

# Land to the North of Bulkington, Warwickshire - Outline Parameters Plan (230 Dwellings)



## 230 Dwellings

### Outline Design Principles

- Access via Nuneaton Road (132 Dwellings) and Bramcote Close (98 Dwellings)
- Scale and massing to reflect that of neighbouring residential development and the local vernacular - built heights to 2.5 storey
- Visual axes maintained to 'rural' edge landscape through alignment of roadways - staggered and set-back built form to boundaries
- Hierarchy of street scene from avenue to lanes
- Strengthened agricultural and woodland margins through additional native tree and shrub planting to boundaries - maintaining defensible boundaries to the Green Belt and promoting Biodiversity Net Gain
- New internal native tree and shrub planting to roadways and as internal blocks to ensure green visual triggers and canopy structure throughout
- Direct links into the local access network - including provision of east to west multi-user / cycleway, linking Nuneaton Road, Lancing Road, Bramcote Close, and Firleigh Drive.
- Defined central Public Open Space - to include formal play provision (0-10 Years), access and enjoyment routes, and an enhanced native landscape character / setting

Heatons (Heaton Planning Limited)

Keyworth: The Arc, Mallard Way, Pride Park, Derby DE24 8GX

Much Wenlock: Fox Studio . King Street, Much Wenlock, Shropshire TF13 6BL

Document ref: TAR-032-C.D.002

Scale 1:2,500 @ A3

w: www.heatonplanning.co.uk . e: consultants@heatonplanning.co.uk . t: 01332 949656

**Heatons**  
Planning Environment Design