

Legend



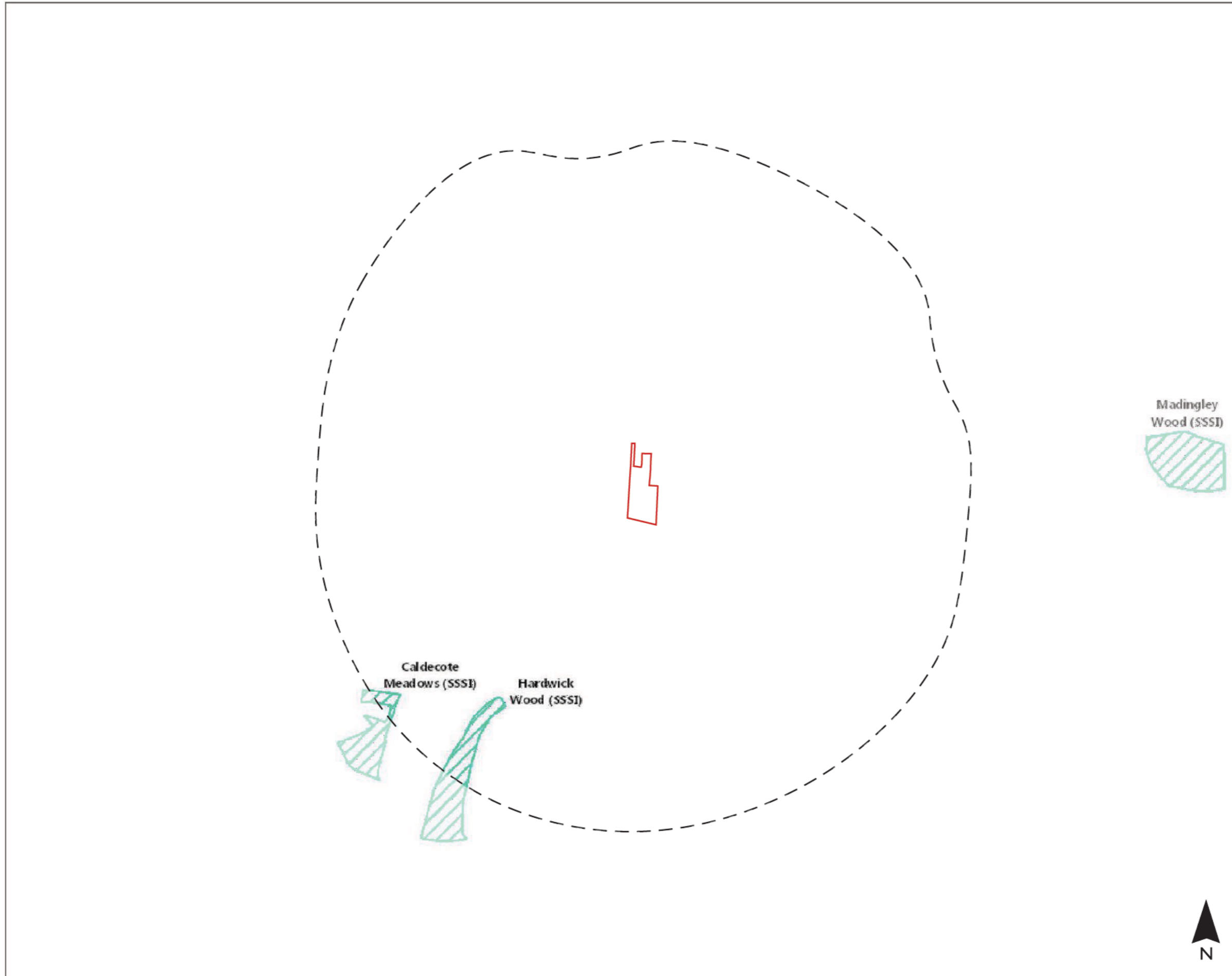
Client: Pigeon Land 2 Ltd

Date: January 2020

Scale: 1:25,000 @ A3

Status: Final






**Legend**

-  Site Boundary
-  2km Study Area

**Statutory Designation**

-  Site of Special Scientific Interest (SSSI)

Project: Land South of St Neots Road,  
Hardwick

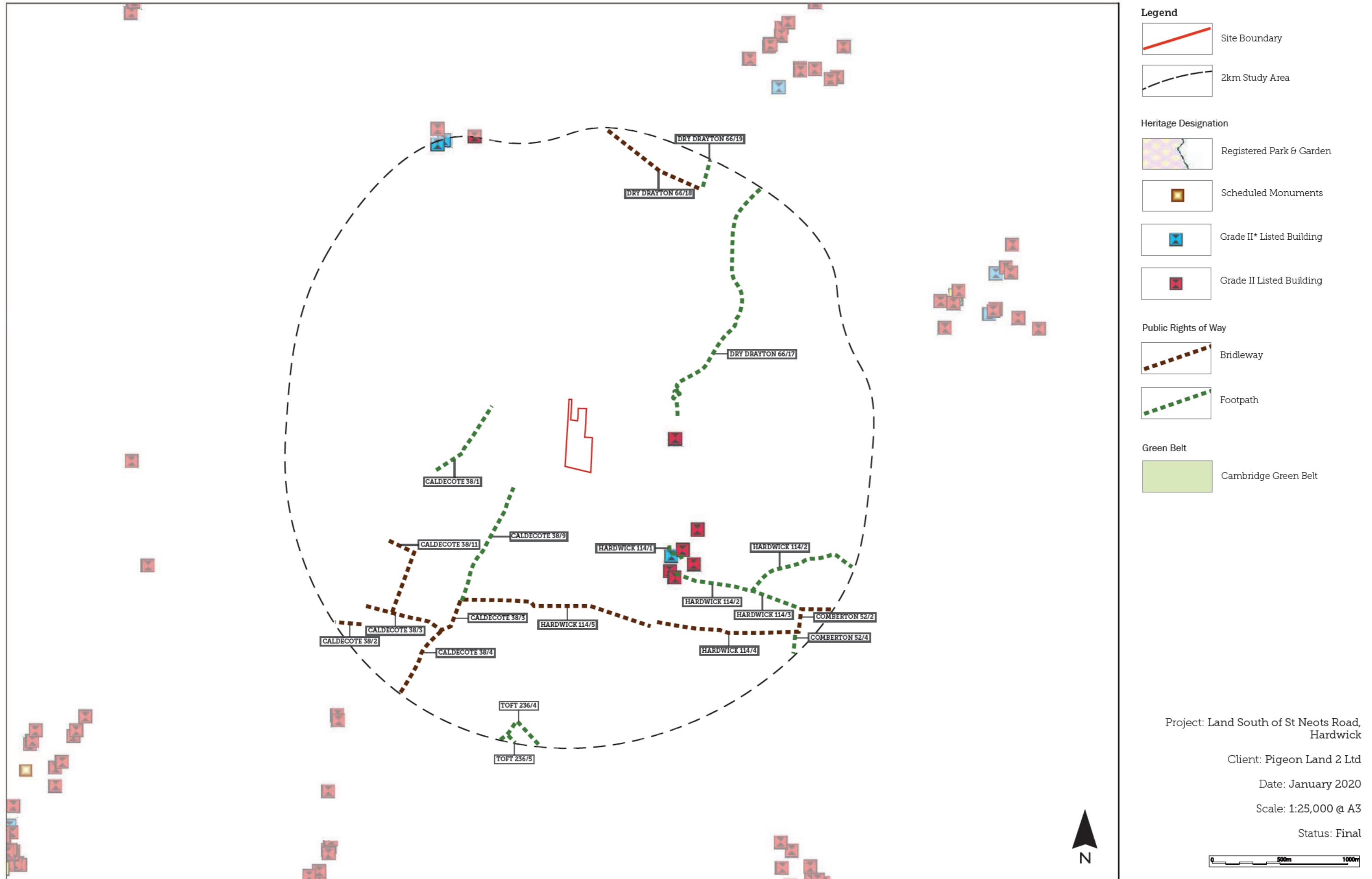
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**Environmental Designations**

-  Priority Habitat Inventory - Deciduous Woodland
-  Woodpasture and Parkland BAP Priority Habitat (England)
-  Priority Habitat Inventory - Traditional Orchards
-  Priority Habitat Inventory - Lowland meadows (England)
-  Ancient and semi-natural woodland (England)

Project: Land South of St Neots Road, Hardwick

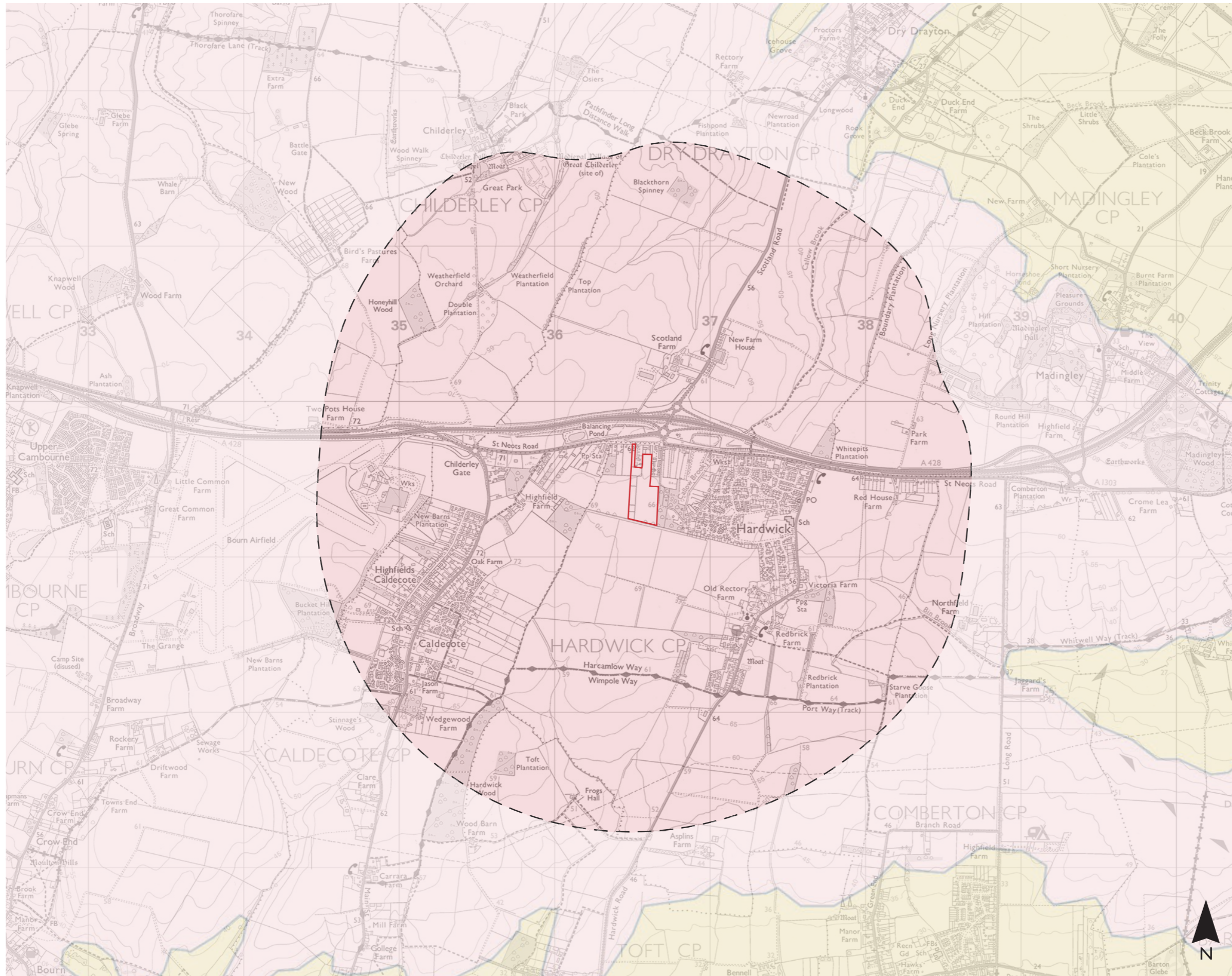
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**National Character Area Profile**

The extent of this map lies within National Character Area 88: Bedfordshire and Cambridgeshire Claylands.

**Landscape Character Typology for the East of England (2010)**

-  Wooded Village Farmlands
-  Lowland Village Farmlands

**Landscape Character Areas as identified in Cambridgeshire County Landscape document**

The extent of this map lies within County Landscape Character Area 3: Western Claylands.

**Landscape Character Areas as identified in South Cambridgeshire District Design Guide SPD(2010)**

The extent of this map lies within District Landscape Character Area C: Western Claylands. The District LCA boundaries roughly follow those of the County LCA.

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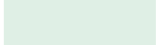












**Legend**

-  Site Boundary
-  2km Study Area

**Topography (mAOD):**

-  70 - 75m
-  65 - 70m
-  60 - 65m
-  55 - 60m
-  50 - 55m
-  45 - 50m
-  40 - 45m
-  35 - 40m
-  30 - 35m

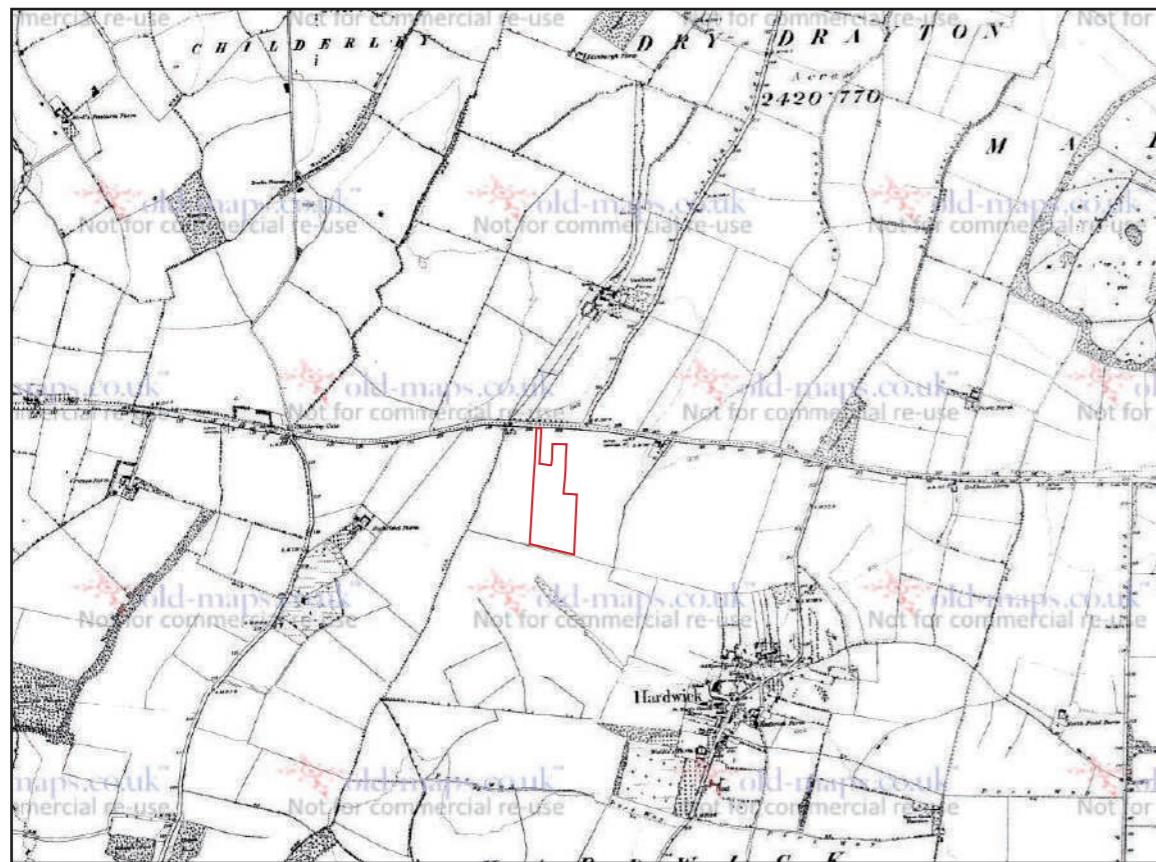
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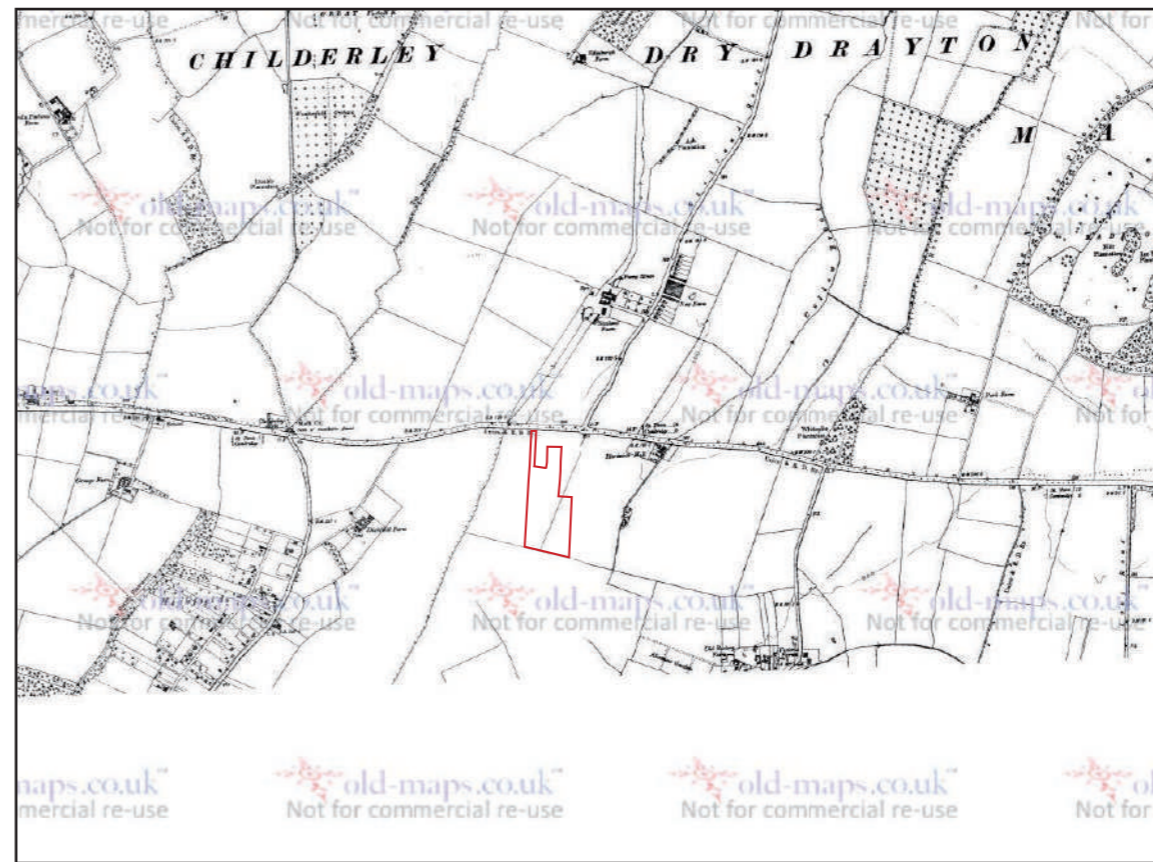
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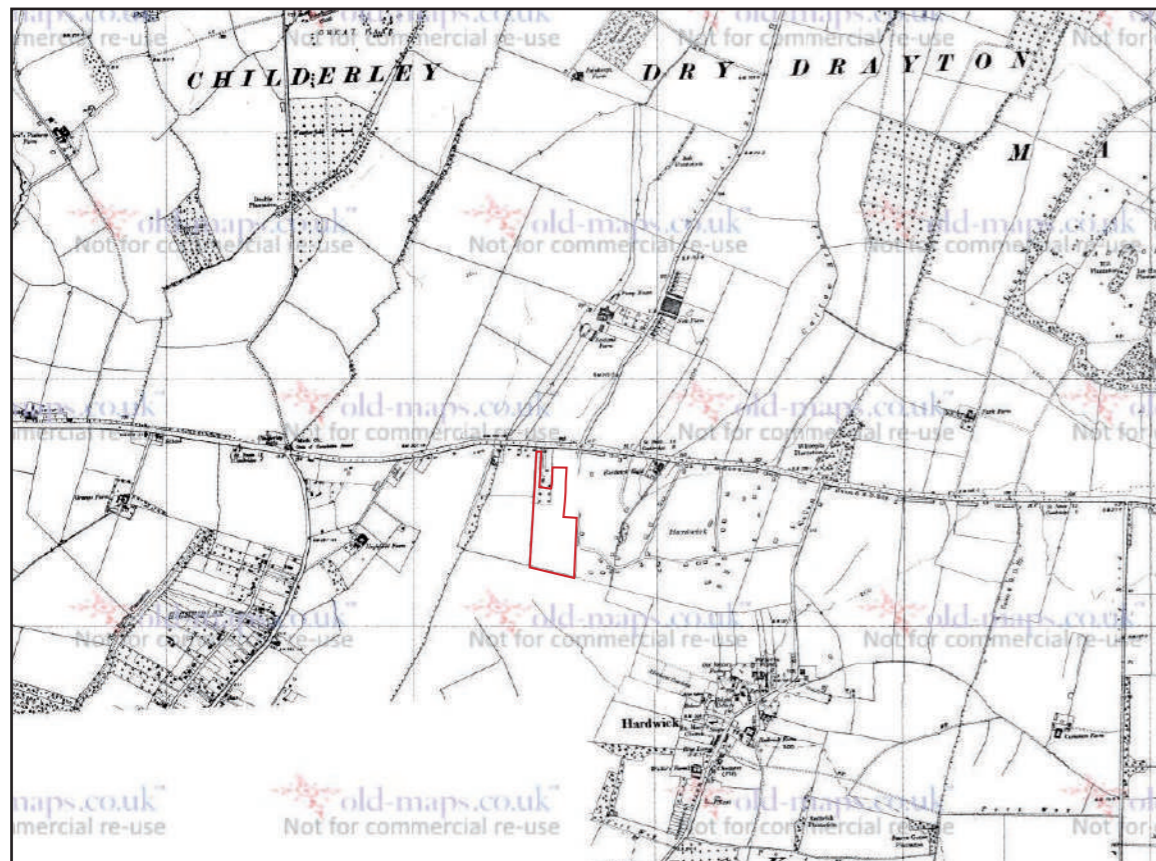
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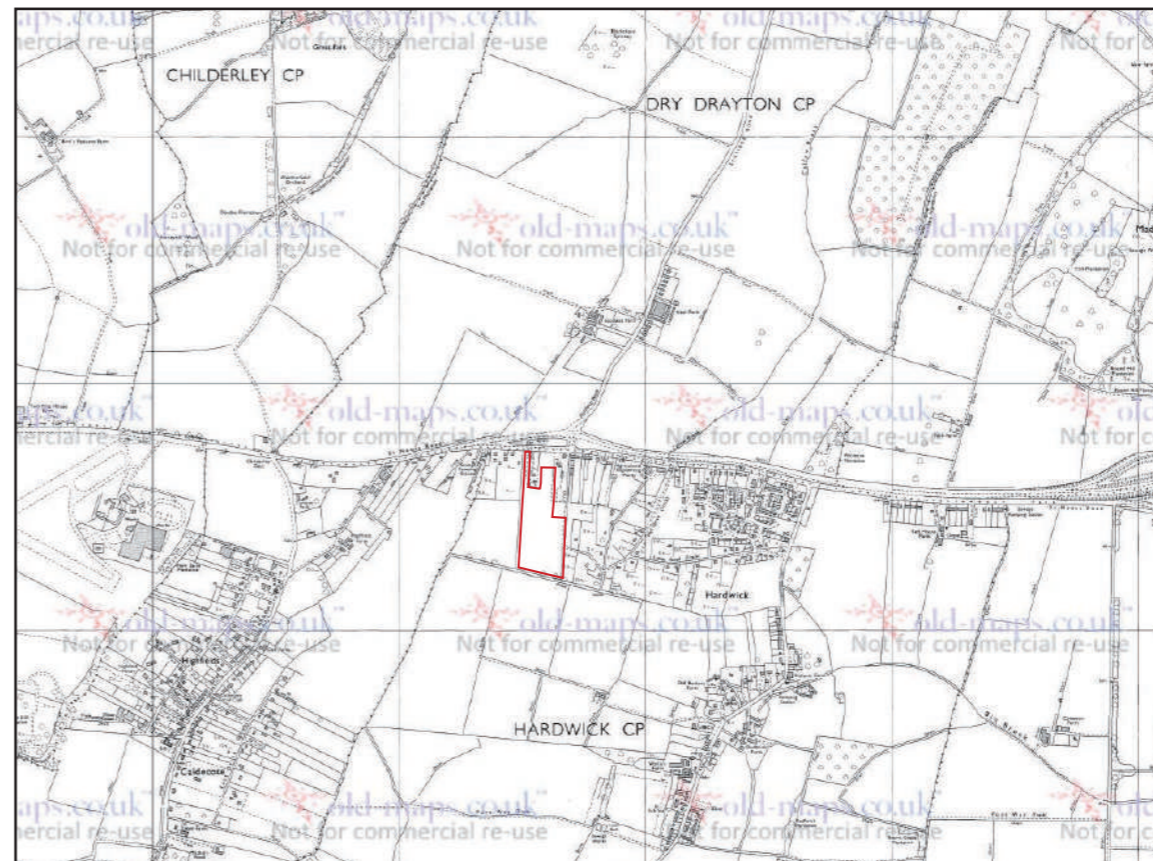
1891



1927



1951



1982

**Legend**



Project: Land South of St Neots Road,  
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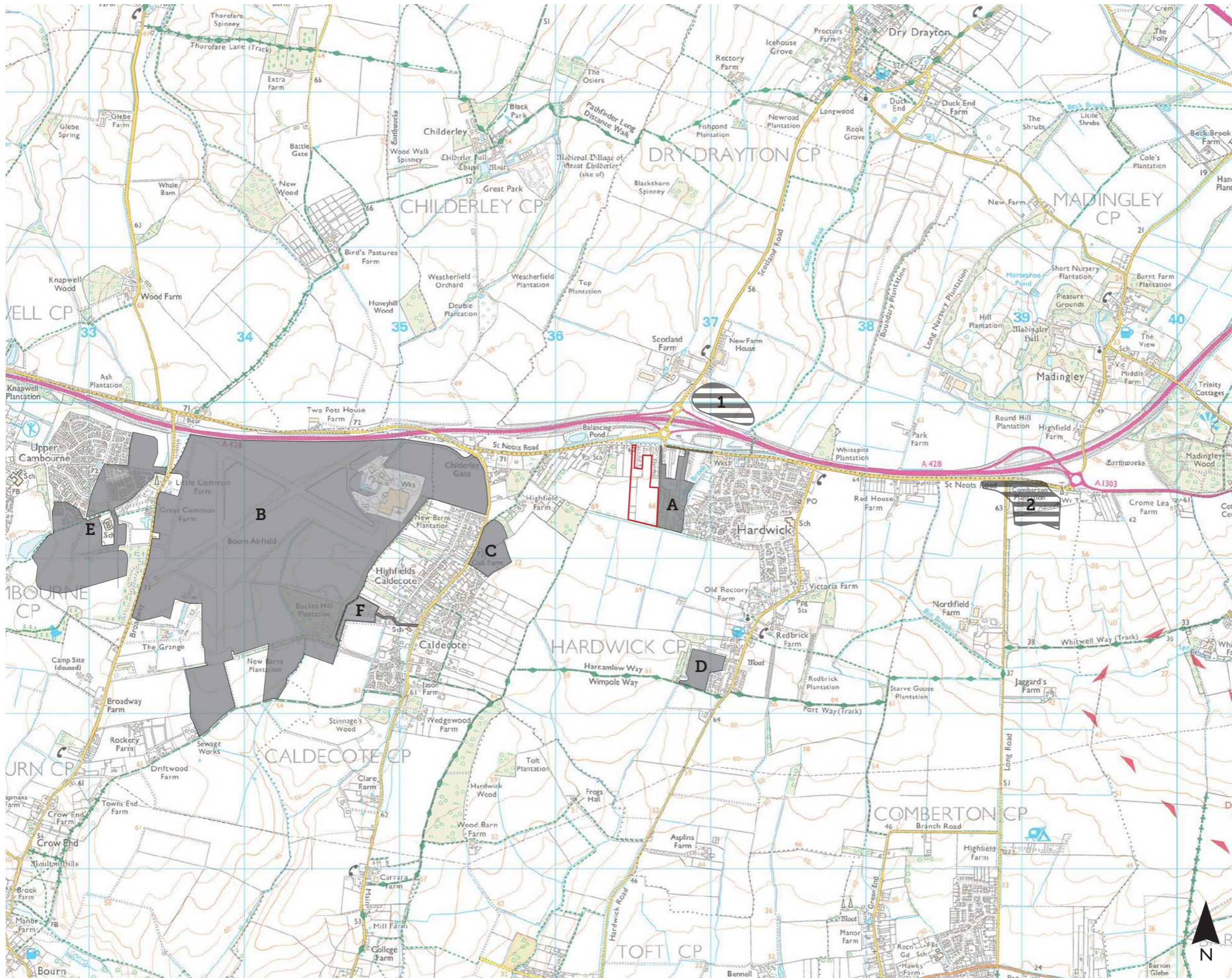
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Date: January 2020


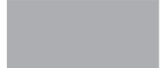

Scale: NTS

Status: Final





**Legend**

-  Site Boundary
-  Planning permissions for development accepted within last 10 years
- A** Up to 155 dwellings and associated works.  
Reference: S/3064/16/OL
- B** New mixed use village with 3,500 dwellings.  
Out for consultation.  
Reference: S/3440/18/OL
- C** Up to 140 residential dwellings and associated works.  
Reference: S/2510/15/OL
- D** 98 dwellings (use class C3) and associated works, inc. access and landscaping.  
Reference: S/1694/16/OL
- E** Up to 950 dwellings, works & community building  
Reference: S/6438/07/O
- F** Up to 58 dwellings and associated works.  
Reference: S/2764/16/OL
-  Proposed Cambridge Guided Busway broad parcel locations
- 1** Scotland Farm Park & Ride Option
- 2** Waterworks Park & Ride Option

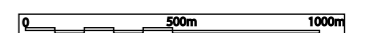
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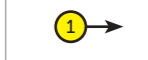
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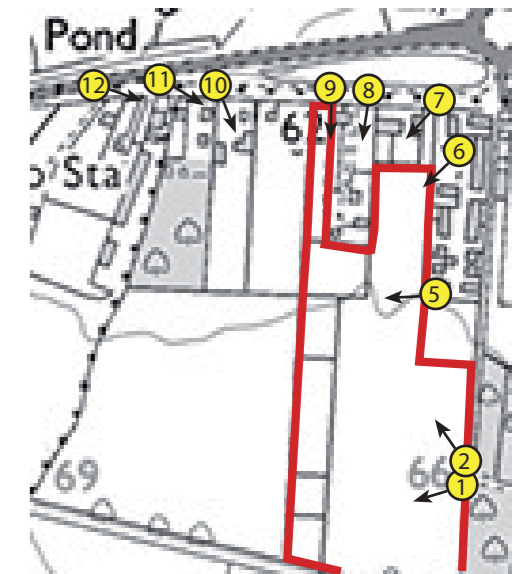


**Legend**

-  Site Boundary
-  Photo Location



Viewpoint 20; Old Wimpole Road. NOT TO SCALE.  
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Inset map; NOT TO SCALE.

Project: Land South of St Neots Road, Hardwick

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Photo Location 1: View looking south west towards the Site from footpath off Hall Drive.



Photo Location 2: View looking north west towards the Site from footpath off Hall Drive.



Photo Location 3: View looking west towards the Site from the end of Hall Drive.



Photo Location 4: View looking west towards the Site from footpath off Hall Drive.



Photo Location 5: View looking west towards the Site from Meridian Close.



Photo Location 6: View looking south west towards the Site from Meridian Close.



Photo Location 7: View looking south towards the Site from St Neots Road.



Photo Location 8: View looking south towards the Site from St Neots Road.



Photo Location 9: View looking south towards the Site from St Neots Road.



St Neets Road

Photo Location 10: View looking south east towards the Site from St Neets Road.



St Neets Road

Photo Location 11: View looking south east towards the Site from track off St Neets Road.



St Neets Road

Photo Location 12: View looking south east towards the Site from pathway adjacent to Neets Road.



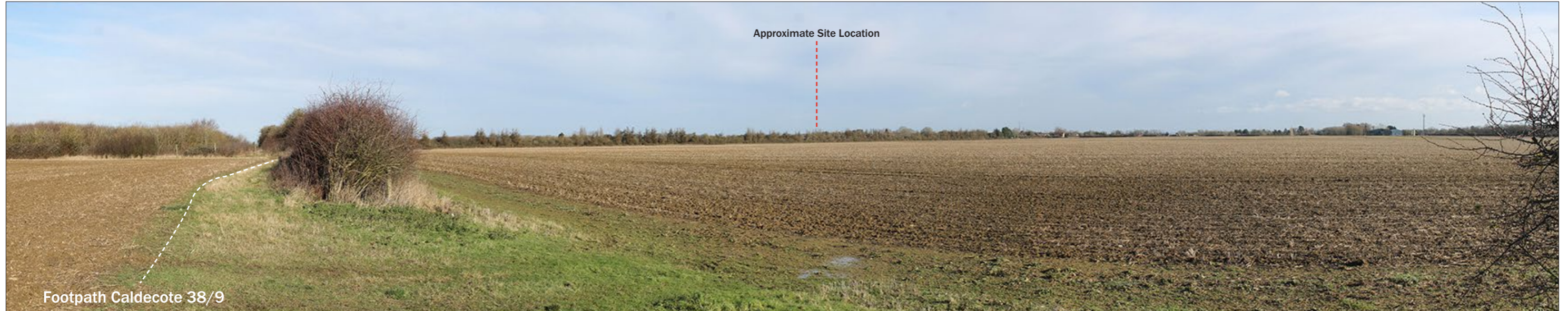
Photo Location 13: View looking south west towards the Site from St Neots Road / A428 roundabout.



Photo Location 14: View looking south west towards the Site from Footpath Dry Drayton 66/17.



Photo Location 15: View looking south west towards the Site from Scotland Road.



Footpath Caldecote 38/9

Photo Location 16: View looking north east towards the Site from Footpath Caldecote 38/9.



Fortitude Fitness Centre

Approximate Site Location

Footpath Caldecote 38/1

Photo Location 17: View looking east towards the Site from Footpath Caldecote 38/1.



Approximate Site Location

Footpath Hardwick 114/5  
Harcamlow Way  
Wimpole Way

Photo Location 18: View looking north east towards the Site from Bridleway Hardwick 114/5, also known locally as the Harcamlow Way or Wimpole Way.



Photo Location 19: View looking south east towards the Site from St Neots Road.



Photo Location 20: View looking north east towards the Site from Old Wimpole Road.