



View No: 7
Coordinates: SP 52286 26049
Direction of View: Looking south west
Distance to Site: 5m
Eye Level (m AoD): 1.6m
Camera Type: NIKON D3500
Frame: Planar
Lens Focal Length: Equivalent to 50mm
Horizontal FoV: 39.6 °
Vertical FoV: 27 °
Theoretical Viewing Distance: A comfortable arms length
Date: 23/11/2021
Weather & Lighting: Good Visibility



Viewpoint Location Plan

Project No:	13464	Date:	December 2021
Client:	Richborough Estates	Status:	Planning
Project:	Land North of Camp Road, Heyford Park	View:	7





10cm
0cm
(Original image size 390 x 260mm)

Please note: To view this image digitally, calibrate this scale bar, on screen, for a correct scale representation and view the image at a comfortable arm's length



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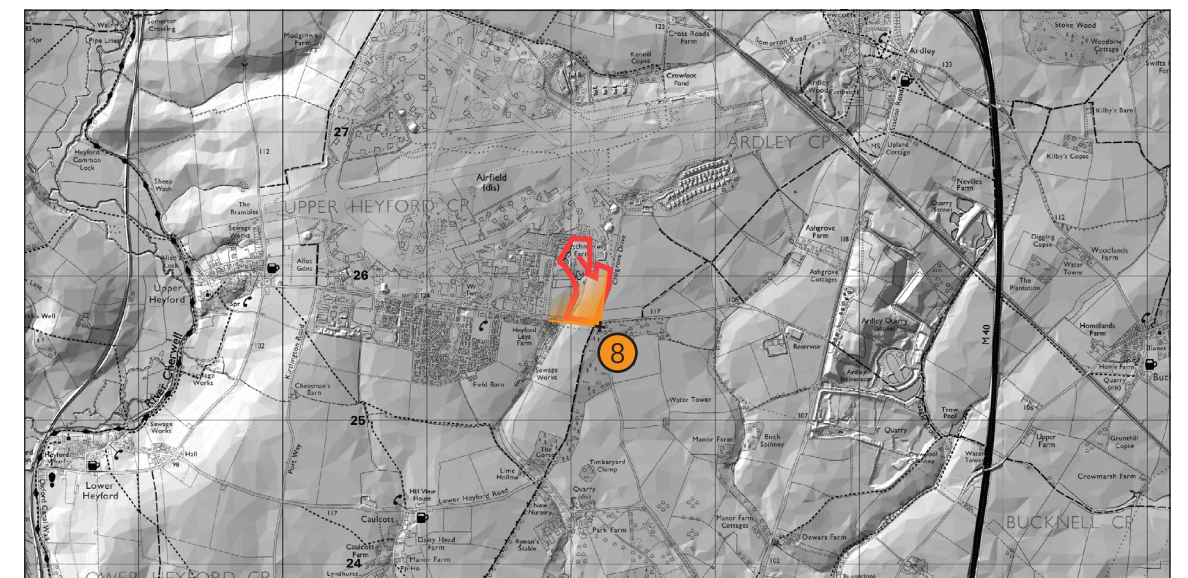
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Image Enlargement: 100%
Page Size: A3

Project No: 13464
Client: Richborough Estates
Project: Land North of Camp Road, Heyford Park

Date: December 2021
Status: Planning
View: 8



View No: 8
Coordinates: SP 52187 25677
Direction of View: Looking north west
Distance to Site: 15m
Eye Level (m AoD): 1.6m
Camera Type: NIKON D3500
Frame: Planar
Lens Focal Length: Equivalent to 50mm
Horizontal FoV: 39.6 °
Vertical FoV: 27 °
Theoretical Viewing Distance: A comfortable arms length
Date: 23/11/2021
Weather & Lighting: Good Visibility



Viewpoint Location Plan

Project No:	13464	Date:	December 2021
Client:	Richborough Estates	Status:	Planning
Project:	Land North of Camp Road, Heyford Park	View:	8





Extent of site within the view

10cm
0cm
(Original image size 390 x 260mm)

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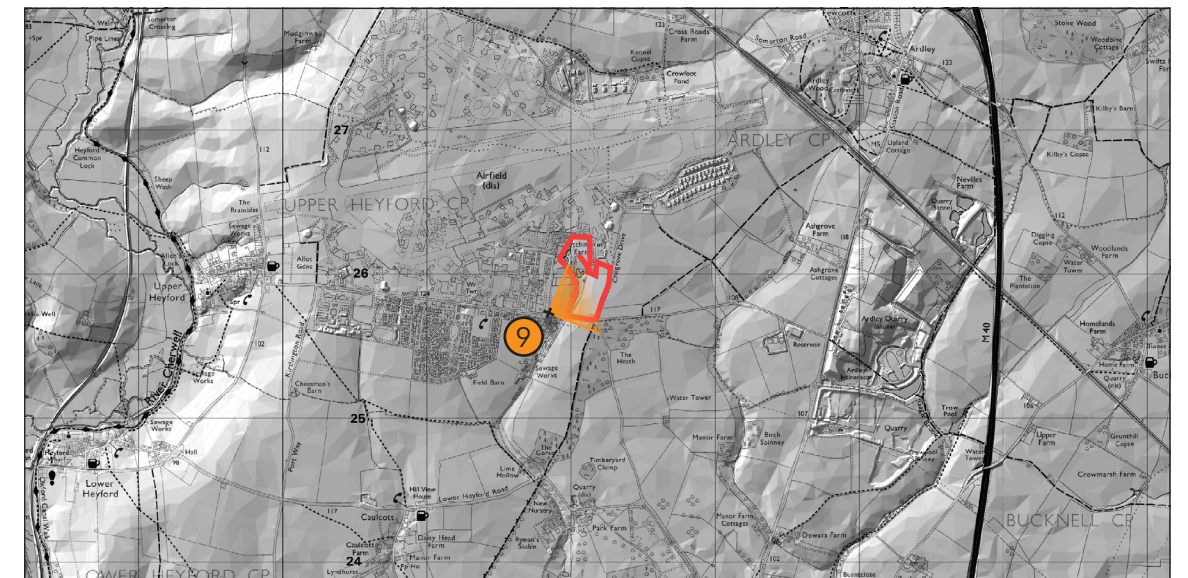
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Image Enlargement: 100%
Page Size: A3

Project No: 13464
Client: Richborough Estates
Project: Land North of Camp Road, Heyford Park

Date: December 2021
Status: Planning
View: 9



View No: 9
Coordinates: SP 51848 25724
Direction of View: Looking north east
Distance to Site: 115m
Eye Level (m AoD): 1.6m
Camera Type: NIKON D3500
Frame: Planar
Lens Focal Length: Equivalent to 50mm
Horizontal FoV: 39.6 °
Vertical FoV: 27 °
Theoretical Viewing Distance: A comfortable arms length
Date: 23/11/2021
Weather & Lighting: Good Visibility



Viewpoint Location Plan

Project No:	13464	Date:	December 2021
Client:	Richborough Estates	Status:	Planning
Project:	Land North of Camp Road, Heyford Park	View:	9





Extent of site within the view



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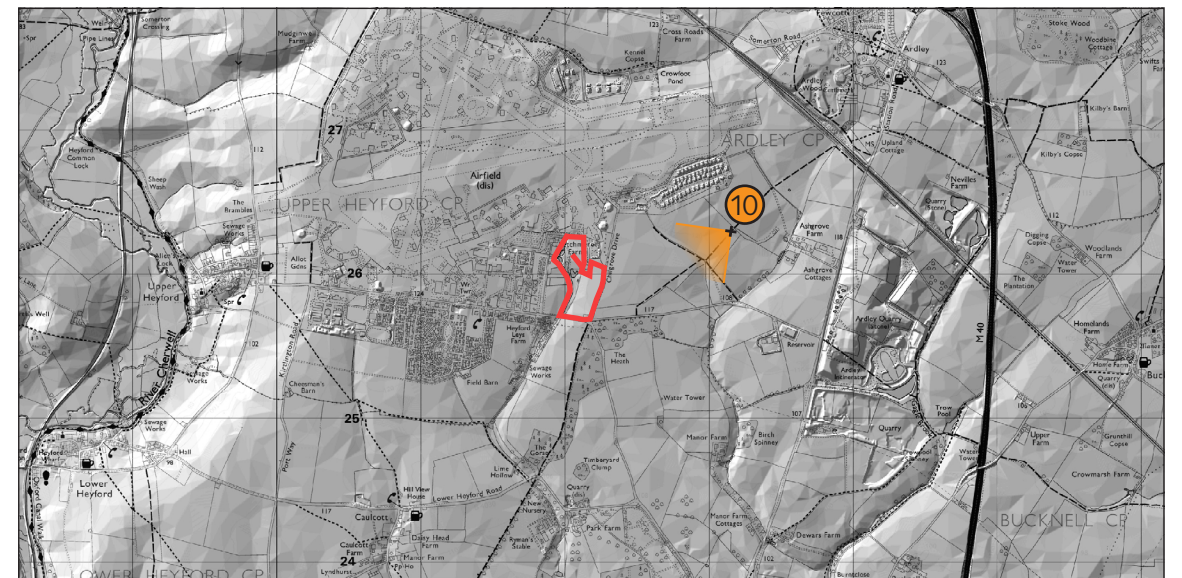
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Image Enlargement: 100%
Page Size: A3

Project No: 13464
Client: Richborough Estates
Project: Land North of Camp Road, Heyford Park

Date: December 2021
Status: Planning
View: 10



View No: 10
Coordinates: SP 53164 26311
Direction of View: Looking south west
Distance to Site: 950m
Eye Level (m AoD): 1.6m
Camera Type: NIKON D3500
Frame: Planar
Lens Focal Length: Equivalent to 50mm
Horizontal FoV: 39.6 °
Vertical FoV: 27 °
Theoretical Viewing Distance: A comfortable arms length
Date: 23/11/2021
Weather & Lighting: Good Visibility

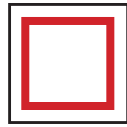












Viewpoint Location Plan

Project No:	13464	Date:	December 2021
Client:	Richborough Estates	Status:	Planning
Project:	Land North of Camp Road, Heyford Park	View:	10



KEY

-  Site Boundary
-  Proposed built form
-  Proposed gardens
-  Proposed play areas
-  Existing vegetation to be retained and enhanced as necessary with locally characteristic native species
-  Existing ponds to be planted for ecological benefit
-  Proposed hedgerow to strengthen the field pattern by planting up gappy hedges
-  Proposed street trees (native cultivars) suited for street scenes to provide interest and tree lined streets
-  Proposed native trees to open space to be large stature, locally characteristic species
-  Proposed mixed scrub
-  Proposed attenuation features with marginal planting for ecological benefit

Small-scale development interspersed with public open space and mixed scrub planting.

Establish native tree belts around the former RAF airfield to reduce their visual impact using locally characteristic native tree and shrub species.

Green Infrastructure connectivity. New hedge and large stature trees to emulate 'parkland' character in this area. Divide and structure denuded open landscapes with development contained in a strong landscape framework. (Policy ESD10 and ESD17)

New recreation and ecology open space management of existing structure with ecological intervention for benefit to people and wildlife.

Street tree planting creates interest and breaks up the built form.

Integrate large stature native trees to break up rooflines of taller dwellings in this location. Development is also interspersed with public open space to integrate it into the landscape.

Hedgerow boundary with scattered clusters of native tree planting and strengthening of the field pattern by planting up gaps in the existing hedgerows. This will create the impression of tree belts and provides softening of built form in views from public rights of way to the south and east. This is in line with policies relating to the enhancement of the urban fringe with tree planting (Policy C17 and ESD13).



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