



Site Plan

ACCOMMODATION SCHEDULE - PROPOSED DEVELOPMENT MIX : 90 Units

Private homes x 63

- 2 bed apartments x 5
- 2 bed bungalows x 2
- 3 bed bungalows x 3
- 2 bed houses x 5
- 3 bed houses x 34
- 4 bed houses x 14

Affordable (30%) x 27

- 1 bed apartments x 6
- 2 bed apartments x 5
- 2 bed bungalows x 2
- 2 bed houses x 8
- 3 bed houses x 6

Shared Ownership x 13

- 2 bed apartments x 5
- 2 bed bungalows x 2
- 2 bed houses x 2
- 3 bed houses x 4

Affordable Rent x 14

- 3 bed houses x 4
- 1 bed apartments x 6
- 2 bed houses x 6
- 3 bed houses x 2

Bed 140:

- 1 + 2 bed properties x 33 (36.7%)
- 3 bed properties x 43 (47.8%)
- 4 bed properties (15.5%)

Parking

- 187 Allocated spaces
- 18 Wheelchair spaces (out of the 187 Allocated) (11% of total spaces)
- 28 Visitor spaces

HOUSE STYLE, FORM AND DETAILING

There are a number of house styles and designs used within this development, ranging from one and two bedroom apartments, two and three bedroom bungalows and two, three and four bedroom houses. The dwellings vary in size and form throughout the development to provide interest in the streetscene. The integrated nature of the development will also encourage a community atmosphere between future occupiers. The original Outline Permission and the relevant parameter plans set out specific areas for certain building types and overall ridge heights. These have been carefully adhered to in the final development plan.

The proposal uses a modest palette of design detailing with distinctive key features at specific locations, especially where there are exposed corners or dual aspect house designs. These features will be linked throughout the development by a mix of two storey detached, semi-detached and small terrace blocks of units, along with high quality detailed feature walls and fences to promote level changes and interest, but retain plot boundary privacy and security. This will produce a more 'local street scene' feel with variety in the form of levels and texture, material finish and colour helping to promote an immediate local character. Material and detailing choices will be a key factor in the final quality and aesthetic feel of the development and it is important that these factors are kept within a simple, limited mix to maintain finish quality and continuity. Overall house design is of a traditional form in a tenure neutral finish and material choice, with linking features and detailing across the development.

Within the development as a whole, the use of varying street scene forms and road delineations incorporating both



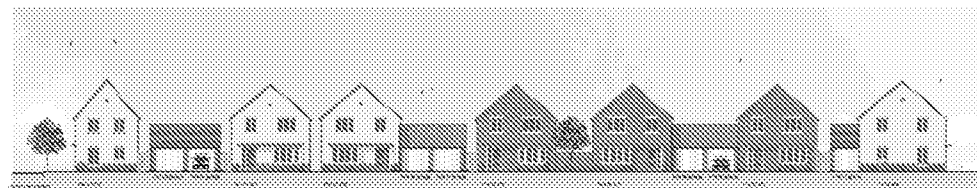
STREET SCENE ELEVATION ON A/A



STREET SCENE ELEVATION ON B/B



STREET SCENE ELEVATION ON C/C



STREET SCENE ELEVATION ON D/D