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	Site Boundary	7.34ha		Proposed Site Access (Located off School Lane)		Footpath link to PRoW - North of School Lane - (9-14-FP19)		Proposed Locally Equipped Area for Play 0.04Ha		Proposed location of Pumping Station
	Chorley Local Plan 2012-2026 Policy BNE3.9 Safeguarded Land			Proposed Vehicular Access		Proposed Informal Public Open Space		Existing hedgerows and trees to be retained (including retained tree line to School Lane)		
	Proposed Residential 180 dwellings @ 35dph	5.09Ha		Public Right of Way		Proposed min. 10m Woodland Buffer Planting to Chapel Brook West Valley Park		Proposed Attenuation Basin (To engineers specification)		
	Proposed Residential 10% self-build units			Footpath link to School Lane		Proposed Structural Landscaping/Hedgerow Planting		Existing pond to be retained		

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