

## 06 PLACEMAKING

### House Types

Example images of the housing types at Martinshaw Meadow by Lagan Homes, showcasing a variety of styles that reflect the local character and material palette.



THE KILBERRY | 4 BEDROOM | DETACHED



THE CULLEN | 3 BEDROOM | SEMI-DETACHED

## 06 PLACEMAKING

### House Types



LaganHomes



THE GREYSTONES | 4 BEDROOM | SEMI-DETACHED



THE KEEL | 4 BEDROOM | SEMI-DETACHED

# 07 BUILDING FOR A HEALTHY LIFE

## Integrated Neighbourhoods

### Natural Connections

New public routes within the site will improve connectivity to Ratby for the benefit of new and existing residents.

### Walking, Cycling & Public Transport

The development has access to public transport links. Footpaths within the site connect to the wider surroundings, encouraging people to be more active and less car dependent.

### Facilities & Services

The site provides connectivity with Ratby.

### Homes for everyone

The housing mix will reflect the needs and aspirations of the local community. The density allows for a range of dwelling sizes across the site.

### Making the most of what's there

The layout and green infrastructure for the scheme responds to its context. The arrangement of built form and architectural details of the proposals will be inspired by and will contribute to local character.

### A memorable character

The design approach retains existing vegetation around the site margins, which will provide a mature setting to the development. New tree and hedgerow planting will be used to define new spaces and soften boundaries. Architectural details and materials will reference local character, whilst street characteristics will differ to create a variety of attractive and memorable spaces.

## Distinctive Places

### Well defined streets & spaces

The indicative street arrangement includes feature spaces and street trees. There would be a clear definition of the private and public realm, and properties would be orientated to overlook public spaces.

### Easy to find your way around

The scheme follows a simple hierarchy approach with a primary street serving secondary streets, lanes, semi-private drives and pedestrian/cycle connections to Ratby. This allows residents and visitors to easily navigate their way around.

## Streets for All

### Healthy streets

The building layout will define the street network, so that highways and car parking do not dominate. Where main pedestrian routes and streets cross, levels would be raised to give pedestrians priority and to assist in calming traffic. Streets and public spaces will be well-overlooked by adjacent dwellings, allowing informal surveillance and a sense of safety.

### Cycle & car parking

Car parking will be predominantly within the curtilage of properties, both to the fronts and sides of dwellings. Where parking is present to the front of dwellings these will often be set back, with adjacent planting and gardens to soften, so that impact on the streetscene is minimised.



### Green & Blue Infrastructure

The landscape framework will enhance the structure and diversity of habitats on-site. SUDS is an integral component of the green infrastructure. Combined with new mixed-grassland areas, extensive woodland, hedgerow and tree planting, these features would contribute to improvements in biodiversity across the site.

### Back of pavement front of home

Boundary features to fronts of properties will be well considered providing a strong definition for the transition between public and private. Front garden depths will vary and will help positively define the street and public spaces. The building layout will allow for bins and recycling stores to be stored out of sight to minimise their impact on the streetscene.



1. Artist's Impression of Community Hub