

**Byers Gill Solar
EN010139**

2.5 Environmental Masterplan

Planning Act 2008

APFP Regulation 5(2)(k)

Infrastructure Planning (Applications: Prescribed Forms
and Procedure) Regulations 2009

Volume 2

June 2024

Revision 2





Coordinate System: WCS

05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--
Rev	Date	By	Chkd	Appd	Authd



Project Name
Byers Gill Solar

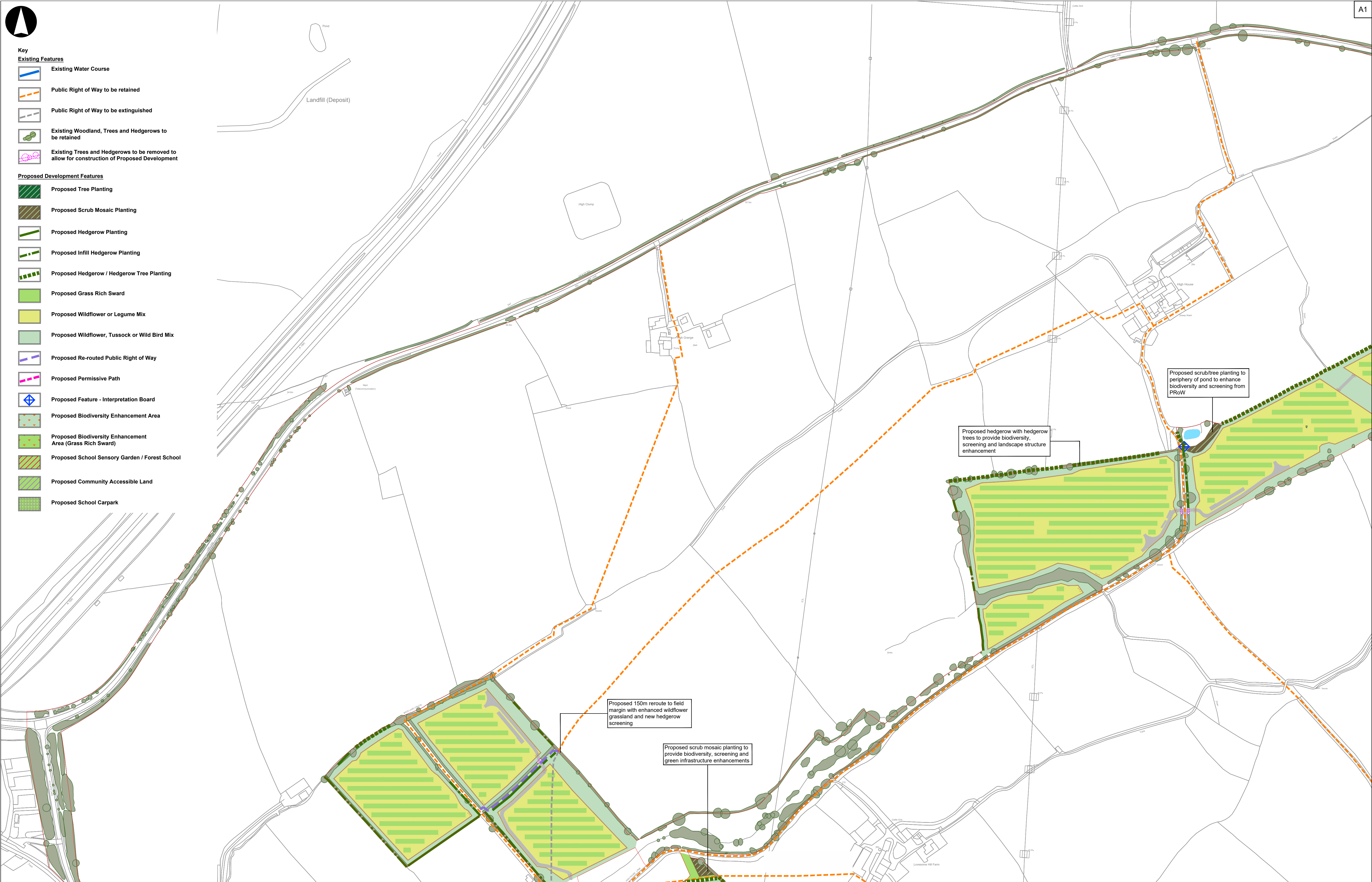
Drawing Title
Environmental Masterplan
Overview Sheet

Scale at A1
1:2500

Role
Final

Suitability
Development Consent Order (DCO)

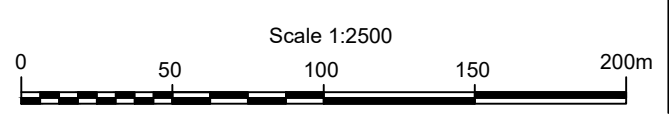
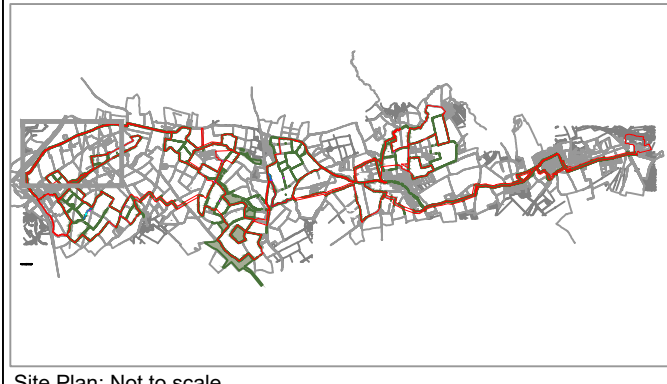
Project Number	0179	Rev	05
Drawing Name	0179-SHRK-XX-XX-DR-L-1000		



- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark

GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Coordinate System: WCS

05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--

Rev	Date	By	Chkd	Appd	Authd
-----	------	----	------	------	-------



Project Name
Byers Gill Solar

Drawing Title
Environmental Masterplan
 Sheet 1 of 13

Scale at A1
1:2500

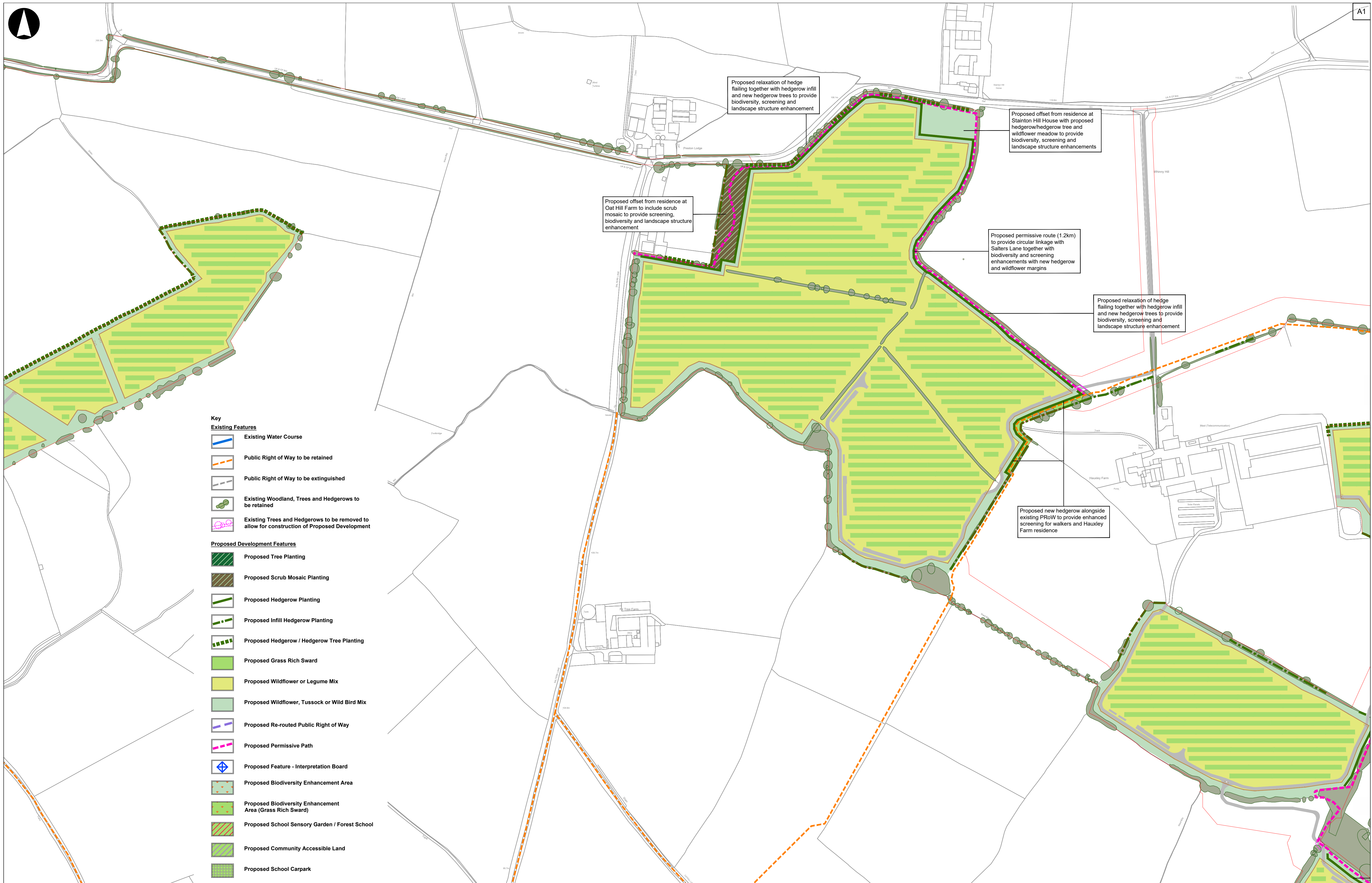
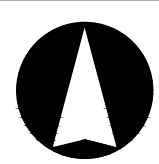
Role
Final

Suitability
Development Consent Order (DCO)

Project Number
0179

Drawing Name
0179-SHRK-XX-XX-DR-L-1001

Rev
05



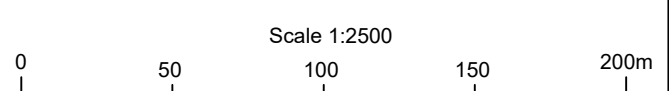
- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark

GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Site Plan: Not to scale



Coordinate System: WCS

05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--

Rev	Date	By	Chkd	Appd	Authd



Client
Byers Gill Solar

Project Name
Byers Gill Solar

Drawing Title
Environmental Masterplan
Sheet 2 of 13

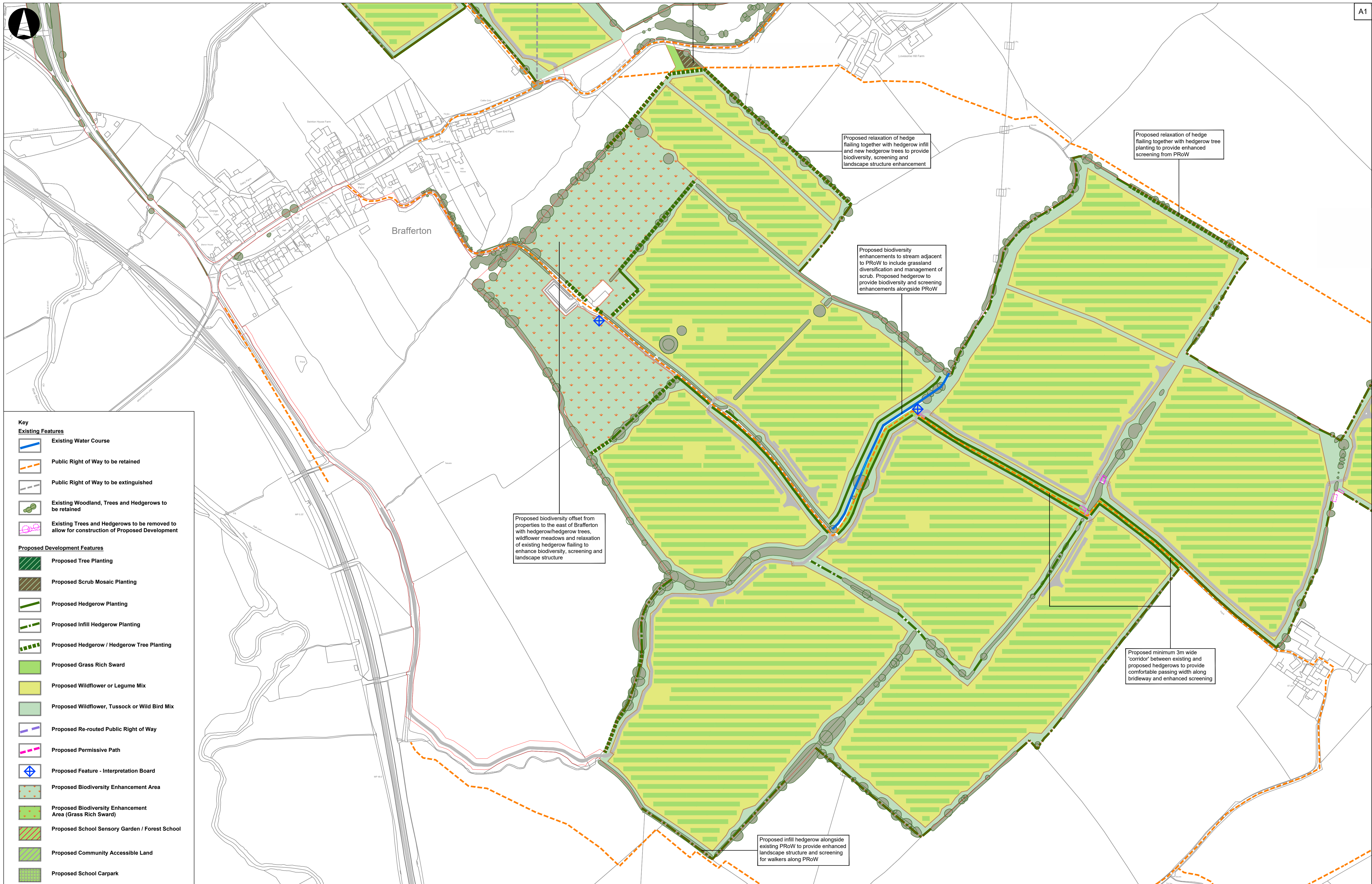
Scale at A1
1:2500

Role
Final
Suitability
Development Consent Order (DCO)

Project Number
0179

Rev
05

Drawing Name
0179-SHRK-XX-XX-DR-L-1002



Key

Existing Features

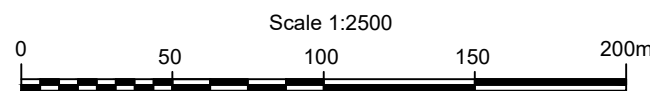
- Existing Water Course
- Public Right of Way to be retained
- Public Right of Way to be extinguished
- Existing Woodland, Trees and Hedgerows to be retained
- Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development

Proposed Development Features

- Proposed Tree Planting
- Proposed Scrub Mosaic Planting
- Proposed Hedgerow Planting
- Proposed Infill Hedgerow Planting
- Proposed Hedgerow / Hedgerow Tree Planting
- Proposed Grass Rich Sward
- Proposed Wildflower or Legume Mix
- Proposed Wildflower, Tussock or Wild Bird Mix
- Proposed Re-routed Public Right of Way
- Proposed Permissive Path
- Proposed Feature - Interpretation Board
- Proposed Biodiversity Enhancement Area
- Proposed Biodiversity Enhancement Area (Grass Rich Sward)
- Proposed School Sensory Garden / Forest School
- Proposed Community Accessible Land
- Proposed School Carpark

GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Coordinate System: WCS

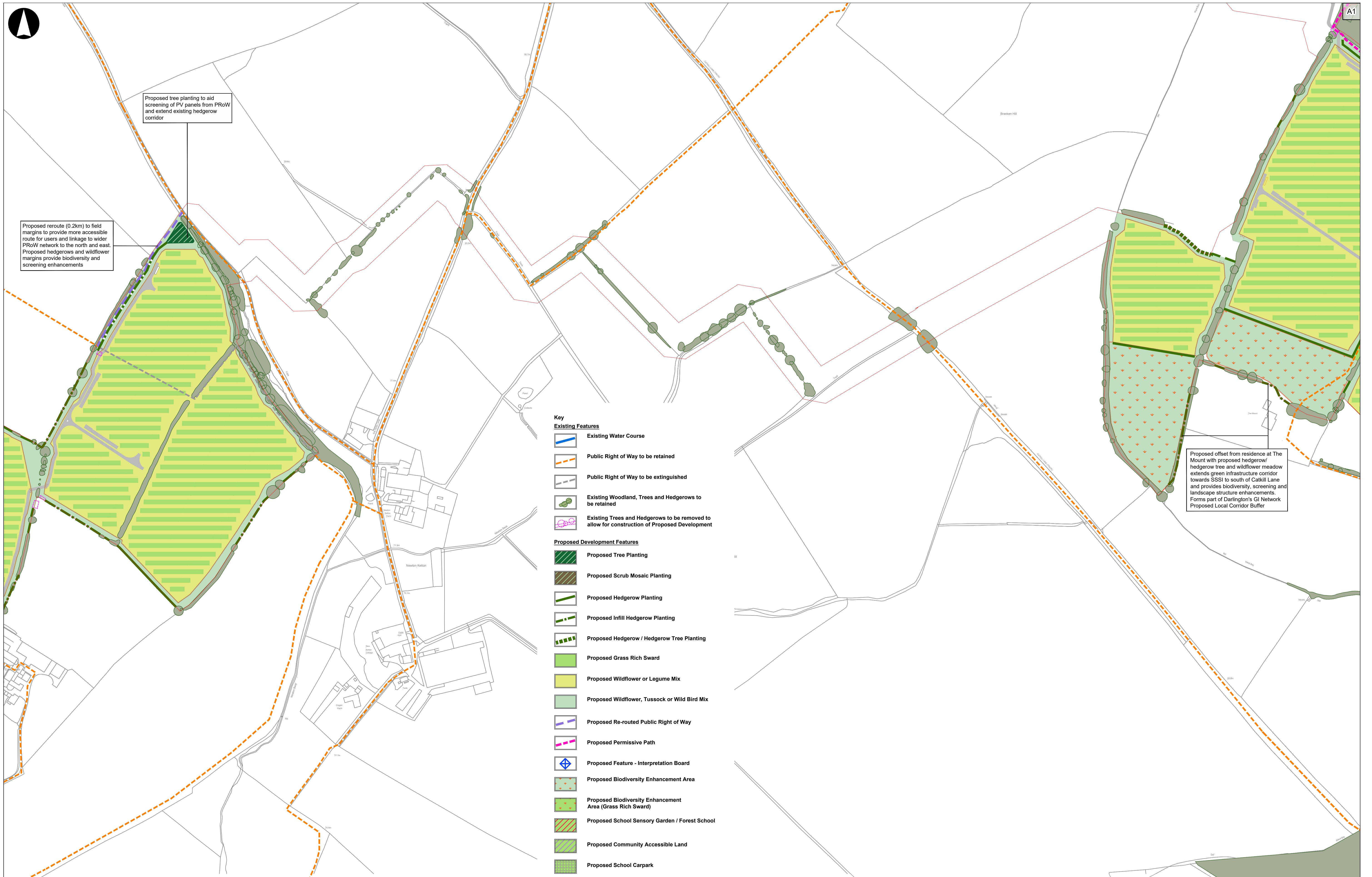
Rev	Date	By	Chkd	Appd	Authd
05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--



Client
 Byers Gill Solar

Drawing Title
 Environmental Masterplan
 Sheet 3 of 13

Scale at A1
 1:2500
 Role
 Final
 Suitability
 Development Consent Order (DCO)
 Project Number
 0179
 Rev
 05
 Drawing Name
 0179-SHRK-XX-XX-DR-L-1003



Proposed tree planting to aid screening of PV panels from PRow and extend existing hedgerow corridor

Proposed reroute (0.2km) to field margins to provide more accessible route for users and linkage to wider PRow network to the north and east. Proposed hedgerows and wildflower margins provide biodiversity and screening enhancements

Proposed offset from residence at The Mount with proposed hedgerow/hedgerow tree and wildflower meadow extends green infrastructure corridor towards SSSI to south of Catkill Lane and provides biodiversity, screening and landscape structure enhancements. Forms part of Darlington's GI Network Proposed Local Corridor Buffer

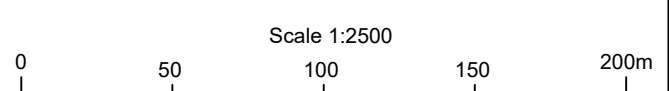
- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark

GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Site Plan: Not to scale



Coordinate System: WGS

Rev	Date	By	Chkd	Appd	Authd
05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--

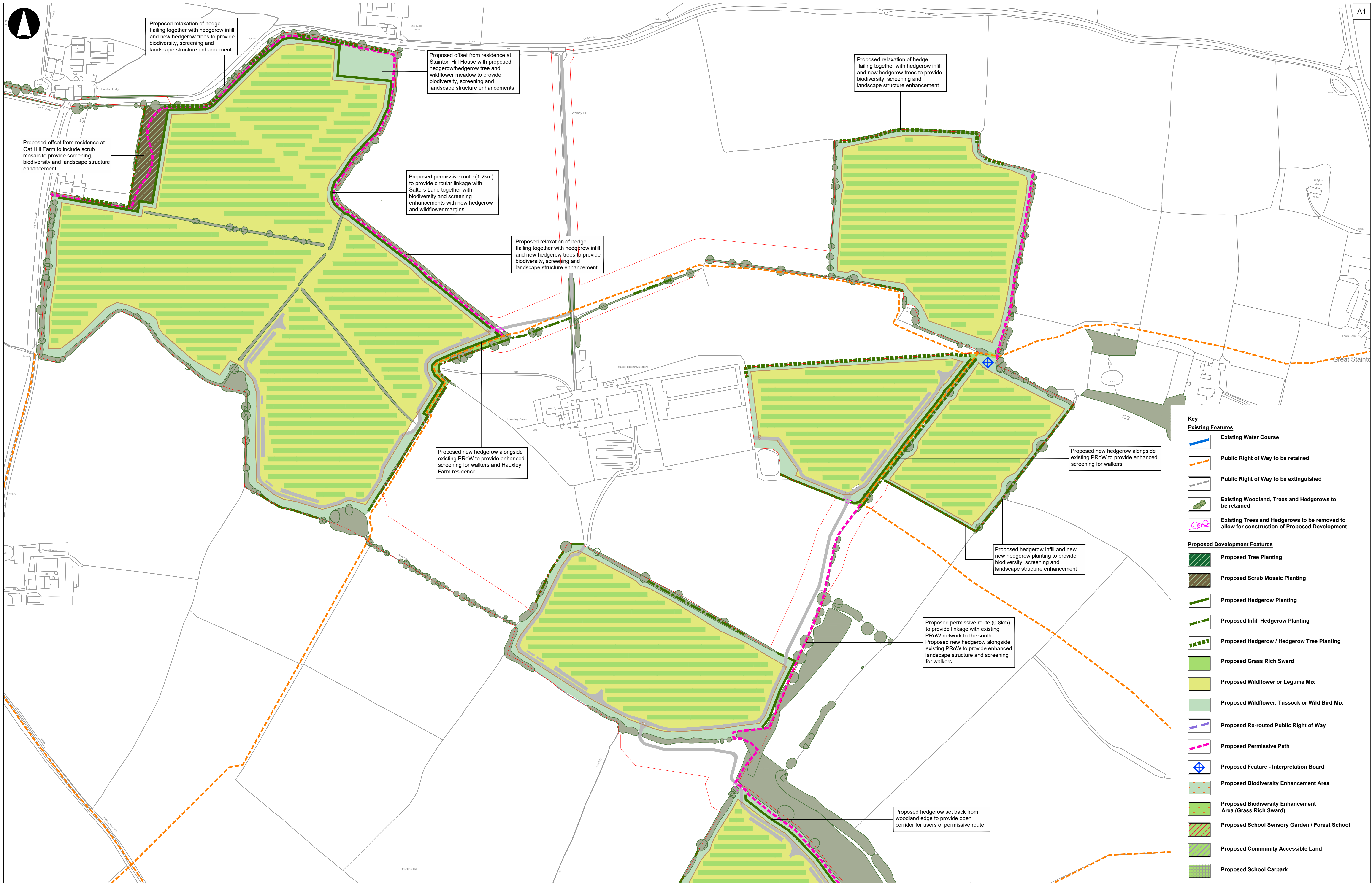


Client
Byers Gill Solar

Drawing Title
Environmental Masterplan
Sheet 4 of 13

Scale at A1
1:2500

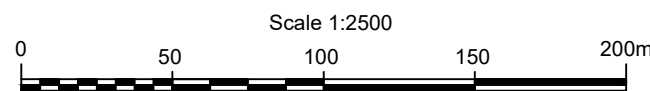
Role	
Final Suitability	
Development Consent Order (DCO)	
Project Number	0179
Rev	05
Drawing Name	0179-SHRK-XX-XX-DR-L-1004



- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark

GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Coordinate System: WCS

05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--

Rev	Date	By	Chkd	Appd	Authd



Client
Byers Gill Solar

Drawing Title
Environmental Masterplan
Sheet 5 of 13

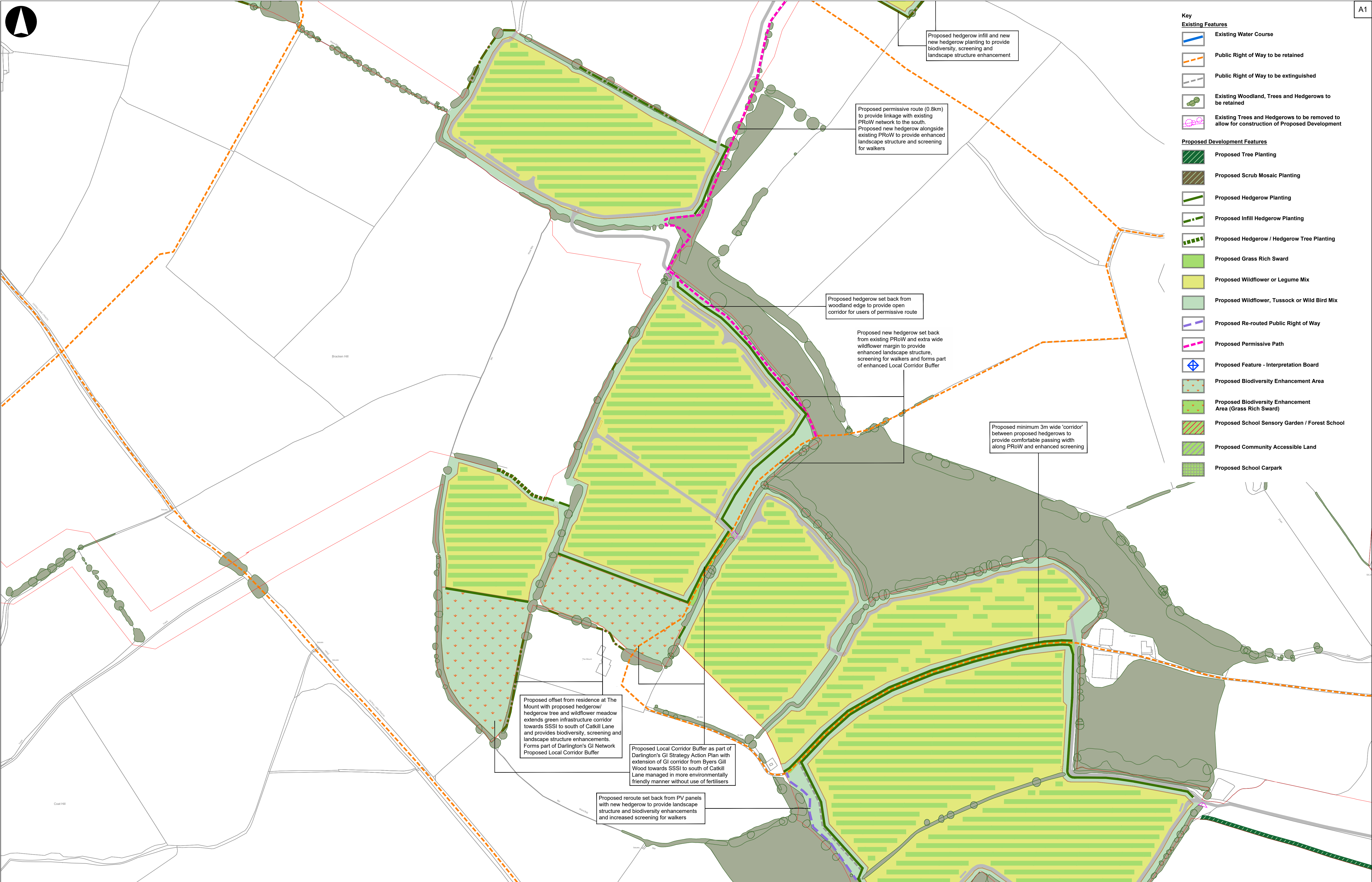
Scale at A1
1:2500

Role
Final

Suitability
Development Consent Order (DCO)

Project Number 0179	Rev 05
------------------------	-----------

Drawing Name
0179-SHRK-XX-XX-DR-L-1005



- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark

Proposed hedgerow infill and new new hedgerow planting to provide biodiversity, screening and landscape structure enhancement

Proposed permissive route (0.8km) to provide linkage with existing PRoW network to the south. Proposed new hedgerow alongside existing PRoW to provide enhanced landscape structure and screening for walkers

Proposed hedgerow set back from woodland edge to provide open corridor for users of permissive route

Proposed new hedgerow set back from existing PRoW and extra wide wildflower margin to provide enhanced landscape structure, screening for walkers and forms part of enhanced Local Corridor Buffer

Proposed minimum 3m wide 'corridor' between proposed hedgerows to provide comfortable passing width along PRoW and enhanced screening

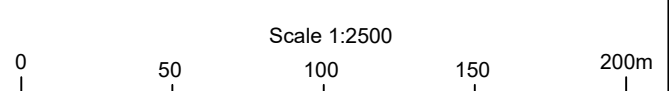
Proposed offset from residence at The Mount with proposed hedgerow/ hedgerow tree and wildflower meadow extends green infrastructure corridor towards SSSI to south of Catkill Lane and provides biodiversity, screening and landscape structure enhancements. Forms part of Darlington's GI Network Proposed Local Corridor Buffer

Proposed Local Corridor Buffer as part of Darlington's GI Strategy Action Plan with extension of GI corridor from Byers Gill Wood towards SSSI to south of Catkill Lane managed in more environmentally friendly manner without use of fertilisers

Proposed reroute set back from PV panels with new hedgerow to provide landscape structure and biodiversity enhancements and increased screening for walkers



GENERAL NOTES
 Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Coordinate System: WCS

Rev	Date	By	Chkd	Appd	Authd
05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--

Client

Project Name
Byers Gill Solar

Drawing Title
**Environmental Masterplan
 Sheet 6 of 13**

Scale at A1
1:2500
 Role
Final
 Suitability
Development Consent Order (DCO)
 Project Number
0179
 Drawing Name
0179-SHRSK-XX-XX-DR-L-1006



Proposed reroute set back from PV panels with new hedgerow to provide landscape structure and biodiversity enhancements and increased screening for walkers

Proposed new hedgerow to screen views from PRoW and provide wildflower biodiversity enhancements managed in more environmentally friendly manner without use of fertilisers as part of Local Corridor Buffer in accordance with Darlington's GI Strategy Action Plan

Proposed minimum 3m wide 'corridor' between proposed hedgerows to provide comfortable passing width along PRoW and enhanced screening

Proposed tree planting belt to enhance screening from PRoW and Darlington Road to the substation and provide connection to existing green infrastructure

Proposed relaxation of hedge flailing and wildflower grassland to field margins to be managed in a more environmentally friendly manner without the use of fertilisers as part of Local Corridor Buffer in accordance with Darlington's GI Strategy Action Plan

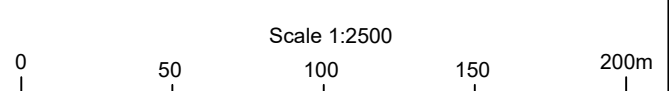
Proposed relaxation of hedge flailing together with hedgerow infill and new hedgerow trees to provide biodiversity, screening and landscape structure enhancement

Proposed infill hedgerow to provide enhanced landscape structure and GI connectivity between woodland blocks

- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark

GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Coordinate System: WGS

Rev	Date	By	Chkd	Appd	Authd
05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--



Project Name
Byers Gill Solar

Drawing Title
Environmental Masterplan
Sheet 7 of 13

Scale at A1
1:2500

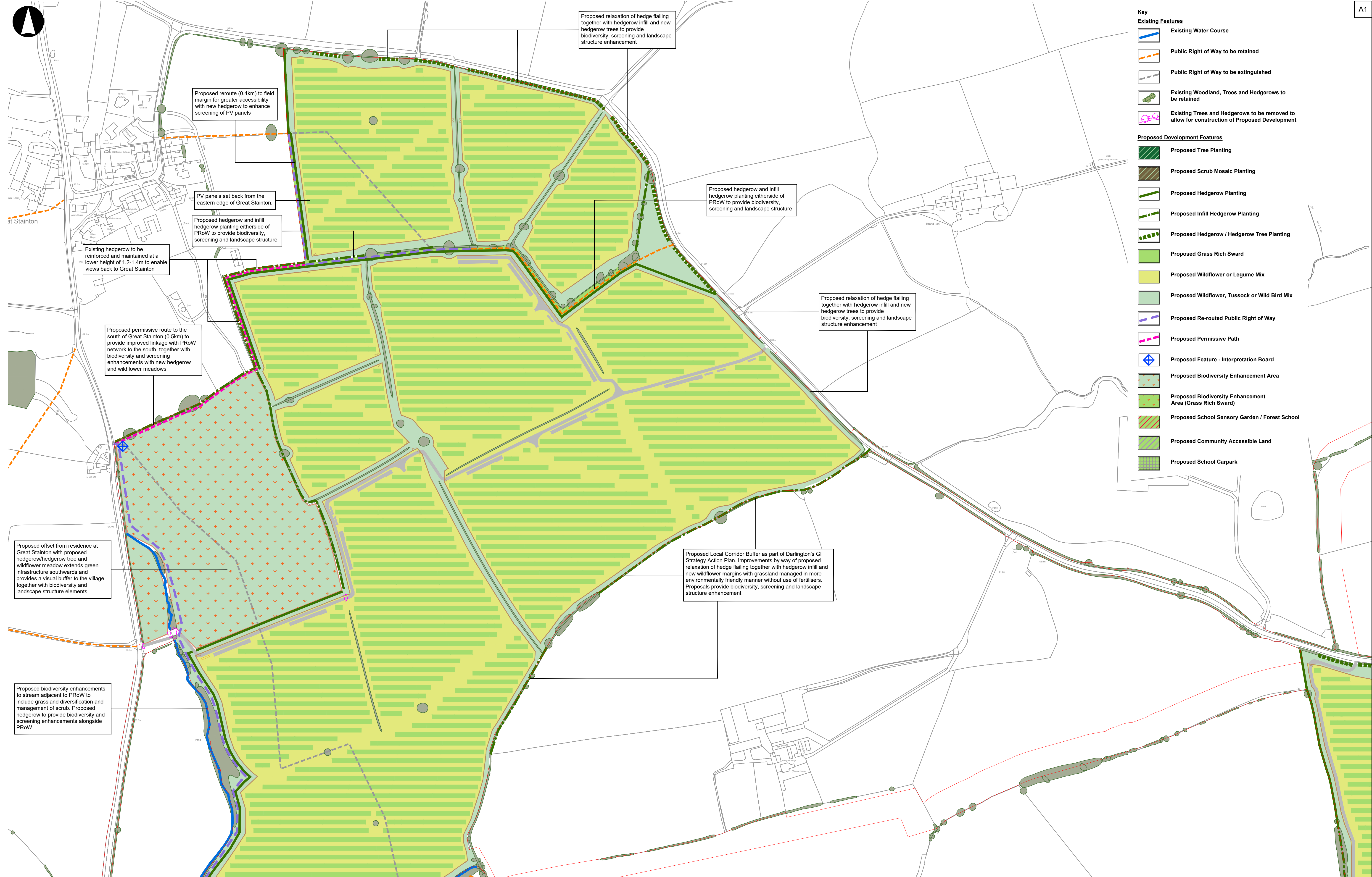
Role
Final

Suitability
Development Consent Order (DCO)

Project Number
0179

Drawing Name
0179-SHRK-XX-XX-DR-L-1007

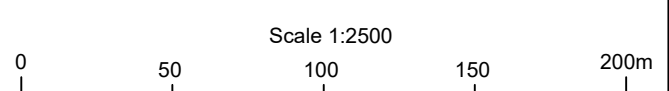
Rev
05



- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark

GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Coordinate System: WCS

05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--

Rev	Date	By	Chkd	Appd	Authd



Project Name
Byers Gill Solar

Drawing Title
Environmental Masterplan
Sheet 8 of 13

Scale at A1
1:2500

Role
Final
Suitability
Development Consent Order (DCO)

Project Number
0179

Drawing Name
0179-SHRSK-XX-XX-DR-L-1008

Rev
05



- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark

Proposed relaxation of hedge flailing together with hedgerow infill, new hedgerow trees and wildflower margins to provide biodiversity, screening and landscape structure enhancement

Proposed offset from residences with proposed hedgerow/hedgerow tree and amenity recreation area with low maintenance grass sward. Opportunity for sculpture/interpretation conveying historic value of field as World War I landing strip and reference to Motte and Bailey Castle to the south of Bishopston

Proposed relaxation of hedge flailing together with hedgerow infill and new hedgerow trees to provide screening to residences at Coal Bank and landscape structure enhancement

Proposed permissive route (0.3km) to provide linkage with amenity recreation area

Proposed tree planting belt to enhance screening from Folly Bank and provide GI connection

Proposed biodiversity offset with enhanced grassland and new hedgerows to rising landform to enhance biodiversity, screening from Bishopston and landscape structure

Existing hedgerow to be reinforced and maintained at a lower height of 1.2-1.4m where it forms part of a double hedgerow to retain views to wider countryside

Proposed reroute (1.0km) to provide linkage to PRoW to the south and greater accessibility by using field margins. Proposed new hedgerow and wildflower margins to enhance screening and biodiversity

Proposed offset from residence at Hambleton View to include scrub mosaic to provide screening, biodiversity and landscape structure enhancement



GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Coordinate System: WCS

05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--

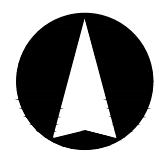
Rev	Date	By	Chkd	Appd	Authd

Client

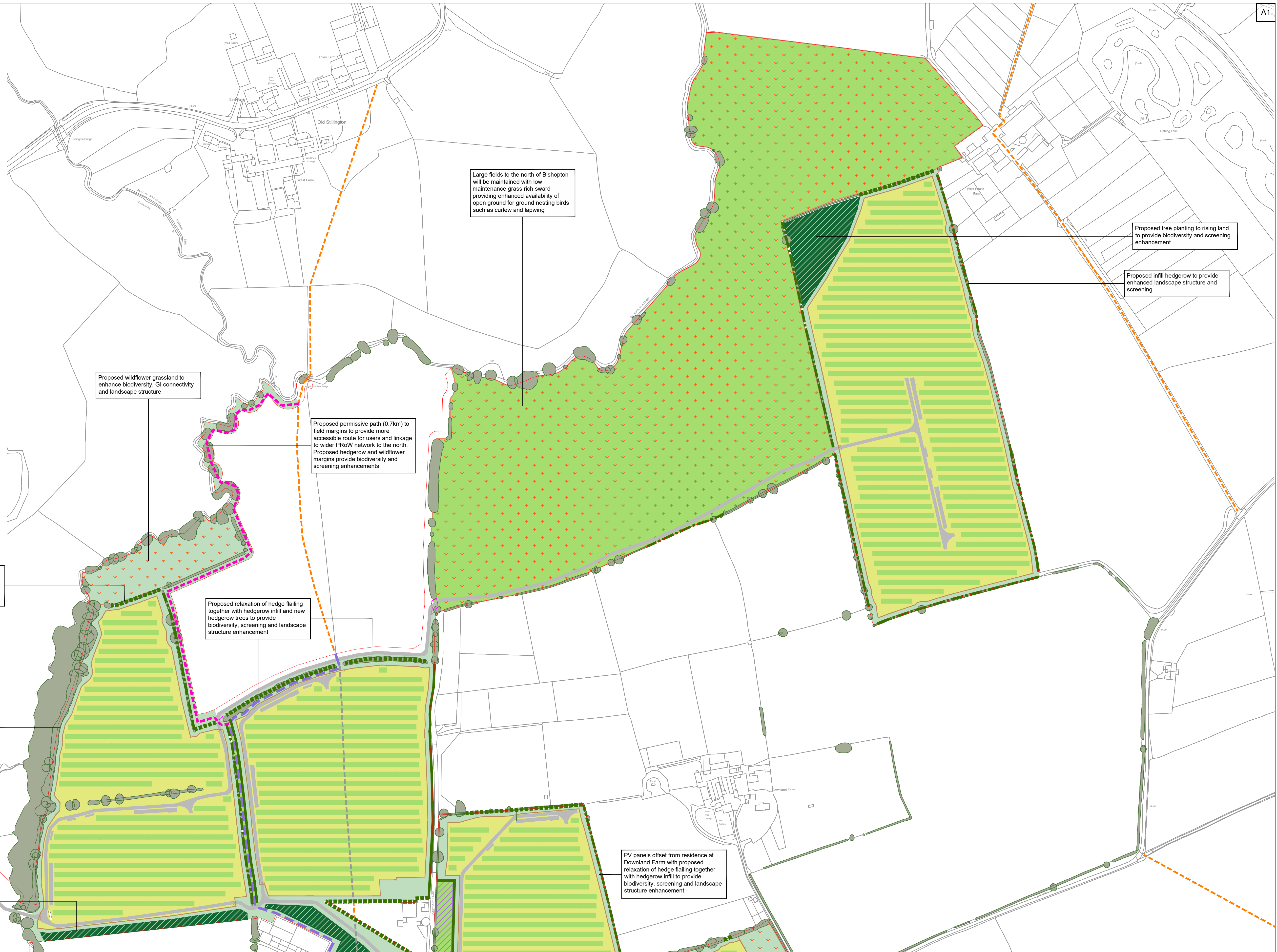
Project Name
Byers Gill Solar

Drawing Title
Environmental Masterplan
 Sheet 9 of 13

Scale at A1
1:2500
 Role
Final
 Suitability
Development Consent Order (DCO)
 Project Number
0179
 Drawing Name
0179-SHRK-XX-XX-DR-L-1009

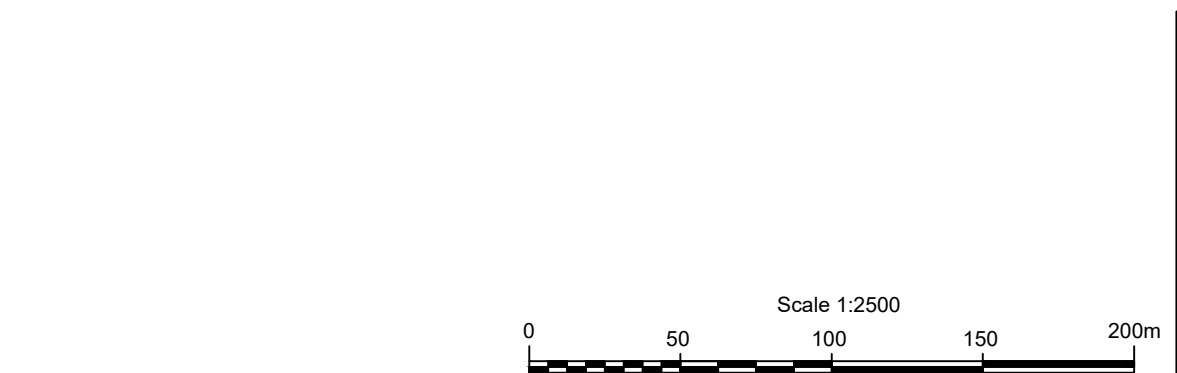


- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark



GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Rev	Date	By	Chkd	Appd	Authd

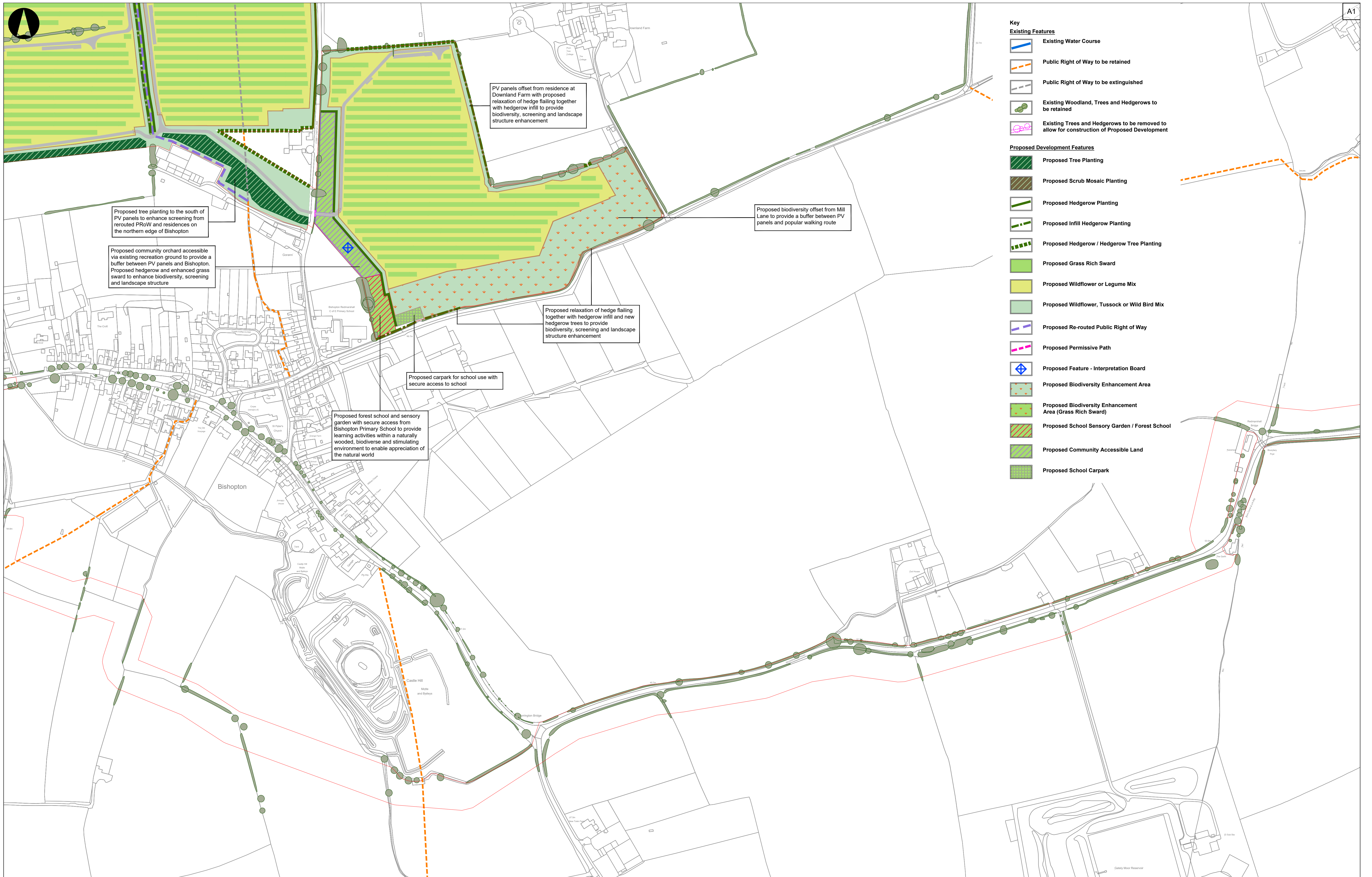


Client
 Project Name
Byers Gill Solar

Drawing Title
Environmental Masterplan
 Sheet 10 of 13

Scale at A1
1:2500
 Role
Final
 Suitability
Development Consent Order (DCO)
 Project Number
0179
 Drawing Name
0179-SHRSK-XX-XX-DR-L-1010

Rev
05



GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.

Scale 1:2500

Coordinate System: WCS

Rev	Date	By	Chkd	Appd	Authd
05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--



Project Name
Byers Gill Solar

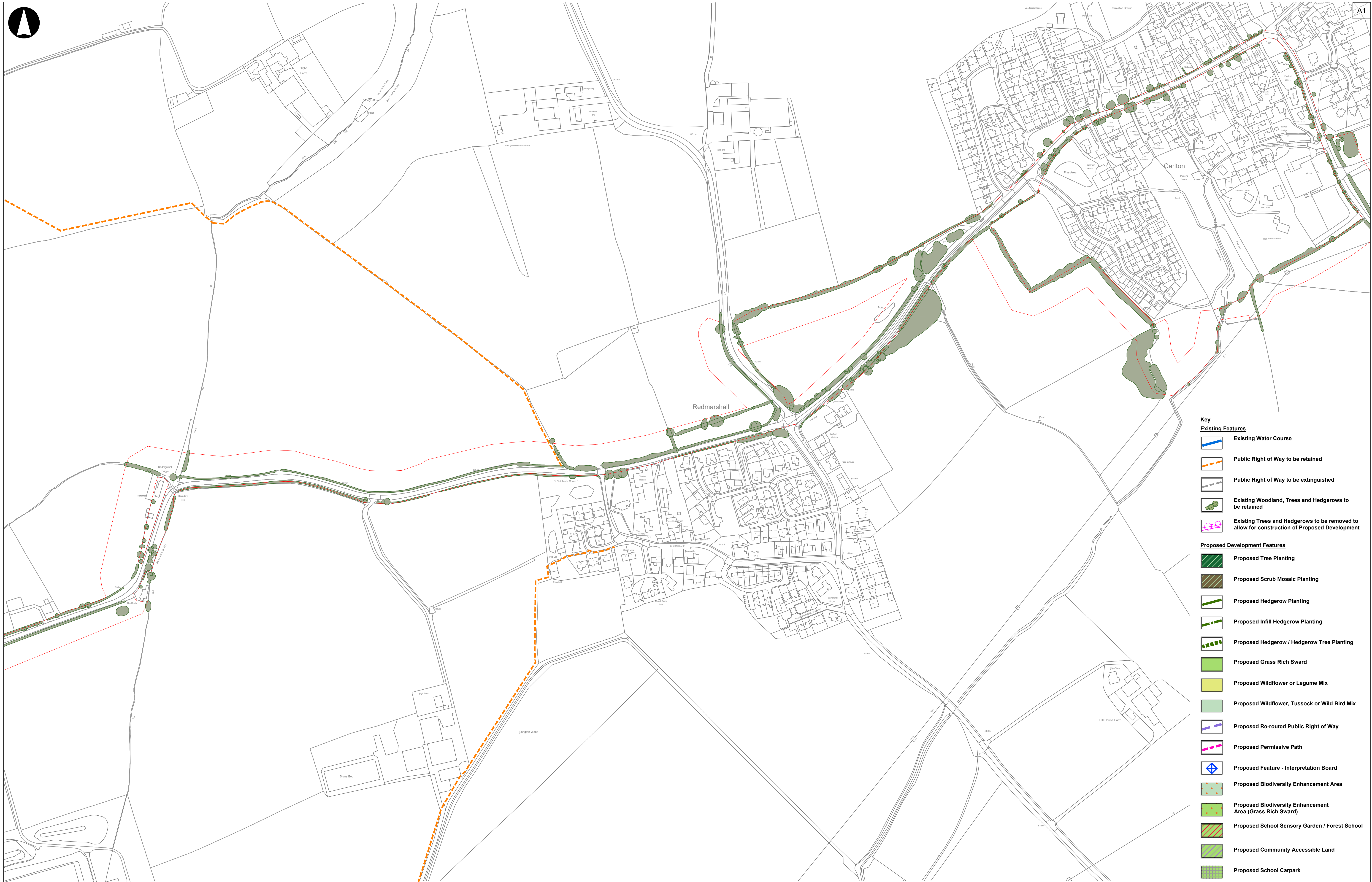
Drawing Title
**Environmental Masterplan
 Sheet 11 of 13**

Scale at A1
1:2500

Role
Final

Suitability
Development Consent Order (DCO)

Project Number 0179	Rev 05
Drawing Name 0179-SHRK-XX-XX-DR-L-1011	



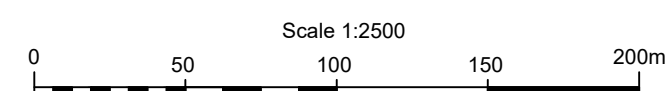
- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark

GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Site Plan: Not to scale



Coordinate System: WCS

Rev	Date	By	Chkd	Appd	Authd
05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--



Client
 Byers Gill Solar

Drawing Title
 Environmental Masterplan
 Sheet 12 of 13

Scale at A1
 1:2500
 Role
 Final
 Suitability
 Development Consent Order (DCO)
 Project Number
 0179
 Rev
 05
 Drawing Name
 0179-SHRSK-XX-XX-DR-L-1012

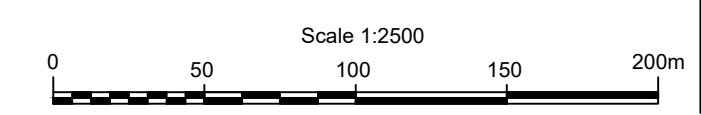


- Key**
- Existing Features**
- Existing Water Course
 - Public Right of Way to be retained
 - Public Right of Way to be extinguished
 - Existing Woodland, Trees and Hedgerows to be retained
 - Existing Trees and Hedgerows to be removed to allow for construction of Proposed Development
- Proposed Development Features**
- Proposed Tree Planting
 - Proposed Scrub Mosaic Planting
 - Proposed Hedgerow Planting
 - Proposed Infill Hedgerow Planting
 - Proposed Hedgerow / Hedgerow Tree Planting
 - Proposed Grass Rich Sward
 - Proposed Wildflower or Legume Mix
 - Proposed Wildflower, Tussock or Wild Bird Mix
 - Proposed Re-routed Public Right of Way
 - Proposed Permissive Path
 - Proposed Feature - Interpretation Board
 - Proposed Biodiversity Enhancement Area
 - Proposed Biodiversity Enhancement Area (Grass Rich Sward)
 - Proposed School Sensory Garden / Forest School
 - Proposed Community Accessible Land
 - Proposed School Carpark



GENERAL NOTES

Do not scale from this drawing.
 Only work to written dimensions.
 Drawing is for planning purposes only not for construction.
 All site dimensions shall be verified by the Contractor on site prior to commencing any works.
 All contractors should ascertain the location of all underground services/utilities before undertaking any work and conflicts resolved.
 It is assumed all work will be carried out by an experienced competent contractor working to an approved method statement.



Coordinate System: WCS

Rev	Date	By	Chkd	Appd	Authd
05	24/06/24	JM	DL	DL	--
04	26/01/24	JM	DL	DL	--
03	25/01/24	JM	DL	DL	--
02	12/01/24	JM	DL	DL	--
01	09/11/23	JM	DL	DL	--
00	30/10/23	RP	DL	DL	--



Project Name
Byers Gill Solar

Drawing Title
Environmental Masterplan
 Sheet 13 of 13

Scale at A1
1:2500

Role
Final

Suitability
Development Consent Order (DCO)

Project Number 0179	Rev 05
-------------------------------	------------------

Drawing Name
0179-SHRK-XX-XX-DR-L-1013