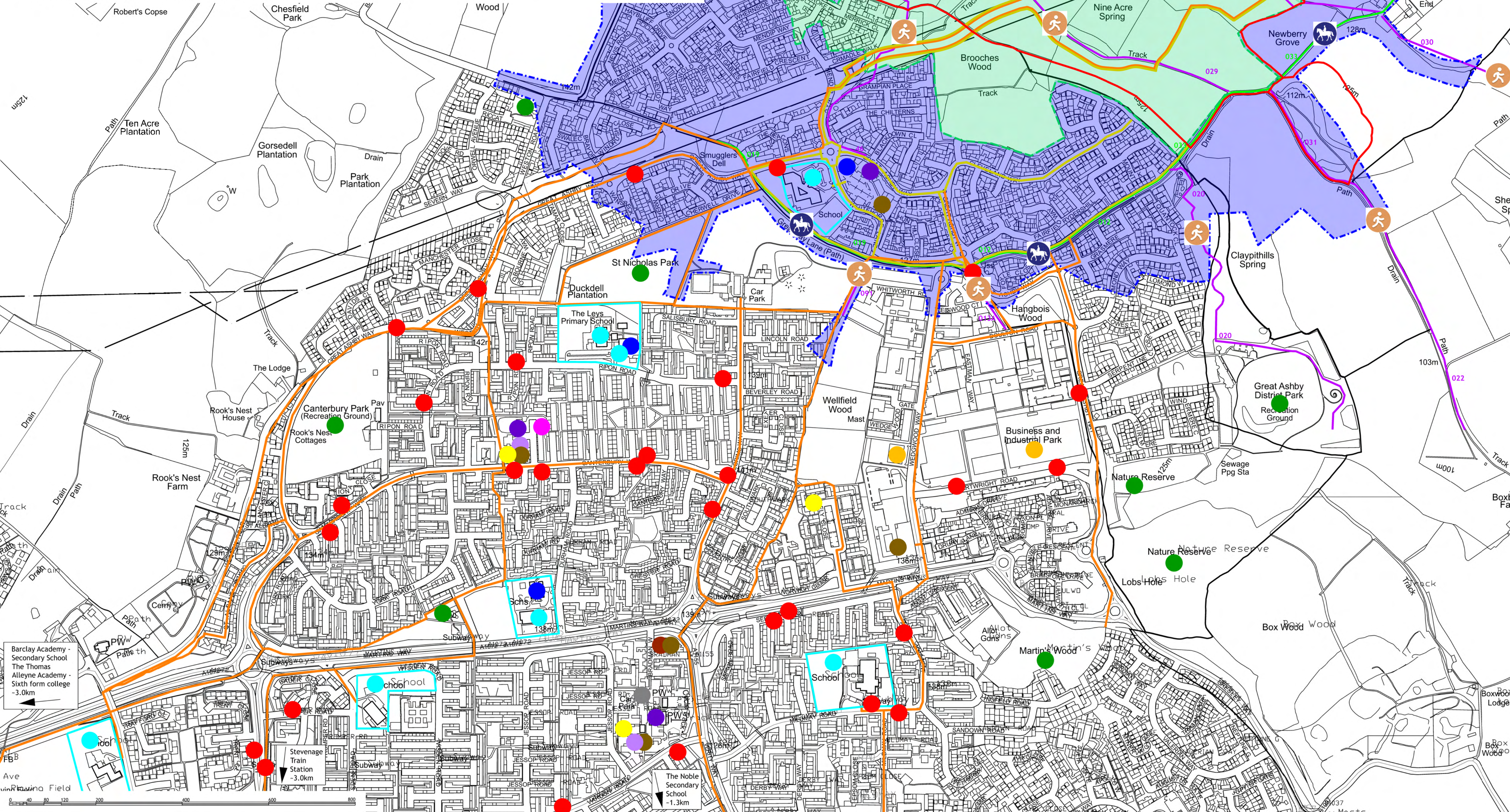


Services and Facilities accessible by foot or by bicycle within the vicinity of the site.

Service		Approximate Journey times using MCC Guidance						Approximate Journey times using Google Maps	
Educational Facilities	Distance¹	Walking speeds and times			Cycling speeds and times			Distance²	Approximate Journey Time (using Google Maps)²
		4kph / 2.5mph (mm:ss)³	5kph / 3.1mph (mm:ss)⁴	6kph / 3.7mph (mm:ss)⁵	12kph / 7.5mph (mm:ss)⁶	16kph / 10mph (mm:ss)⁷	20kph / 12.4mph (mm:ss)⁸		
Round Diamond Primary School	1.09 km	16:35	13:34	11:30	05:45	04:09	03:27	210 m	3 minute walk / 1 minute cycle
Busy Bees at Stevenage (Nursery)	1.14 km	17:10	13:54	11:40	06:10	04:28	03:42	260 m	3 minute walk / 1 minute cycle
Martins Wood Primary School	2.78 km	42:10	33:01	28:20	14:30	10:43	08:34	1.9 km	23 minute walk / 8 minutes cycle
Trotts Hill Primary School	3.48 km	52:21	41:33	35:20	17:40	13:05	10:44	2.6 km	32 minute walk / 9 minute cycle
Almond Hill Junior School	3.58 km	54:01	41:51	35:80	18:30	13:43	11:04	2.7 km	32 minute walk / 9 minute cycle
Convenience Stores / Shops									
Budgens	1.18 km	18:10	14:01	12:20	06:30	04:43	03:54	300 m	4 minute walk / 2 minute cycle
Shell Garage	2.58 km	39:10	31:04	26:20	13:30	10:08	08:04	1.7 km	22 minute walk / 6 minute cycle
Co-Op Food	3.18 km	48:10	38:06	32:20	16:30	12:33	09:54	2.3 km	28 minute walk / 10 minute cycle
Outdoor / Leisure Spaces									
Mendip Way Playground	1.33 km	20:35	15:09	13:30	07:05	05:39	04:39	450 m	5 minute walk / 2 minute walk
North Shore Open Space Park	1.98 km	30:10	23:51	20:20	10:30	07:43	06:34	1.1 km	12 minute walk / 4 minute cycle
The Great Ashby District Park	2.68 km	40:20	32:23	27:20	13:40	10:05	08:04	1.8 km	22 minute walk / 7 minute cycle
St Martins Wood Play Area	2.88 km	43:20	34:20	29:20	14:40	11:20	09:04	2.0 km	26 minute walk / 10 minute cycle
Pryors Wood	3.08 km	46:20	36:58	31:20	15:40	11:55	09:24	2.2 km	28 minute walk / 13 minute cycle
Sishes Wood	3.48 km	52:21	41:33	35:20	17:40	13:05	10:44	2.6 km	33 minute walk / 8 minute cycle
Other Amenities									
Great Ashby Community Centre	1.16 km	17:40	14:18	12:00	06:20	04:35	03:48	300 m	4 minute walk / 2 minute cycle
Fortunes Palace Chinese Takeaway	1.16 km	17:40	14:18	12:00	06:20	04:35	03:48	300 m	4 minute walk / 2 minute cycle
Jhoos Pharmacy	1.18 km	18:10	14:01	12:20	06:30	04:43	03:54	300 m	4 minute walk / 2 minute cycle
No Bull Fitness	2.38 km	36:10	28:26	24:20	12:30	09:33	07:14	1.5 km	18 minute walk / 5 minute cycle
Employment / Industrial Center	2.38 km	36:10	28:26	24:20	12:30	09:33	07:14	1.5 km	18 minute walk / 5 minute cycle
The Oval Cluster of amenities (including: All Saints Church, The Times Club (Sports Club), Stevenage Family Butchers, St Nicholas & Martins Wood Center, The Oval Wines Off License, The Oval Alpha Pharmacy, Recycling Bank)	3.18 km	48:10	38:06	32:20	16:30	12:33	09:54	2.3 km	28 minute walk / 10 minute cycle
Stevenage Lytton Players Theatre	3.18 km	48:10	38:06	32:20	16:30	12:33	09:54	2.3 km	28 minute walk / 10 minute cycle
SMCC Mosque	3.18 km	48:10	38:06	32:20	16:30	12:33	09:54	2.3 km	28 minute walk / 10 minute cycle

- ¹ Walking and cycling distances noted have been measured from the approximate position of the furthest dwelling from the proposed site access on Mendip Way
- ² Average walking times noted are based on an average walking speed of 4kph / 2.5mph as stated in the North Herts Council General Guidance on transport in masterplans (2023)
- ³ Average walking times noted are based on an average walking speed of 5kph / 3.1mph as stated in the North Herts Council General Guidance on transport in masterplans (2023)
- ⁴ Average walking times noted are based on an average walking speed of 6kph / 3.7mph as stated in the North Herts Council General Guidance on transport in masterplans (2023)
- ⁵ Average cycling times noted are based on an average walking speed of 12 kph / 7.5 mph as stated in the North Herts Council General Guidance on transport in masterplans (2023)
- ⁶ Average cycling times noted are based on an average walking speed of 16 kph / 10 mph as stated in the North Herts Council General Guidance on transport in masterplans (2023)
- ⁷ Average cycling times noted are based on an average walking speed of 20 kph / 12.4 mph as stated in the North Herts Council General Guidance on transport in masterplans (2023)
- ⁸ Walking and cycling distances noted have been measured from the approximate position of proposed site access on Mendip Way
- ⁹ Walking and cycling times noted have been measured approximately using Google Maps data



NOTES

- Contractors must check all dimensions on site. Only figured dimensions are to be worked from. Discrepancies must be reported to the Architect or Engineer before proceeding. © This drawing is copyright.
- All plans and drawings are drawn true to stated scales and can be used for the purpose of planning only. Responsibility is not accepted for errors made by others in scaling from this drawing.
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- Until technical approval has been obtained from the relevant authorities, all drawings are issued as preliminary and not for construction. Should the Contractor commence site work prior to approval being given it is entirely at their own risk.

SAFETY, HEALTH AND ENVIRONMENTAL

There are no exceptional risks associated with these works. Refer to the designers risk assessment for the full assessment of risks.

KEY

- Application Site
- Bus Stop
- Public Right of Way - Footpath
- Bridleway
- Walking route to main facilities and services
- Cycling route to main facilities and services
- Primary School
- Nursery / Pre-School
- Employment Centres
- Community Halls
- Pharmacy
- GP Surgery
- Convenience Shop
- Cafe / Pub / Restaurant
- Park / Outdoor space
- Places of Worship
- Northern Centroid
- 800m walking radius
- 1600m walking radius

A	Updated to suit council's comments.	IZ	GBR	15/09/2023
REV	DESCRIPTION	DRN	CHD	DATE
	☒ PRELIMINARY		☐ INFORMATION	☐ TENDER
	☐ CONSTRUCTION		☐ AS BUILT	

SCALE	1:5000 @ A1	DATE	July 2023
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DRAWN	IZ	CHK	GBR
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DRAWING NO.	19244-ASHB-5-110	REV	A
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TITLE	LAND NORTH EAST OF GREAT ASHBY STEVENAGE
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DETAILS	FACILITIES AND SERVICES PLAN NORTHERN CENTROID
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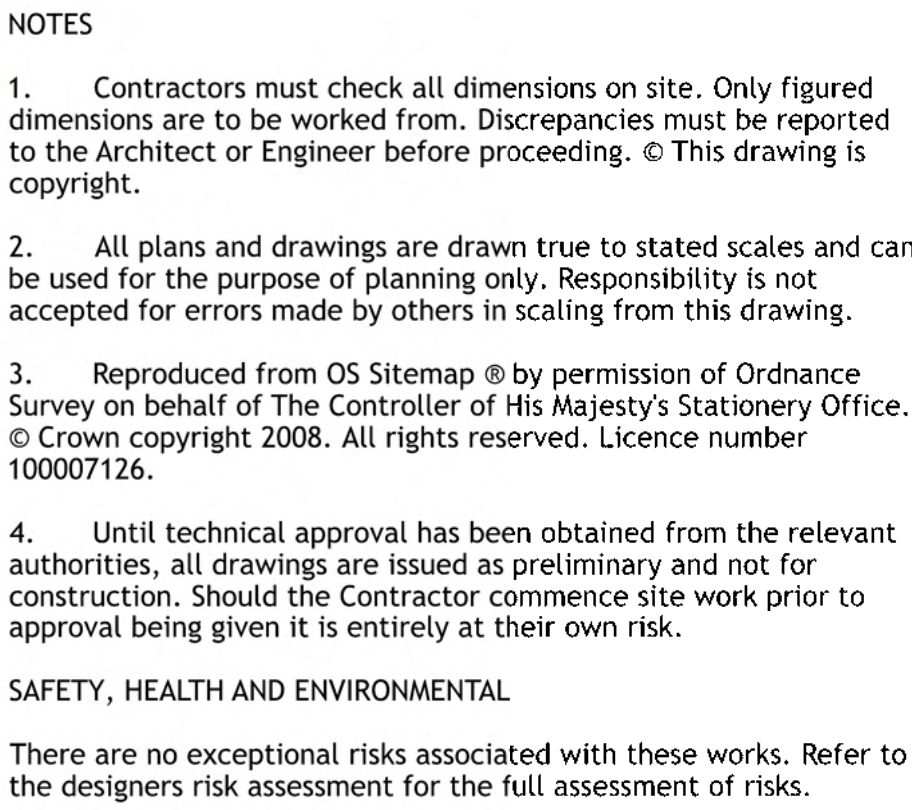
PLEASE CONSIDER THE ENVIRONMENT BEFORE PRINTING THIS DRAWING

Service		Approximate journey times using HCC Guidance						Approximate journey times using Google Maps	
		Walking speeds and times			Cycling speeds and times				
		4kph / 2.5mph (mm:ss) ¹	5kph / 3.1mph (mm:ss) ¹	6kph / 3.7mph (mm:ss) ¹	12kph / 7.5mph (mm:ss) ²	16kph / 10mph (mm:ss) ²	20kph / 12.4 mph (mm:ss) ²	Distance ^a	Approximate Journey Time (using Google Maps) ¹
Educational Facilities									
Round Diamond Primary School	1.37 km	21:05	16:33	14:15	7:28	5:16	4:13	210 m	3 minute walk / 1 minute cycle
Busy Bees at Stevenage (Nursery)	1.43 km	21:40	17:32	14:25	7:13	5:34	4:28	260 m	3 minute walk / 1 minute cycle
Martins Wood Primary School	3.06 km	46:02	36:40	31:05	15:33	11:49	9:20	1.9 km	23 minute walk / 8 minutes cycle
Trotts Hill Primary School	3.77 km	56:53	45:17	38:05	19:23	14:12	11:30	2.6 km	32 minute walk / 9 minute cycle
Almond Hill Junior School	3.87 km	58:03	46:30	39:05	19:33	14:49	12:00	2.7 km	32 minute walk / 9 minute cycle
Convenience Stores / Shops									
Budgens	1.47 km	22:00	17:40	15:05	7:33	5:49	4:40	300 m	4 minute walk / 2 minute cycle
Shell Garage	2.87 km	43:02	34:02	29:05	14:33	11:14	9:00	1.7 km	22 minute walk / 6 minute cycle
Co-Op Food	3.45 km	52:03	41:15	35:05	17:33	13:39	10:40	2.3 km	28 minute walk / 10 minute cycle
Outdoor / Leisure Spaces									
Mendip Way Playground	1.62 km	34:25	19:18	16:15	8:08	6:06	5:25	450 m	5 minute walk / 2 minute walk
North Shore Open Space Park	2.27 km	34:01	27:30	30:05	11:33	8:49	7:20	1.1 km	12 minute walk / 4 minute cycle
The Great Ashby District Park	2.97 km	44:52	35:21	34:05	15:23	11:12	9:30	1.8 km	22 minute walk / 7 minute cycle
St Martins Wood Play Area	3.17 km	47:52	37:58	38:05	16:23	12:27	10:20	2.0 km	26 minute walk / 10 minute cycle
Pryors Wood	3.37 km	50:53	40:36	32:05	17:23	13:12	10:10	2.2 km	28 minute walk / 13 minute cycle
Sishes Wood	3.77 km	56:53	45:11	38:05	19:23	14:12	11:30	2.6 km	33 minute walk / 8 minute cycle
Other Amenities									
Great Ashby Community Centre	1.45 km	22:10	17:16	14:45	7:23	5:42	4:32	300 m	4 minute walk / 2 minute cycle
Fortunes Palace Chinese Takeaway	1.45 km	22:10	17:16	14:45	7:23	5:42	4:32	300 m	4 minute walk / 2 minute cycle
Jhotts Pharmacy	1.47 km	22:00	17:40	15:05	7:33	5:49	4:40	300 m	4 minute walk / 2 minute cycle
No Bull Fitness	2.67 km	40:02	32:05	27:05	13:33	10:39	8:00	1.5 km	18 minute walk / 5 minute cycle
Employment / Industrial Center	2.67 km	40:02	32:05	27:05	13:33	10:39	8:00	1.5 km	18 minute walk / 5 minute cycle
The Oval Cluster of amenities (including: All Saints Church, The Times Club (Sports Club), Stevenage Family Butchers, St Nicholas & Martins Wood Center, The Oval Wines Off License, The Oval Alpha Pharmacy, Recycling Bank)	3.47 km	52:03	41:15	35:05	17:33	13:39	10:40	2.3 km	28 minute walk / 10 minute cycle
Stevenage Lytton Players Theatre	3.47 km	52:03	41:15	35:05	17:33	13:39	10:40	2.3 km	28 minute walk / 10 minute cycle
SMCC Mosque	3.47 km	52:03	41:15	35:05	17:33	13:39	10:40	2.3 km	28 minute walk / 10 minute cycle

The map displays a suburban area with a dense network of residential streets. Key landmarks and features include:

- Parks and Green Spaces:** St Nicholas Park, Duckdell Plantation, Canterbury Park (Recreation Ground), Rook's Nest Farm, and Great Ashby District Park.
- Schools:** The Leys Primary School, The Noble Secondary School, and several other primary schools.
- Industrial and Commercial Areas:** Business and Industrial Park, and a Nature Reserve.
- Transportation:** A railway line running through the area, with Stevenage Train Station and several bus routes indicated by orange lines and icons.
- Landmarks:** Rook's Nest House, The Lodge, and various other buildings and structures.

The map is overlaid with a network of orange lines and numerous colored dots (red, green, blue, yellow, purple) indicating specific locations of interest. The dots are distributed across the residential areas, often near roads and parks. The orange lines form a complex network, likely representing a specific planning or infrastructure project.



KEY	
	Application Site
	Bus Stop
	Public Right of Way - Footpath
	Bridleway
	Walking route to main facilities and services
	Cycling route to main facilities and services
	Primary School
	Nursery / Pre-School
	Employment Centres
	Community Halls
	Pharmacy
	GP Surgery
	Convenience Shop
	Cafe / Pub / Restaurant
	Park / Outdoor space
	Places of Worship
	Southern Centroid
	800m walking radius
	1600m walking radius

A Updated to suit council's comments.		IZ	G8R	15/09/2023
REV	DESCRIPTION	DRN	CHD	DATE
☐ PRELIMINARY	☐ INFORMATION	☐ TENDER		
☐ CONSTRUCTION	☐ AS BUILT			

SCALE 1:5000 @ A1 DATE April 2023

DRAWN	IZ	CHK	GBR

DRAWING NO. 19244-ASHB-5-111 REV A

LAND NORTH EAST OF GREAT ASHBY
STEVENAGE

DETAILED

FACILITIES AND SERVICES PLAN
SOUTHERN CENTROID

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