

Legend

- Site Boundary
- Whin Trail Paths to be maintained by Factor
- Feu Boundary
- Adoptable Road Asphalt finish
- Adoptable Footpath Asphalt finish
- Common Open Space factor maintained
- Adoptable Service strips to be maintained by factor until adoption
- SUD's Area's to be adopted by Scottish Water and maintained by factor until handover.
- Utilities - Land to be transferred to appointed provider.
- Housing Association Plots 180 - 214 & 270 - 334
- Amenity Area 1 to be maintained by plots 16-17
- Amenity Area 2 to be maintained by plots 26-28
- Amenity Area 3 to be maintained by plots 31-33
- Amenity Area 4 to be maintained by plots 46-48
- Amenity Area 5 to be maintained by plots 49-56
- Amenity Area 6 to be maintained by plots 66-69
- Amenity Area 7 to be maintained by plots 76-78
- Amenity Area 8 to be maintained by plots 153-154
- Amenity Area 9 to be maintained by plots 157-158
- Amenity Area 10 to be maintained by plots 169-170
- Amenity Area 11 to be maintained by plots 217-222
- Amenity Area 12 to be maintained by plots 223-224
- Amenity Area 13 to be maintained by plots 228-231
- Amenity Area 14 to be maintained by plots 233-235
- Amenity Area 14 to be maintained by plots 243-244
- Amenity Area 15 to be maintained by plots 246-247 & 251-252
- Amenity Area 16 to be maintained by plots 257-258
- Amenity Area 17 to be maintained by plots 216-217
- Amenity Area 18
- Amenity Area 19 to be maintained by plots 91-92 & 96-97
- Amenity Area 20 to be maintained by plots 108-111
- Amenity Area 21 to be maintained by plots 126
- Amenity Area 22 to be maintained by plots 134
- Amenity Area 23 to be maintained by plots 146-147
- Factor maintained footpath

The development registered under title FFE127685
and plots 1, 89 to 105, 108 to 154, 160 to 164
and 173 to 175 within have been DPA approved on behalf of -

The Keeper - 08 November 2023

Keeper for the Registers of Scotland

Seggie Farm Cottages

Seggie

Ashgrove Buildings

Paper Mill

Eden Estuary Centre

BM 29.04m

28.7m

25.0m

BM 22.47m

21.3m

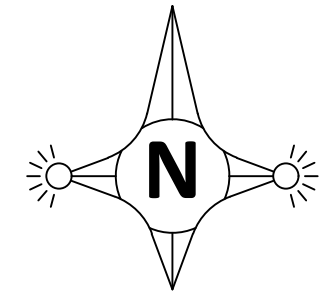
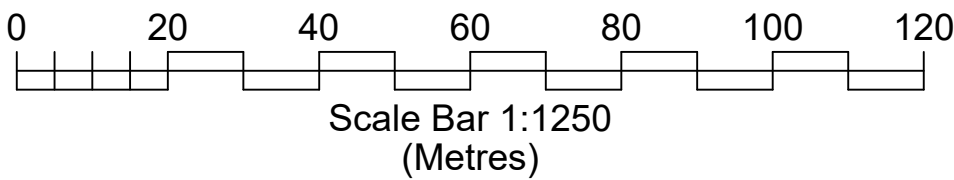
4.3m

BM 1.00m

5.8m

10.1m

4.8m



WARNING TO HOUSE-PURCHASERS
Property Misdescriptions Act 1991
Buyers are warned that this is a working drawing & is not intended to be treated as descriptive material describing, in relation to any particular property or development, any of the Specified Matters prescribed by any Order made under the above Act. The contents of this drawing may be subject to change at any time & alterations & variations can occur during the progress of the works without revision of the drawing. Consequently the layout, form, content & dimensions of the finished construction may differ materially from those shown. Nor do the contents of this drawing constitute a contract, part of any contract or a warranty.

- REVISIONS
- Rev A - 13.02.2020 (RTB) Amendments made in response to the ROS response received highlighting 4 area's for review at plots 153, 176, 216 & 217 and 228.
 - Rev B - 15.07.21 (mb) Visitors parking to plot 68 relocated to plot 56. Legend to include plot 66 in amenity area 6. Amenity Area 9 revised to remove plot 159. Parking assigned to plots 215/216. Amenity area 13 revised to remove plot 229. Plots 89-152 added to DPA.
 - Rev C - 20.10.21 (mb) Parking allocated to plots 157, 158, 169, 170, 251, 252, 257 and 258. Amenity area 5 revised to include plot 56 and associated parking
 - Rev D - 12/07/22 (ed) New tanked system for SUD's added.
 - Rev E - 11/08/23 (CW) Altered South-Eastern footpath, altered plot 90-93 & 95-98 amenity owned footpath, added factored footpath to north- West boundary, added adopted road within the northern HA land ownership.
 - Rev F - 16/08/23 (CW) Updated southern boundary and HA land owner ship.
 - Rev G - 03/11/23 (CW) Updated amenity area 19.

PROJECT TITLE
Eden Woods
Guardbridge
St Andrews
Fife

DRAWING TITLE
Development Plan Approval
(Masterplan)

SCALE 1:1250@A1	DATE Oct'19	DRAWN RTB
JOB NUMBER ~	DWG REFERENCE EWG-DPA-MP-001	REVISION G

PERSIMMON
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