

Soft Landscape

Hedges

- Single species hedges -**
- Crataegus monogyna***
- *Carpinus betulus***
- *Fagus Sylvatica***
- *Taxus baccata***
- *Ligustnum vulgare***
- *Prunus lusitanica***



Herbaceous / ferns / bulbs

- Alchemilla mollis***
- Digitalis grandiflora***
- Dryopteris felix-mas***
- Fritillaria meleagris***
- Geranium sanguineum***
- Helleborous niger***
- Iris sibirica***
- Lavandula augustifolia***
- 'Hidcote'**
- Nepeta x faassenii***
- Nepeta x 'Six Hills Giant'***
- Polystichum setiferum***
- Primula elatior***
- Salvia officinallis***



Character area: Urban Village

Local centre

The Local Centre is within the Urban Village character area and will be the social hub for Kingsmere. It will provide an important meeting place, with shops and services alongside community uses and the Primary School. A safe and attractive central public space will be principally for pedestrians and cyclists, but will also include short term visitor parking. The plan below shows a possible layout.

The local centre may include a convenience store (200m²-400m² gross) as well as a minimum of two and maximum of six other shops (each up to 150m² gross). This space will be flexible to allow for up to 30% to be used as employment space (either B1 or B2), as well as a community centre (641m² gross with an additional 100m² external area). On the periphery of the local centre is a Primary School. The Community Centre should be located close to this.

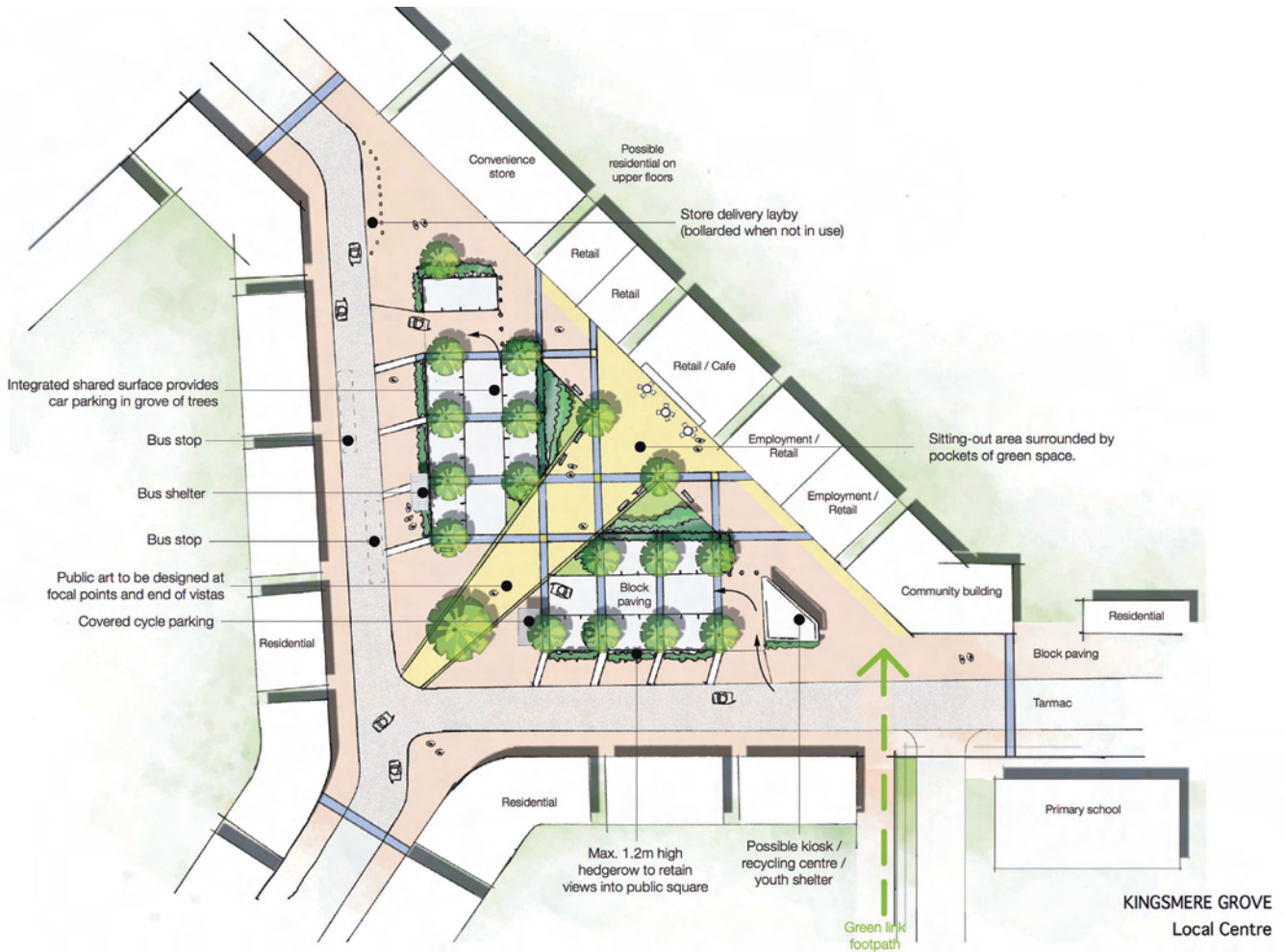


Figure 4.13 An indicative layout for the public space at the Local Centre.

LOCAL CENTRE 

MANDATORY

MANDATORY	
Land uses	
Convenience store	<i>200-400m² gross</i>
Two to six shop units	<i>Up to 150m² gross each</i>
Employment units (B1 or B2, latter maximum 30%)	<i>Up to 500m² gross each</i>
Community centre	<i>641m² gross internal 100m² external 25 car parking spaces (shared use)</i>
Building heights	
	<i>Three or four storeys (except Community Centre). The double height hall within the Community Centre must be located on the street frontage to maximise building presence.</i>
Public facilities	
Bus stops	<i>2 x 15m x 2.5m stops located on the west of the space away from the Primary School.</i>
Cycle parking	<i>Covered cycle shelter for 16 bicycles designed into the public realm.</i>
Recycling / refuse	<i>Group of six recycling bins.</i>
Seating	<i>Six bench seats, integral to the public realm and on main routes and desire lines.</i>
Public realm / landscape	
	<i>Refer to Urban Village section</i>



The Community Centre will be a distinctive building and add to the vibrancy of the local centre.

Character area: **Whitelands**



Figure 4.10 Whitelands character area is characterised by green streets where informal front gardens, soft verges and prominent trees dominate the streetscene. The indicative view above shows a perforated rural edge overlooked by detached and paired buildings. Location of sketch shown below.

