



2.0 Layout



2.0 Layout

2.01 Reserved Matters Application Approved Layout - Phases 3D, 3F, and 3G

The Reserved Matters application (Ref. DC/23/0856), approved on (25th October 2024), established the plot layout, access hierarchy, street network, parking distribution, and overarching design principles for Phases 3D, 3F, and 3G at Kilnwood Vale. The approved layout defines the spatial configuration of residential parcels, including the arrangement of dwellings, primary and secondary road access points, pedestrian links and parking courtyards.

The proposal was informed by the guidance and parameters within the approved outline application (Ref. DC/15/2813).



Approved Coloured Site Layout from the Reserved Matters Application for Phases 3D, 3F, and 3G (Ref. DC/23/0856)

2.0 Layout

2.02 Section 73 Application Layout - Phases 3D, 3F, and 3G

This Section 73 application maintains conformity with the approved layout established under Reserved Matters consent (Ref. DC/23/0856). The overall site arrangement, plot distribution, street hierarchy, access points, pedestrian routes and parking strategy have been retained in line with the approved plans.

The only amendments proposed under this Section 73 submission relate to the substitution of the previously approved Crest Nicholson house types with the most equivalent Taylor Wimpey house types. Wherever possible, Taylor Wimpey house types have been selected to closely match the approved building footprints, frontage widths, heights, and plot orientations. This approach ensures minimal impact on the established layout principles, with only minor adjustments made where necessary.



Section 73 Coloured Site Layout for Phases 3D, 3F, and 3G