



- 1** Center Parcs entrance to include junction improvements in accordance with Transport Scotland and Roads Authority requirements.
- 2** Muirfield Moss protected and enhanced through long term stewardship.
- 3** Long driveway to be created to reach the village entrance from the A7, ensuring no tailbacks on the A7. The driveway is to be located largely in valleys to minimise visibility, avoiding sensitive Ecological and Heritage Assets, unfavourable ground conditions and underground services.
- 4** Existing heritage assets are to be protected with no development proposed in significant heritage areas.
- 5** Views from outside the village will be protected by a minimum 40m landscape buffer zone with security fence, plus a further 20m no build zone to any building.
- 6** Existing woodland biodiversity and ecology protected and enhanced with experienced and professional stewardship.
- 7** Significant afforestation and planting to reduce visual impact, assimilate lodges into the landscape setting and improve guest experience prior to zone development.
- 8** Sensitive visual receptor, no buildings proposed, creation of biodiverse landscape including wetlands and managed flow to the burn.
- 9** Emergency access / egress proposed off the B6359.
- 10** Vast majority of existing woodland retained with buildings, roads, paths, cycle parks and yards etc occupying a relatively small proportion of the village part of the site.
- 11** Proposed biodiverse wildflower meadow in the heart of the site on the downslope from Crow Hill (buildings excluded from this area).
- 12** Existing Core Paths to remain (outside the site).
- 13** Central buildings positioned discretely within the heart of the site, maximising shielding from topography and existing woodland.
- 14** Enhanced screening and sensitive placement of buildings in areas adjacent to neighbouring properties.
- 15** Existing grasslands to be afforested with a mixture of native trees.

