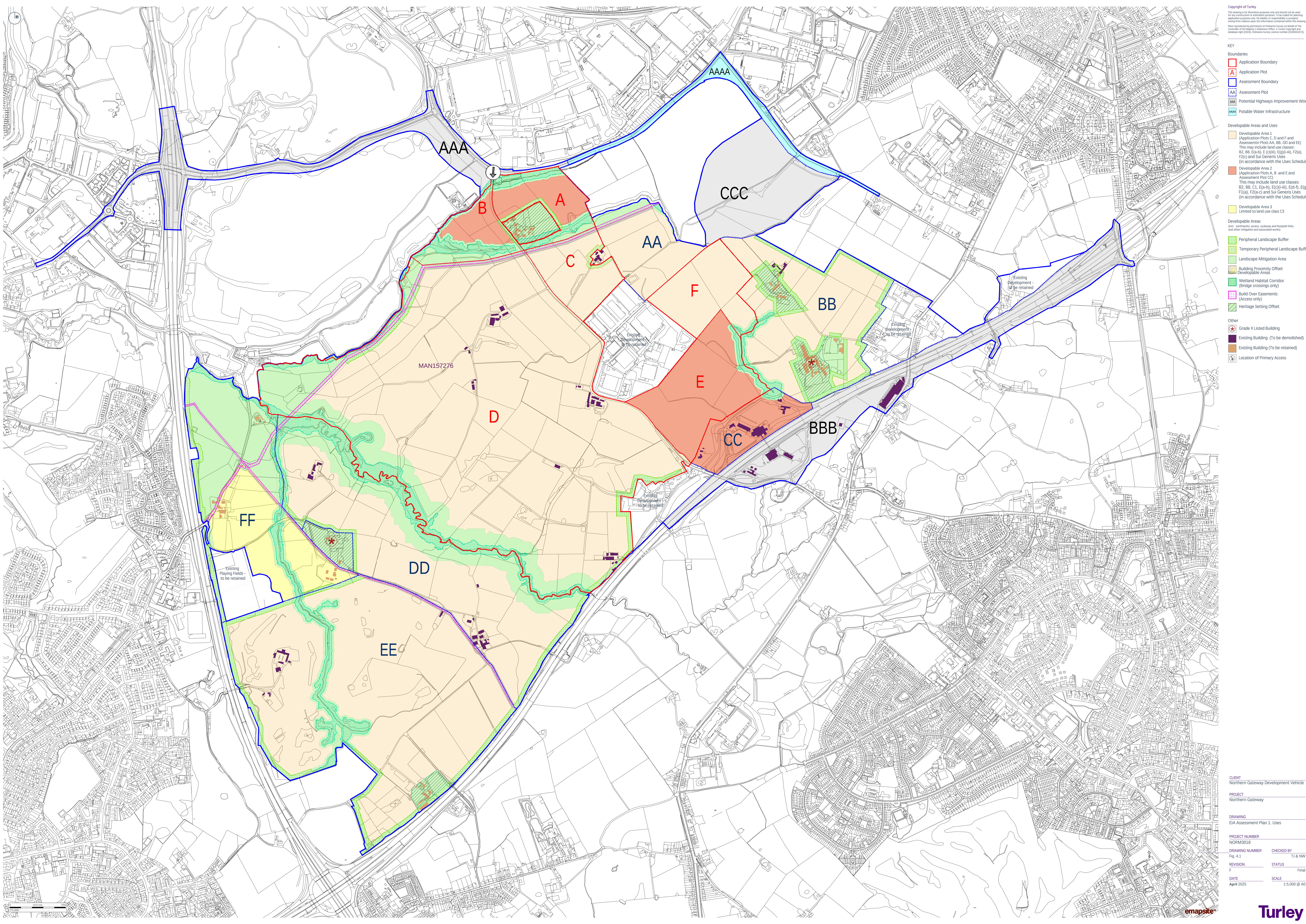




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How to read this drawing: This drawing is a plan view of the site. It shows the boundaries of the site, the boundaries of the various plots, and the boundaries of the various zones. It also shows the location of the various buildings, the location of the various easements, and the location of the various offsets.

KEY

Boundaries

- Application Boundary
- Application Plot
- Assessment Boundary
- Assessment Plot
- Potential Highways Improvement Works
- Potable Water Infrastructure

Developable Areas and Uses

- Developable Area 1 (Application Plots C, D and F and Assessment Plot CC) This may include land use classes: B2, B8, E(a-b), E(c)(iii), E(g)(ii-iii), F2(a), F2(c) and Sui Generis Uses (in accordance with the Uses Schedule)
- Developable Area 2 (Application Plots A, B and E and Assessment Plot CC) This may include land use classes: B2, B8, C1, E(a-b), E(c)(iii), E(d-f), E(g)(ii-iii), F1(a), F2(a-c) and Sui Generis Uses (in accordance with the Uses Schedule)
- Developable Area 3 Limited to land use class C3

Developable Areas

- Peripheral Landscape Buffer
- Temporary Peripheral Landscape Buffer
- Landscape Mitigation Area
- Building Proximity Offset
- Wetland Habitat Corridor (Bridge crossings only)
- Build Over Easements (Access only)
- Heritage Setting Offset

Other

- Grade II Listed Building
- Existing Building (To be demolished)
- Existing Building (To be retained)
- Location of Primary Access

CLIENT
Northern Gateway Development Vehicle

PROJECT
Northern Gateway

DRAWING
EIA Assessment Plan 1: Uses

PROJECT NUMBER
NORM3018

DRAWING NUMBER
Fig. 4.1

CHECKED BY
TJ & NW

REVISION
F

STATUS
Final

DATE
April 2025

SCALE
1:5,000 @ A0

emapsite

Turley