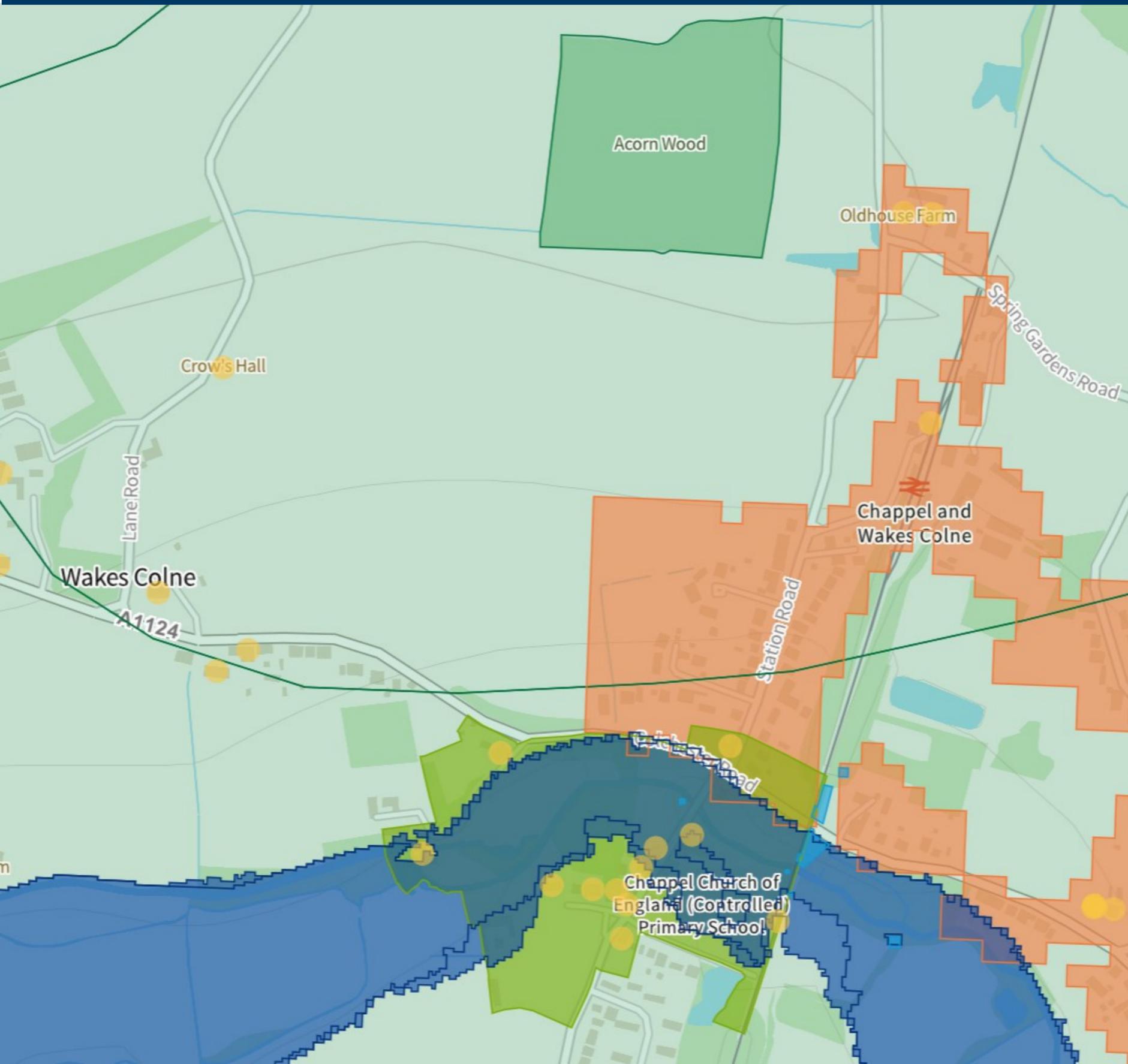


4 PLANNING CONSTRAINTS

West of Station Road, Wakes Colne



Land to the south of the A1124 falls within flood zones 2 and 3, but the allocated site falls within flood zone 1, shown in blue on the plan adjacent.

There are no listed buildings within the site itself, but a number of grade 2 listed buildings fairly close, shown as yellow dots. The site is outside of the Chappel Conservation Area, shown in green.

The Chappel Viaduct Scheduled Monument is shown in light blue.

There are no areas of archaeological interest within or adjacent to the site.

Acorn Wood Ancient Woodland and Local Wildlife Site is shown in green. There are no Sites of Special Scientific Interest within the site or nearby.

The site contains no individual or groups of Preserved or Veteran Trees.

Although currently outside of the Wakes Colne defined settlement boundary, the site does not comprise Green Belt.

The land comprises Agricultural Land Classification grade 2.