

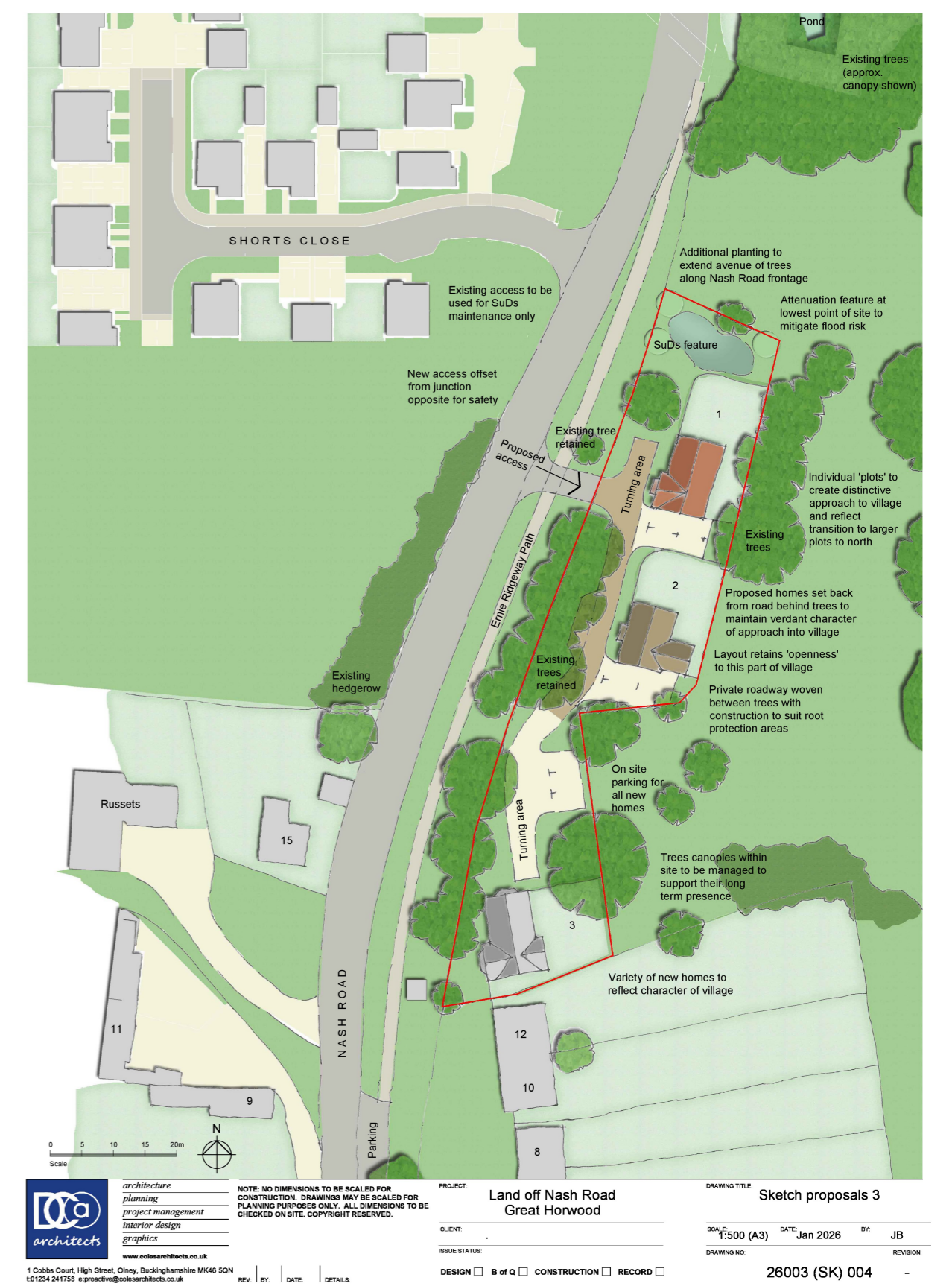
SITE 1: LAND OFF NASH ROAD



Scheme 1



Scheme 2



Scheme 3

Proposals for Land off Nash Road

The three options are low-density and have been drawn to respect the rural character of Great Horwood, with homes sensitively positioned, set back from the road, and screened by planting to reduce visual impact and maintain a green and open approach.

All 3 options aim to enhance the landscape, improve biodiversity, and support village life, whether through a limited number of starter homes for local connections or a small self-build opportunity.

Scheme 1

This scheme explores a mix of smaller semi-detached houses, possibly starter homes or homes for local connection. The arrangement retains a degree of openness within the site with views through to the surrounding landscape to reduce the presence of the built form. Semi-detached houses to the south of the site relate well to the adjoining semi-detached houses offering a degree of continuity to this part of the village.

Scheme 2

This scheme explores a mixed arrangement of houses with a larger detached house to the north set closer to the northern end of the site. It could be partly visible from Nash Road. The arrangement of plots 1-3 offers a greater degree of openness to this part of the site, retaining more visibility of the landscape to the east. The houses to the south are shown as detached, subject to the existing tree canopy being reduced to minimise overshadowing of the gardens. The detached arrangement offers a transition from the more urban form of the houses to the south towards a more rural character within the site.

Scheme 3

This scheme looks at three plots for larger individual houses, possibly self-build. The arrangement has a stronger relationship to the existing pattern of development opposite, on the west of Nash Road, and proposes a looser form of development befitting the relationship to the countryside to the north. This arrangement locates the built form further south and closer to the village heart which would have less visual impact upon the approach to the village.

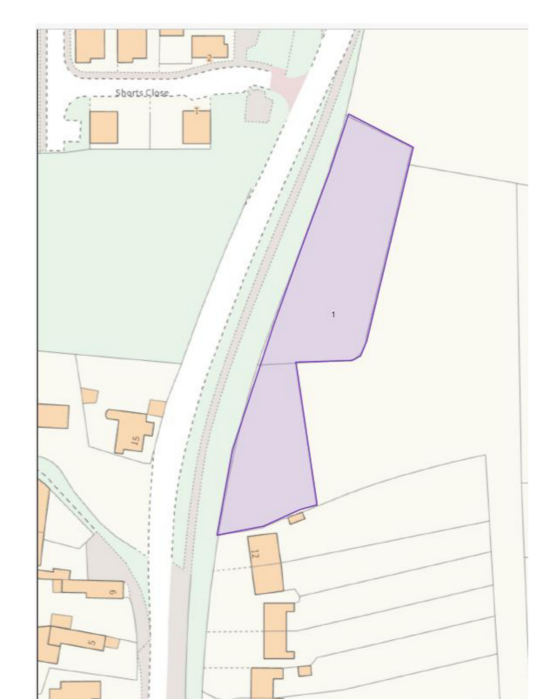
For ease of comparison, the schemes have the following potential accommodation:

Scheme 1: 4 x 3-bed houses; 1 x 4/5 bed house

Scheme 2: 2 x 2-bed houses; 2 x 3-bed houses; 1 x 4/5 bed house

Scheme 3: 3 x 4/5 bed house

Site location



The information above has been provided by the landowner or their agent and does not represent the Neighbourhood Plan Steering group's views or recommendation.