



- LAND USE KEY**
- EMPLOYMENT AREAS
  - RESIDENTIAL AREAS
  - OPEN SPACE / LANDSCAPING
  - BALANCING PONDS
  - SCHOOL SITE AND LOCAL CENTRE
- PHASING KEY**
- ROAD 1A PHASE 3 - EXTENSION CONSTRUCTION COMPLETION DUE JAN 2004
  - ROAD 3B CONSTRUCTION DUE JULY 2004
  - ROAD 2A PHASE 5 CONSTRUCTION DUE SUMMER 2005
  - ROAD 1A PHASE 4 CONSTRUCTION DUE JAN 2005
- NOTES**
- BOLLARDS TO PROVIDE EMERGENCY ACCESS ROUTE
  - BUS STOP
  - BUS ROUTE
  - SHARED CYCLWAY / FOOTWAY
  - FOOTWAY
  - INFORMAL PATH
  - PHASING BOUNDARY
  - PHASING DIRECTIONAL TRAFFIC ROUTE
  - NON-MOUNTABLE ROUNDABOUT WITH OVER-RUN AREAS
  - MOUNTABLE ROUNDABOUT WITH OVER-RUN AREAS

**B1115 LINK ROAD BY SCC CONSTRUCTION COMPLETION DUE SUMMER 2006**

**PHASING SCHEDULE**

PHASE	No. OF UNITS	ACCESS	TIMING	COMMENTS
1a	57	KESTREL DRIVE	EXISTING	
1b	48	KESTREL DRIVE	EXISTING	
2a	91	KESTREL DRIVE	EXISTING	
2b	63	KESTREL DRIVE	EXISTING	
NURSERY	0.47ha EMP	KESTREL DRIVE	EXISTING	
SUFFOLK FA	0.84ha EMP	KESTREL DRIVE	EXISTING	
SUBTOTAL	270+1.41ha EMP			
TESCO	2.64ha EMP	ROAD 1A	EXISTING	
2c	84	ROAD 1A	EXISTING	
3a	115	ROAD 1A/KESTREL DRIVE	EXISTING	
3b	97	ROAD 1A	START SPRING '04	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
5a	15	ROAD 1A	START SPRING '04	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
5b	24	ROAD 1A	START SUMMER '07	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
EMP. A	0.72ha	ROAD 1A	TBA	
EMP. B	1.68ha	ROAD 1A	TBA	
EMP. C	2.80ha	ROAD 1A	START SPRING '04	SPECULATIVE DEVELOPMENT
EMP. D	1.39ha	ROAD 1A	TBA	
EMP. E	2.70ha	ROAD 1A	TBA	
SUBTOTAL	335+11.93ha EMP			
4a	110	B1115 LINK ROAD	START AUTUMN '04	
4c	88	B1115 LINK ROAD	START SUMMER '04	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
5c	113	B1115 LINK ROAD	START SUMMER '05	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
6a	98	B1115 LINK ROAD	START SUMMER '06	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
7a	48	OLD STOWUPLAND ROAD	START SPRING '05	
7b	54	B1115 LINK ROAD	START SPRING '05	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
8	50	B1115 LINK ROAD	START SPRING '04	
VILLAGE CEN	0.67ha EMP	B1115 LINK ROAD	START SUMMER '04	
SCHOOL	2.44ha EMP	B1115 LINK ROAD	START SUMMER '04	
9a	84	B1115 LINK ROAD	START SUMMER '08	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
9c	74	B1115 LINK ROAD	START SUMMER '09	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
SUBTOTAL	667+3.11ha EMP			
HAYDON	97	CREETING ROAD	NOT PROGRAMMED	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
9b	140	B1115 LINK ROAD	START SUMMER '10	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
9d	88	B1115 LINK ROAD	START SUMMER '11	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
10 BELWAY	69	OLD STOWUPLAND ROAD	NOT PROGRAMMED	ASSUMED DENSITIES AT 35 DWELLINGS/Ha
SUBTOTAL	375			
TOTAL	1686+16.45ha EMP			

1. PROVISION TO BE MADE FOR FUTURE TOUCAN CROSSING. ALL CIVILS WORKS INCLUDING DUCTS AND DRAUGHTS TO BE CONSTRUCTED IN FIRST PHASE.

REV	DATE	DESCRIPTION	BY	CHK
D	07/10/03	Test & showing added. Directional phasing traffic routes added.		
C	14/10/03	Phasing Schedule, programme and temporary construction access added. Details for emergency access added. Layouts for the vision centre, organ room and phases 4a, 7a & 9 added. Revised road layout incorporated.		
B	24/10/03	Construction programme added.		
A	01/07/03	Final issue.		

**FOR INFORMATION**

**WSP**

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CREST NICHOLSON

CEDARS PARK  
STOWMARKET

MASTER PLAN  
HIGHWAY LAYOUT  
PHASING

SCALE: 1:2000 @ A3  
DATE: 7/7/01  
PROJECT NO: 11010797  
DRAWING NO: 797/MP/01  
DATE: MARCH '02  
BY: D

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**NAME**

SCOPE	2003	2004	2005	2006
	Oct	Nov	Dec	Jan
1) 1A PHASE 3 - EXTENSION				
2) 3B				
3) 1A PHASE 4 - TEMPORARY ACCESS SLIP ROAD CLOSURE - JUNCTION 5 - ROAD 2A/1B LINK				
4) 1A - PHASE 4 - PERMANENT 5 LINK ROAD - SCC				

