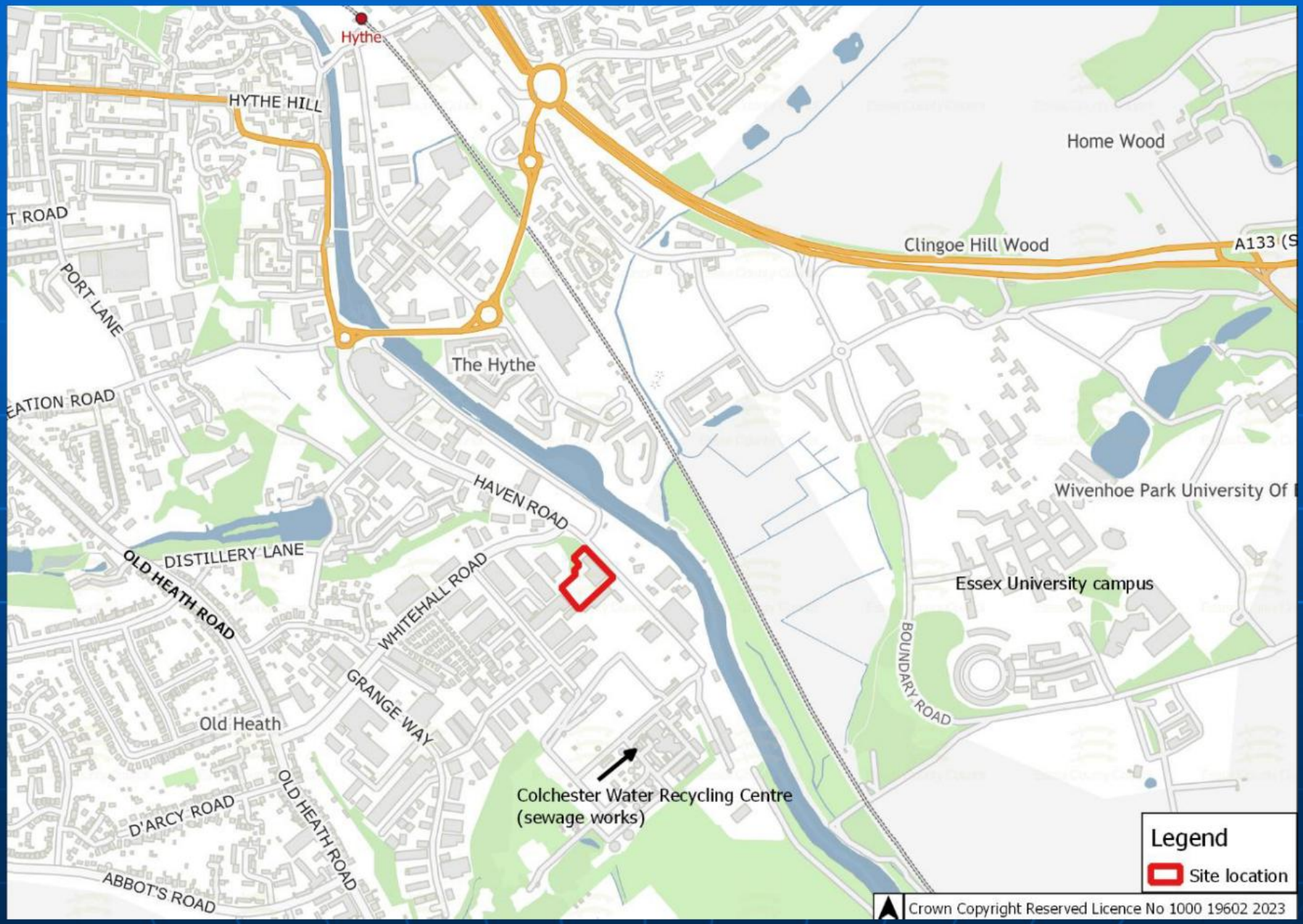
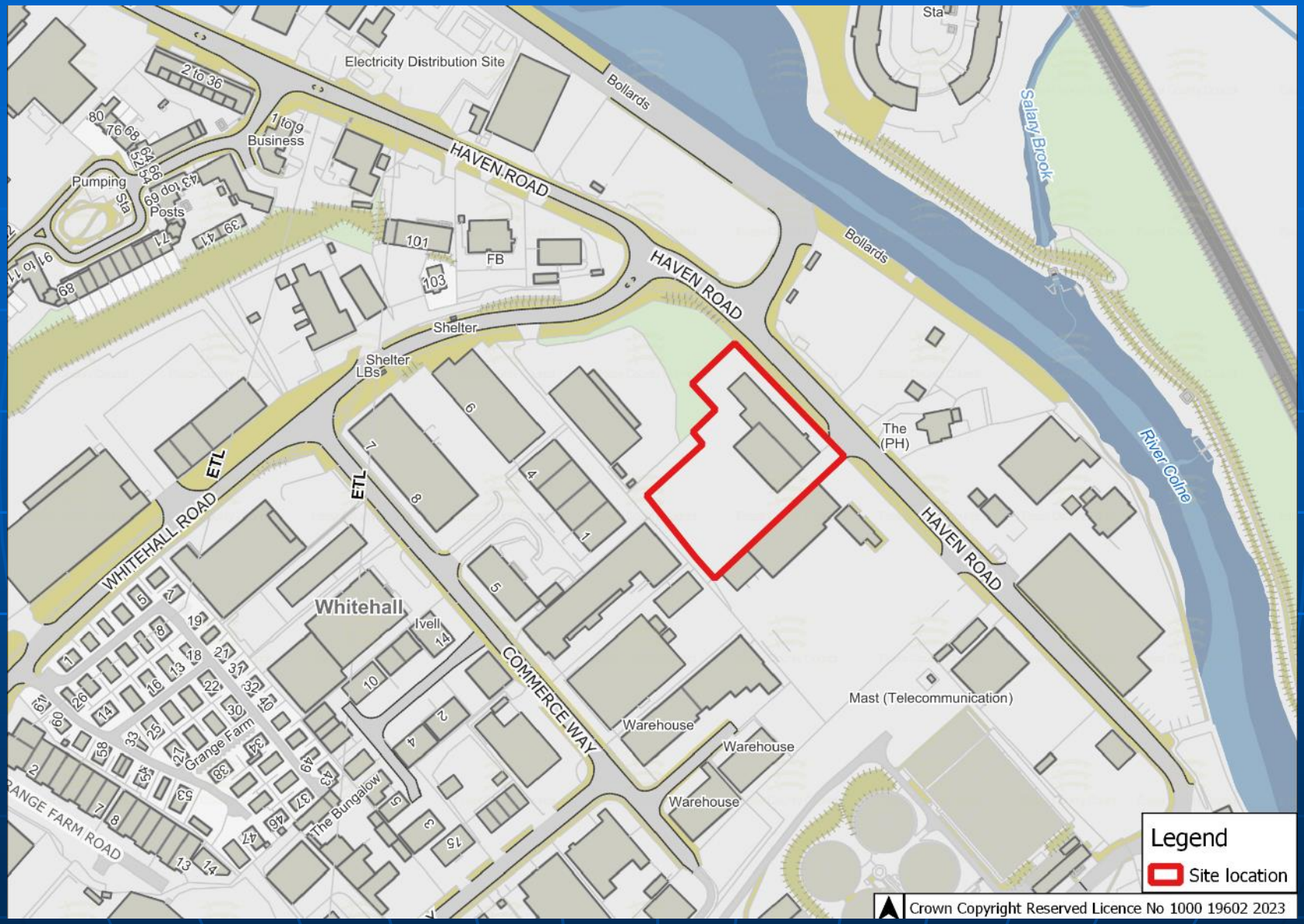
Development and Regulation Committee

ESS/26/23/COL
Oyster Haven Business Park, Haven Road, Colchester, CO2 8HT


Hythe
HYTHE HILL
Home Wood
T ROAD
PORT LANE
Clingoe Hill Wood
A133 (S
The Hythe
EATION ROAD
HAVEN ROAD
Wivenhoe Park University Of
DISTILLERY LANE
OLD HEATH ROAD
WHITEHALL ROAD
Essex University campus
BOUNDARY ROAD
GRANGE WAY
Old Heath
Colchester Water Recycling Centre
(sewage works)
D'ARCY ROAD
OLD HEATH ROAD
ABBOT'S ROAD
Legend
Site location
Crown Copyright Reserved Licence No 1000 19602 2023

OLD HEATH ROAD
HAVEN ROAD
WHITEHALL ROAD
Essex University Campus
Colchester Waste
Recycling Centre
Google Earth

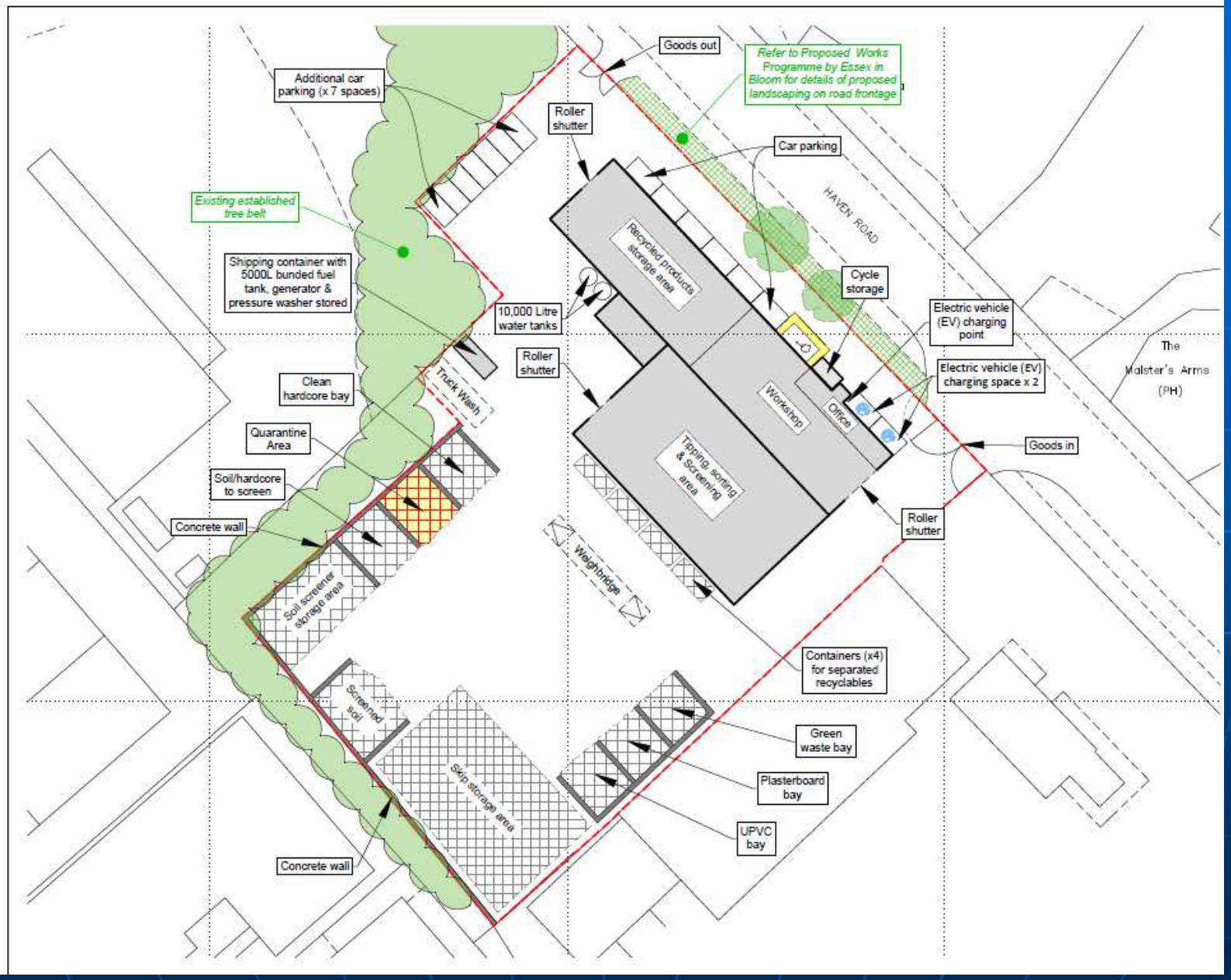

Electricity Distribution Site
Bollards
Sta
Salary Brook
2 to 36
1 to 9
Business
HAVEN ROAD
Pumping
Sta
Posts
101
FB
103
HAVEN ROAD
Bollards
Shelter
Shelter
LBs
The
(PH)
River Colne
ETL
ETL
WHITEHALL ROAD
HAVEN ROAD
Whitehall
Ivell
COMMERCE WAY
Mast (Telecommunication)
Warehouse
Warehouse
Warehouse
Grange Farm
The Bungalow
RANGE FARM ROAD
Legend
Site location
Crown Copyright Reserved Licence No 1000 19602 2023

DX

SILVERTON
SILVERTON

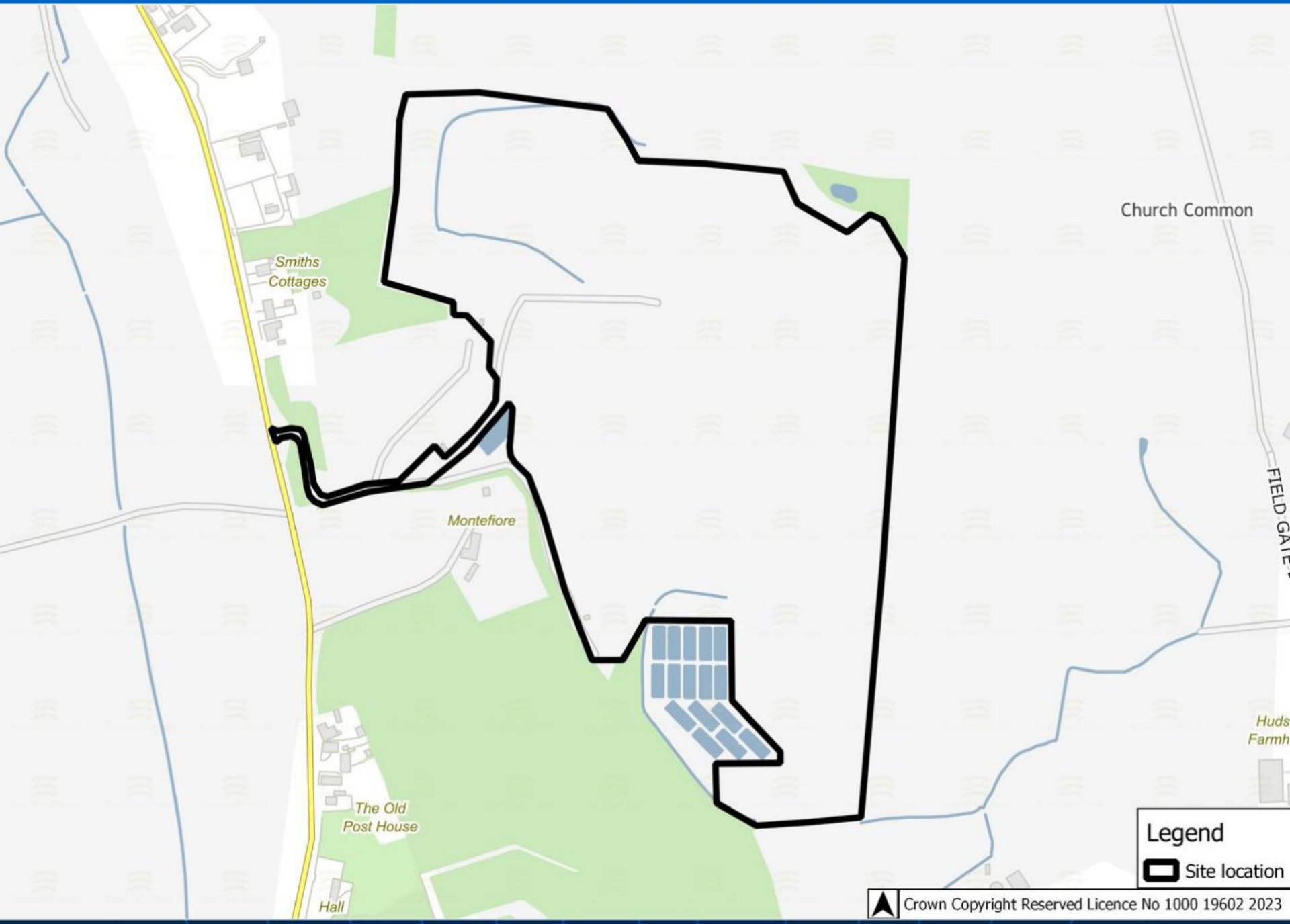
SILVERTON
Aggregates

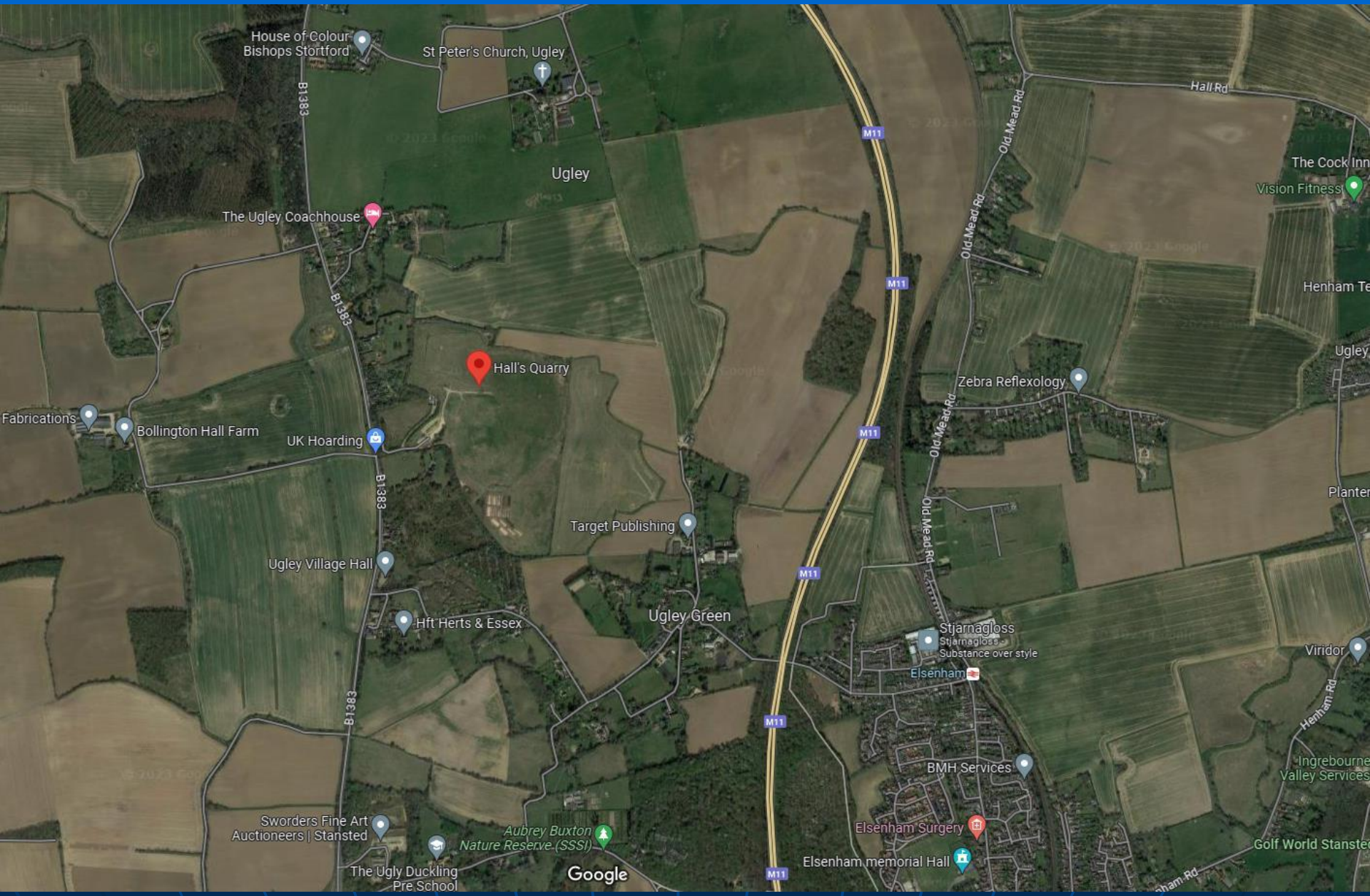
Warning

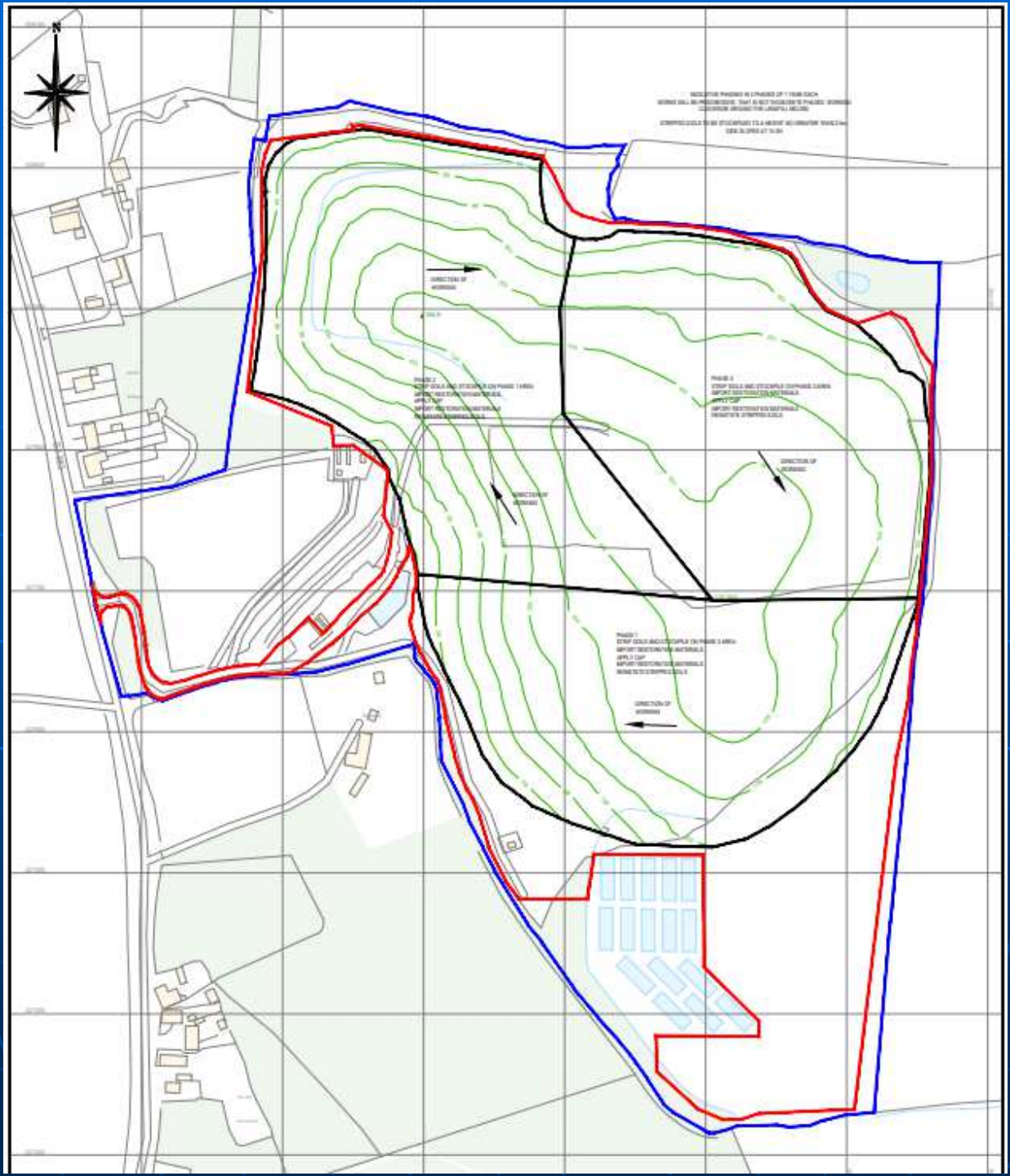

Goods out
Refer to Proposed Works Programme by Essex in Bloom for details of proposed landscaping on road frontage
Additional car parking (x 7 spaces)
Roller shutter
Car parking
HAVEN ROAD
Existing established tree belt
Recycled products storage area
Shipping container with 5000L bunded fuel tank, generator & pressure washer stored
Cycle storage
10,000 Litre water tanks
Electric vehicle (EV) charging point
Roller shutter
Electric vehicle (EV) charging space x 2
The Malster's Arms (PH)
Clean hardcore bay
Truck Wash
Workshop
Office
Quarantine Area
Goods in
Soil/hardcore to screen
Tipping, sorting & Screening area
Concrete wall
Roller shutter
Weighbridge
Soil screener storage area
Containers (x4) for separated recyclables
Screened soil
Green waste bay
Skip storage area
Plasterboard bay
UPVC bay
Concrete wall

OLD HEATH ROAD
HAVEN ROAD
WHITEHALL ROAD
Essex University Campus
Colchester Waste
Recycling Centre
Google Earth

ESS/66/22/UTT
Ugley Landfill Site, Cambridge Road, CM22 6HT


Church Common
Smiths Cottages
Montefiore
The Old Post House
Hall
Legend
Site location
Crown Copyright Reserved Licence No 1000 19602 2023


House of Colour Bishops Stortford
St Peter's Church, Ugley
Ugley
The Ugley Coachhouse
B1383
Hall's Quarry
Fabrications
Bollington Hall Farm
UK Hoarding
Target Publishing
Ugley Village Hall
Hft Herts & Essex
Ugley Green
Sworders Fine Art Auctioneers | Stansted
Aubrey Buxton Nature Reserve (SSSI)
The Ugly Duckling Pre School
Google
M11
Old Mead Rd
Hall Rd
Zebra Reflexology
Stjarnagloss
Stjarnagloss
Substance over style
Elsenham
BMH Services
Elsenham Surgery
Elsenham memorial Hall
The Cock Inn
Vision Fitness
Henham Te
Ugley
Planter
Viridor
Henham Rd
Ingrebourne Valley Services
Golf World Stanste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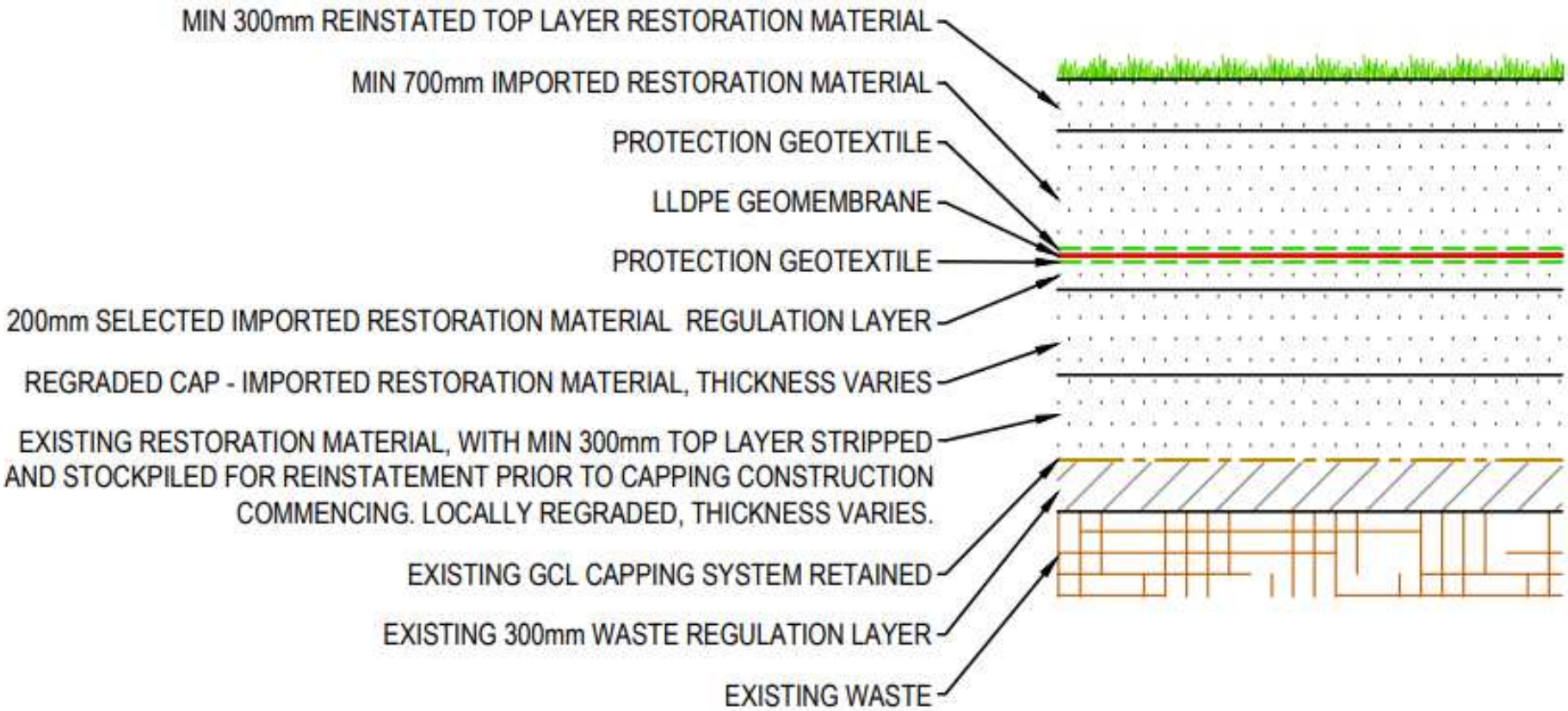
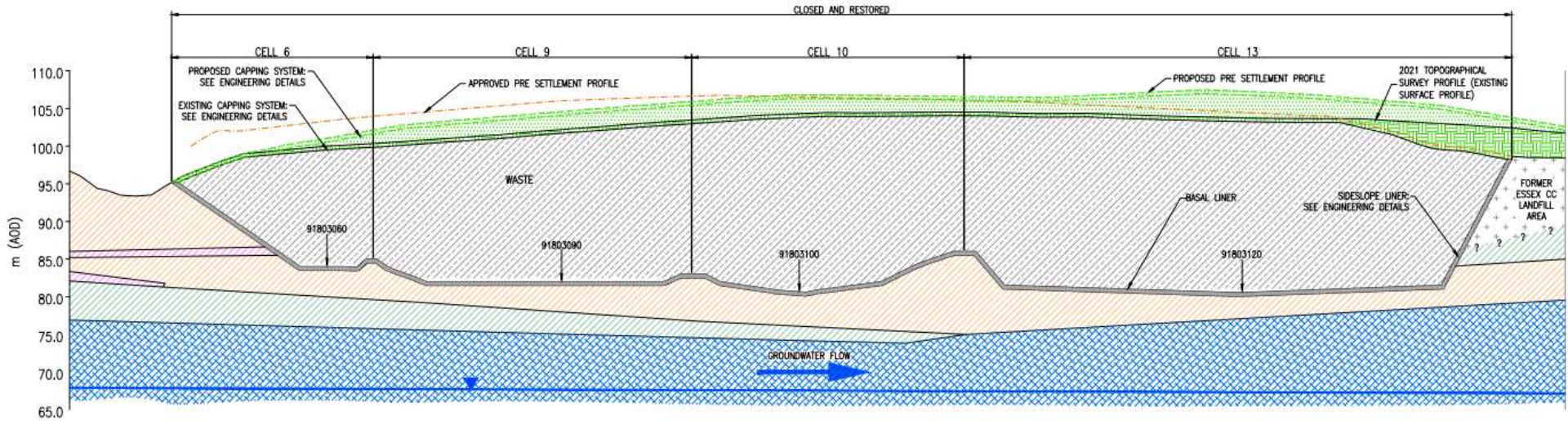


DETAIL 1

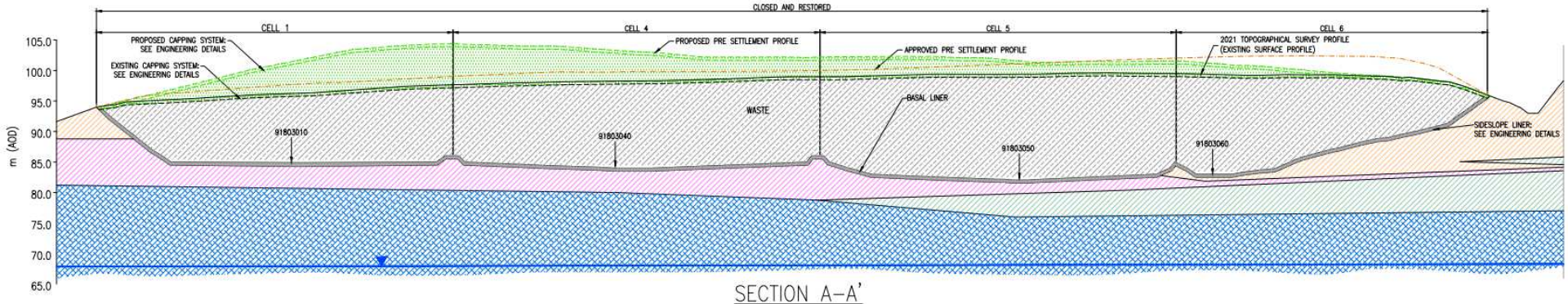
TYPICAL CAPPING ARRANGEMENT



SECTION B–B'

HORI: 1:1500

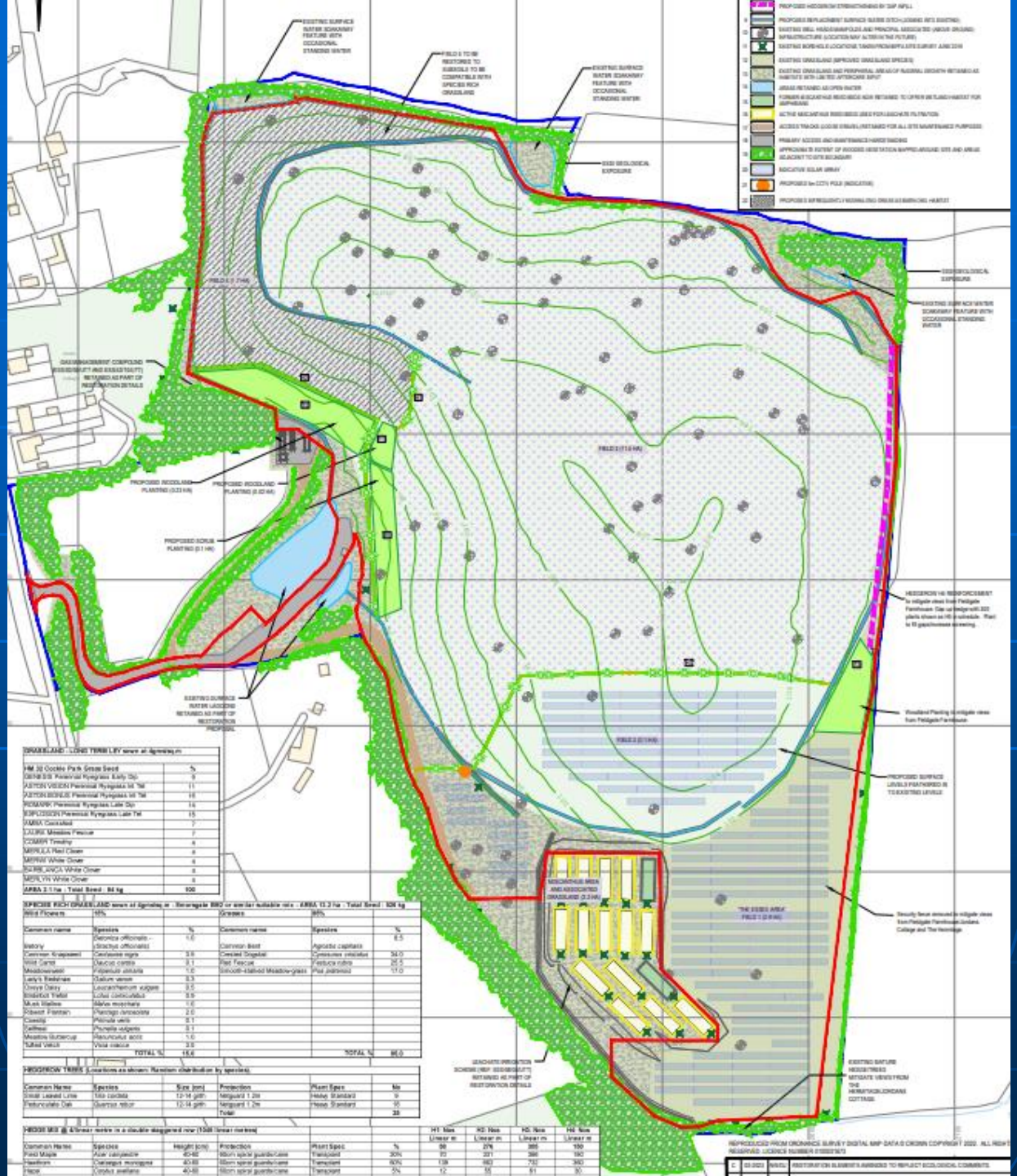
VERT 1:750



SECTION A–A'

HORI: 1:1500

VERT 1:750



GRASSLAND - LONG TERM LEY sown at 4g/m²/sq.m

HM 30 Cocktail Park Grass Seed	%
DERWISH Perennial Ryegrass Early Dip	9
AUTON VISION Perennial Ryegrass Int. TM	11
AUTON BONUS Perennial Ryegrass Int. TM	16
ROMARK Perennial Ryegrass Late Dip	14
EMPLOYSSON Perennial Ryegrass Late TM	15
FAMULA Cocksfoot	7
LOLIUM Meadow Fescue	7
COMMER Timothy	4
MERULA Red Clover	4
MERWI White Clover	4
SUREMLANCA White Clover	8
MERILYN White Clover	8
AREA 3.1 ha - Total Seed - 84 kg	100

SPECIES RICH GRASSLAND sown at 4g/m²/sq.m - Hemingale BRO or similar suitable mix - AREA 13.2 ha - Total Seed - 528 kg

Wild Flowers	10%		Grasses	90%	
Common name	Species	%	Common name	Species	%
Betony	Betonica officinalis - Stachys officinalis	1.0	Common Bent	Agrostis capillaris	8.5
Common Knapweed	Centaurea nigra	3.5	Crested Dogstail	Cynosurus cristatus	34.0
Wild Carrot	Daucus carota	3.1	Red Fescue	Festuca rubra	25.5
Meadowsweet	Filipendula ulmaria	1.0	Smooth-stalked Meadow-grass	Poa pratensis	17.0
Lady's Bedstraw	Galium verum	0.3			
Ox-eye Daisy	Leucanthemum vulgare	0.5			
Bird's-foot Trefoil	Lotus corniculatus	0.9			
Musk Mallow	Malva moschata	1.0			
Ribwort Plantain	Plantago lanceolata	2.0			
Cowslip	Primula veris	0.1			
Selfheal	Prunella vulgaris	0.1			
Meadow Buttercup	Ranunculus acris	1.0			
Tufted Vetch	Vicia cracca	3.0			
	TOTAL %	15.0		TOTAL %	85.0

HEDGEROW TREES (Locations as shown: Random distribution by species)

Common Name	Species	Size (cm)	Protection	Plant Spec	No
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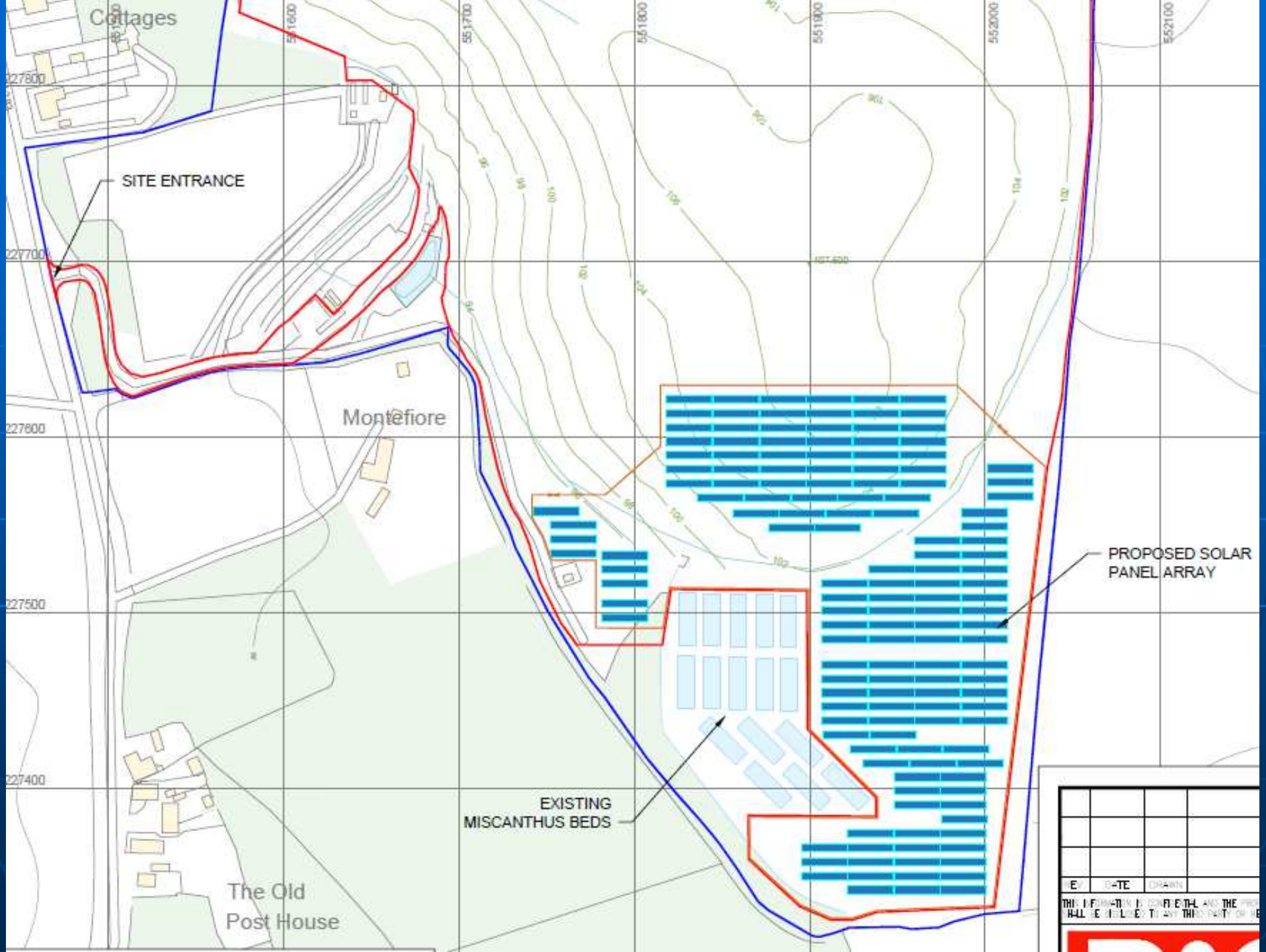
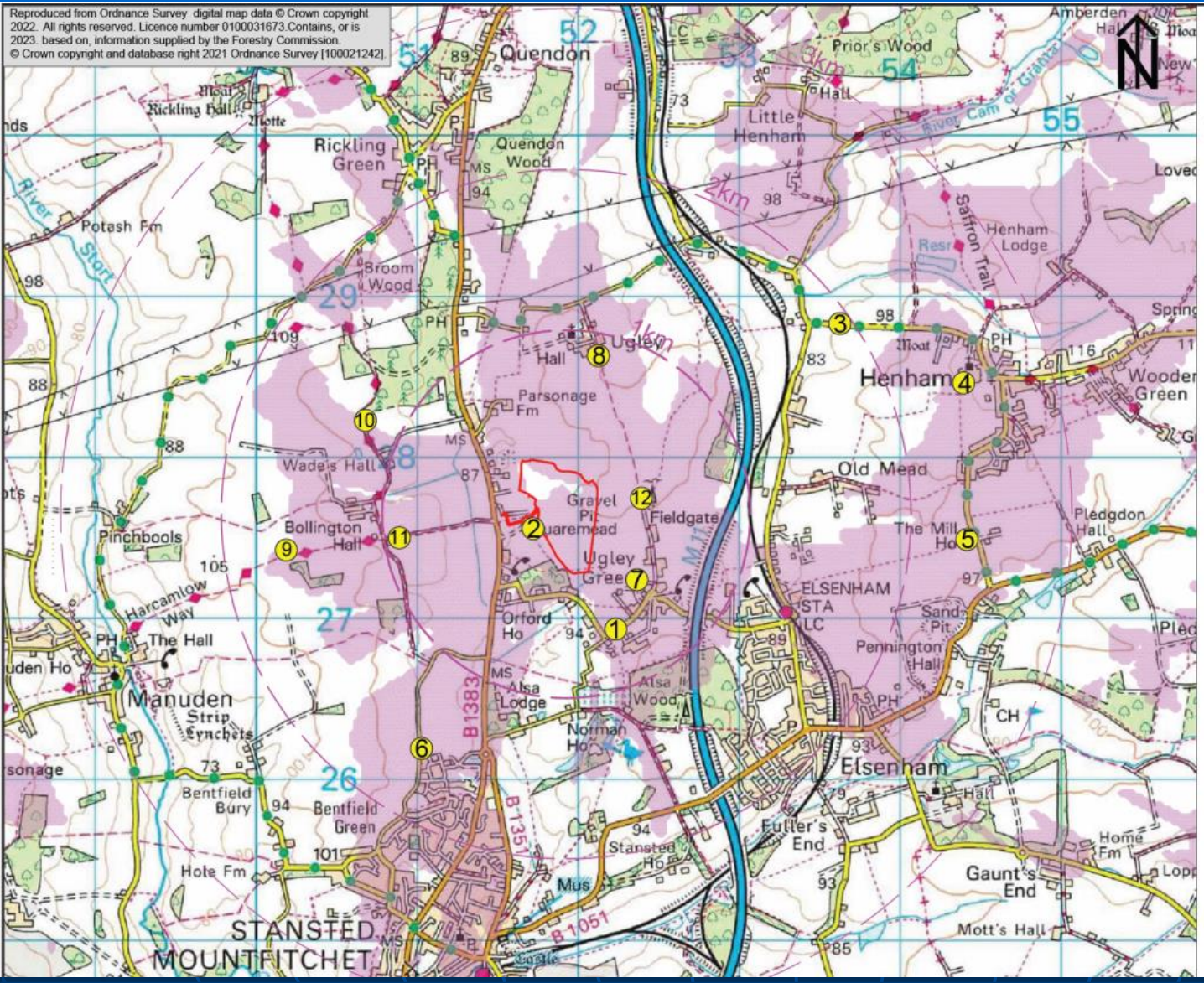
Hazel	Corylus avellana	40-60	60cm spiral guards/cane	Transplant	5%	12	55	61	30


Cottages
SITE ENTRANCE
Montefiore
PROPOSED SOLAR PANEL ARRAY
EXISTING MISCANTHUS BEDS
The Old Post House
551600
551700
551800
551900
552000
552100
227800
227700
227600
227500
227400



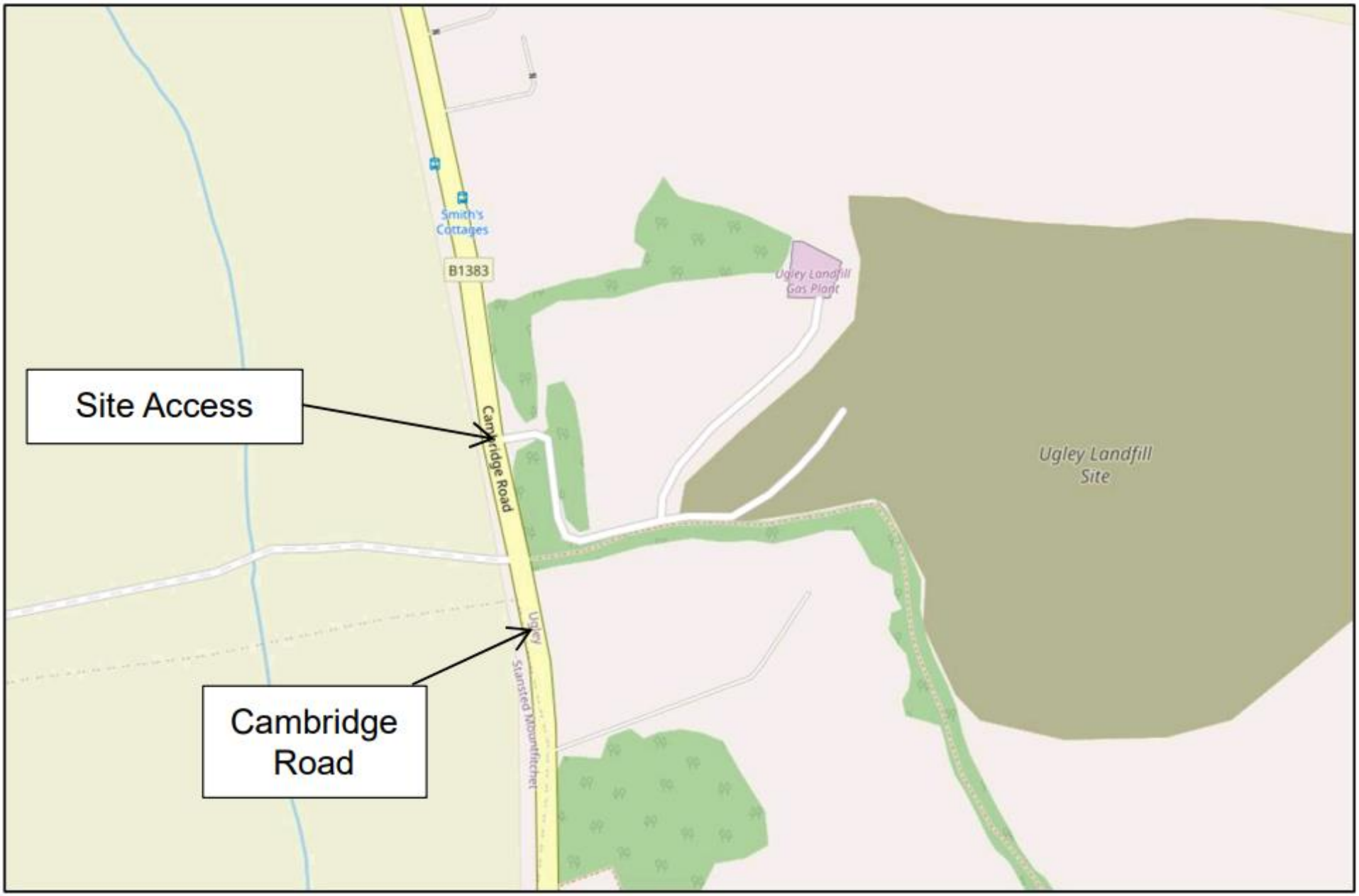
Legend

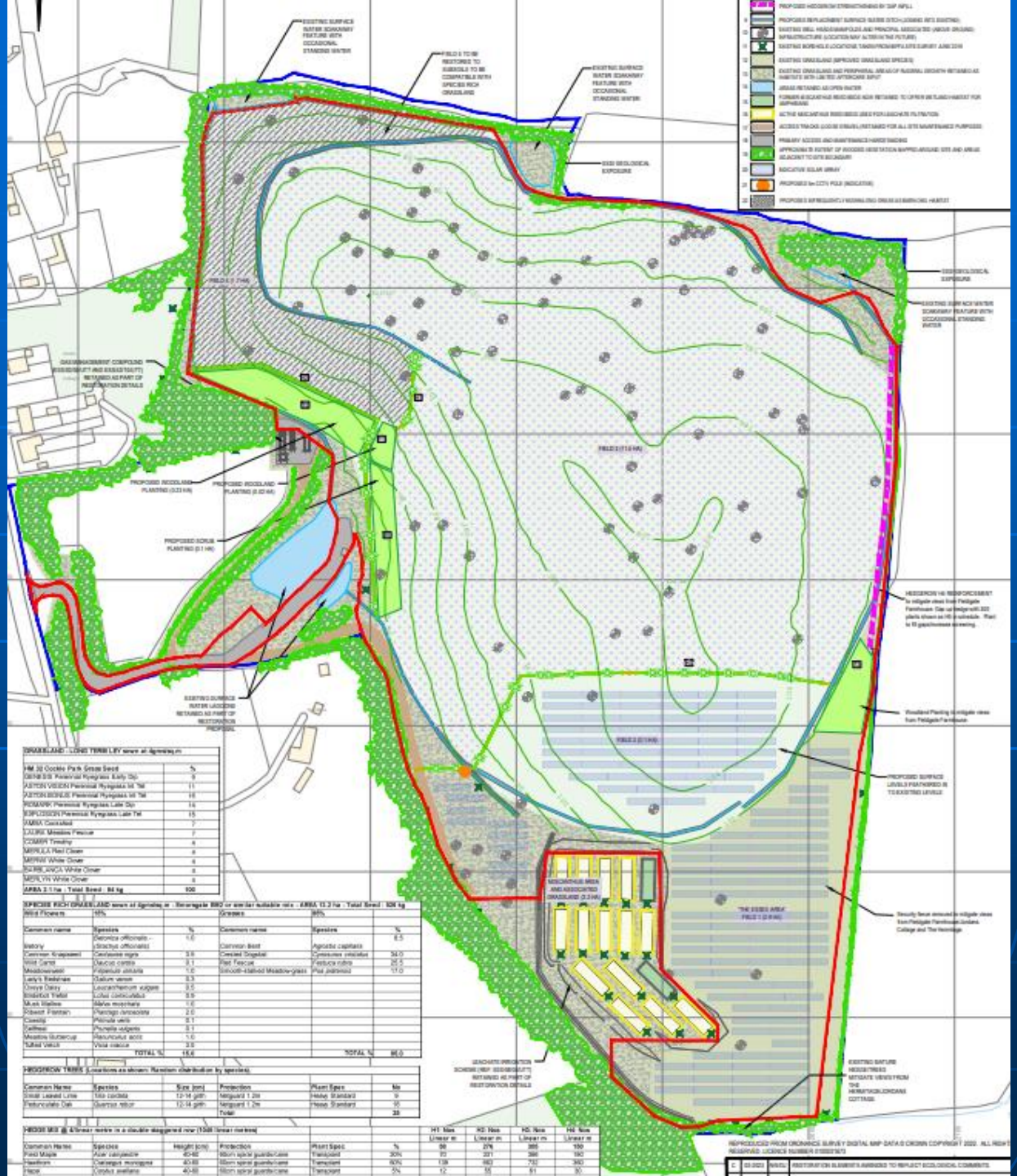
Zone of Theoretical Visibility of Solar Panels (See note 1).

12 Representative Viewpoint for the Landscape & Visual Appraisal

Notes

1. Zone of Theoretical Visibility (ZTV) of Solar Panels based on 3m high panels located on the landfill pre-settlement landform.
2. ZTV generated using OS Terrain 5 topographical data, with the National Forest Inventory dataset to represent woodland.
3. Woodland modelled at 12m in height.
4. Woodland less than 0.5ha, linear belts, individual trees/hedges not included in the model.
5. ZTV based on a 25m grid with an eye height of 1.6m in accordance with GLVIA3 guidance.


Site Access
Cambridge Road
Smith's Cottages
B1383
Ugley Landfill Gas Plant
Ugley Landfill Site
Cambridge Road
Ugley
Stansted Mountfitchet



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Bird's-foot Trefoil	Lotus corniculatus	0.9			
Musk Mallow	Malva moschata	1.0			
Ribwort Plantain	Plantago lanceolata	2.0			
Cowslip	Primula veris	0.1			
Selfheal	Prunella vulgaris	0.1			
Meadow Buttercup	Ranunculus acris	1.0			
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Legend

- Site Boundary

Post-development Habitats

- g3c - other neutral grassland
- g4 - modified grassland
- w1g - other woodland-broadleaved
- h3 - dense scrub
- u1b - developed land; sealed surface
- u1b5 - buildings
- u1c - artificial unvegetated, unsealed surface

native species-rich hedgerow with trees

- Native Hedge
- Species-rich Hedge with Trees
- ditch

WD1 - UPR Reference Number

Scale @ A3 1:2500
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Client: Biffa Waste Services Ltd	
Project: Ugley Landfill Site	
Title: Post-development Habitats	
Project Number: 2021/040	Date: 06/02/2023
AB Ecology	Drawing Number: 3

PLANNING APPLICATION BOUNDARY

A CATEGORY TREE, GROUP, HEDGE, OR WOODLAND
(HIGH QUALITY & VALUE)

B CATEGORY TREE, GROUP, HEDGE, OR WOODLAND
(MODERATE QUALITY & VALUE)

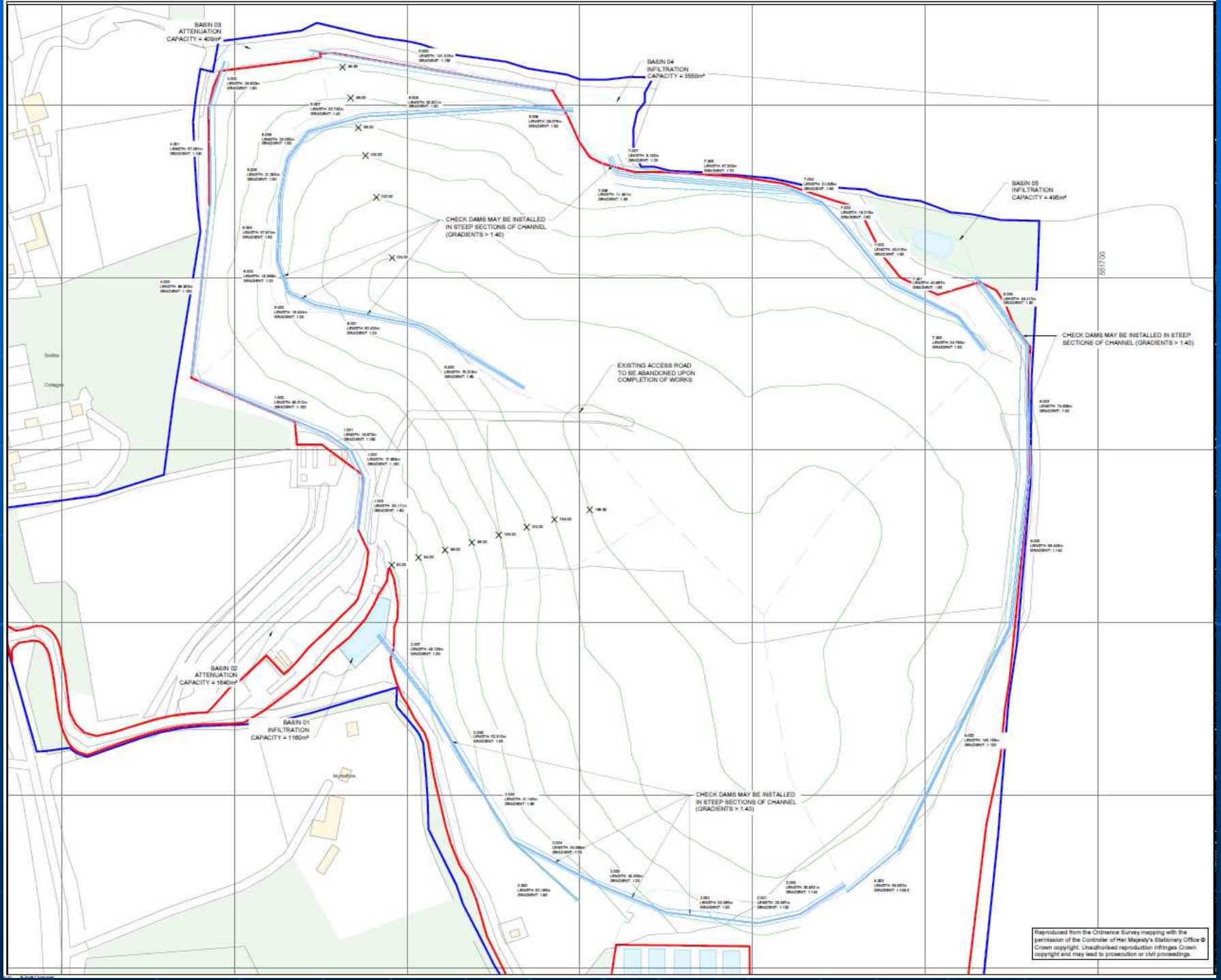
C CATEGORY TREE, GROUP, HEDGE, OR WOODLAND
(LOW QUALITY & VALUE)

U CATEGORY TREE, GROUP, HEDGE, OR WOODLAND
(UNSUITABLE FOR RETENTION)

ROOT PROTECTION AREAS (RPA)
(AS DEFINED BY BS 5837:2012)

APPROXIMATE SHADING ARC
(AS DEFINED BY BS 5837:2012)

SITE OF SPECIAL SCIENTIFIC INTEREST
(AREA CLASSIFIED AS A SSSI)


BASIN 03
ATTENUATION
CAPACITY = 400m³
BASIN 04
INFILTRATION
CAPACITY = 355m³
BASIN 05
INFILTRATION
CAPACITY = 495m³
CHECK DAMS MAY BE INSTALLED
IN STEEP SECTIONS OF CHANNEL
(GRADIENTS > 1:40)
CHECK DAMS MAY BE INSTALLED IN STEEP
SECTIONS OF CHANNEL (GRADIENTS > 1:40)
EXISTING ACCESS ROAD
TO BE ABANDONED UPON
COMPLETION OF WORKS
BASIN 02
ATTENUATION
CAPACITY = 1640m³
BASIN 01
INFILTRATION
CAPACITY = 1160m³
CHECK DAMS MAY BE INSTALLED
IN STEEP SECTIONS OF CHANNEL
(GRADIENTS > 1:40)
551700
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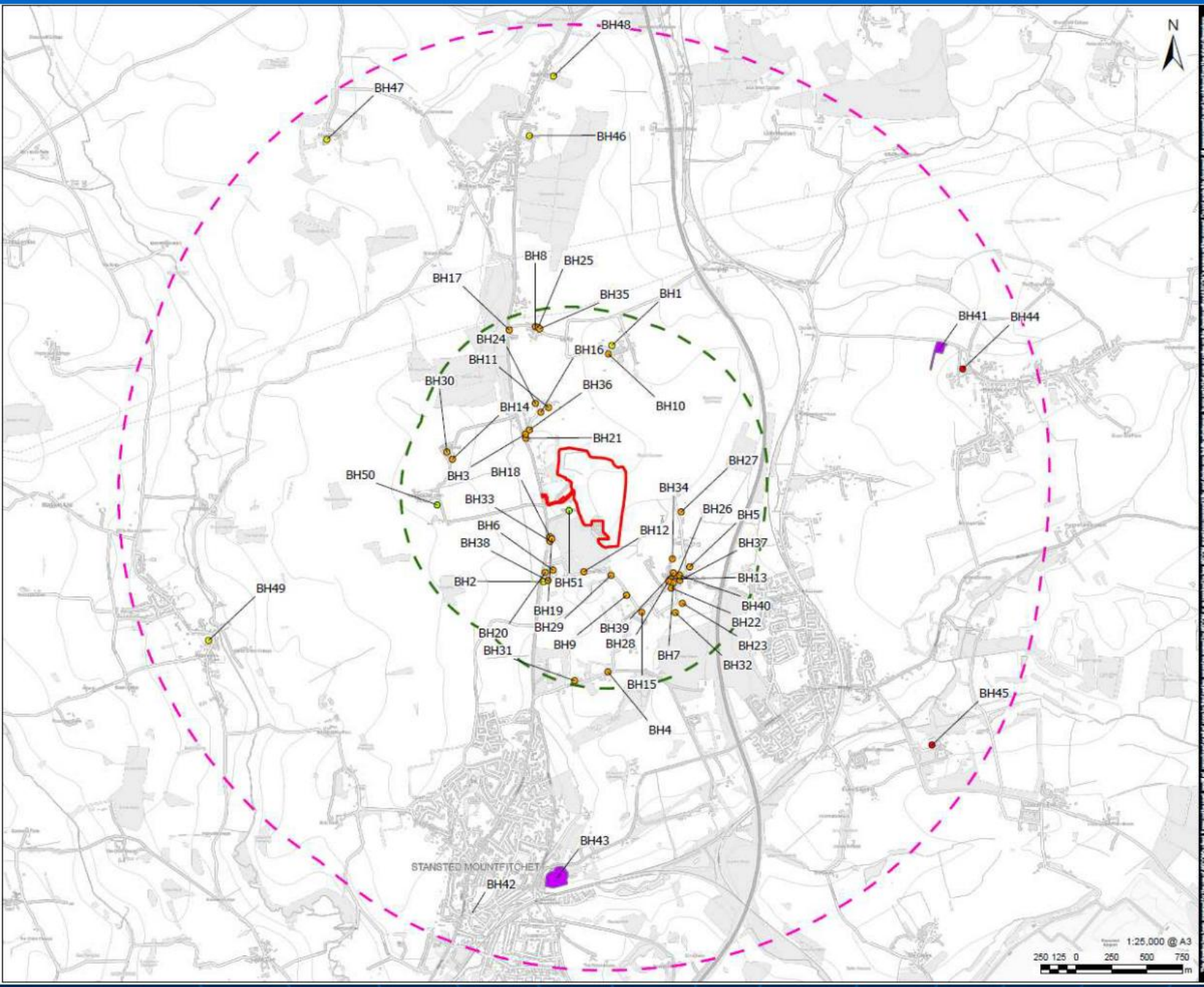
Crown copyright. Unauthorised reproduction infringes Crown
copyright and may lead to prosecution or civil proceedings.



AECOM

PROJECT

Ugley Landfill Site

CLIENT

Biffa

CONSULTANT

AECOM
1 Tanfield, Inverleith Row
Edinburgh, Scotland
EH3 5DA
www.aecom.com

LEGEND

- Red Line Boundary
- 1km Site Buffer
- 3km Site Buffer

Listed Building Grade

- I
- II
- II*
- Non-Designated Asset
- Scheduled Monument

NOTES

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ISSUE PURPOSE

FINAL

PROJECT NUMBER

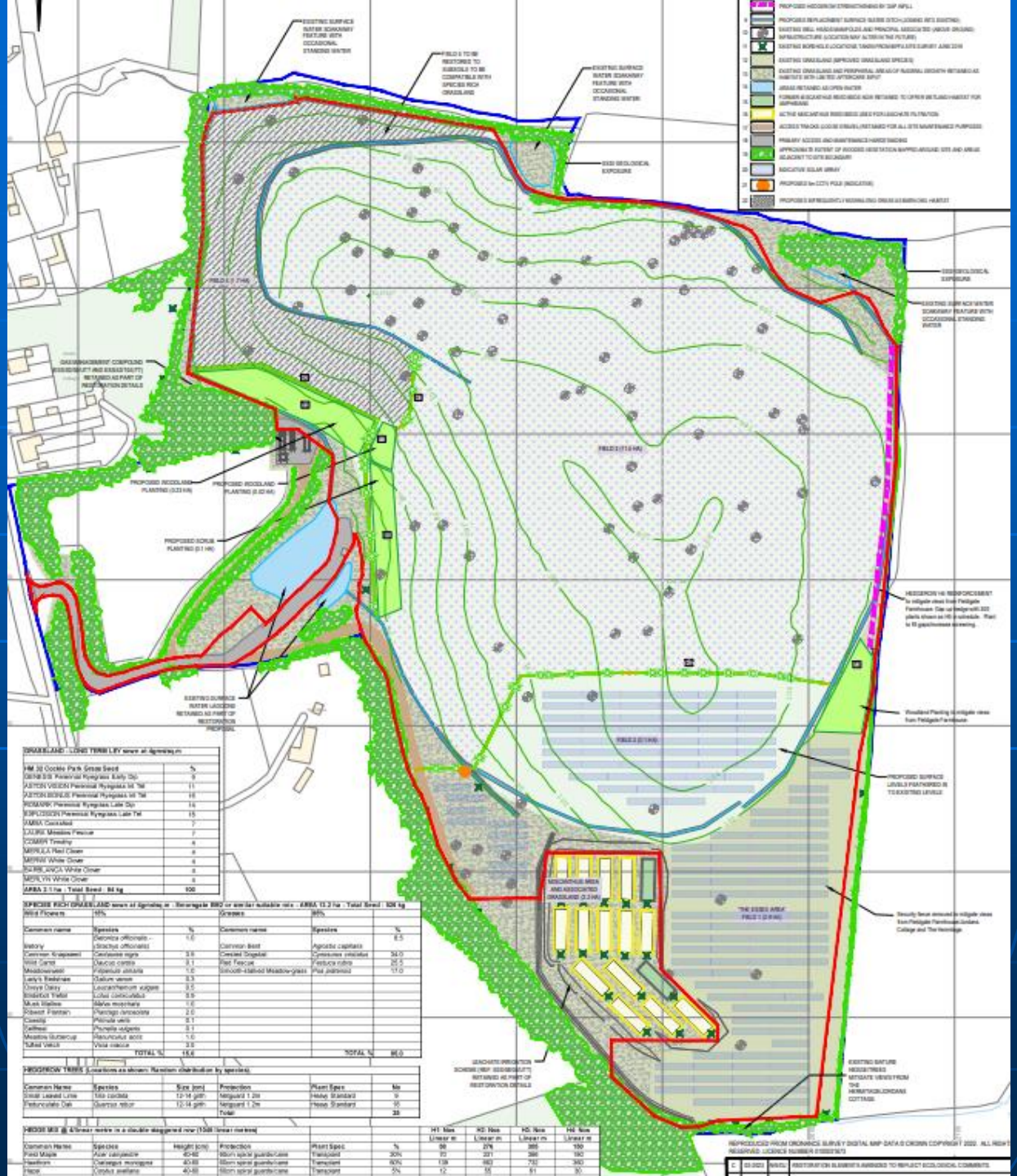
60673809

FIGURE TITLE

Built Heritage Assets

FIGURE NUMBER

Figure 2



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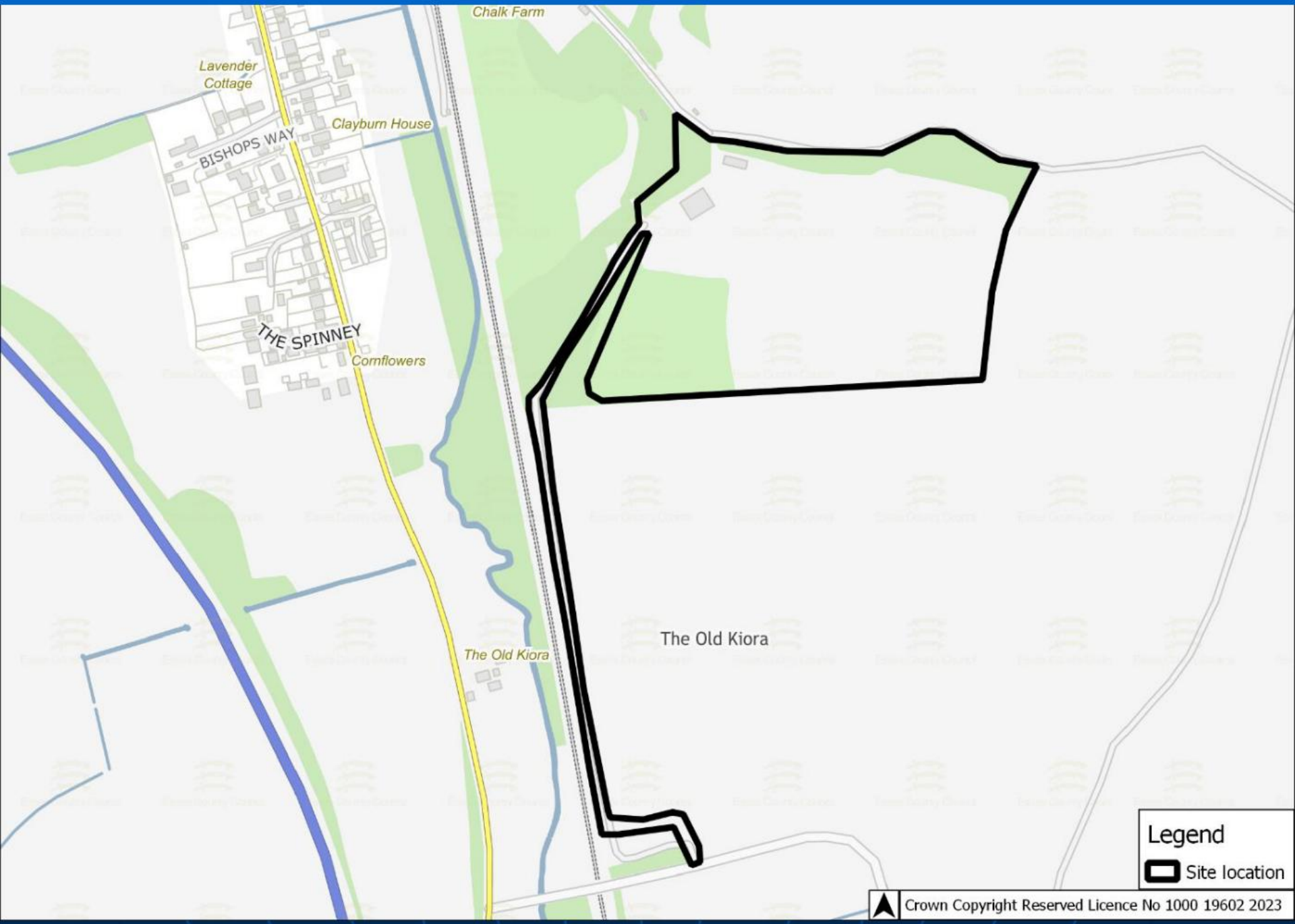
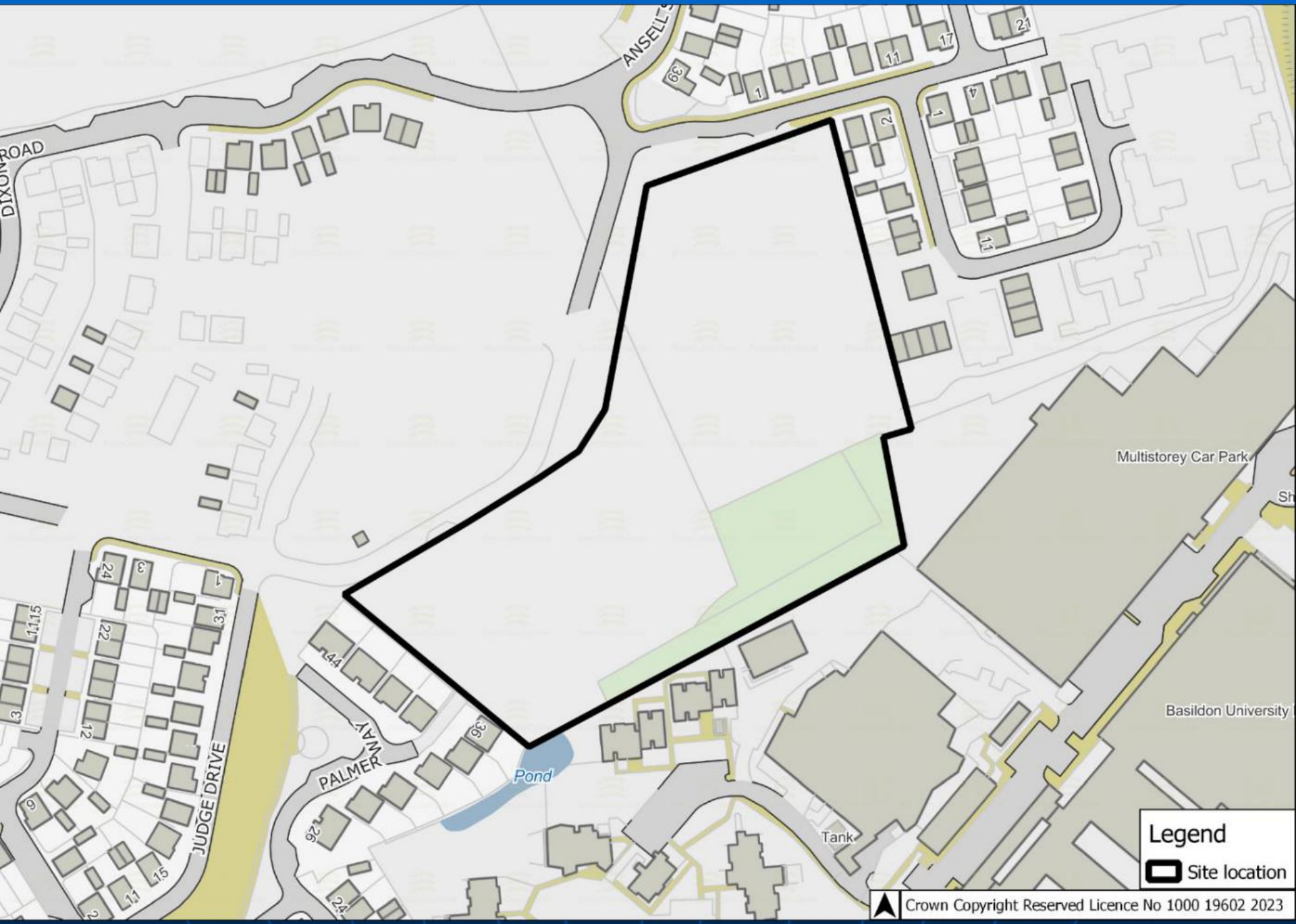
ESS/111/22/UTT
Newport Chalk Quarry, Chalk Farm Lane


Chalk Farm
Lavender Cottage
Clayburn House
BISHOPS WAY
THE SPINNEY
Cornflowers
The Old Kiora
The Old Kiora
Legend
Site location
Crown Copyright Reserved Licence No 1000 19602 2023

5/2023
1985
2020
Google Earth

North Hall Road
London Road (B1383)
Widdington Road
Hollow Road
Google

CC/BAS/11/23
Land North of Dry Street, Nethermayne, Basildon


ANSELL'S
DIXON ROAD
JUDGE DRIVE
PALMER WAY
Pond
Tank
Multistorey Car Park
Basildon University
Legend
Site location
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X:\JOBS\3257_Nethermayne\Graphics\Plans_Images\Parameter Plans

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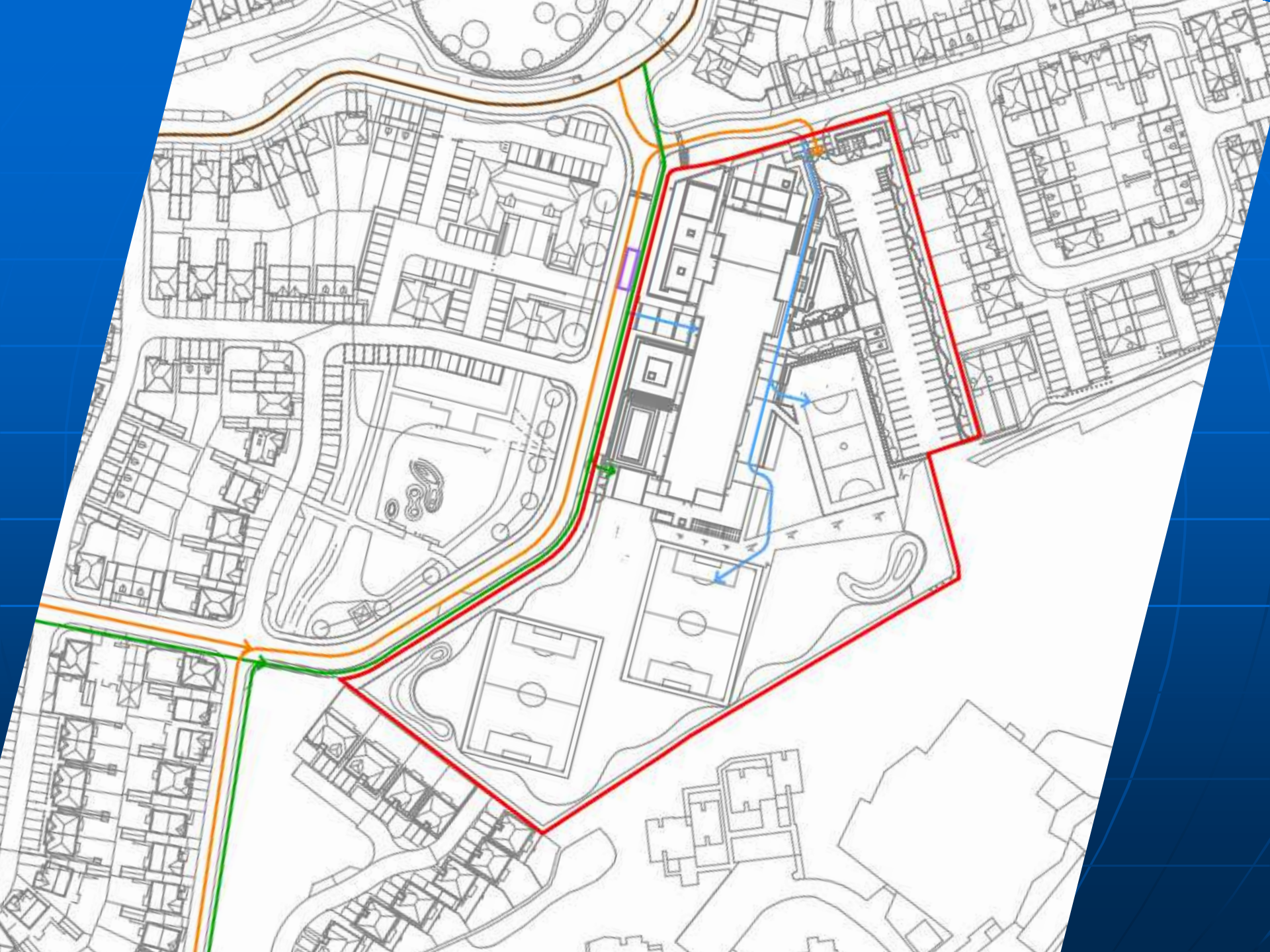


20 02 2023

20 02 2023

28 09 2022

28 09 2022

20 02 2023

28 09 2022

20 02 2023

20 02 2023

28 09 2022

Side Elevation

Side Elevation

Front Elevation

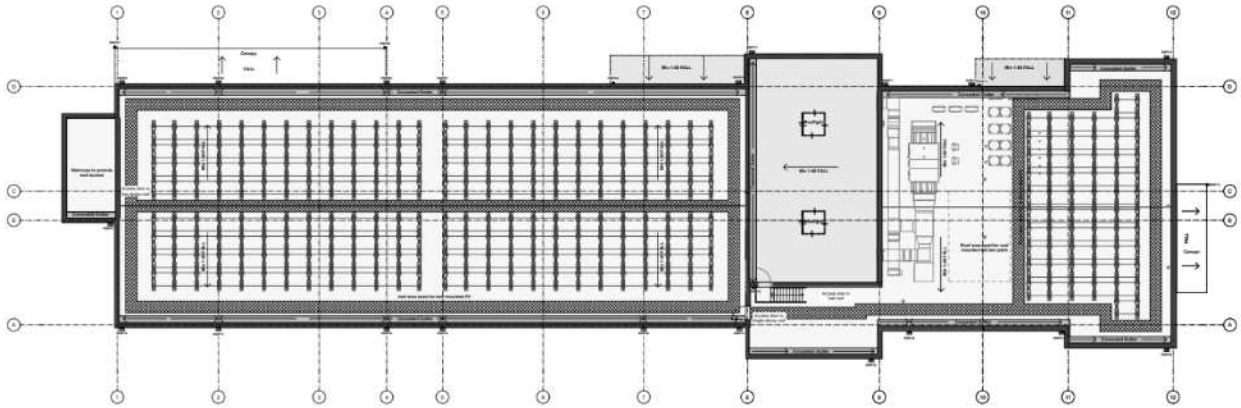
Rear Elevation

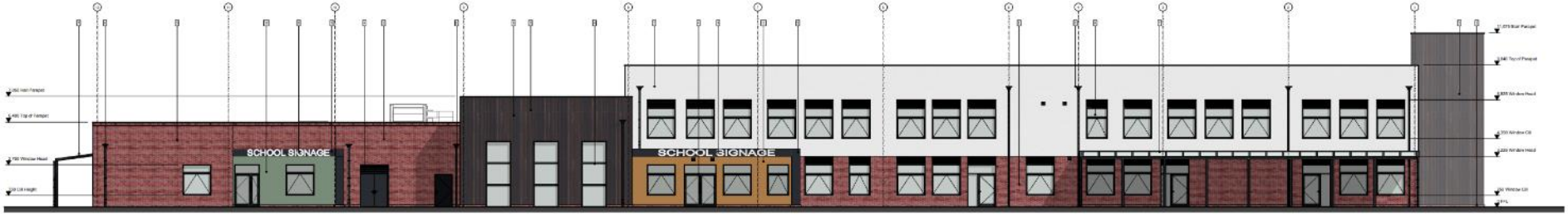
Flat Block 2.8 & 2.9
Front Elevation

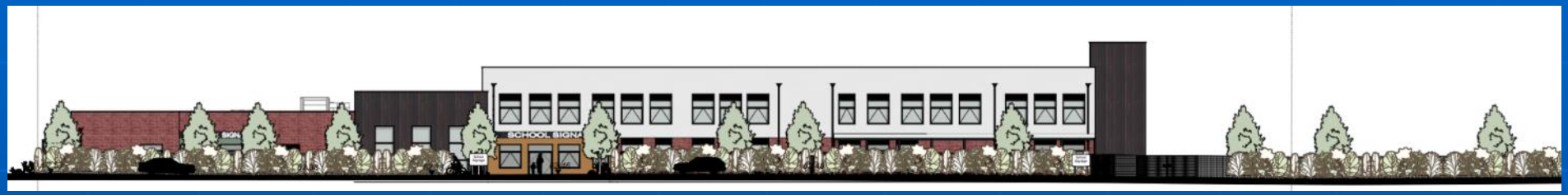
Flat Block 2.8 & 2.9
Rear Elevation

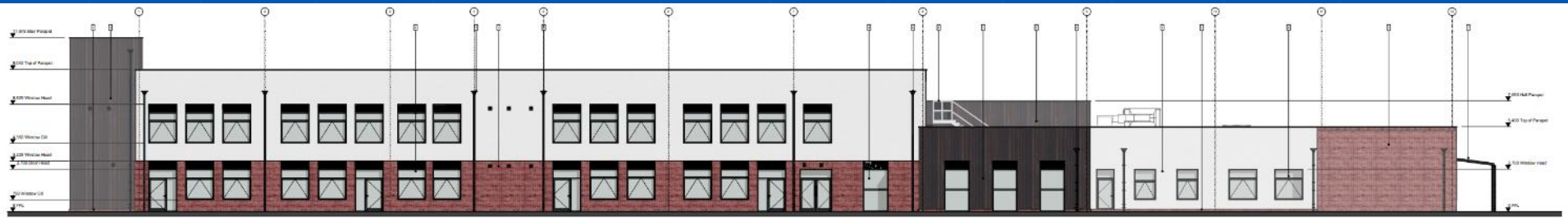
BADGER GREEN
PUBLIC OPEN SPACE
Ansell Road
George Street
Main Entrance
Visitor Entrance
Nursery Entrance
Staff entrance
Hazel Road
U7/U8 Football mini soccer
(O/A measurement of 43 x 33m)
U7/U8 Football mini soccer
(O/A measurement of 43 x 33m)
Hard Informal
Soft Informal social
Habitat
Soft Outdoor PE
Hard Outdoor PE / MUGA
Car Park

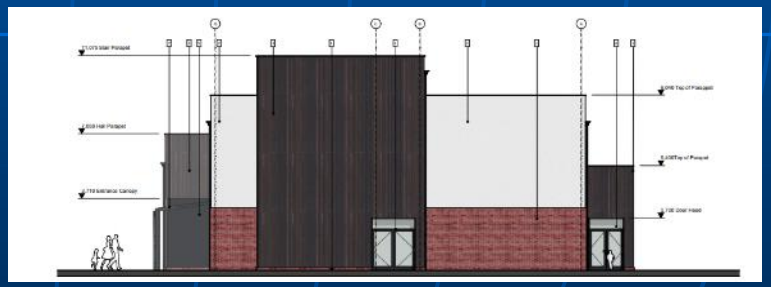
First Floor Plan

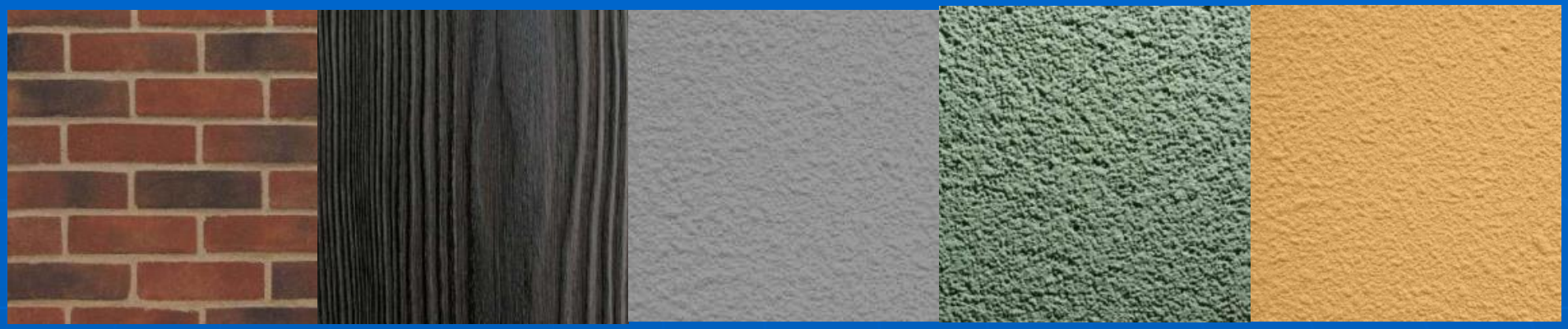



SCHOOL SIGNAGE
SCHOOL SIGNAGE





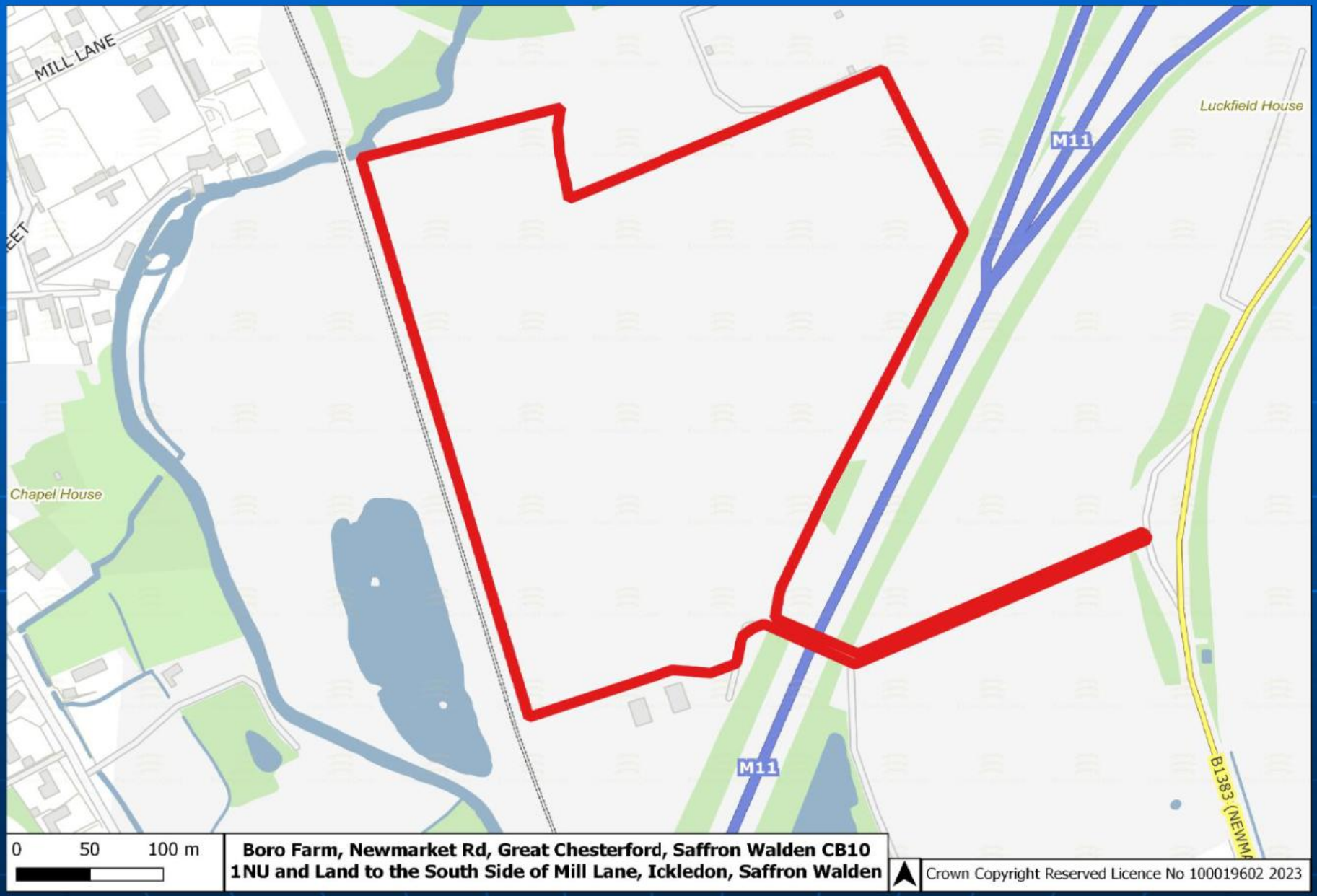




DRY STREET NURSERY
DRY STREET PRIMARY SCHOOL

BADGER GREEN
PUBLIC OPEN SPACE
Ansell Road
George Street
Main Entrance
Visitor Entrance
Nursery Entrance
Staff entrance
Hazel Road
U7/U8 Football mini soccer
(O/A measurement of 43 x 33m)
U7/U8 Football mini soccer
(O/A measurement of 43 x 33m)
Hard Informal
Soft Informal social
Habitat
Soft Outdoor PE
Hard Outdoor PE / MUGA
Car Park

ENF/1172
Boro Farm & Land on the South side of Mill Lane, Ickleton, Saffron Walden


MILL LANE
Luckfield House
M11
Chapel House
M11
B1383 (NEWM
0 50 100 m
Boro Farm, Newmarket Rd, Great Chesterford, Saffron Walden CB10 1NU and Land to the South Side of Mill Lane, Ickledon, Saffron Walden
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May 2022
See latest date

May 2023
See latest date

Development and Regulation Committee