



- RESIDENTIAL AREA
- PUBLIC OPEN SPACE, PLAY AREAS, LANDSCAPING
- VEHICULAR ACCESS
- SECONDARY ROAD NETWORK
- EXISTING PUBLIC RIGHTS OF WAY

The proposed development would provide up to 550 high-quality homes (approx 380 North Site, 170 South Site) offering a mix of house types and tenures to accommodate a range of household needs. The scheme would be designed to create a well-connected, walkable neighbourhood with an emphasis on community spaces, sustainable travel, and high-quality public realm. Homes would be built to modern energy efficiency standards, incorporating renewable energy sources and sustainable drainage solutions.

Public open spaces will form an integral part of the development, with more than a third of the two sites allocated to green infrastructure. These spaces will include parks, play areas, walking and cycling routes, and natural landscapes designed to enhance biodiversity. The retention of existing hedgerows and mature trees would help create a sense of place while providing natural screening and habitat corridors for wildlife.

The layout of the development would be carefully planned to integrate seamlessly with the surrounding area, ensuring that new homes are positioned sensitively in relation to existing properties. The scheme would also provide essential infrastructure, including improvements to local roads, drainage systems, pedestrian connections and cycle routes.

Sustainability is at the heart of the proposal, with a focus on reducing carbon emissions, promoting active travel, and creating an attractive, energy-efficient living environment. The development would be designed in line with Thurrock's Local Plan and the Thurrock Design Charter, ensuring a well-considered, high-quality neighbourhood for future generations.

Outline Scheme Proposal