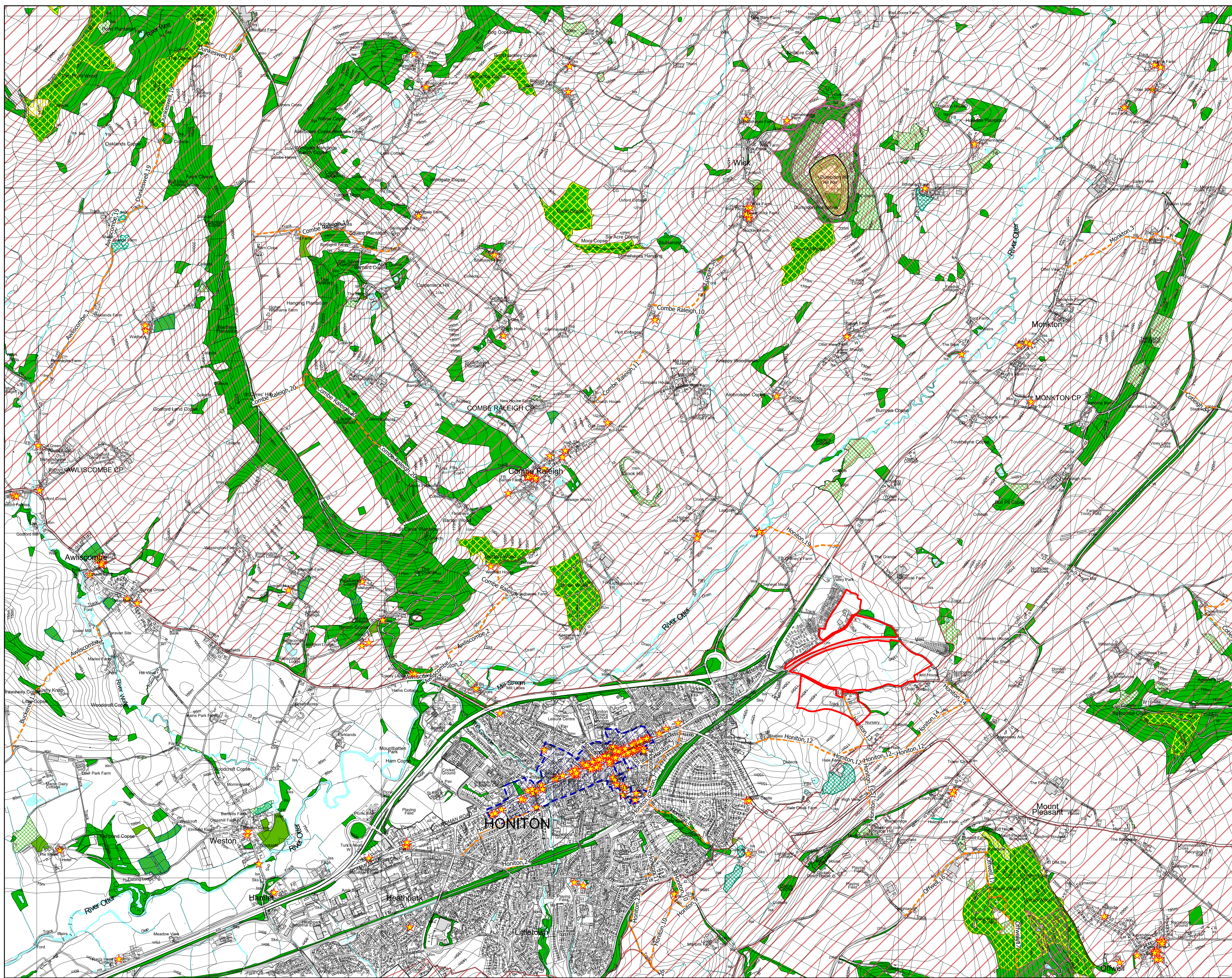


# Legend

-  Site Boundary
-  Ancient Woodland #
-  Existing Woodlands, Coppes and Tree Belts ^
-  Existing Scrub ^
-  Existing Water Courses and Features ^
-  Contours/Spot Heights (Metres AOD) ^
-  Public Rights of Way \*
-  Countryside Rights of Way Access Areas #
-  Listed Buildings ~
-  Scheduled Monument ~
-  Conservation Area \*\*
-  National Landscape #
-  Traditional Orchards #
-  Built-Up Area Boundary (Strategy 6) \*\*


Sources:  
 # GIS Mapping  
 ^ Natural England GIS Data Set  
 \* Historic England National Monument Record GIS Data Set  
 \* Devon County Council Public Rights of Way GIS Data Set  
 # East Devon District Council, Honiton Conservation Area, 1999  
 \*\* East Devon District Council Local Plan 2013 (Approved 2016)

Data collated for constraints and analysis mapping is based on publicly available sources at the time of preparation inserted using the British National Grid and may itself not be accurate. Stantec shall not be liable for the accuracy of data derived from external sources.




**Figure 1**  
 Project  
**Land off Northcote Hill**  
 (Phase I and II), Honiton  
 Drawing Title  
**Site Context Plan**

Date	26.03.2025	Scale	1:10,000 @A1 1:20,000 @A3	Drawn by	DW	Check by	SC
Project No	333102063	Drawing No	LN-LP-01	Revision			



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