

CHAPTER 02

PROPOSALS

U R B A N
G R E E N

PRP



2.0 PROPOSALS

2.1 SUMMARY OF PROPOSALS

The layout has been founded on best practice urban design principles and sustainable development. The proposals comprise:

- The erection of 6 no. residential dwellings on a residential garden associated with the Nook.
- A housing mix of three high-quality housetypes. Each housetype has been designed and positioned to work with the contours of the site. The proposals comprise:
 - 1no. Housetype A (2492.6 sqft)
 - 4no. Housetype B (2458.2 sqft)
 - 1no. Housetype C (2422.2 sqft)
- The housetypes have been sited and orientated to maximise solar gain and to benefit from the site's topography. The proposal respects the privacy of the adjacent existing properties, particularly the 'Nook'.
- The retention and upgrade of the existing access points at both Snodworth Road and York Lane
- Reinforcing existing, and the planting of new boundary features between properties to enhance the existing green infrastructure of the site
- Improving and making safe the existing Public Right of Way navigating along the site's northern boundary





2.2 USE AND AMOUNT

The proposals seek the erection of 6 new, bespoke homes arranged across 3 housetypes (Use Class C3). All housetypes are detached and reside within commensurate plots.

2.3 LAYOUT

The detailed layout directly responds to the site’s opportunities and constraints illustrated in Section 1.14.

The site layout has arranged so that every home benefits from passive solar gain and works efficiently with the site constraints - principally site levels and the retention of existing landscape assets.

Plots 1 and 2 will share the existing access road to the Nook (off Snodworth Road) and have been orientated to provide a frontage to the street. Plots 3, 4, 5, and 6 will gain access via the eixtsing access point at York Lane.

Housetype	Beds	Sq. Ft	No. Units	Total sqft
Open Market Units				
Housetype A	4	2492.6	1	2492.6
Housetype B	4	2458.2	4	9832.8
Housetype C	4	2422.2	1	2422.2
Total	24		6	14747.6

KEY

SITE BOUNDARY

OWNERSHIP BOUNDARY

DEVELOPMENT

GREEN INFRASTRUCTURE

ATTENUATION BASIN

SNODWORTH RD ACCESS (RETAINED)

FRONTAGES

ROAD



Figure 23. Proposed Masterplan.

2.4 SCALE

These bespoke homes have been designed by PRP Architects as a cohesive family of dwellings that respond sensitively to the suburban and sylvan character of Langho. Varying in scale from modest to more substantial forms, each typology adopts a simple, well-articulated massing that reduces visual bulk and reflects the established residential context.

The buildings are carefully composed to work with the site’s natural topography, allowing them to step with level changes and minimise ground intervention.

Collectively, this approach ensures a balanced hierarchy of development that integrates comfortably within the landscape and reinforces local character.

2.4.1 HOUSETYPE A

A compact, two-storey dwelling with a simple, rectilinear form and consistent roofline, reflecting the modest suburban scale of Langho. Its straightforward massing allows it to respond easily to the site’s topography, stepping subtly with minimal intervention.

2.4.2 HOUSETYPE B

A broader, more articulated dwelling that introduces variation through a composition of linked volumes. This reduces visual prominence and allows the building to settle naturally within the site, particularly where level changes require a more responsive built form.

2.4.3 HOUSETYPE C

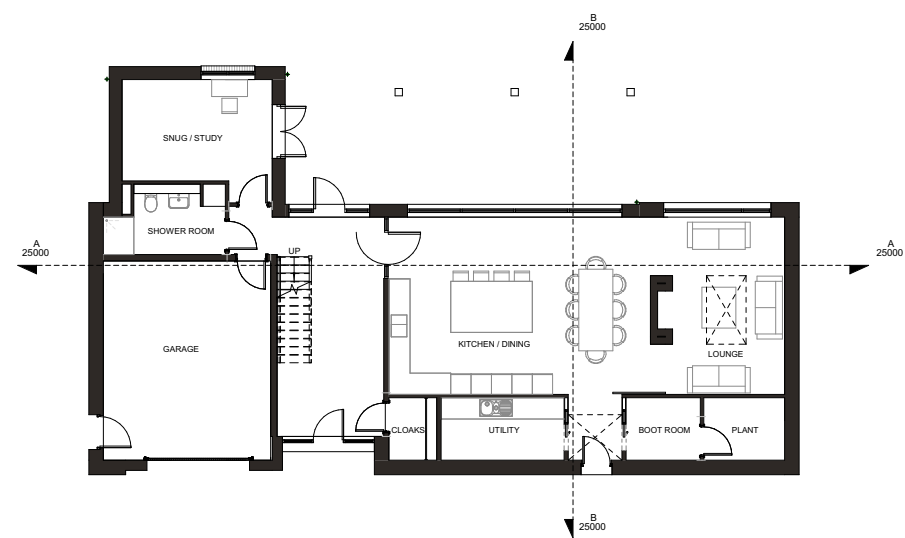
A larger, more expressive typology characterised by a layered profile and varied roofscape. The design utilises changes in section to work with the site’s topography, helping to moderate its scale and integrate it into the sylvan landscape of Langho.

KEY

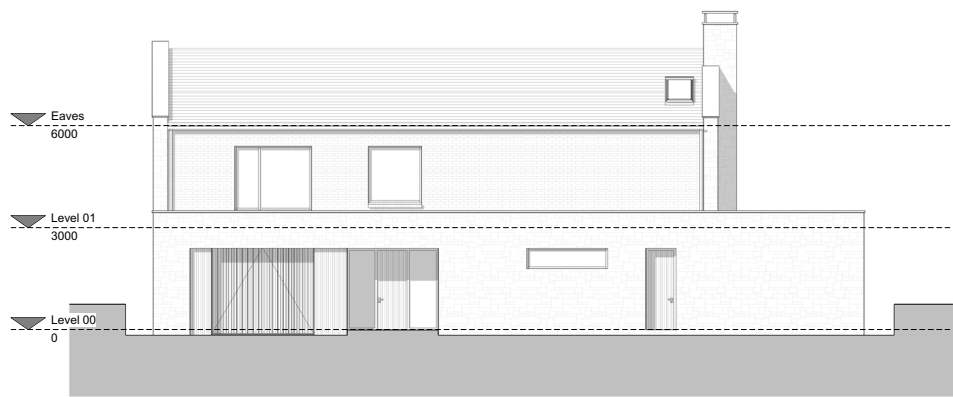
- SITE BOUNDARY
- 1-STOREY
- 2-STOREY



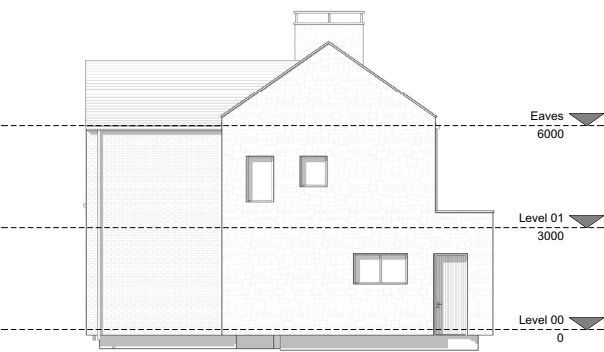
2.5 HOUSETYPE A



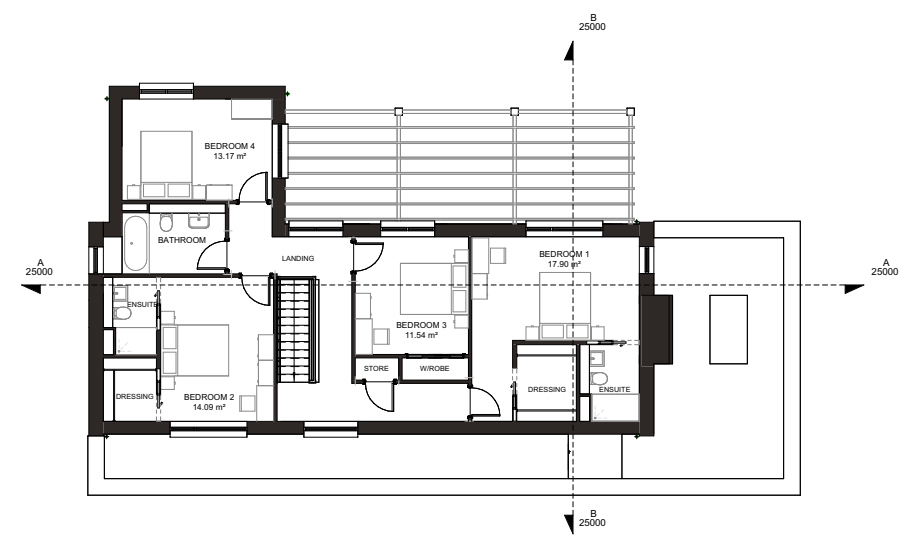
GROUND FLOOR PLAN



FRONT ELEVATION



LEFT SIDE ELEVATION



FIRST FLOOR PLAN

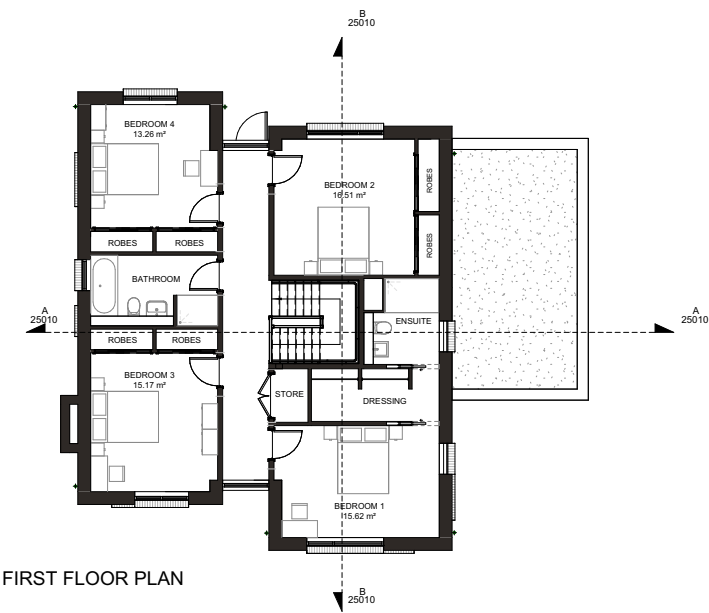
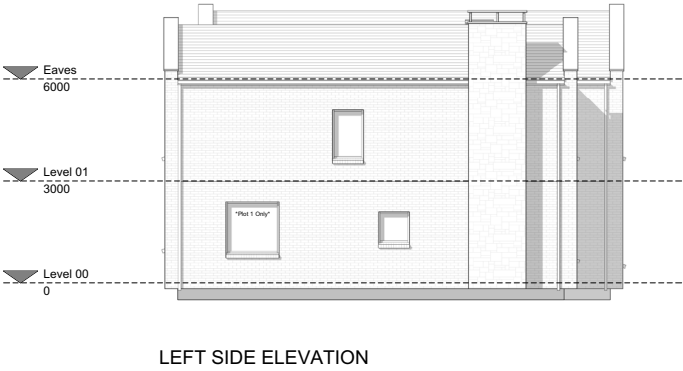
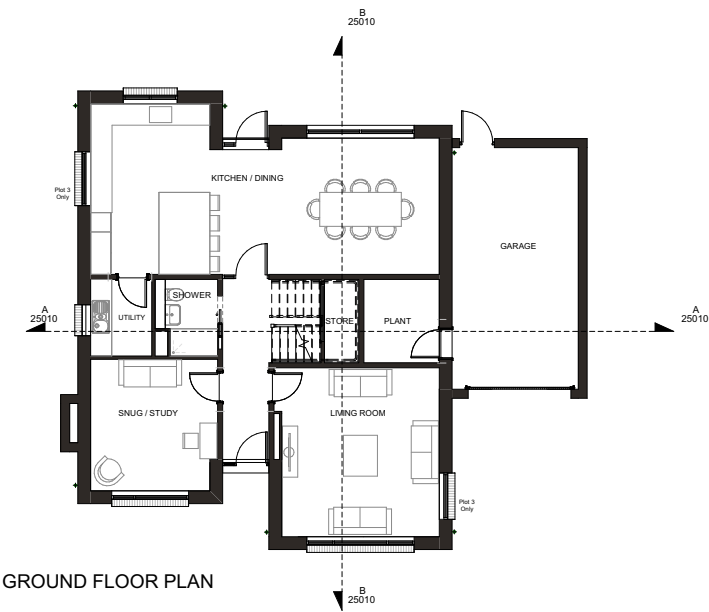


REAR ELEVATION

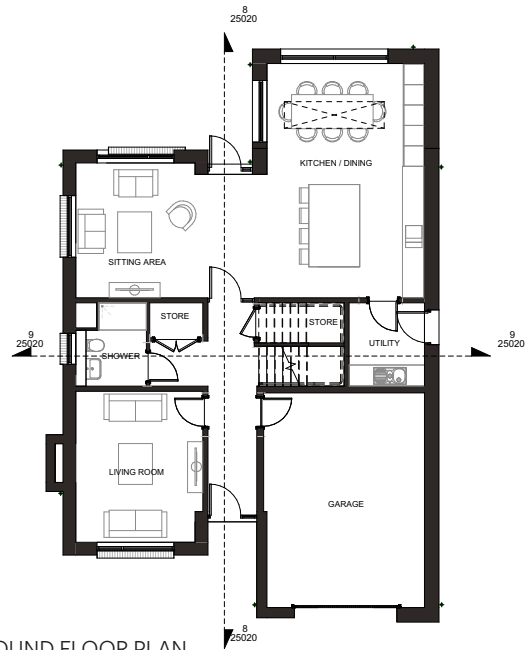


RIGHT SIDE ELEVATION

2.6 HOUSETYPE B



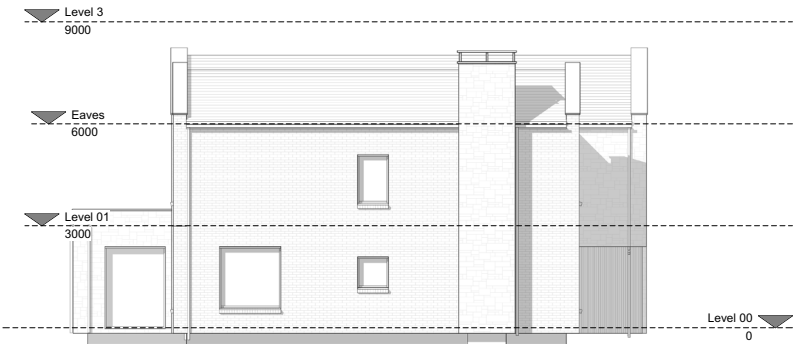
2.7 HOUSETYPE C



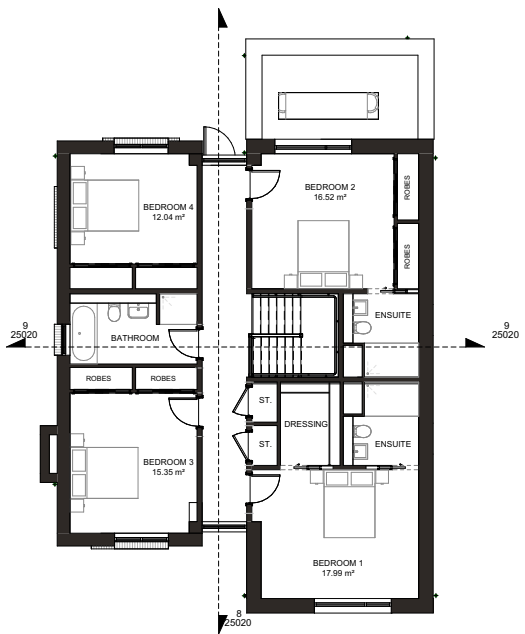
GROUND FLOOR PLAN



FRONT ELEVATION



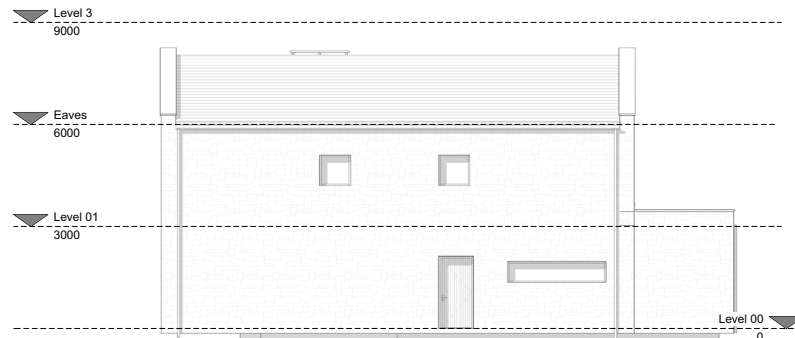
LEFT SIDE ELEVATION



FIRST FLOOR PLAN



REAR ELEVATION



RIGHT SIDE ELEVATION

2.7.1 PRIVATE PLOTS

The provision of planting under the form of hedges and street trees in front gardens creates a soft yet clear division between public spaces and private plots. These features also aid in differentiating private plots among each other across the entire site while mitigating the impact of parking spaces on the streetscape. Additional front planting proposals include ornamental shrub and groundcover. Rear gardens feature Indian Sandstone paving on paths and patios, with seeded grass occupying the remaining surfaces.

Level treatments among plots minimise the need for retaining structures and adopt landscaping measures to create a natural effect as showcased in the section to the right.

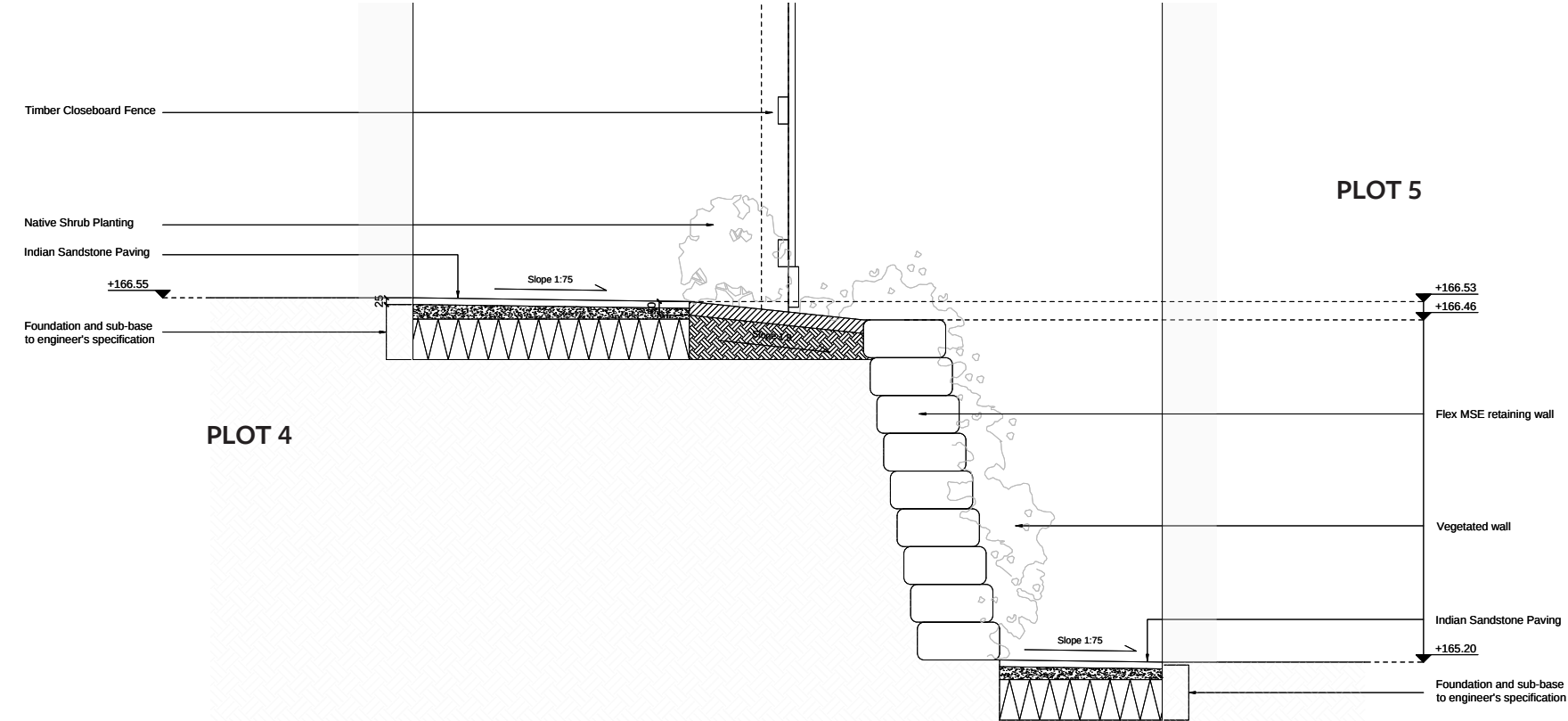


Figure 26. Detailed indicative section of level treatments among plots on the eastern driveway.

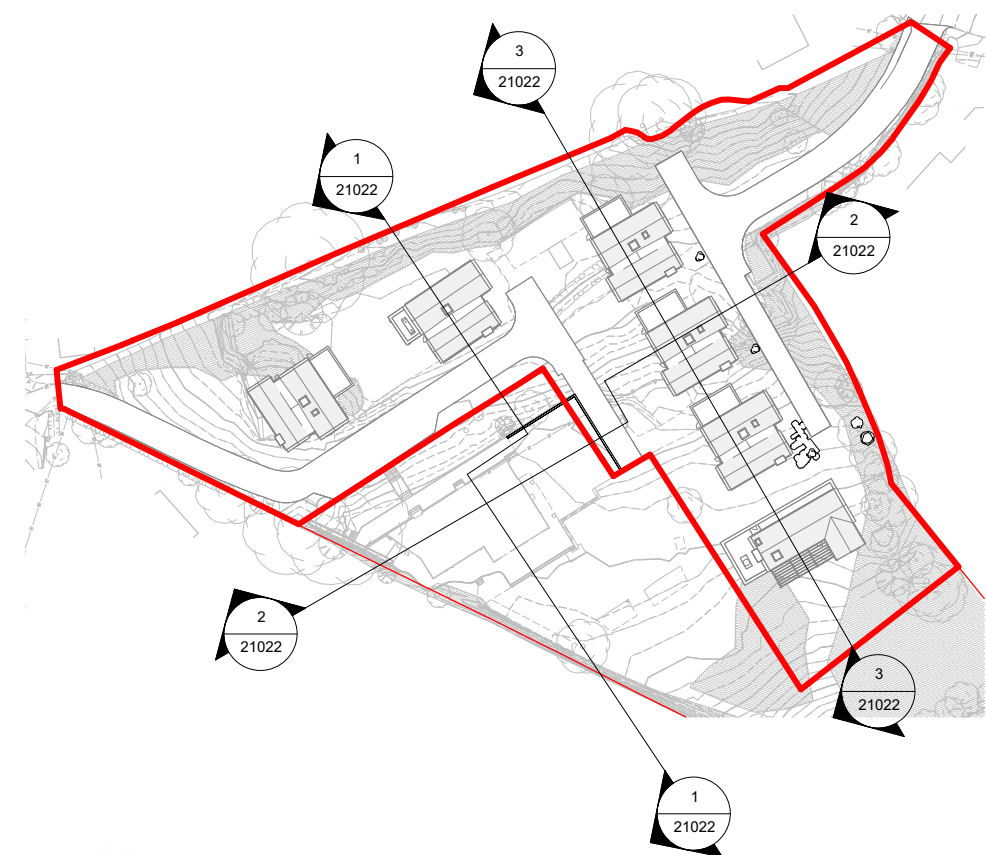
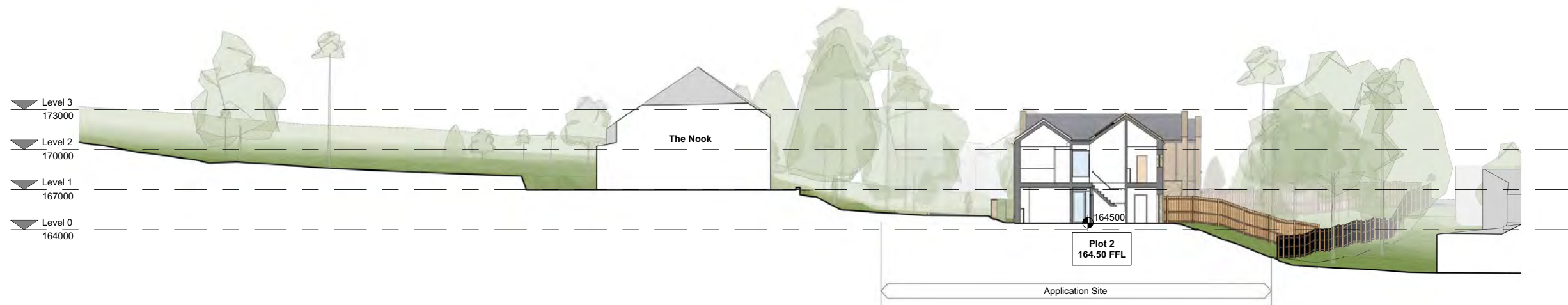
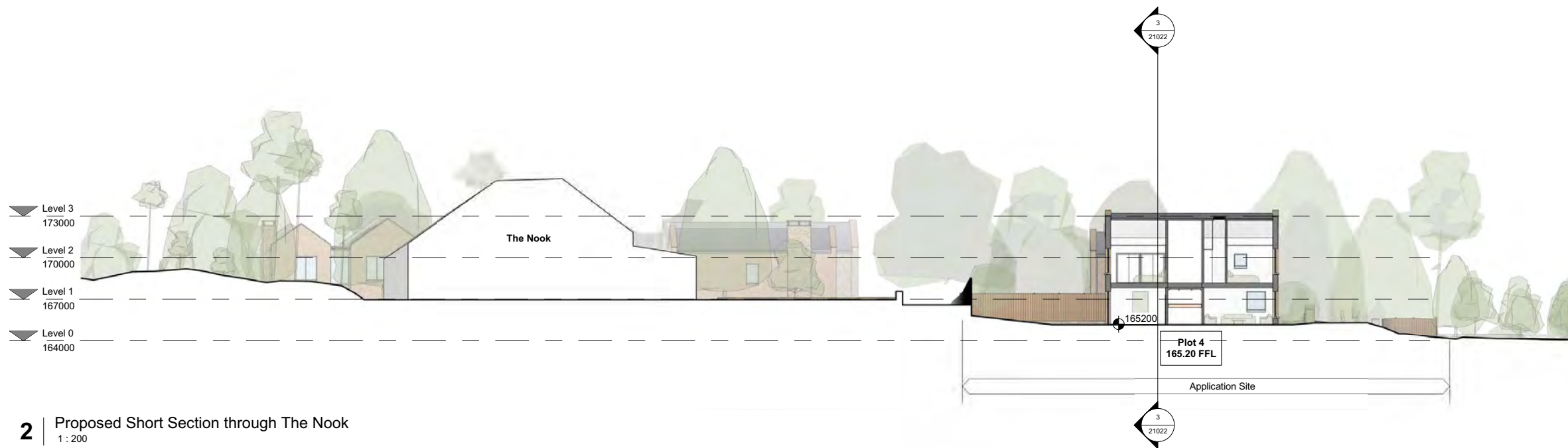


Figure 27. Section references (overleaf)



1 | Proposed Long Section through The Nook
1 : 200



2 | Proposed Short Section through The Nook
1 : 200



3 | Proposed Long Section along Site Slope
1 : 200