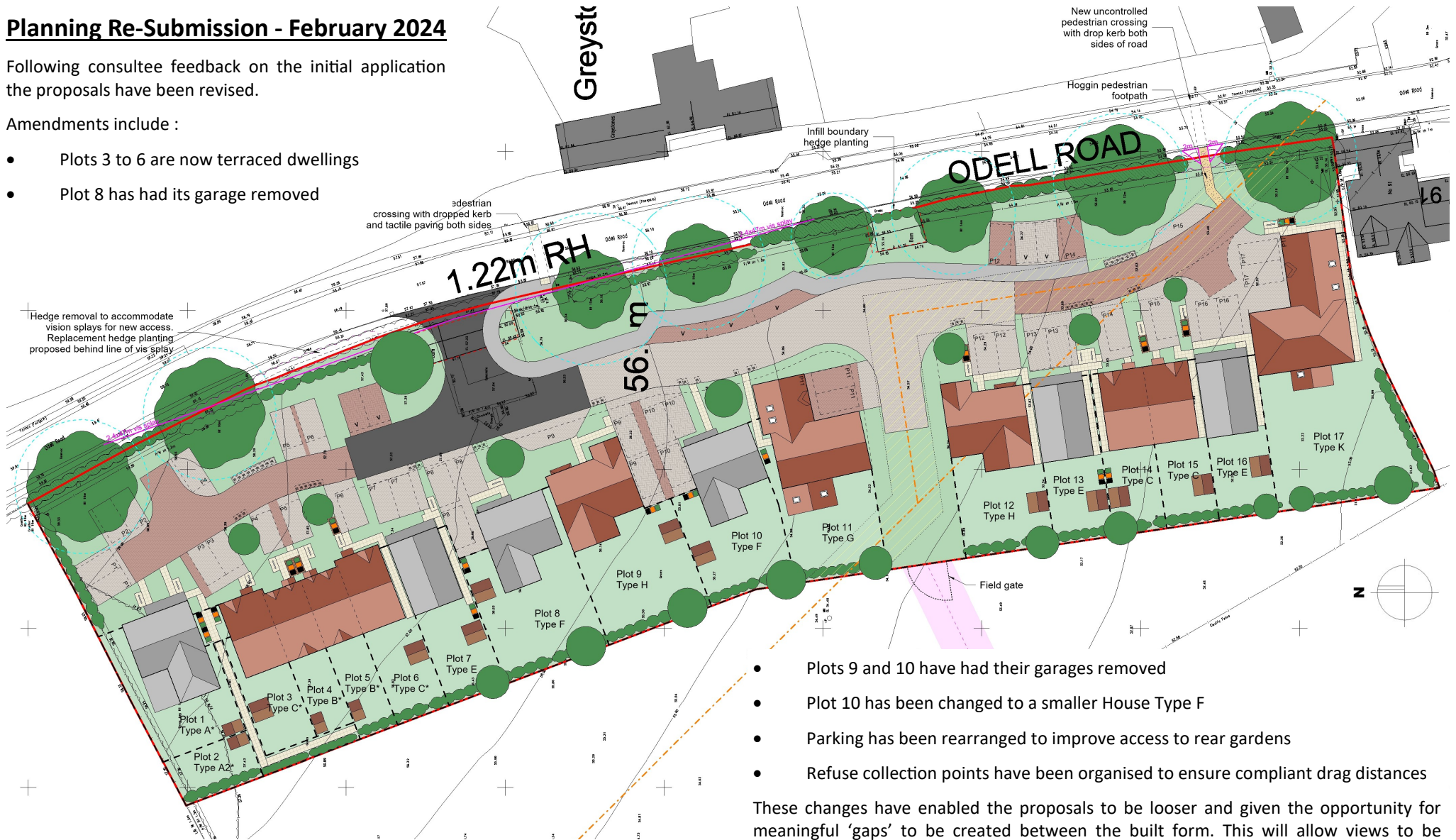


Planning Re-Submission - February 2024

Following consultee feedback on the initial application the proposals have been revised.

Amendments include :

- Plots 3 to 6 are now terraced dwellings
- Plot 8 has had its garage removed



- Plots 9 and 10 have had their garages removed
- Plot 10 has been changed to a smaller House Type F
- Parking has been rearranged to improve access to rear gardens
- Refuse collection points have been organised to ensure compliant drag distances

These changes have enabled the proposals to be looser and given the opportunity for meaningful 'gaps' to be created between the built form. This will allow views to be maintained the to open countryside in the west.



Scale

In keeping with the village the proposed dwellings are a maximum of two storeys. Some dwellings have lower eaves with dormered windows whilst larger projections are kept to one and a half storey. The dwellings will also step down the road with the existing topography.

The dwellings are laid out such that they respect the privacy and sunlight/daylight to neighbouring residential properties. Future residents of the housing would have a good standard of amenity in terms of the size of private garden areas, privacy, sunlight and daylight, noise and off street parking.

Proposed Materials

The proposed material palette will predominantly use red brick, with grey windows and doors and slate roofs. There will be a mixture of stone window heads and cills and brick detailing including banding, corbels, heads and cills. Some houses will use coursed rubble stone with stone or brick detailing, these dwellings will include a terracotta coloured tile. Three houses will include black timber cladding to the upper storey, the use of which can be seen in the village including adjacent to the site on Odell Road.

Windows will be a casement type with glazing bars as shown with grey frames and stone and brick surround details on primary elevations.

All dwellings include covered entrances, typically these are pitched roofs including timber gallows supports, these help to punctuate the elevations and add further depth to the street scene.

Tarmacadam will be used for the main access road and footpaths however beyond the first bend this will transition into a shared surface which will be block paved. This will break up the visual appearance of the road and create a high quality setting, as well as assisting with traffic calming. All private drives and driveways/parking areas are block paved.

The site boundaries within rear gardens will be formed with native hedgerows, this will be behind closeboard fencing or post and rail fencing on the western boundary.

Plot boundaries between dwellings will be enclosed by 1.8m timber closeboard fencing with matching gates.



House Type H Front Elevation

