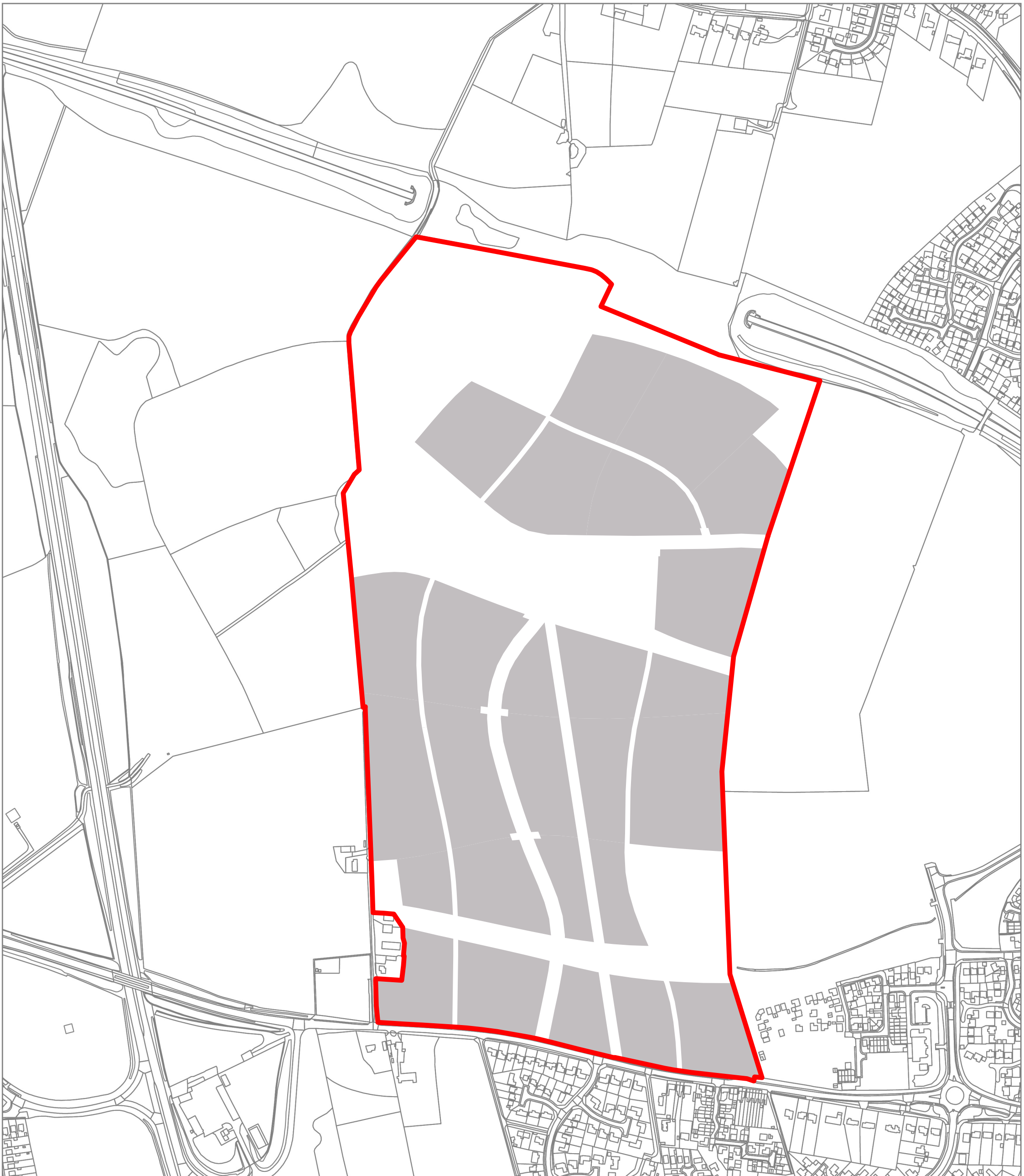
Drawn by
GDG

Check by
JH
Revision
R.04



AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

 Site boundary

 Development land

Project
RECTORY FARM

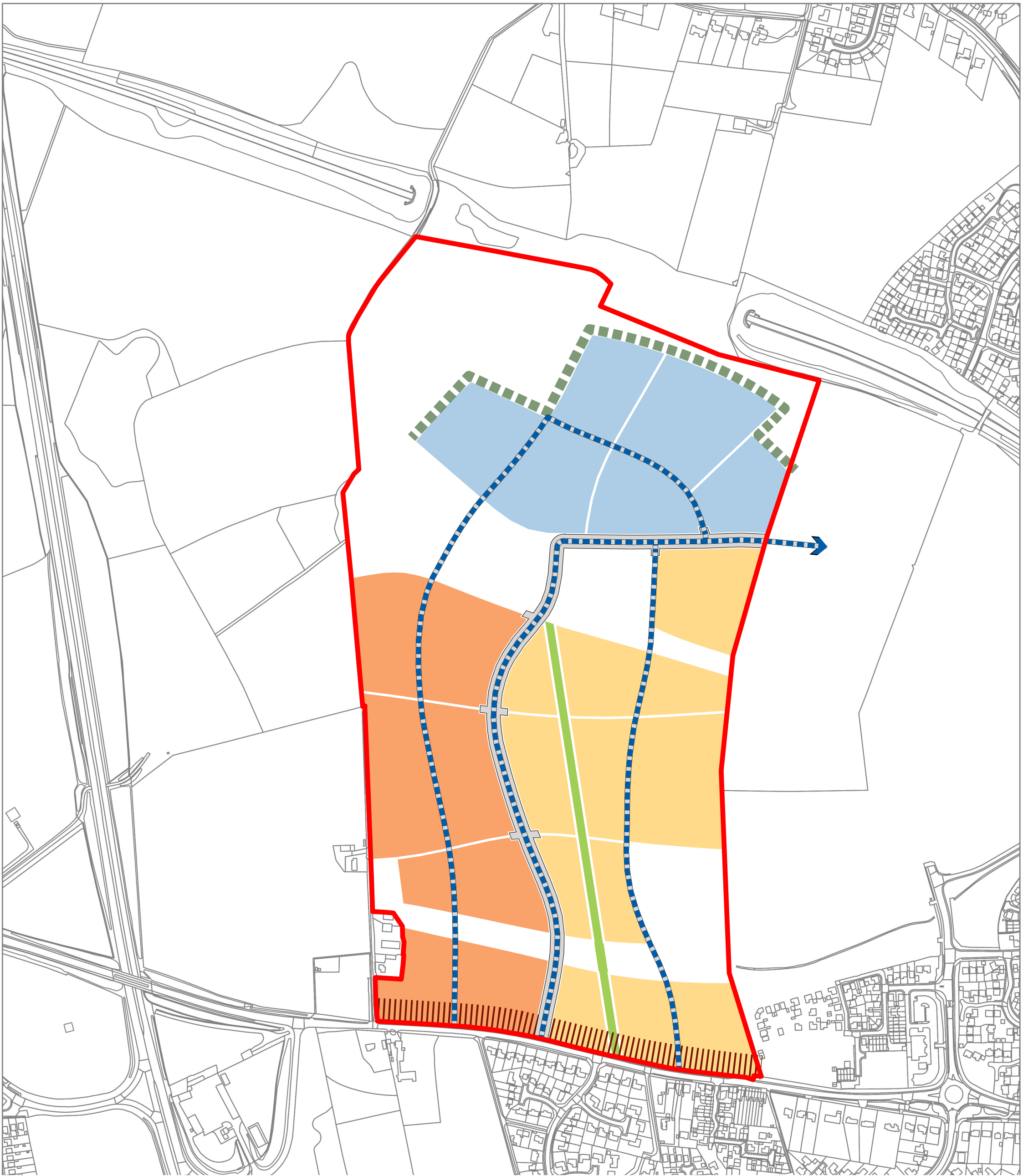
Drawing Title
Development Land Plan

Date 22-01-2019	Scale 1:5000@A3	Drawn by GDG	Check by JH
Project No 60473674	Drawing No 09		Revision R.04




AECOM


AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com




KEY


 Site boundary

 Northern character area

 Western character area

 Eastern character area

 North/South green corridor

 Barrowby Road frontage

 Rural edge

 Primary routes

Project
RECTORY FARM

Drawing Title
Character Areas Plan

Date
22-01-2019
Project No
60473674

Scale
1:5000@A3
Drawing No
10

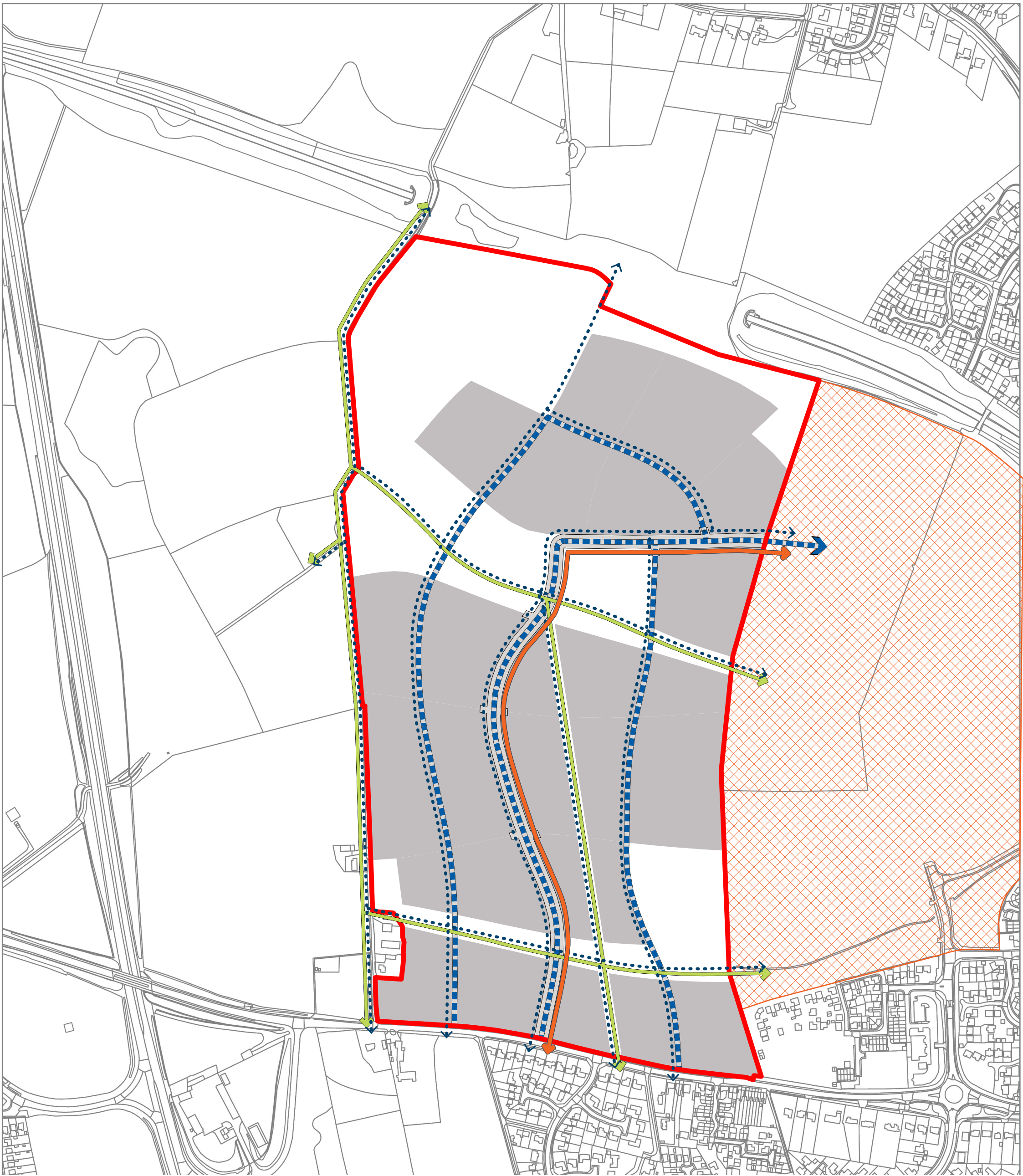
Drawn by
GDG

Check by
JH
Revision
R.04



AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

- Site boundary
- Development land
- Proposed Poplar Farm development

- Primary routes
- Main pedestrian route
- Segregated cycle route
- Bus route

Project
RECTORY FARM

Drawing Title
Key Movement Plan

Date
22-01-2019
Project No
60473674

Scale
1:5000@A3
Drawing No
11

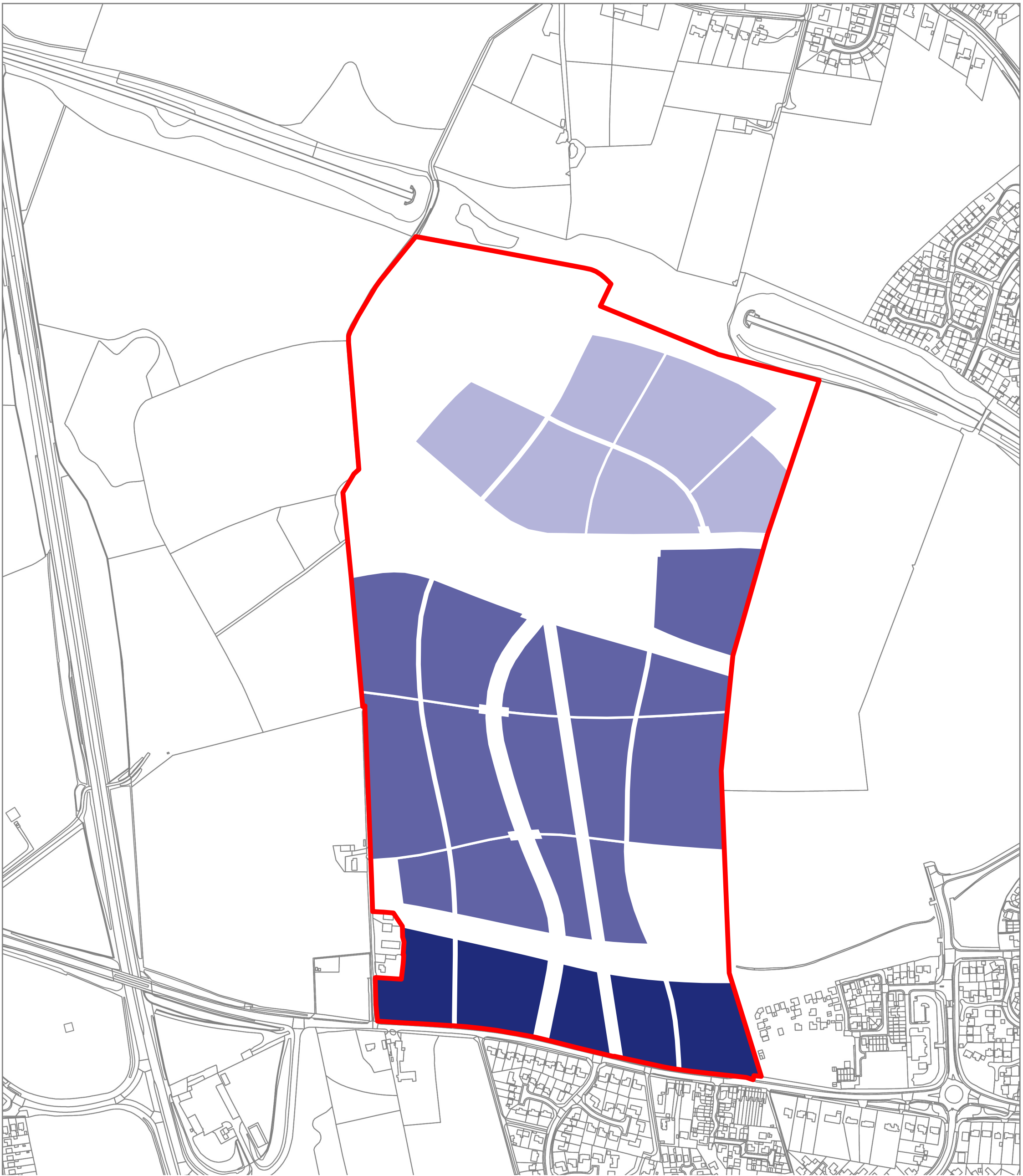
Drawn by
GDG

Check by
JH
Revision
R.04



AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com



KEY

 Site boundary

 Phase 1

 Phase 2

 Phase 3

Project
RECTORY FARM

Drawing Title
Phasing plan

Date
22-01-2019
Project No
60473674

Scale
1:5000@A3
Drawing No
12

Drawn by
GDG

Check by
JH
Revision
R.04



AECOM

AECOM
Aldgate Tower, 2 Leman Street
London, E1 8FA
Tel. +44 (0) 207 061 7000
www.aecom.com