






**Key - Environmental Designations**


Land Parcels		Area of Outstanding Natural Beauty (AONB)	
Potential Development Areas		Special Protection Areas	
Borough Boundary		Special Protection Area 400m Stand off Distance	
Settlement Boundary		Special Areas of Conservation	
		Sites of Special Scientific Interest (SSSI)	
		National Nature Reserve	
		Local Nature Reserves	
		Ancient Woodland	
		Forestry Commission Woodland	
		Environmentally Sensitive Areas	
		Grassland Inventory	
		Important Bird Areas	
		RSPB Reserves	
		Country Parks	
		Registered Common Land	
		Coastal & Flooding Grazing Marsh	
		Registered Parks & Gardens	
		Registered Battlefields	
		Scheduled Ancient Monuments	
		National Trust Properties	
		Village Greens	

**Key - Local Plan Policies  
Guildford**

**Rural Environment**

- Extent of the Green Belt (All areas outside CBGB) 
- Countryside Beyond the Green Belt (CBGB) 
- Area of Great Landscape Value 
- Major Developed Sites 
- Area of Outstanding Natural Beauty (AONB) & AGLV 






**University of Surrey**

- University of Surrey 







**Community Facilities**

- Hospital Related Development 



**Historic Environments**

- Conservation Area 
- Scheduled Ancient Monument 
- County Site of Archaeological Importance 
- Historic Parks & Gardens 
- Areas of High Archaeological Potential 




**Natural Environment**

- Candidate Special Area of Conservation (SAC) - some adopted since 2003 
- Potential Special Protection Areas (SPA) - some adopted since 2003 
- Site of Special Scientific Interest (SSSI) 
- Site of Nature Conservation Importance (SNCI) 
- Local Nature Reserve (LNR) 
- Regionally Important Geological and Geomorphological Sites 



**Guildford Town Redevelopment Sites**

- Major Approved Development Site - Friary / QEP 
- Guildford Town Proposals Site 
- Guildford Town Opportunity Site 

**General Policies**

- River Wey Corridor 
- Floodzones - 1 in 100 to 1 in 1000 chance of flooding 
- Floodzones - equal to or greater than 1 in 100 chance 



**Housing**

- Housing/Open Space 
- Housing Proposals 






**Employment**

- Allocation of Business, Industrial and Warehousing Land 





**Recreation**

- Protected Open Space 
- Blackwater Valley 

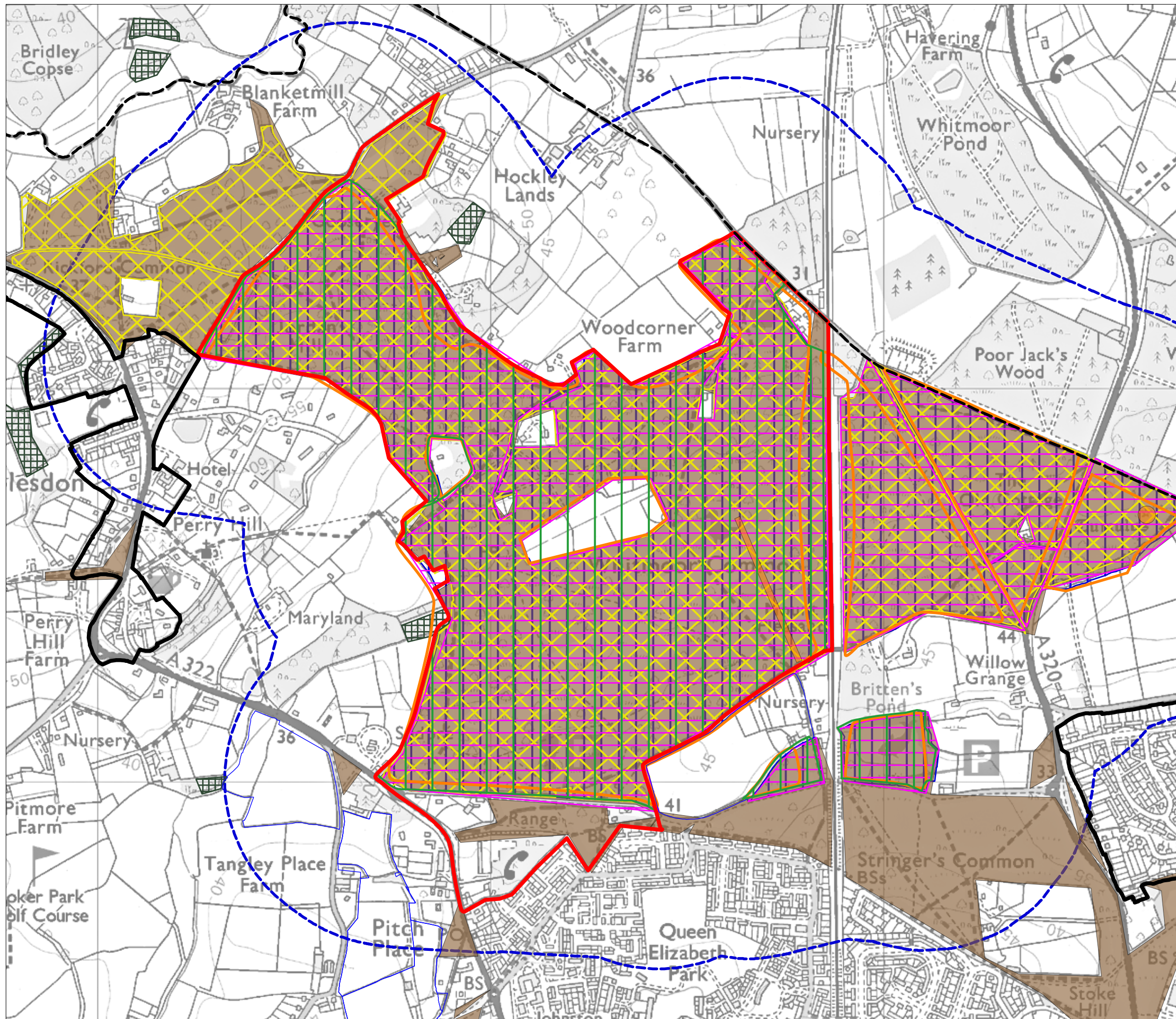
**Movement**

- Guildford Town Centre Parking Boundary 
- Cycle Routes - Existing 
- Cycle Routes - Proposed 
- Cycle Routes - Desired 
- Access from Walnut Tree Close to Railway Station 

**Shopping**

- Town Centre Primary Shopping Area 
- Town Centre Secondary Shopping Area 
- Town Centre Tertiary Shopping Area 
- Town Centre Specialist Shopping Area 
- Town/District/Local Centres 

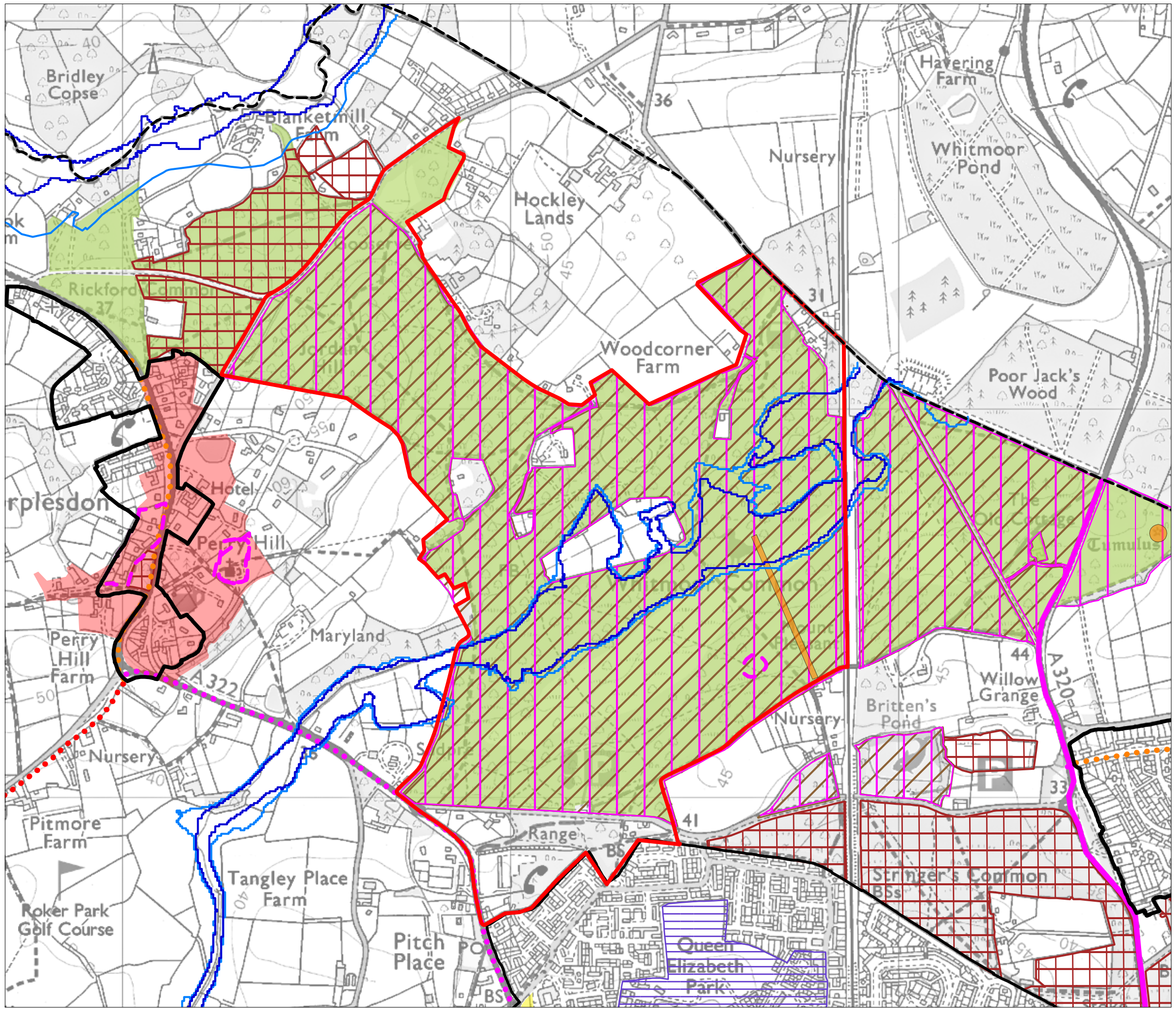




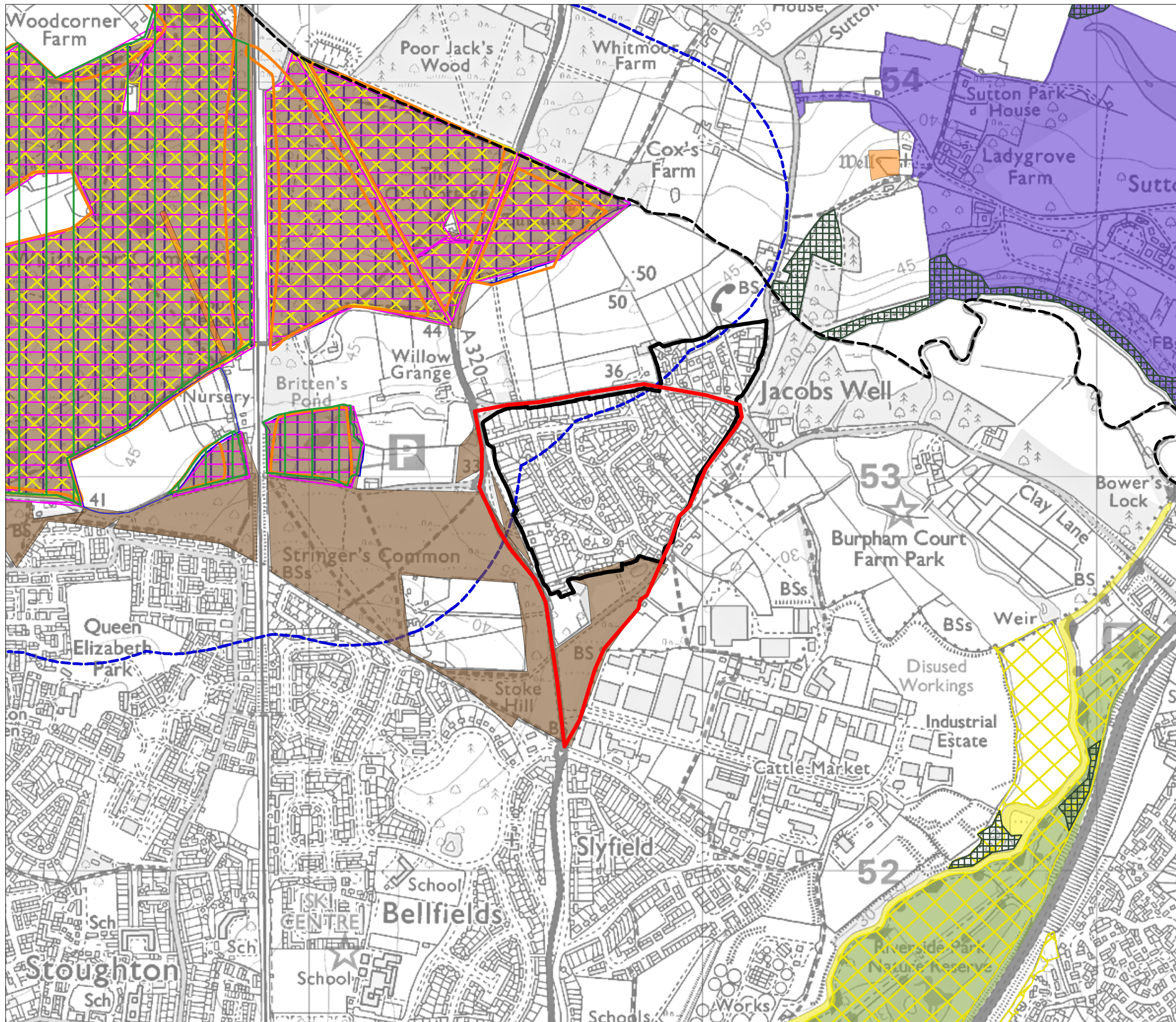
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Land Parcel A5  
Environmental Designations

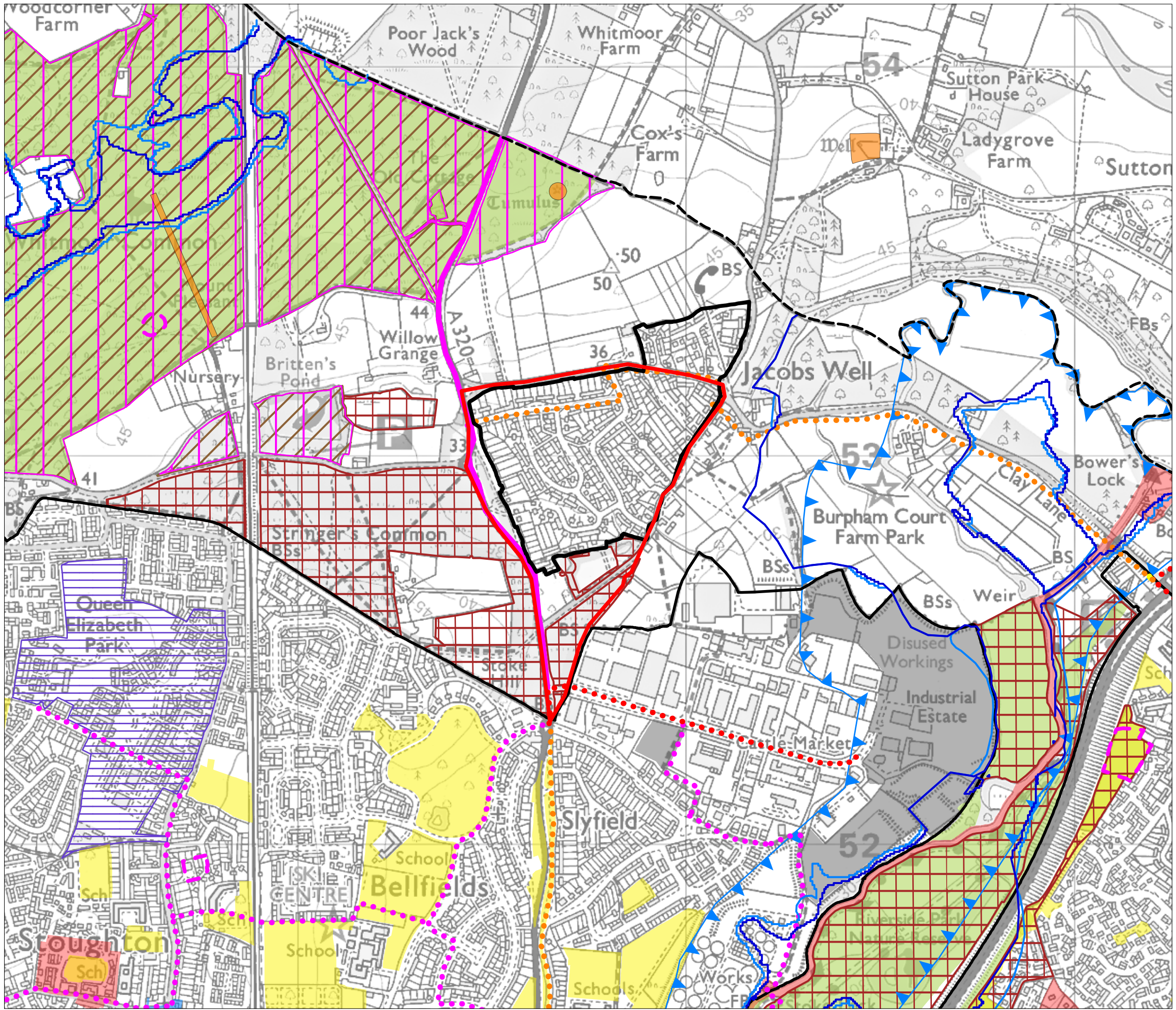




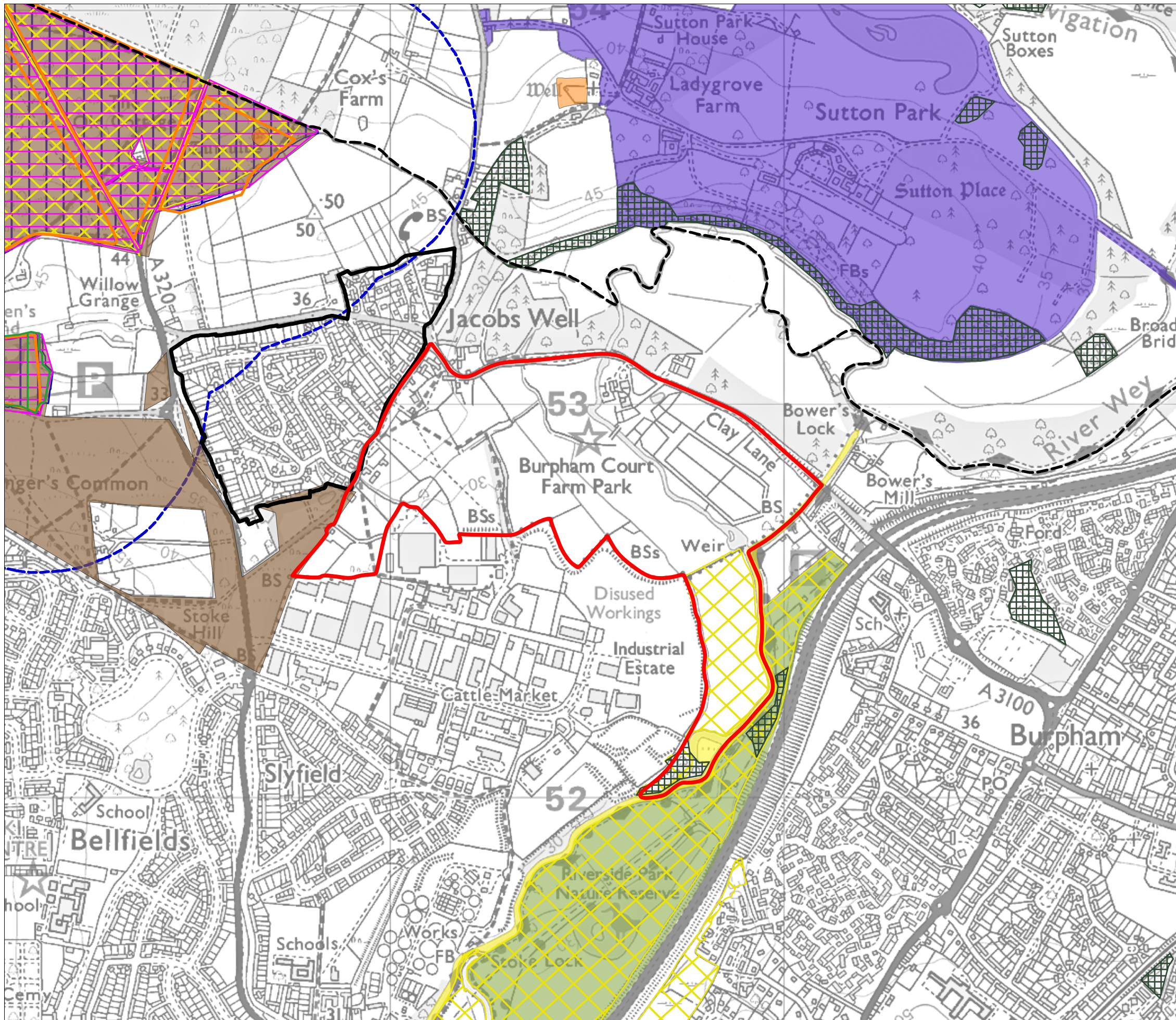




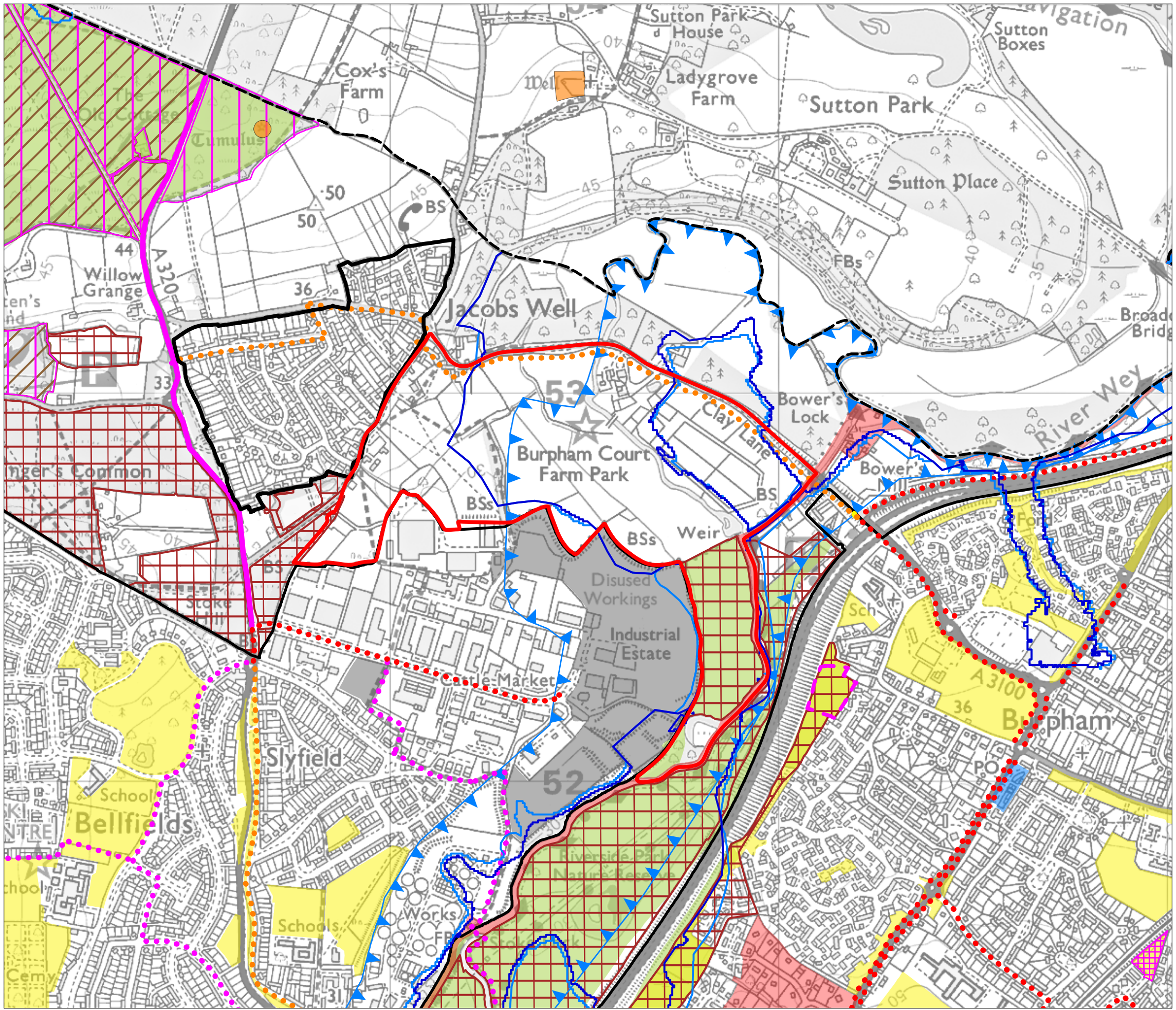








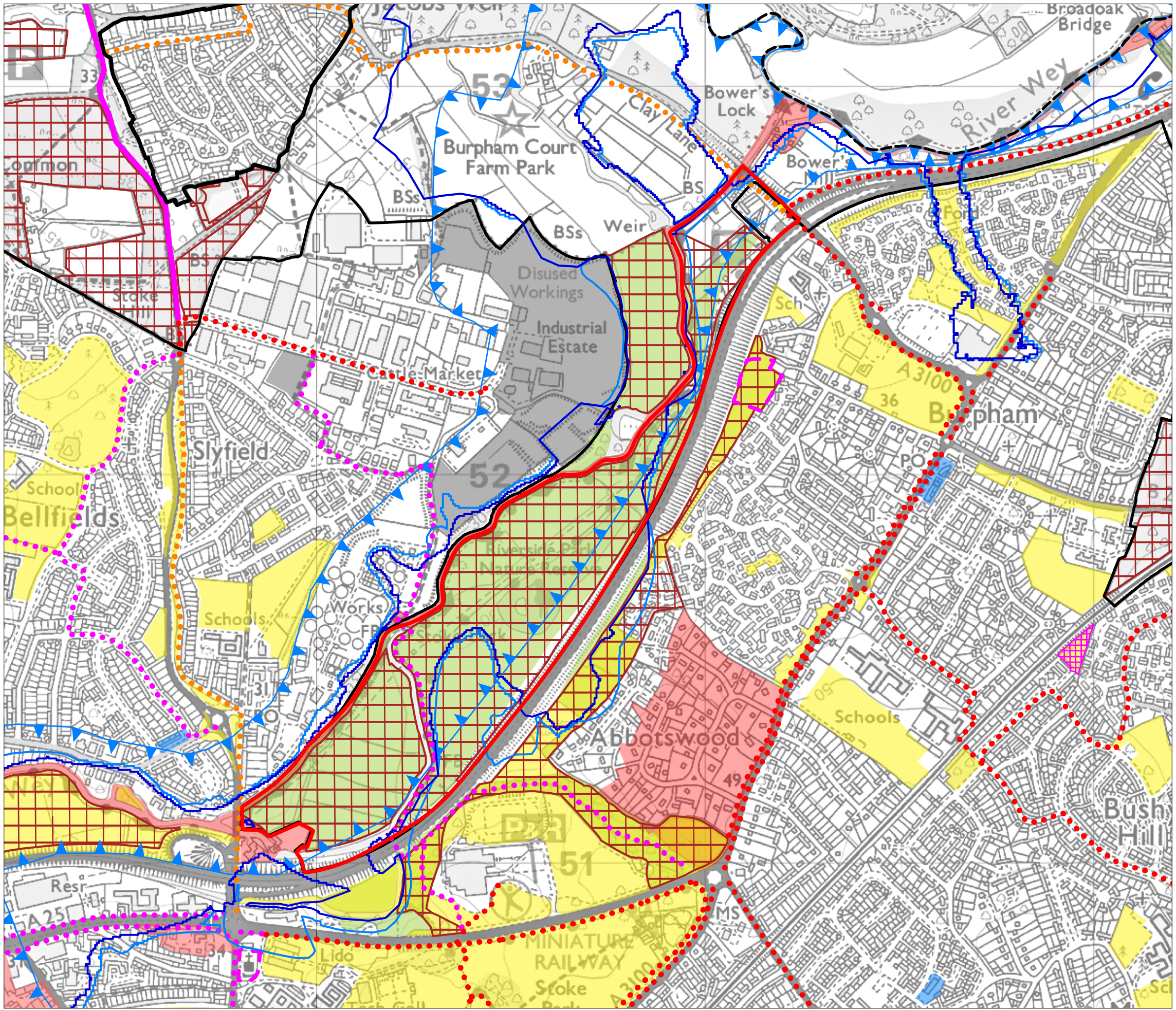




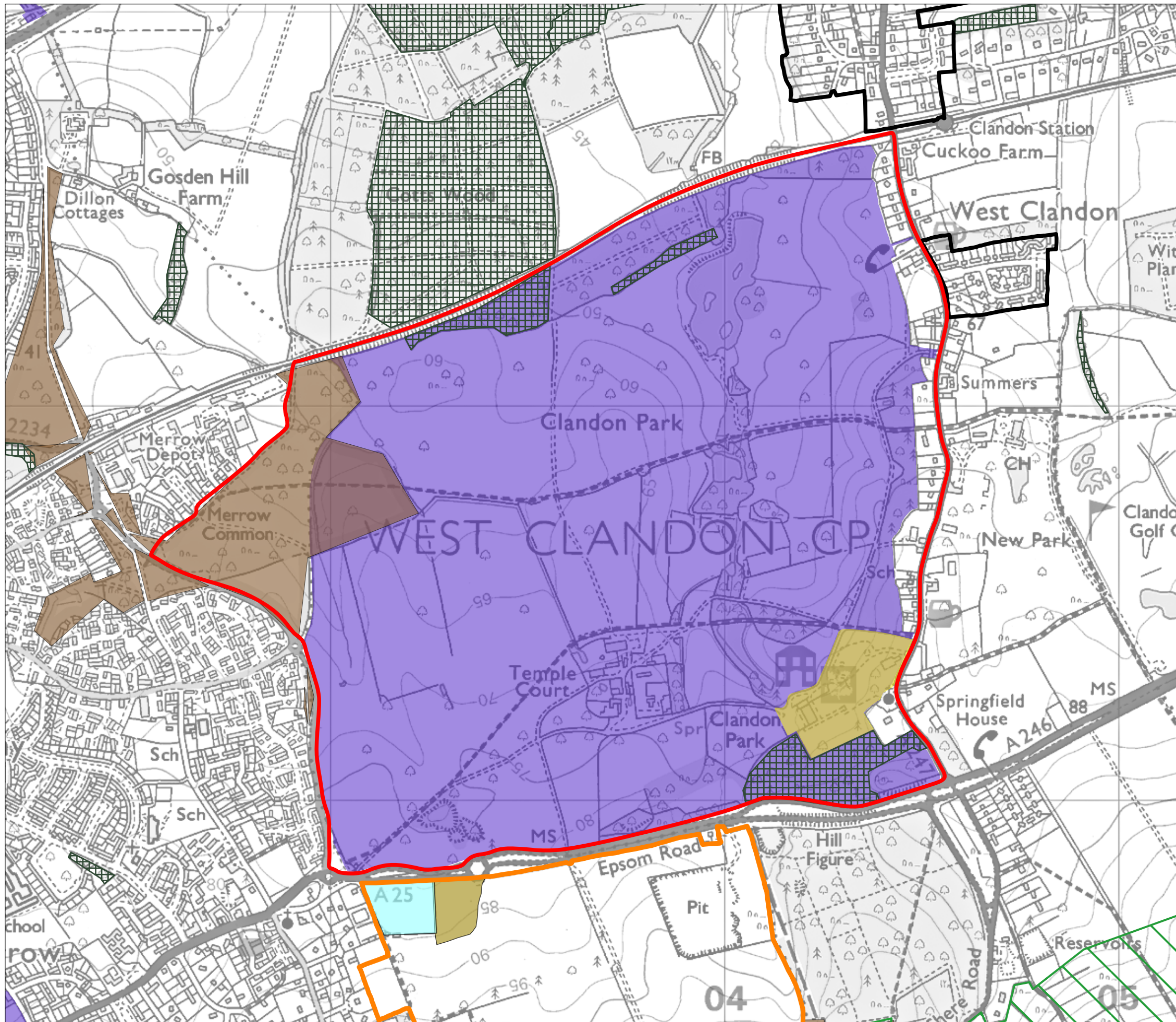








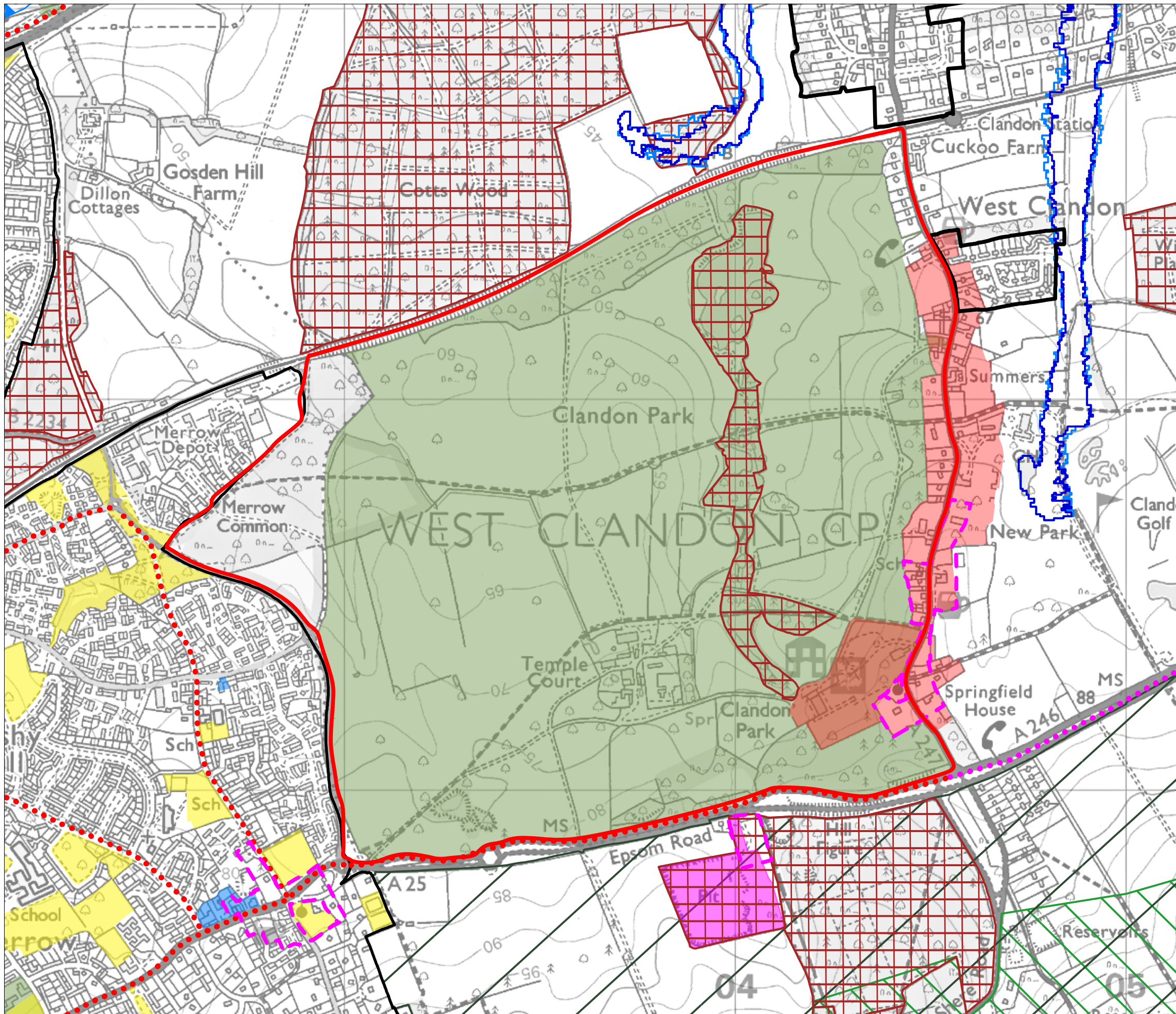




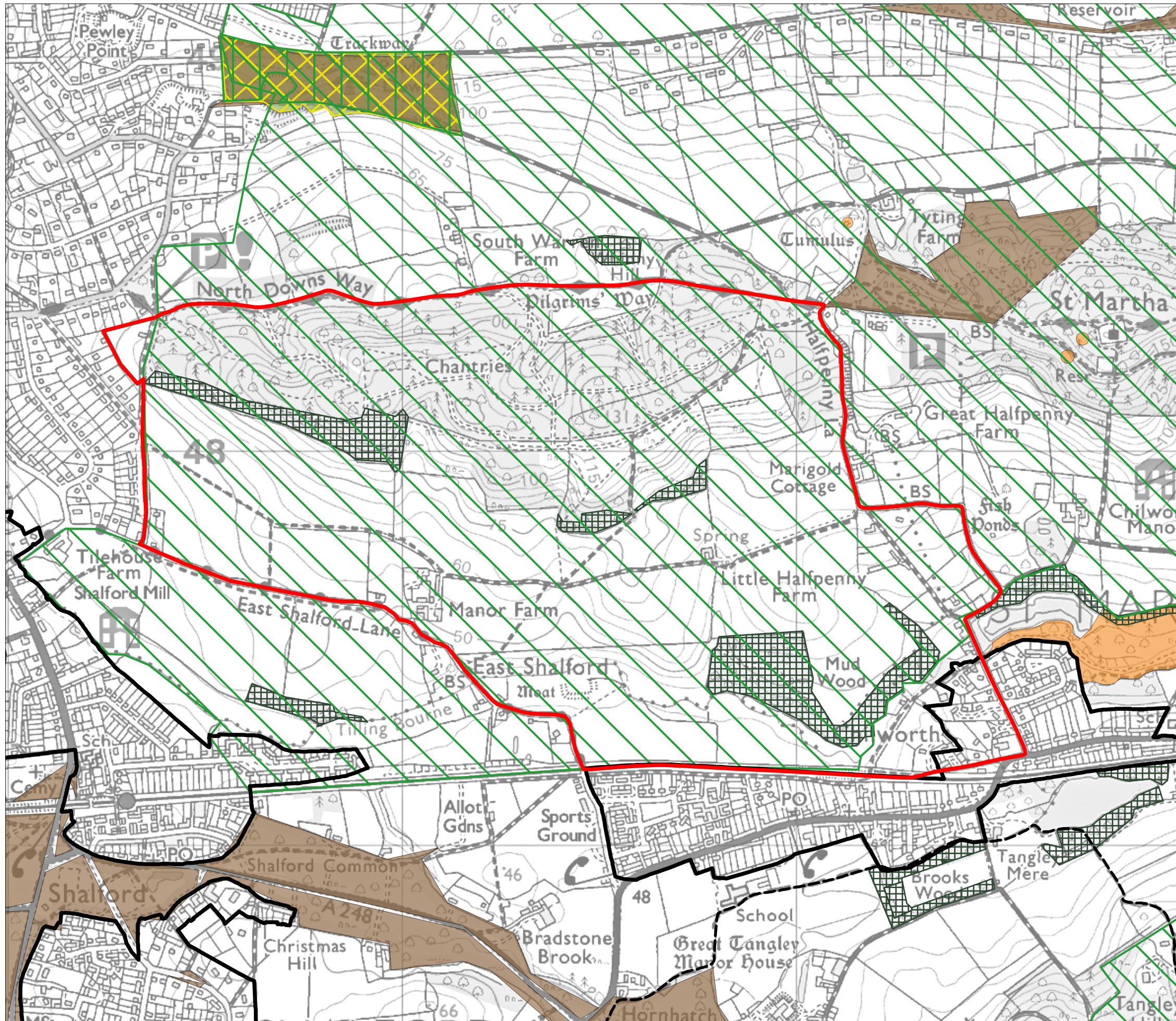
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Land Parcel D1  
Environmental Designations

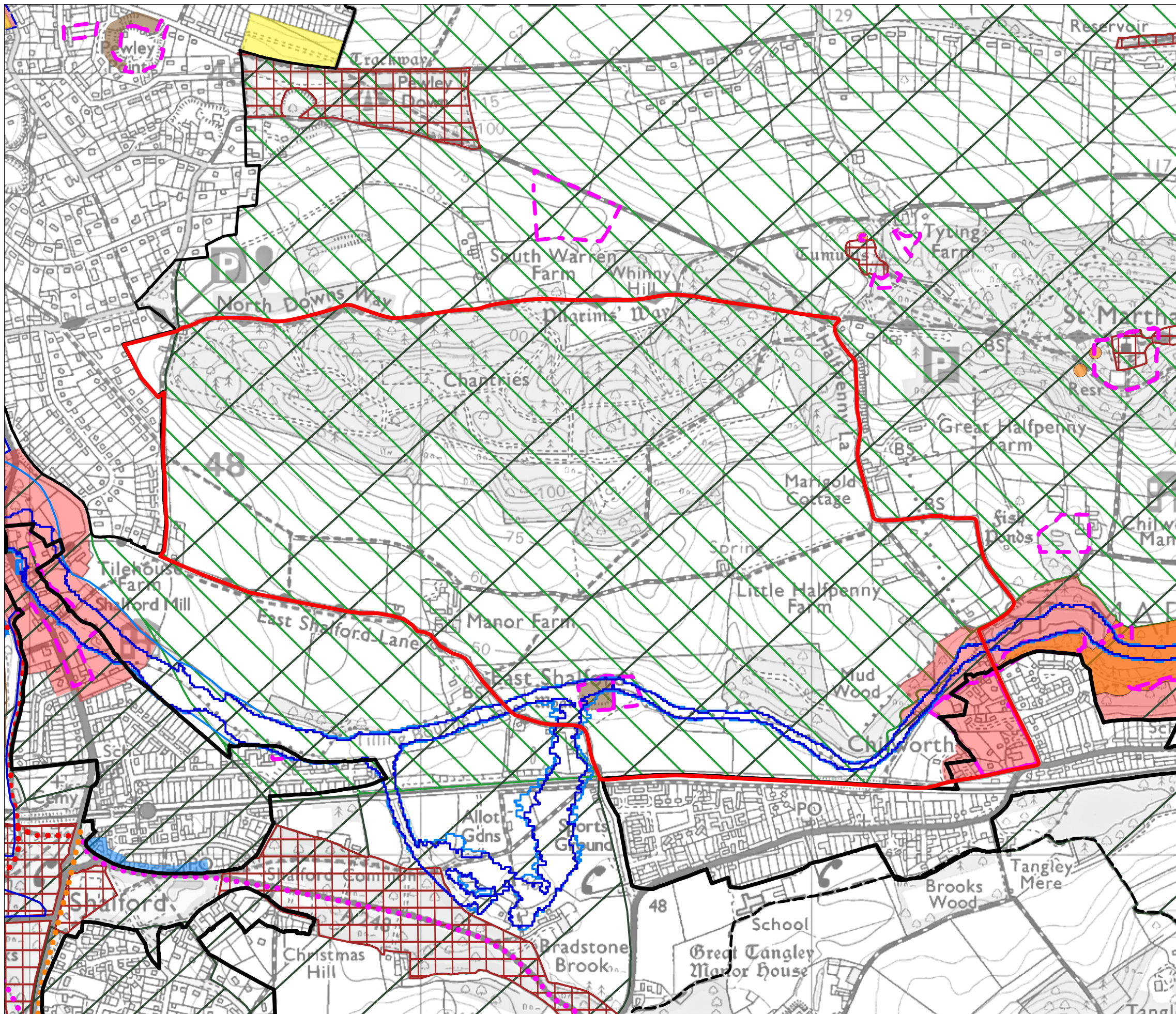




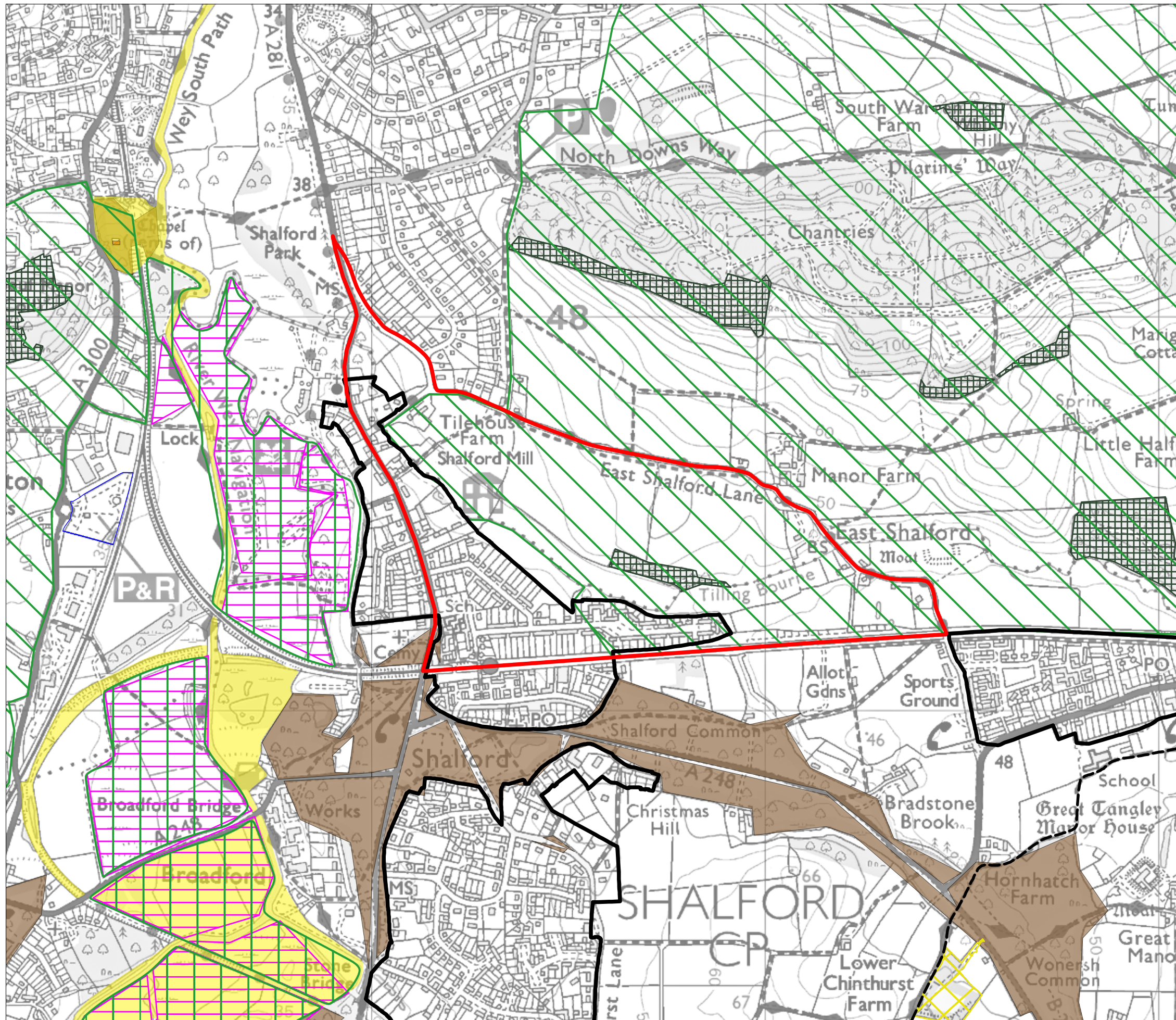




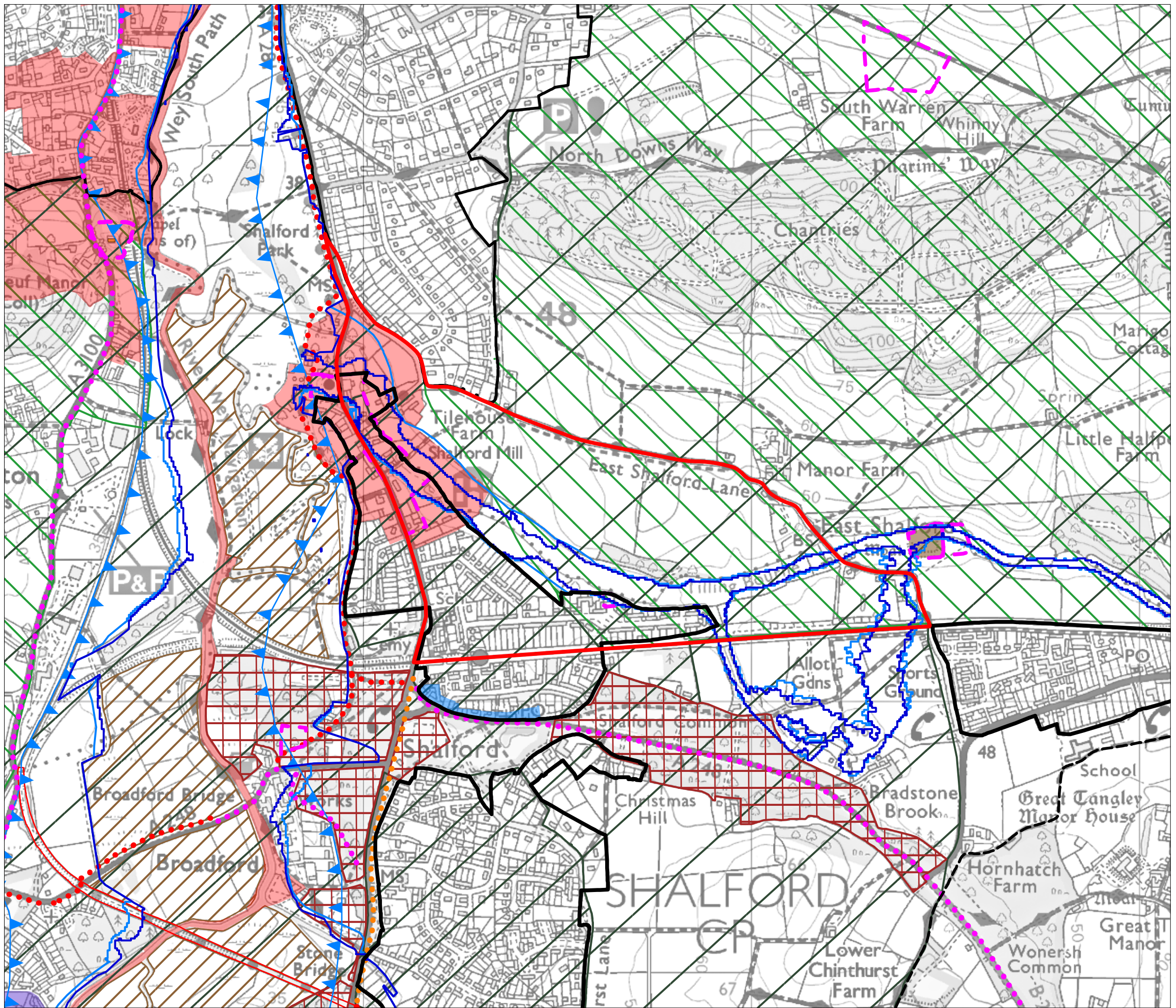




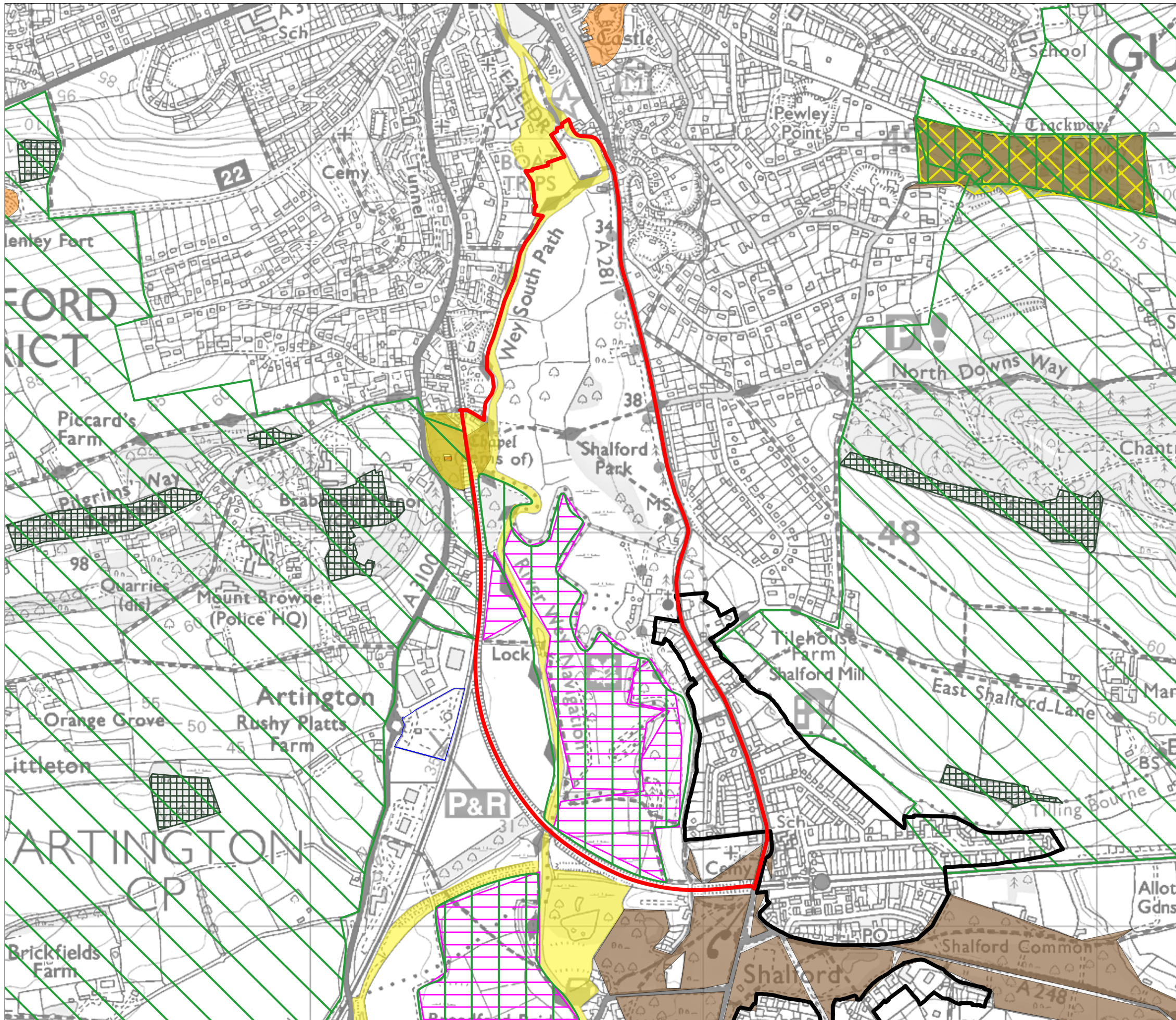




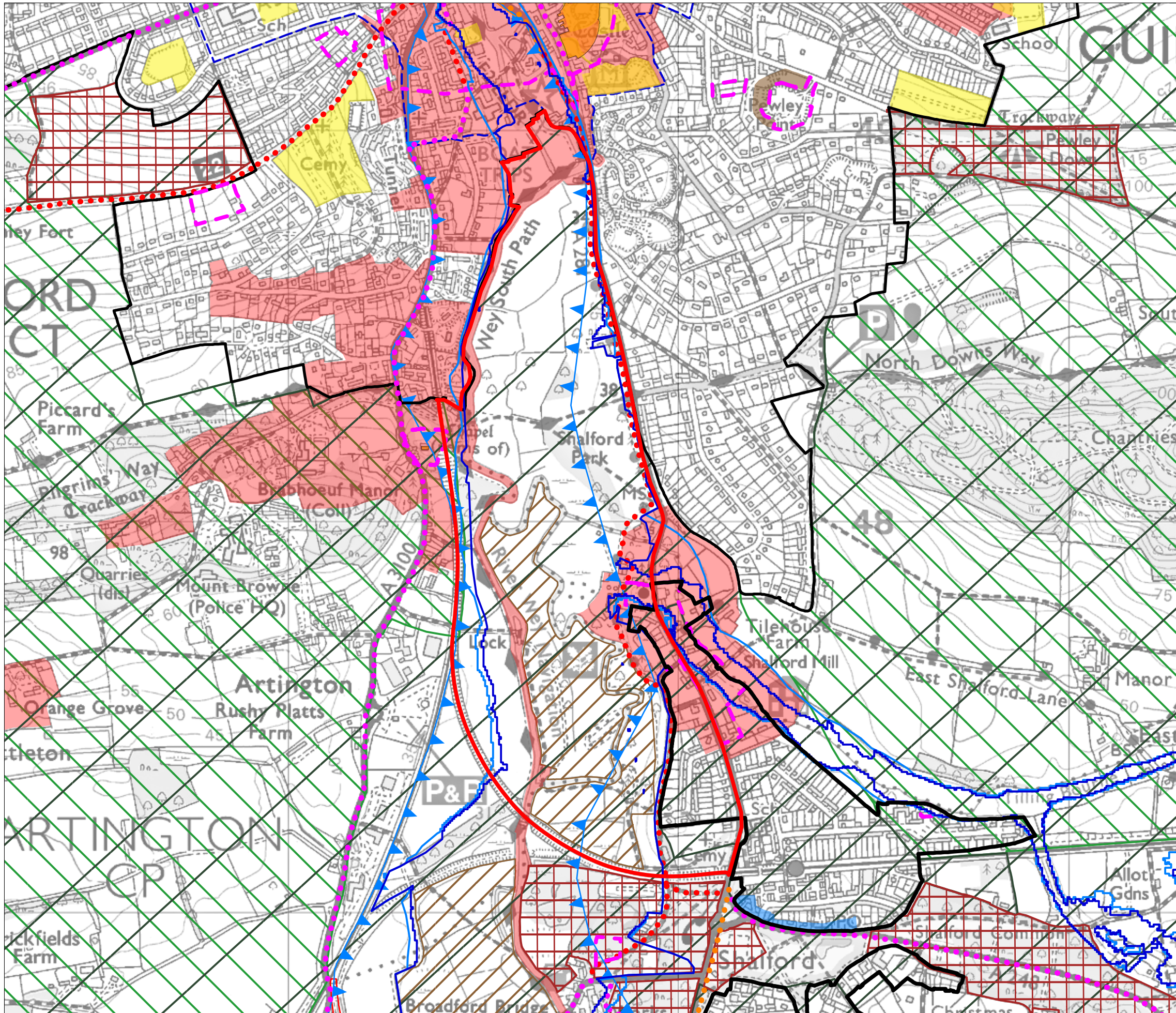




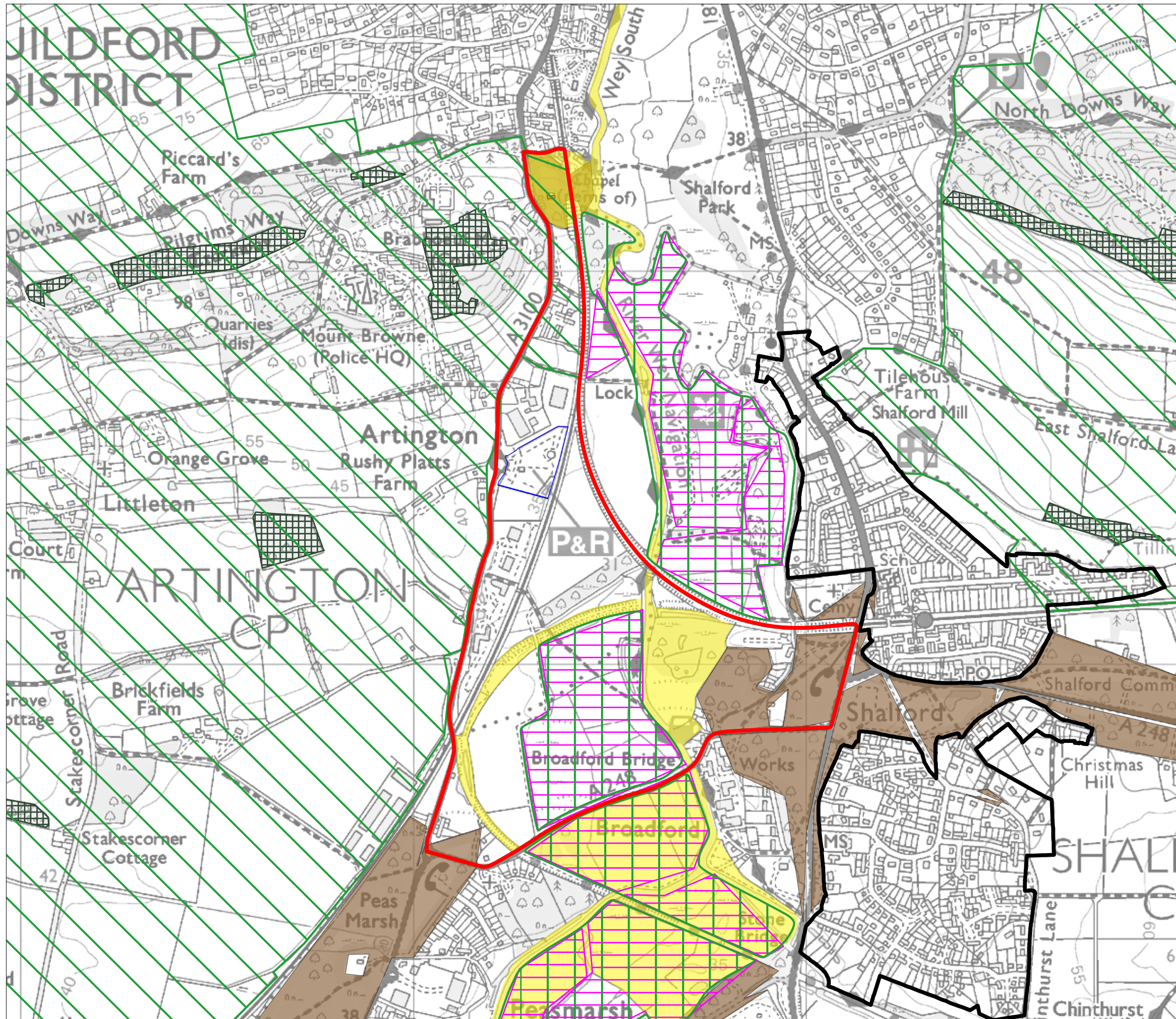




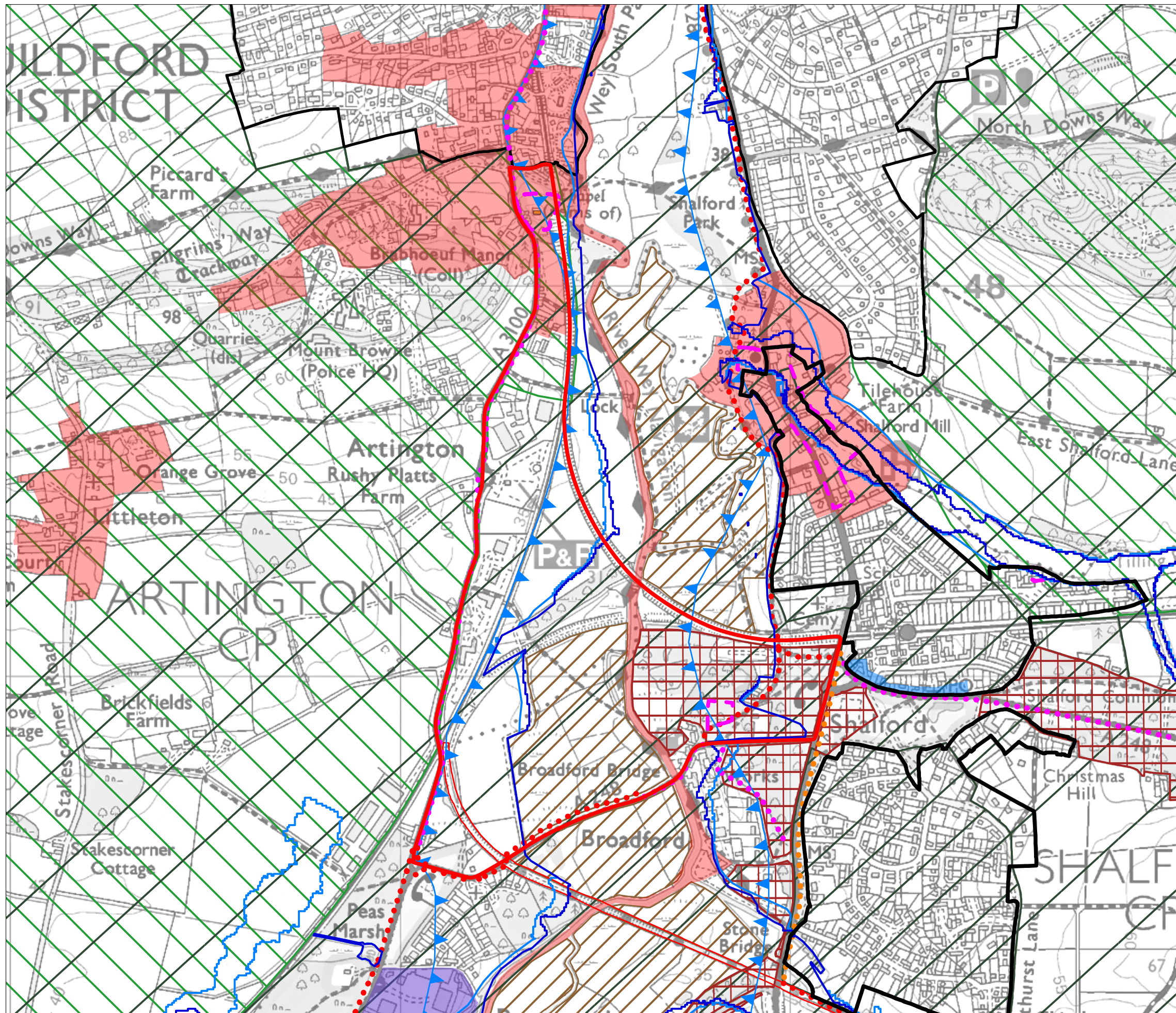




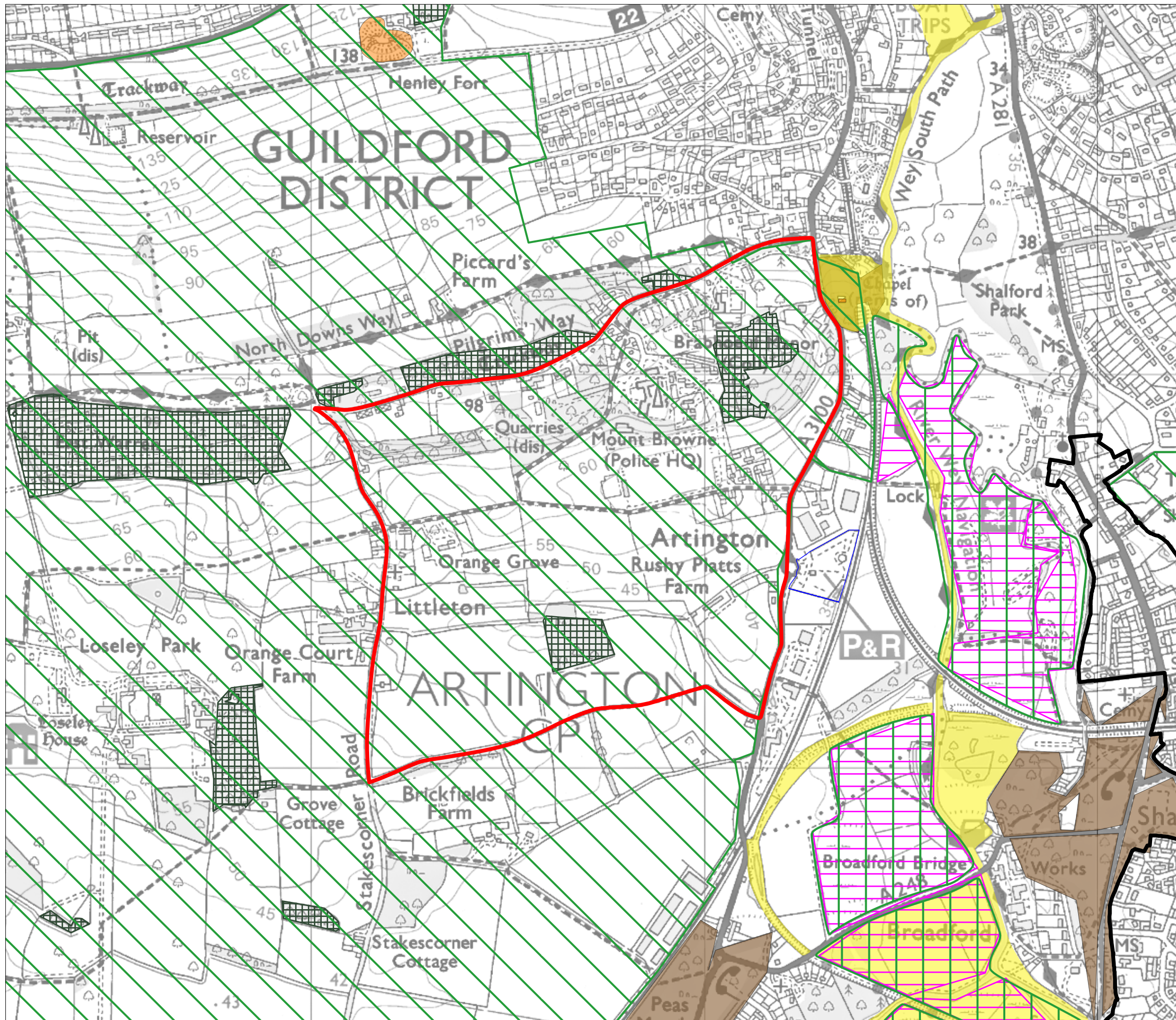




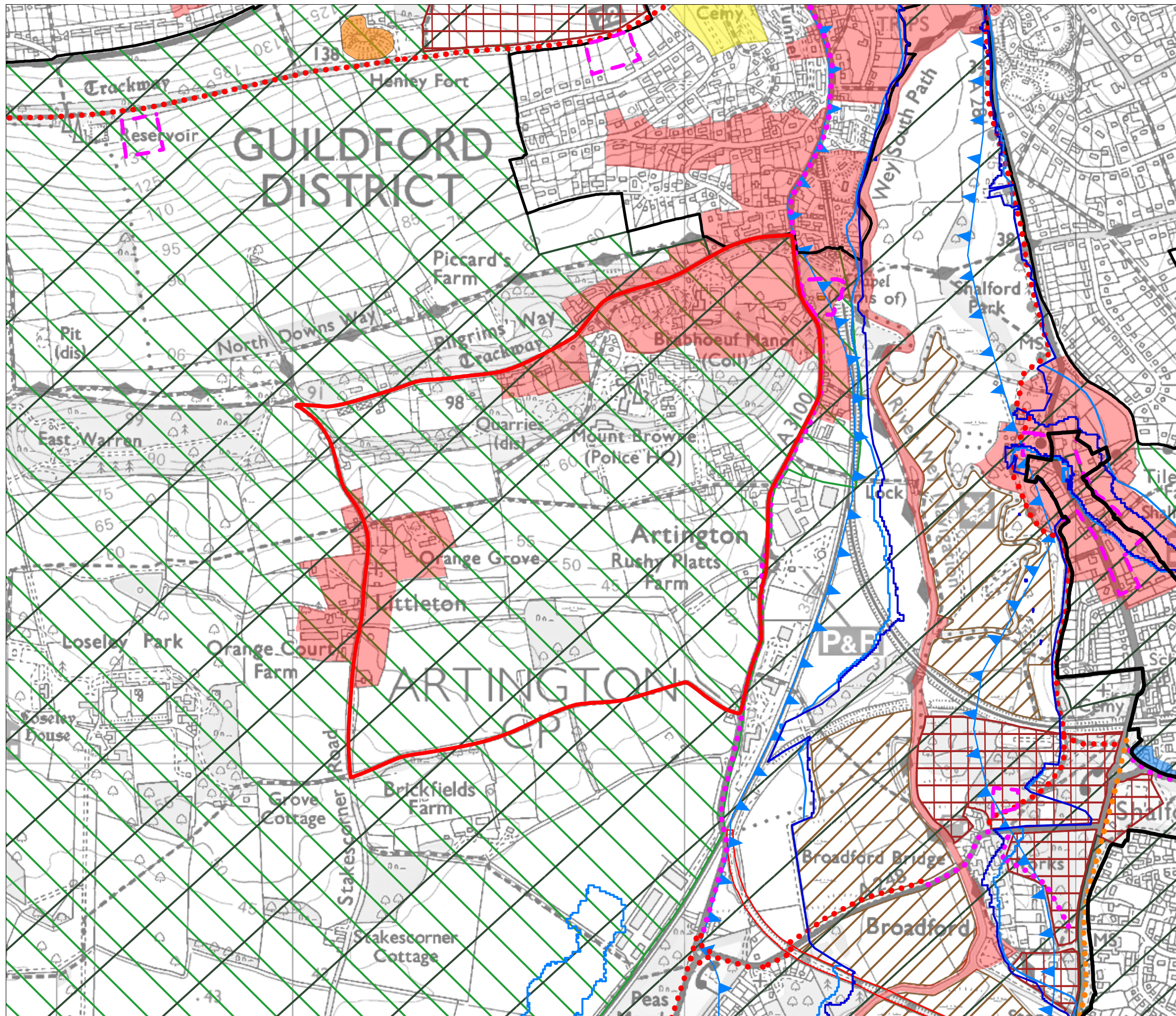




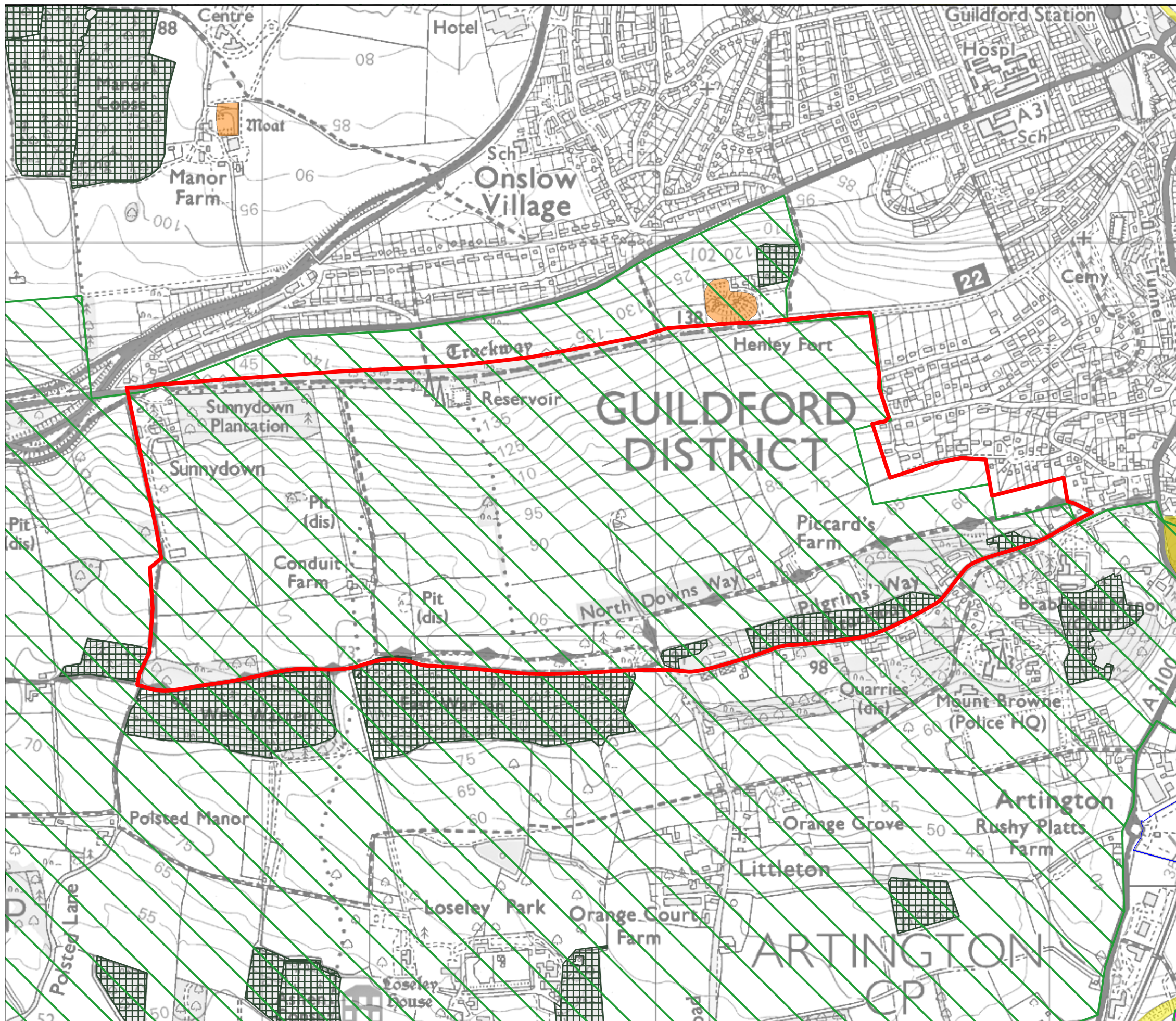




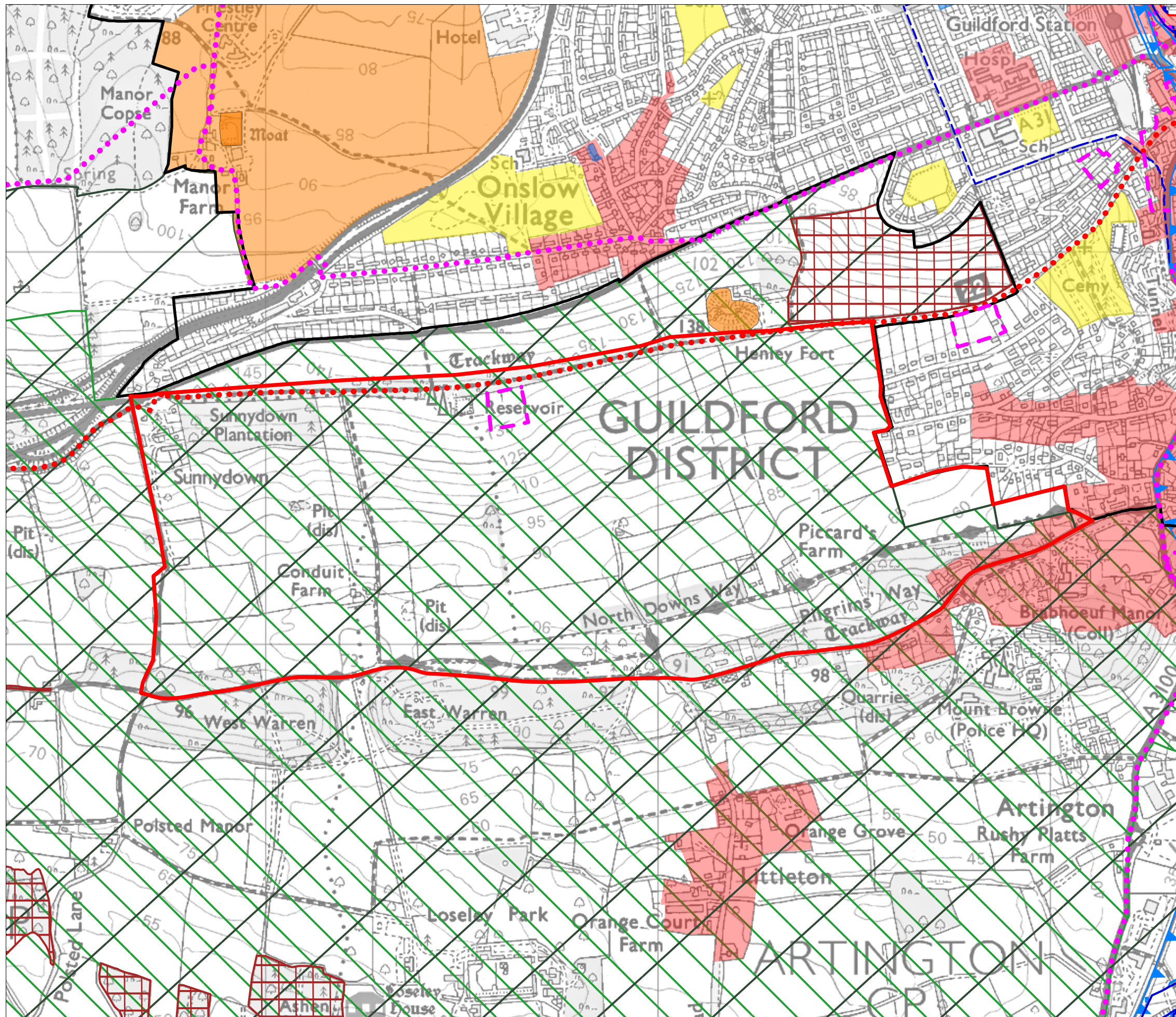




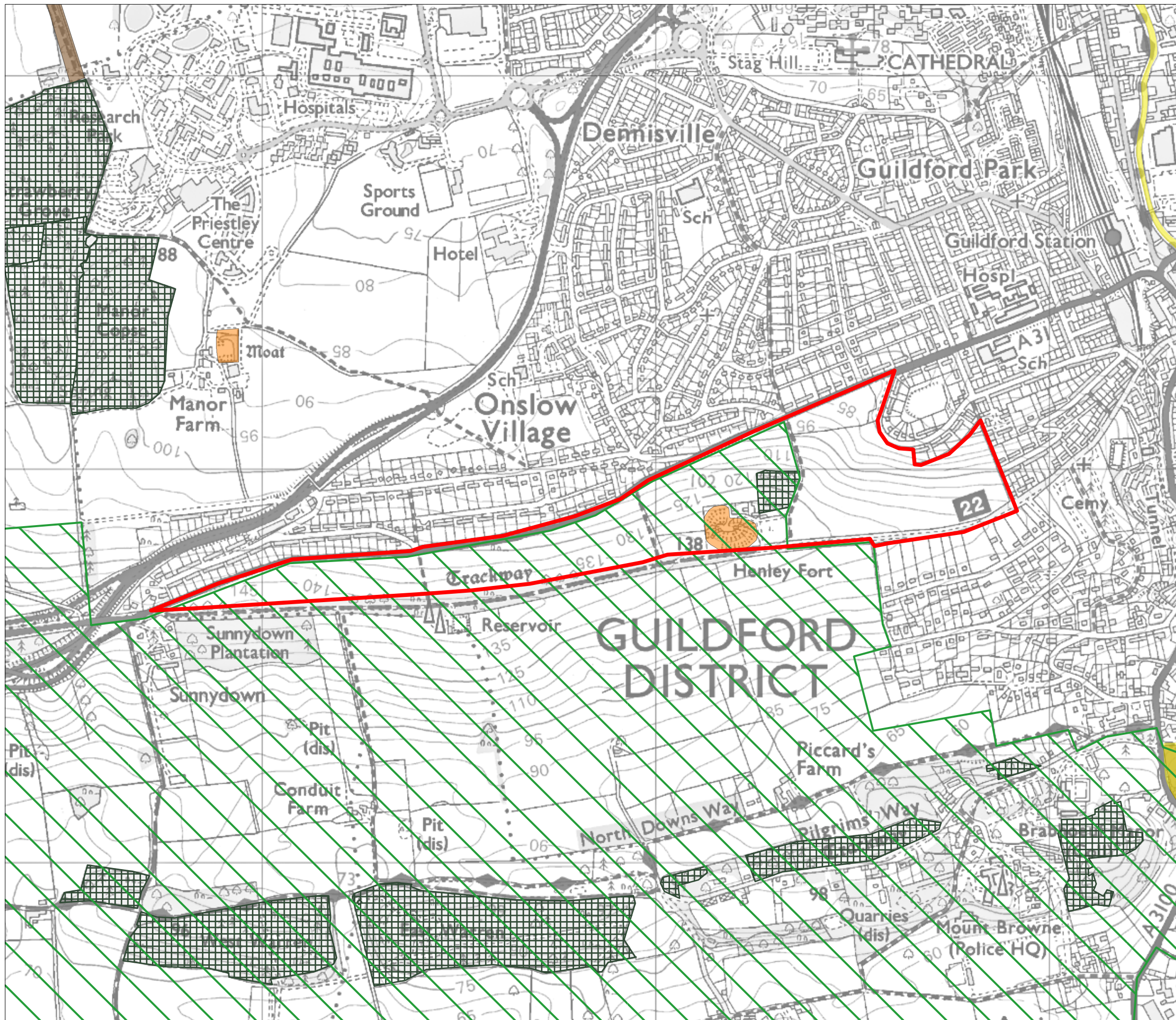




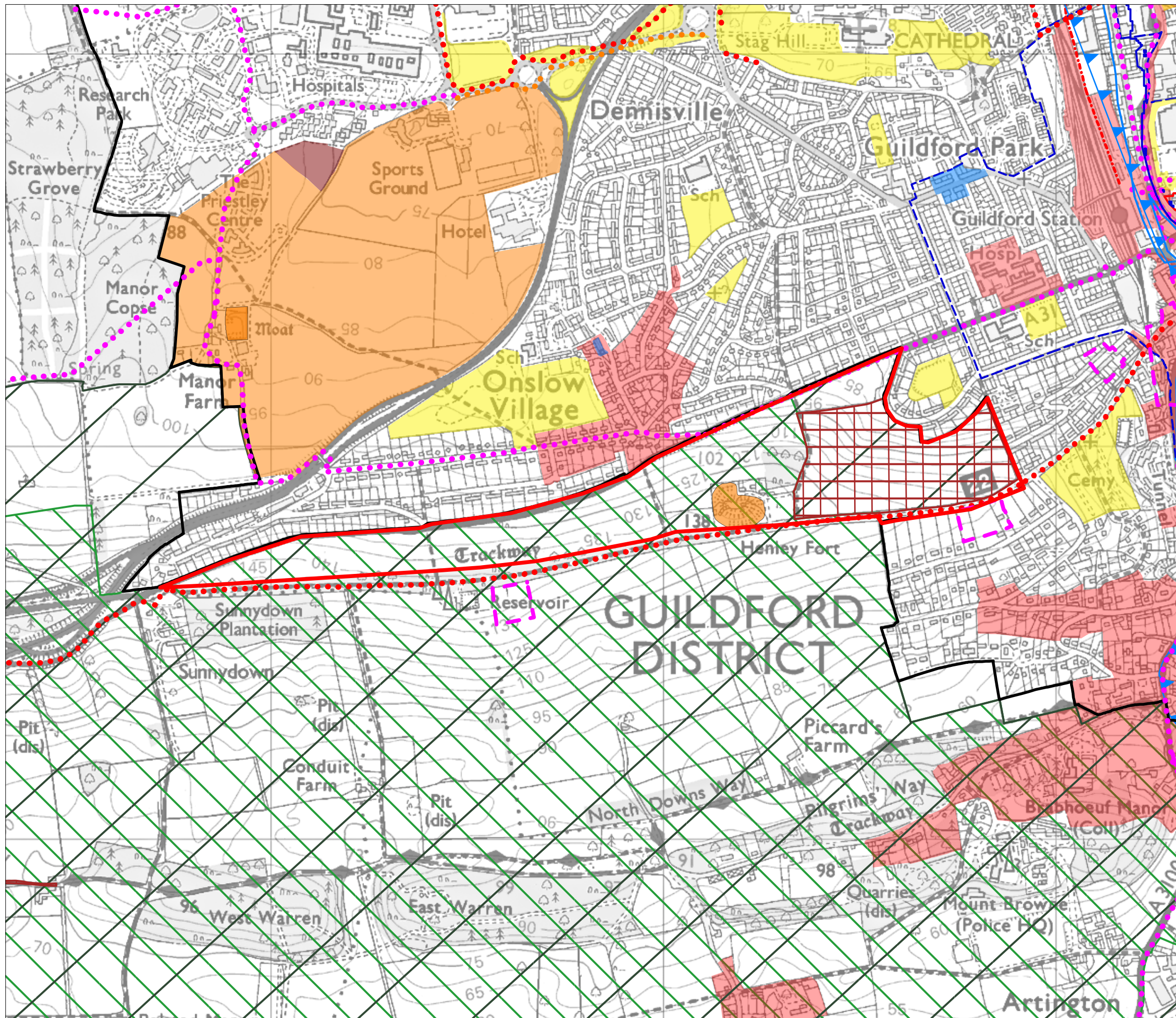




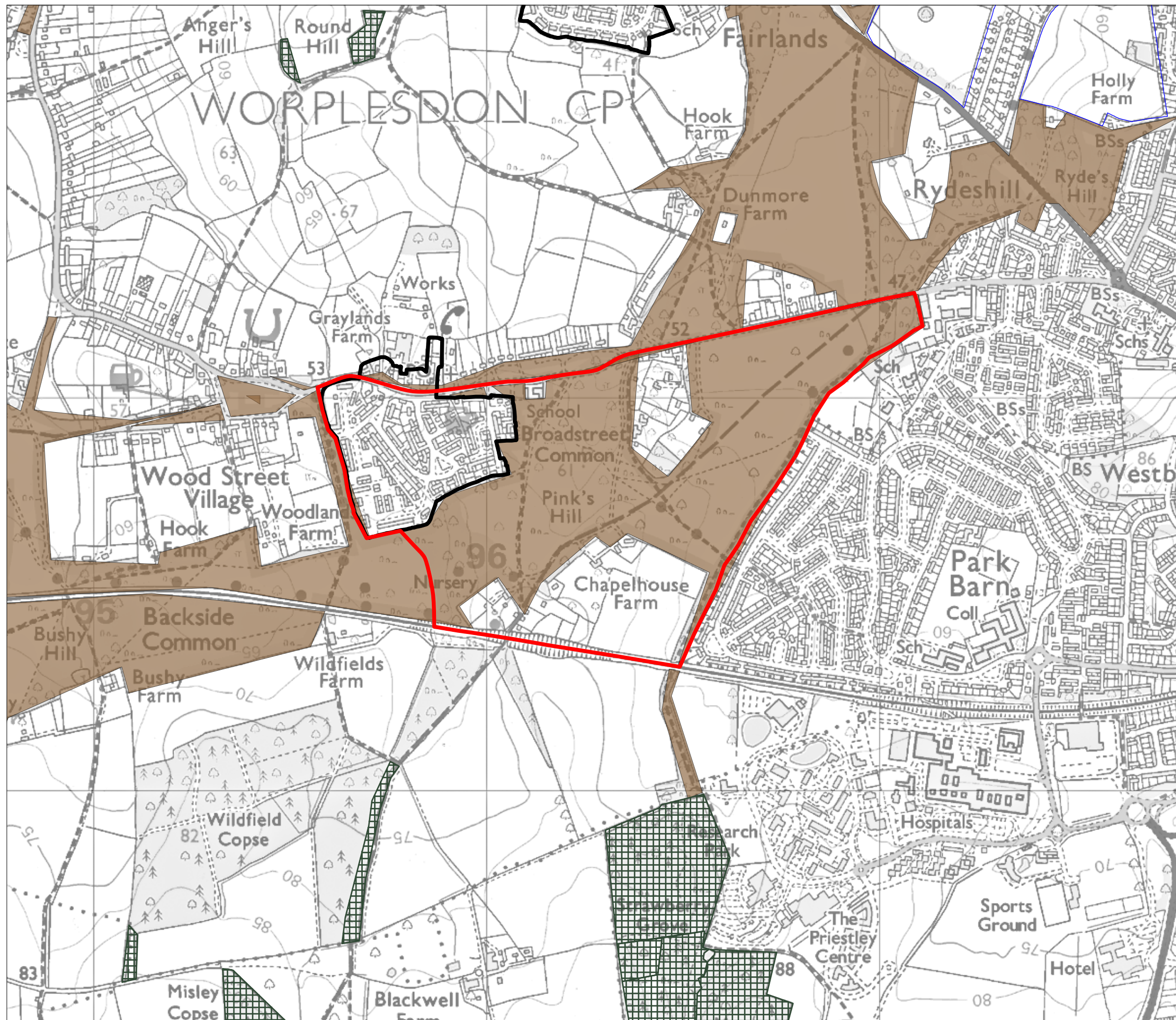




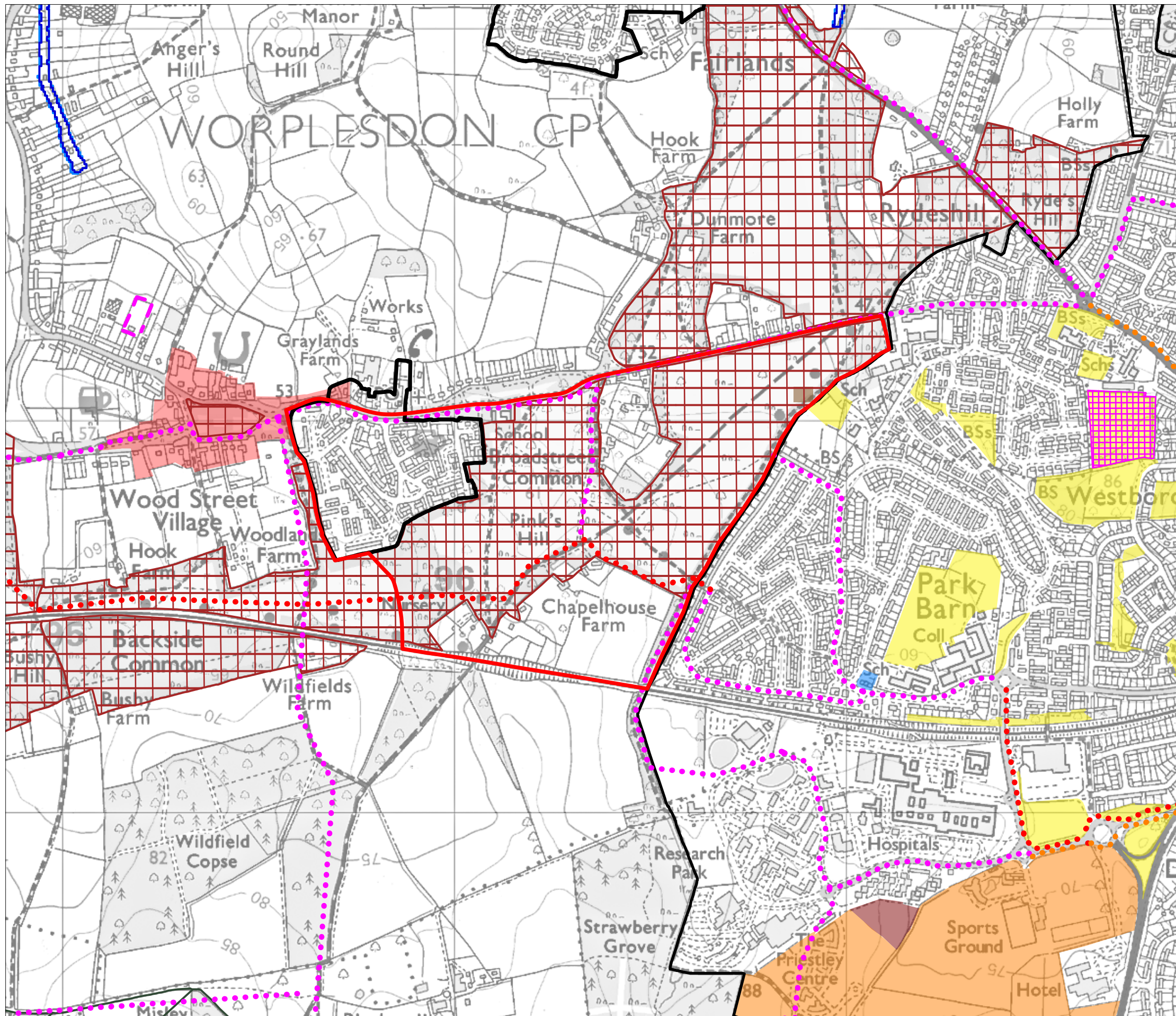




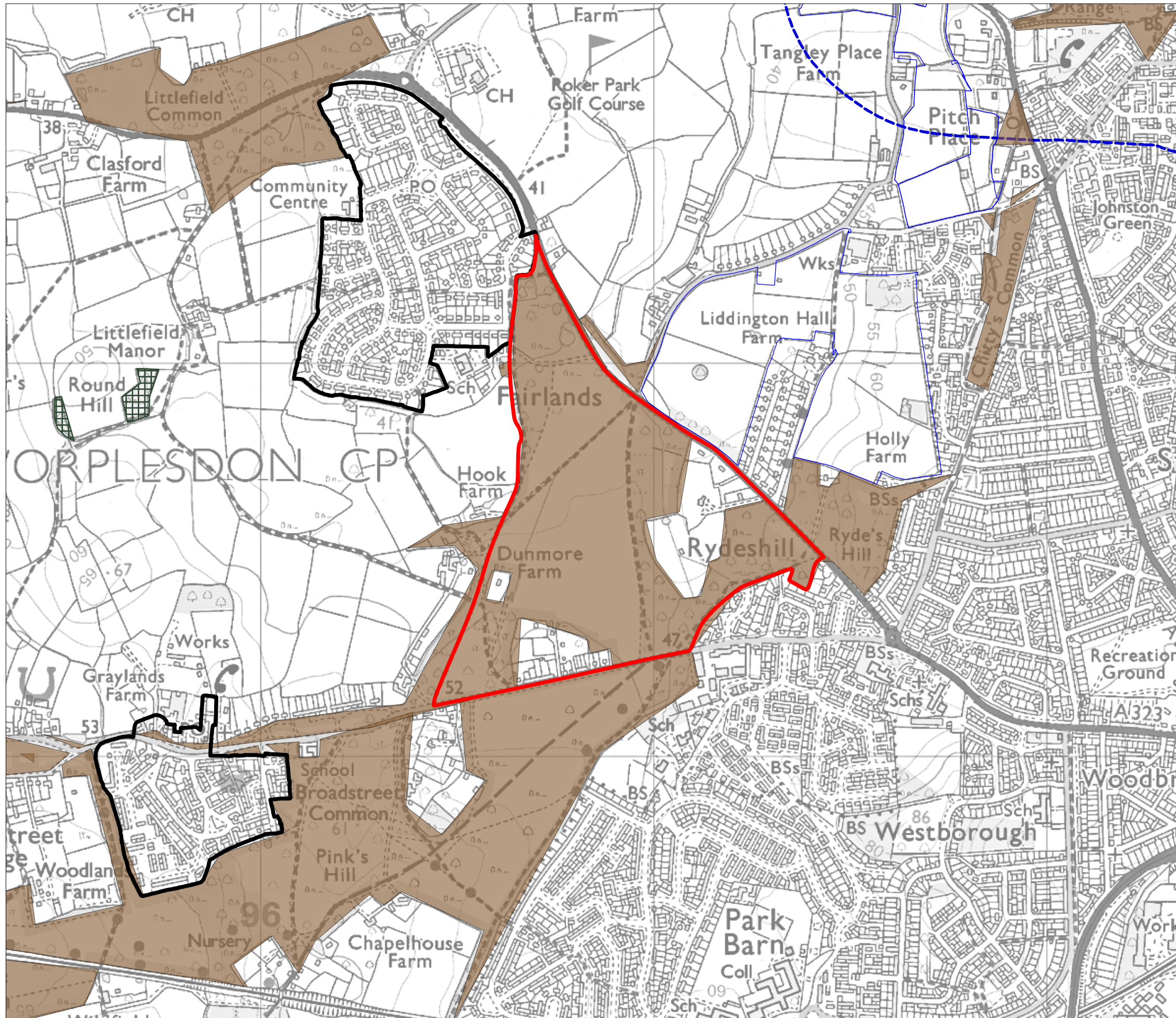




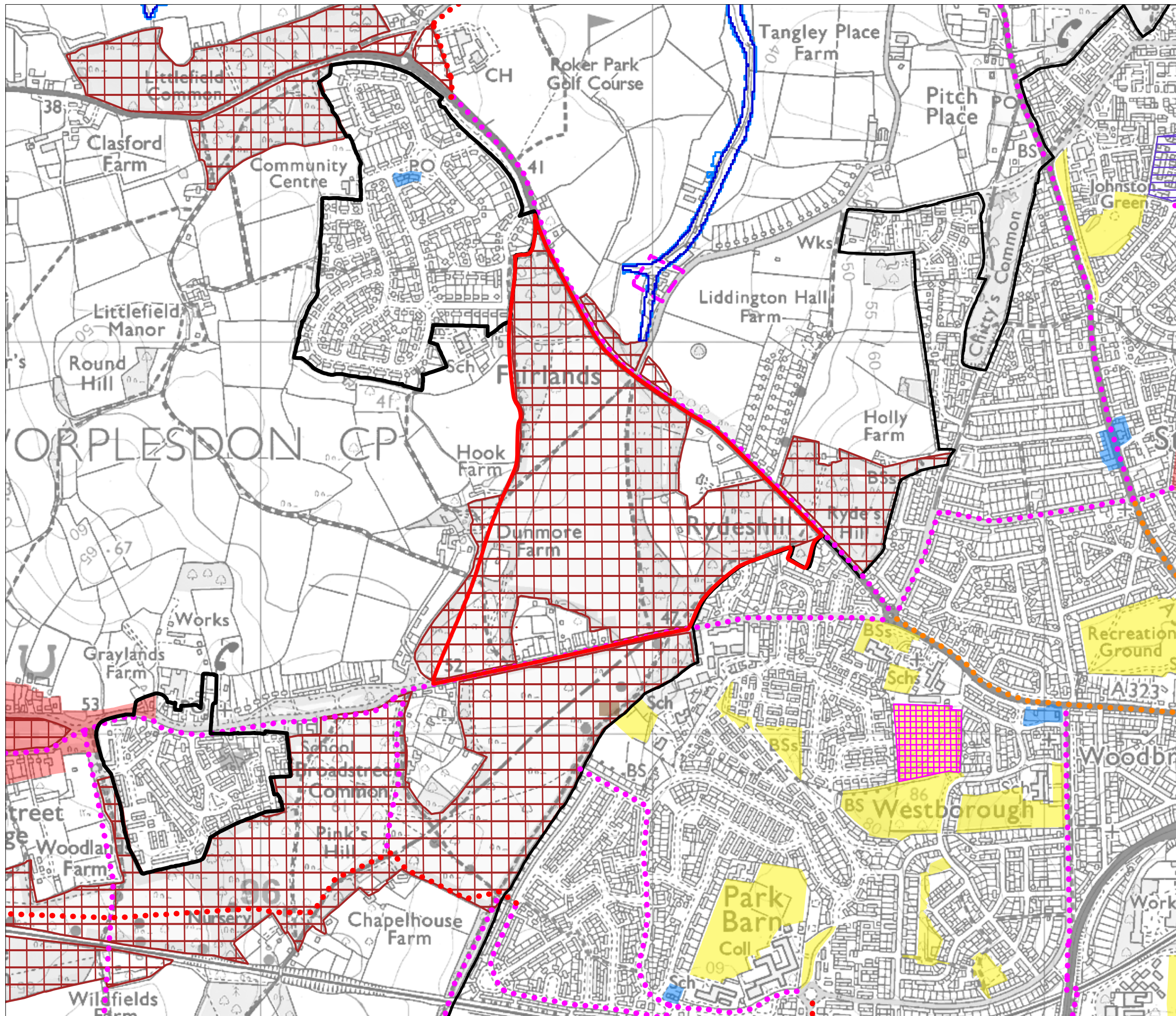




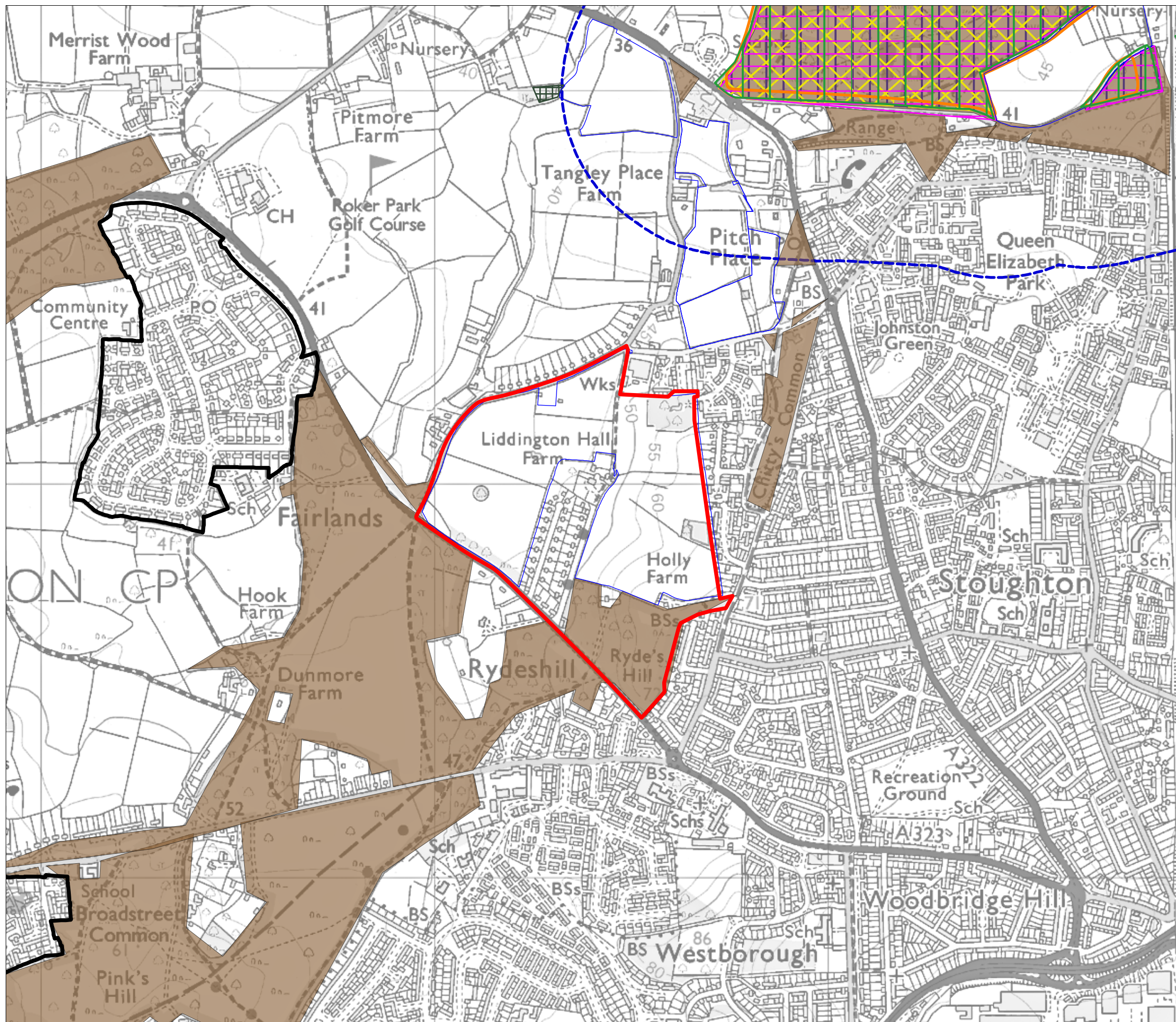




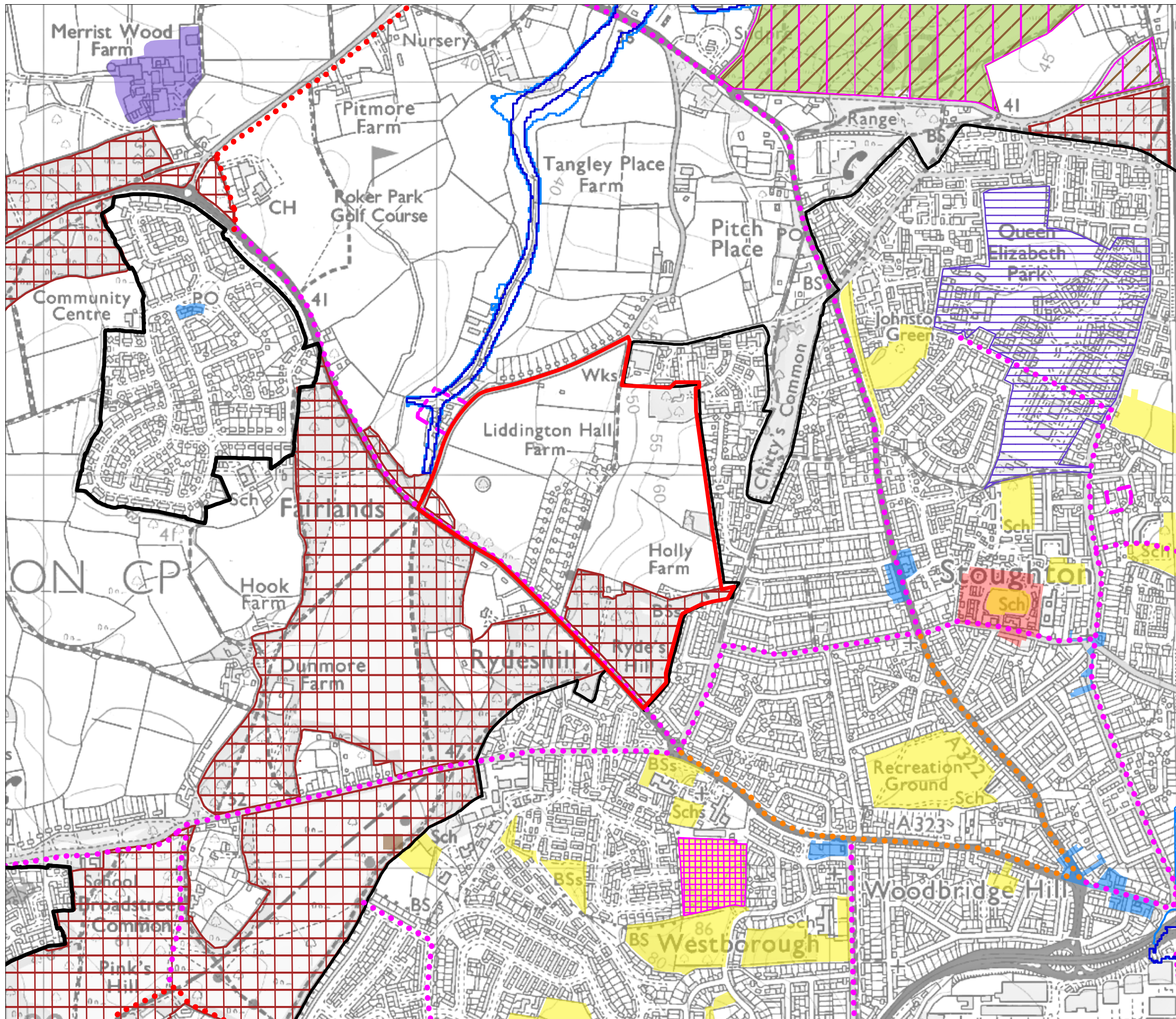




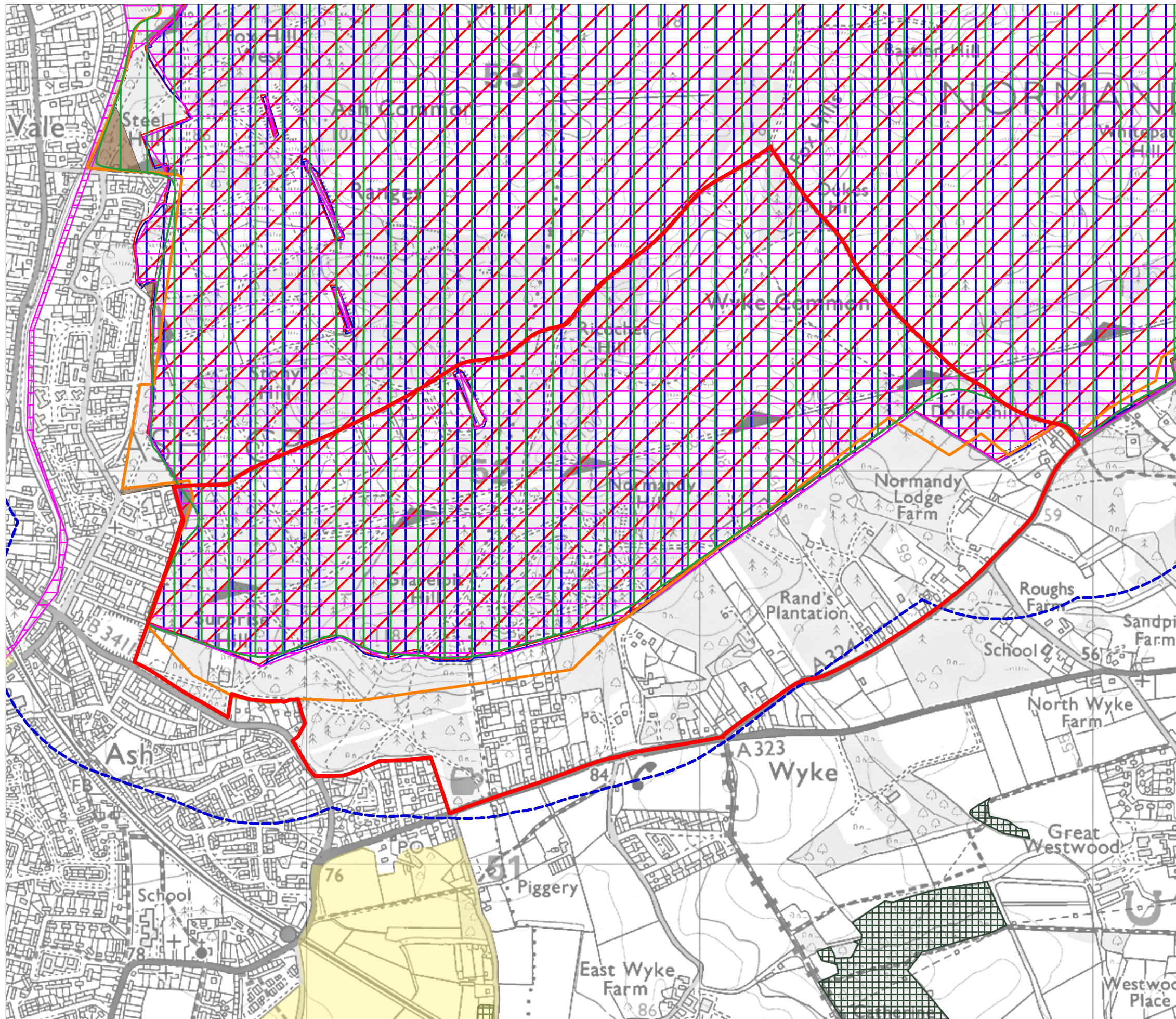








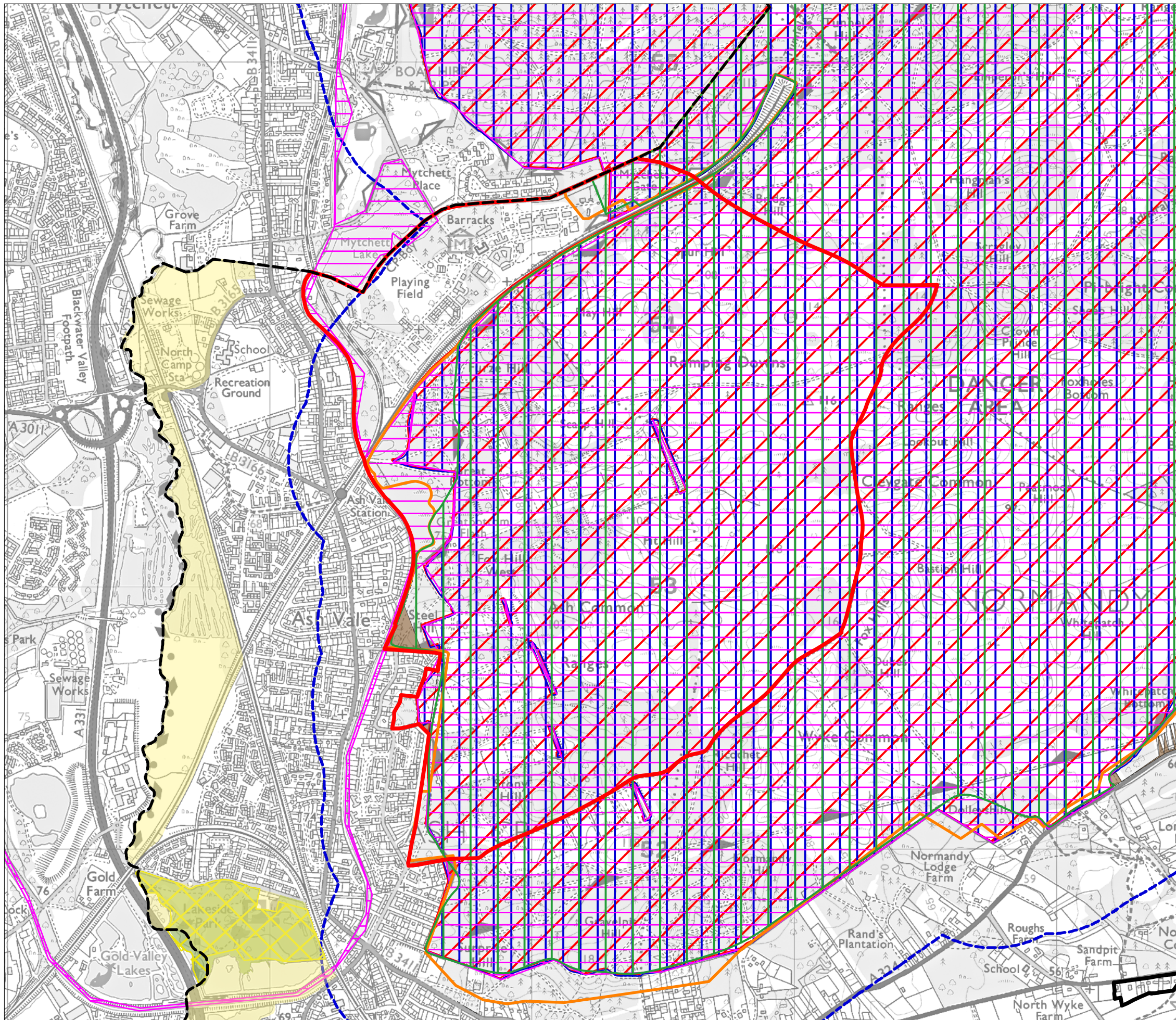




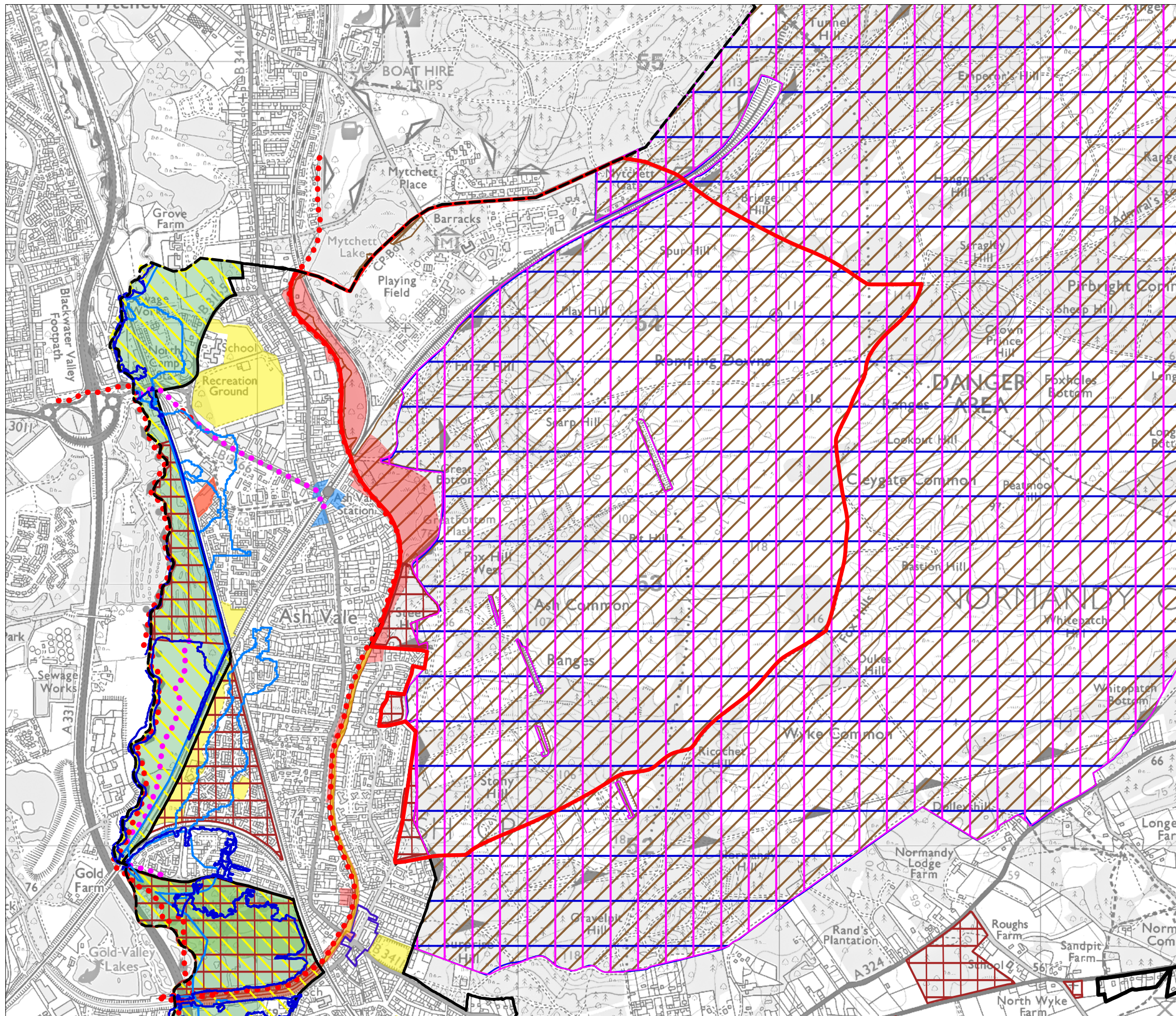




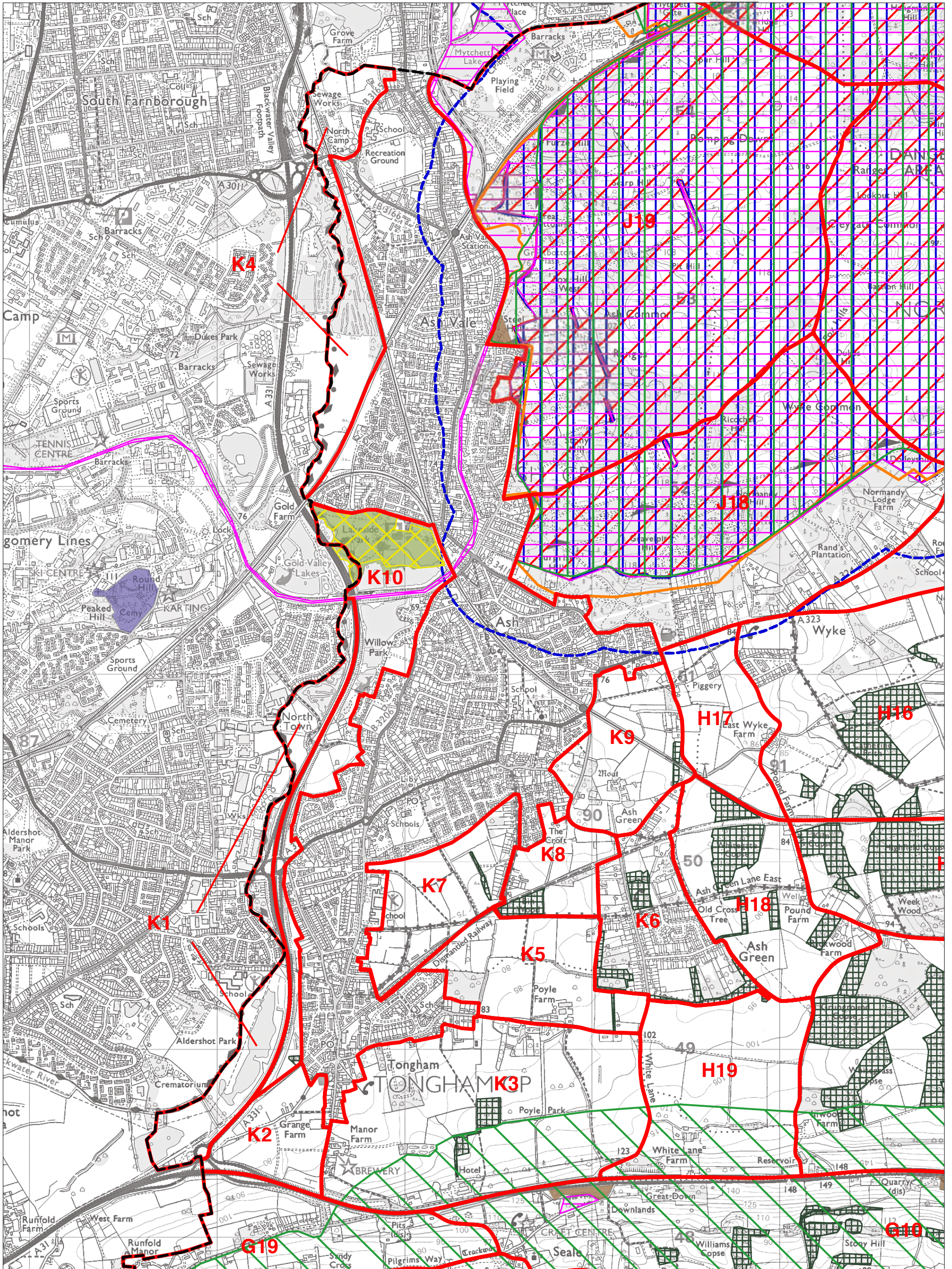




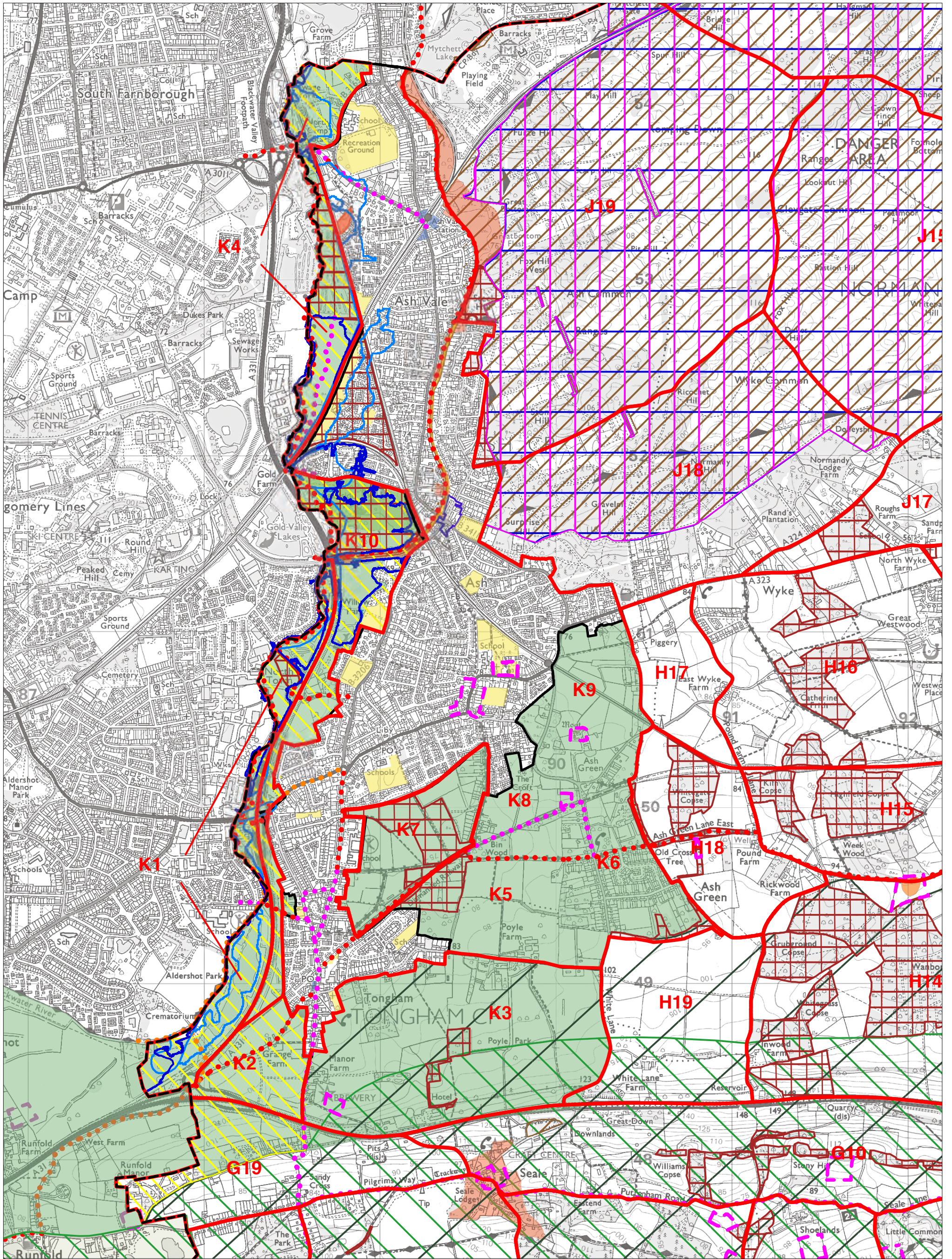












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Land Parcels K1, K4, K10  
Local Plan Policies



