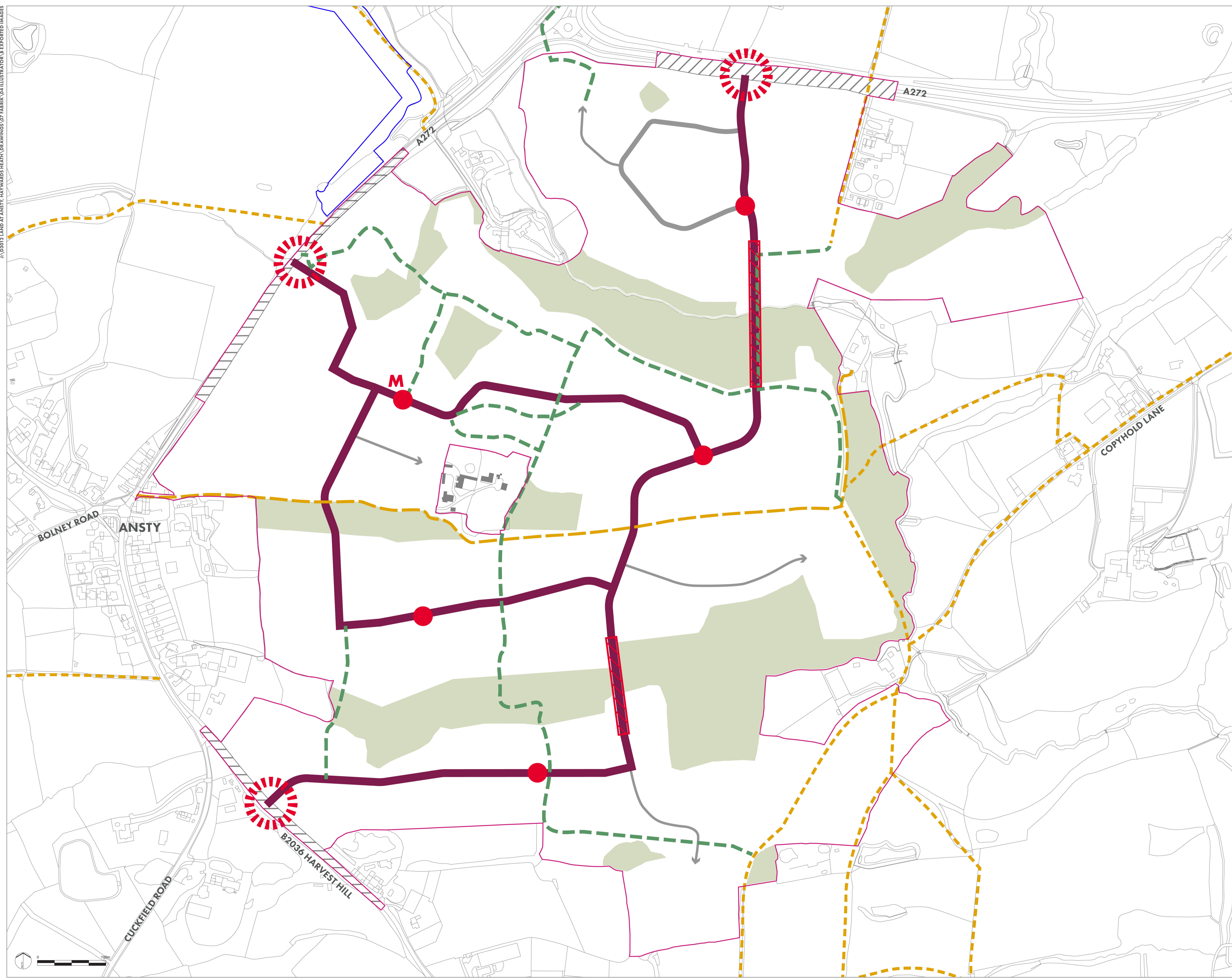


LAND AT ANSTY, HAYWARDS HEATH DRAWINGS OF FABRIK VIA ILLUSTRATOR & EXPORTED IMAGES



- LEGEND**
- SITE BOUNDARY
  - PARKLAND RESERVE BOUNDARY
  - AREA REQUIRED FOR SITE ACCESS & VISIBILITY SPLAYS
  - EXISTING WOODLAND
  - BRIDGE
  - ANSTY AVENUE (BUS ROUTE)
  - SECONDARY STREET (NO BUS)
  - TERTIARY STREET
  - EXISTING PUBLIC RIGHT OF WAY RETAINED
  - EXISTING VEHICULAR ACCESS TO MACKERELL'S RETAINED
  - PROPOSED FOOT/CYCLE ROUTE
  - MOBILITY HUB
  - MINI-MOBILITY HUB
  - SITE ACCESS
- NOTE:**
- PLAN TO BE READ IN CONJUNCTION WITH SUITE OF PARAMETER PLANS:
- D3012-FAB-00-XX-DR-Y-037 (GREEN INFRASTRUCTURE)
  - D3012-FAB-00-XX-DR-Y-039 (LAND USE)
  - D3012-FAB-00-XX-DR-Y-040 (BUILDING HEIGHTS)
  - D3012-FAB-00-XX-DR-Y-045 (DENSITY)

14	Unsignalised crossing added	SD	03.09.25
13	Foot/cycle connection to country park removed	SD	12.08.25
12	Site boundary thickness amended	ID	23.05.25
11	Stream included within the site boundary	ID	22.05.25
10	Site boundary updated to incorporate new access	ID	21.05.25
09	Updated western site access location	ID	20.05.25
08	Updated NW ped access	BS	20.10.23
07	Updated key regarding mini-mobility hubs	BS	05.10.23
06	Parkland reserve boundary change to blue	BS	04.10.23
05	Amended street hierarchy	BS	13.09.23
04	Added note	BS	15.06.23
03	Added country park boundary	BS	26.05.23
02	Updated site boundary, access area and spine street	BS	25.05.23
01	Updated site boundary and bus stop locations	BS	12.04.23
REV.	DESCRIPTION		APP. DATE



PROJECT TITLE  
ANSTY GARDEN COMMUNITY

DRAWING TITLE  
ACCESS & MOVEMENT PARAMETER PLAN

ISSUED BY London T: 020 7620 1453

DATE SEP 2025 DRAWN SD

SCALE@A1 1:2,500 CHECKED ID

STATUS FINAL APPROVED ID

DWG. NO. D3012-FAB-00-XX-DR-Y-036

Notes:

- This drawing is the property of fabrik ltd. It must not be copied or reproduced without written consent.
- Only figured dimensions are to be taken from this drawing. All contractors must visit site and be responsible for taking and checking all dimensions related to the works shown on this drawing.