



- Off-Site Pedestrian/Cycle Way

Proposed Post and Rail Fence
Boundaries enclosing SANG to be securely fitted with dog-proof mesh wire edging

Proposed Post and Wire Fence
Boundaries enclosing SANG to be securely fitted with dog-proof mesh wire edging

Proposed 1.8m Wall
To allotments

Proposed Estate Rail

Proposed Estate Rail Gate

Proposed Vehicle Gate For Maintenance Access

Proposed Timber Kissing Gate

Proposed Bridle Gate With Lever

Vehicle Height Restriction Barrier

Proposed Timber Bench on Hard Standing

Proposed Vehicle Bollard
- Site Boundary
- Local Authority District Boundary
- Existing Vegetation
with RPA's
- Veteran Tree
With RPA (pink dashed line) and veteran tree buffer (orange line)
- 15m Ancient Woodland Buffer
- Existing Vegetation To Be Removed
Refer to Arboricultural Report
- Existing Grassland To Be Retained
- Proposed Development Area
- Proposed Road
- Proposed School
- Proposed Tree Planting
- Proposed Conifer Tree Planting
- Proposed Orchard Trees
- Existing Watercourse
- Proposed Native Shrub Mix to River Banks
- Proposed Native Hedgerow Planting
- Proposed Amenity Grass
- Proposed Wildflower Grass Mix
- Proposed Shade-Tolerant Grass Mix
- Proposed Bulb Planting
- Proposed Woodland Planting
- Proposed Native Shrub Planting
- Proposed Ornamental Planting
- Proposed Bio Retention Planting To Street Verges
- Proposed SuDS Basin
- Proposed Gabion Terraced Banks to Basin
- Proposed Marginal Grass Mix To SuDS Basin
- Proposed Marginal Shrub Planting
- Proposed Permanently Wet Area
- Proposed Pond
Connected to watercourse
- Proposed Pond
- Proposed Swale
- Proposed Filter Drain
- Land Reserved for SANG
- Proposed Timber Deck Bridge
- Road Point Closure
- Connection to Easthamstead Road
- Proposed Ecological Feature
- Proposed Footpath
2m wide footpath, Brendon self binding gravel with timber edging
- Proposed Footpath
2m wide footpath, resin with metal edging
- Proposed Footpath/Cycle Route
3m wide footpath, buff tarmac
- Proposed Footpath/Cycle Route
3m wide footpath, Brendon self-binding gravel or similar approved
- Proposed Informal Grass Footpath
- Proposed Allotments
- Proposed Reinforced Gravel to Car Parks
Gopla or similar
- Proposed Play Area Surfacing
Refer to drawings 0034, for detailed play proposals
- Proposed Pavers to Community Building Terrace
- Play Offset (20/30m)
- Public Right of Way (PRow)
Based on OS Data and Access Points on Topographical Survey

overview

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This drawing is to be read in conjunction with all other drawings and specifications within the package. These drawings have been prepared for design development and costing purposes only. All dimensions are in millimetres unless otherwise specified. Do not scale off this drawing, written dimensions to be taken only. All drawings are not to be used for construction without the written consent of the client. This drawing should not be used in whole or part without prior written consent from EDP.

purpose of issue **PLANNING**

d	Latest 0023 (v1) updated as 0030 (v1) upon	11-03-2026	NWA
Client request	Minor update to play strategy		
rev	description	date	by
Original		01-08-2023	JON

client
Lightwood Land

project title
Priors Farm, South Wokingham

drawing title	Detailed Landscape Masterplan	SHEET 2 of 3
date	11 MARCH 2026	drawn by NWA
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