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Scheme Proposals

By understanding the constraints and opportunities of the site, in particular the existing landscaping bounding the site and the adjoining built form to the south and west; an illustrative scheme layout has been produced to show the development potential

A community with variety & choice

A range of housing types, tenures and sizes will assist in creating a balanced community with a variety of households thereby minimising the potential for social exclusion, all of which will allow the development to meet Government objectives.

This includes seeking to secure high quality design and a good standard of amenity for all existing and future occupants; taking account of the character of different areas, including recognising the intrinsic character and beauty of the countryside; conserving and enhancing the natural environment and focusing development in sustainable locations.

The mix will increase the choice and affordability of housing within Clapham and potentially offer an opportunity for existing residents to remain in the village.

Character - A response to context

Understanding the Local context will be fundamental to the creation of a successful new development. High quality places will emerge if the design process considers the integration of local communities and with the surrounding environment. New development provides the opportunity to establish a distinctive identity to a place which, whilst having it's own character, integrates with the surrounding built form and landscape context.

Adaptability

The new development should be flexible in order to respond to future change in use, lifestyle and demography.

Car Parking

All dwellings will be served by off-street car parking. Visitor parking will be provided in line with Borough standards.

Layout and Form

The proposed built form will reflect the existing village morphology wherever possible with a variety of ridge lines parallel to the street; The majority of dwellings with their long axis fronting the street, intimate front gardens creating enclosed private spaces, a mixture of detached, semi-detached and terraced dwellings and predominantly simple rectangular footprints.

The development will mostly be served from the adoptable road that will take access from Milton Road. This will be surrounded by open space and includes retaining a significant number of the existing boundary trees. A variety of private drives will also provide access to a small number of dwellings in particular areas. Dwellings will range from single to 2.5 storeys, reflecting the surrounding area. Affordable housing will be distributed across the site in clusters to meet the council's requirements.