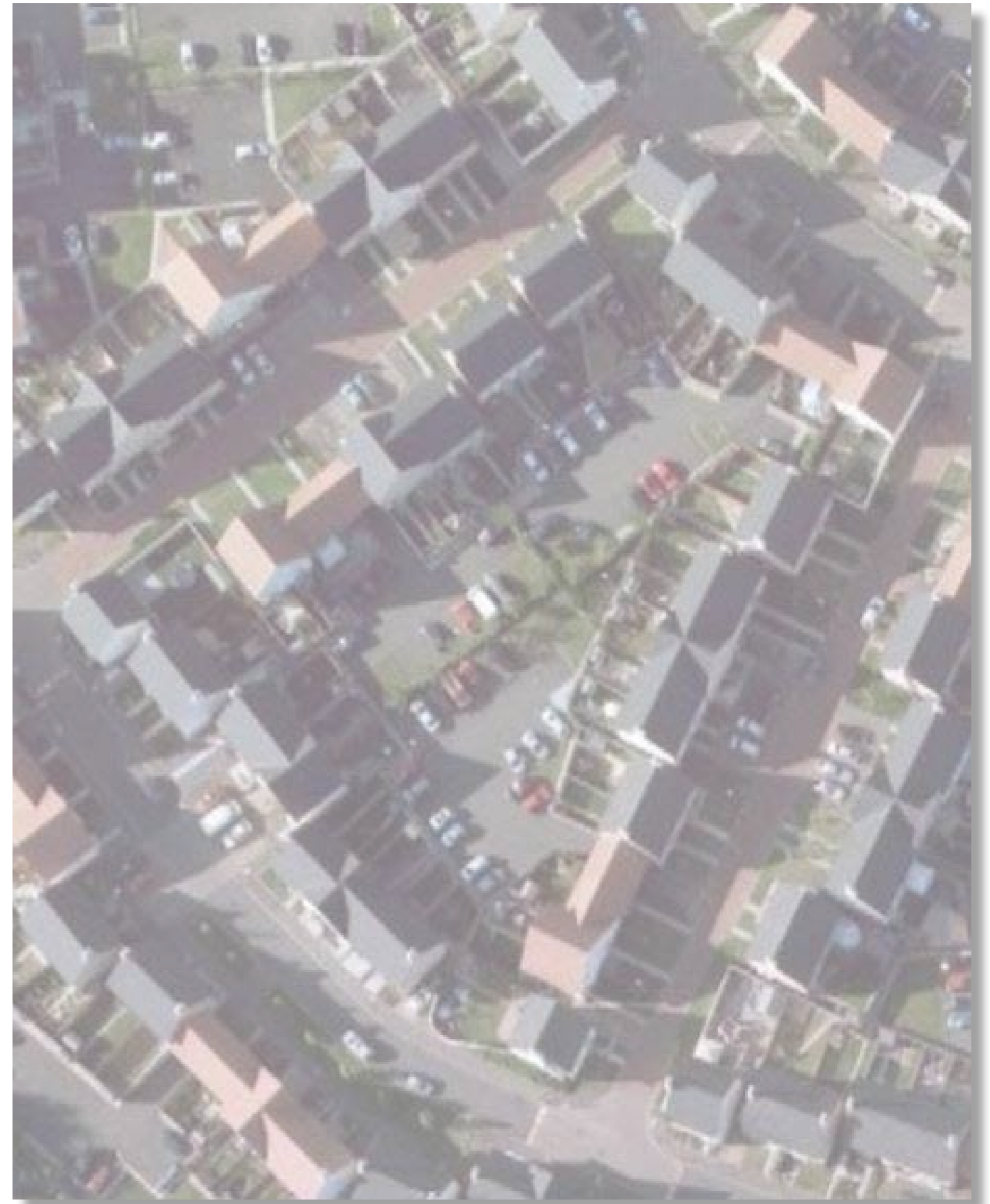


## SECTION 5

# COMMUNITY INVOLVEMENT



## PUBLIC CONSULTATION

The applicant undertook pre-application community consultation events in May 2014, as detailed within the supporting PAC report.

The event had been advertised in the local newspaper along with distribution of flyers within the local area.

The format comprised a text and visual overview of the planning and design context for the proposed development at Murieston. In particular, presentation boards provided information on:

- Housing Land Supply context for West Lothian
- Intended approach for a Planning Application In Principle
- Site boundaries and context
- Initial analysis of site context
- Indicative development framework illustrating how site may be developed

The event was well attended by the local community and allowed for discussion between the developer, agents and interested parties.

The main concerns raised at the Public Consultation event focused on wider traffic impact, scale of housing, type of housing and education capacity. At the time, further studies were being undertaken which address these issues in terms of Transport and Education whilst housing scale and (potential) types is detailed within the application proposals.

The intention is that further informal meetings will be held with local community representatives as the application progresses.



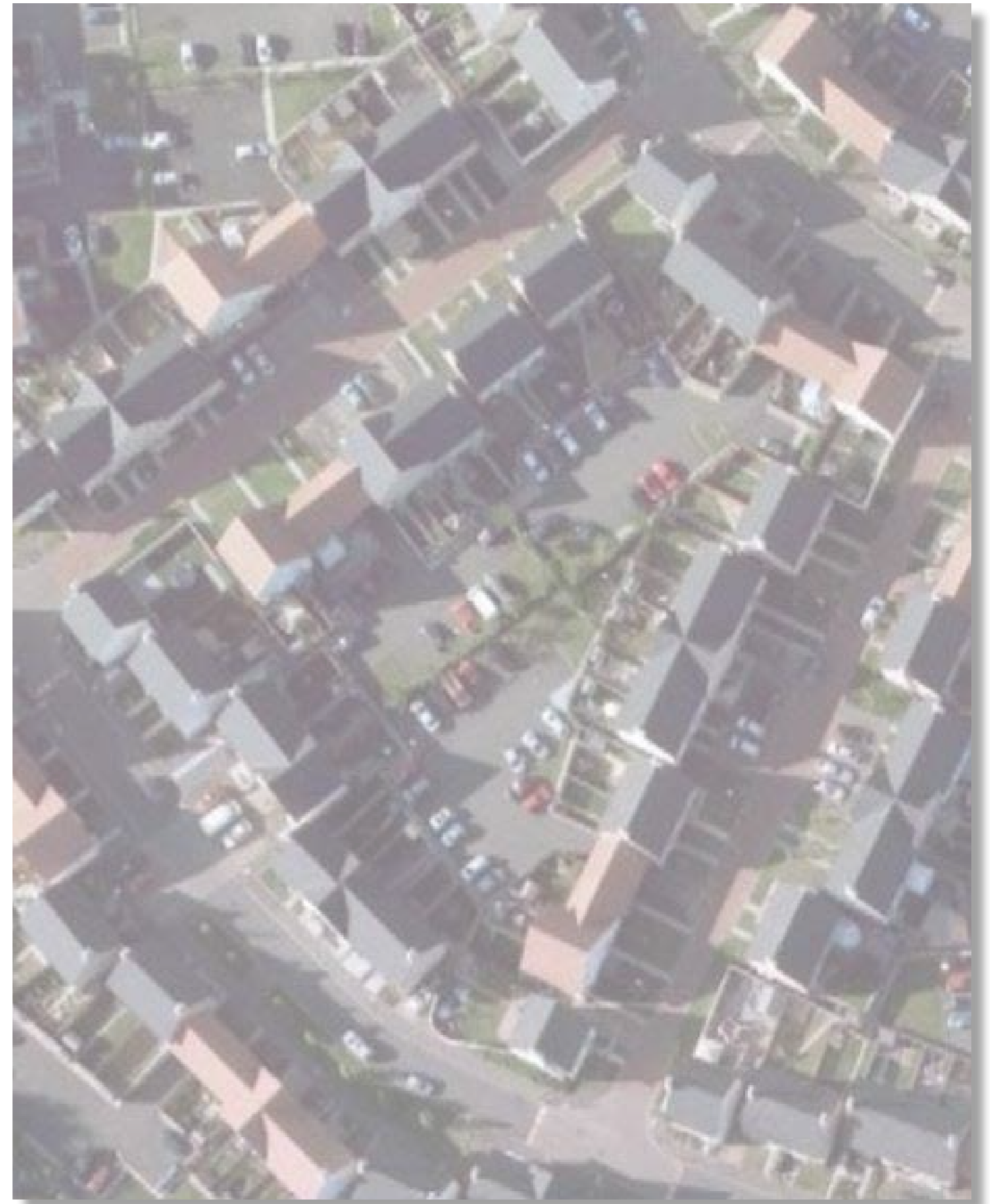
Pre Application Event



Pre Application Event

# SECTION 6

# PLACE VISION STATEMENT



## PLACE VISION STATEMENT

### Murieston Castle Park

*“Murieston Castle Park will form a traditionally-scaled, inter-connected and accessible residential neighbourhood on the edge of Murieston. Walkers and cyclists will have ease of movement through the neighbourhood and be able to connect with established cycle/footpaths, greenspace and public transport links.*

*The development area will be framed by a high quality woodland and landscaping structure on all boundaries, replicating the semi-rural nature of existing Murieston housing, creating a transition between the urban and rural edge.*

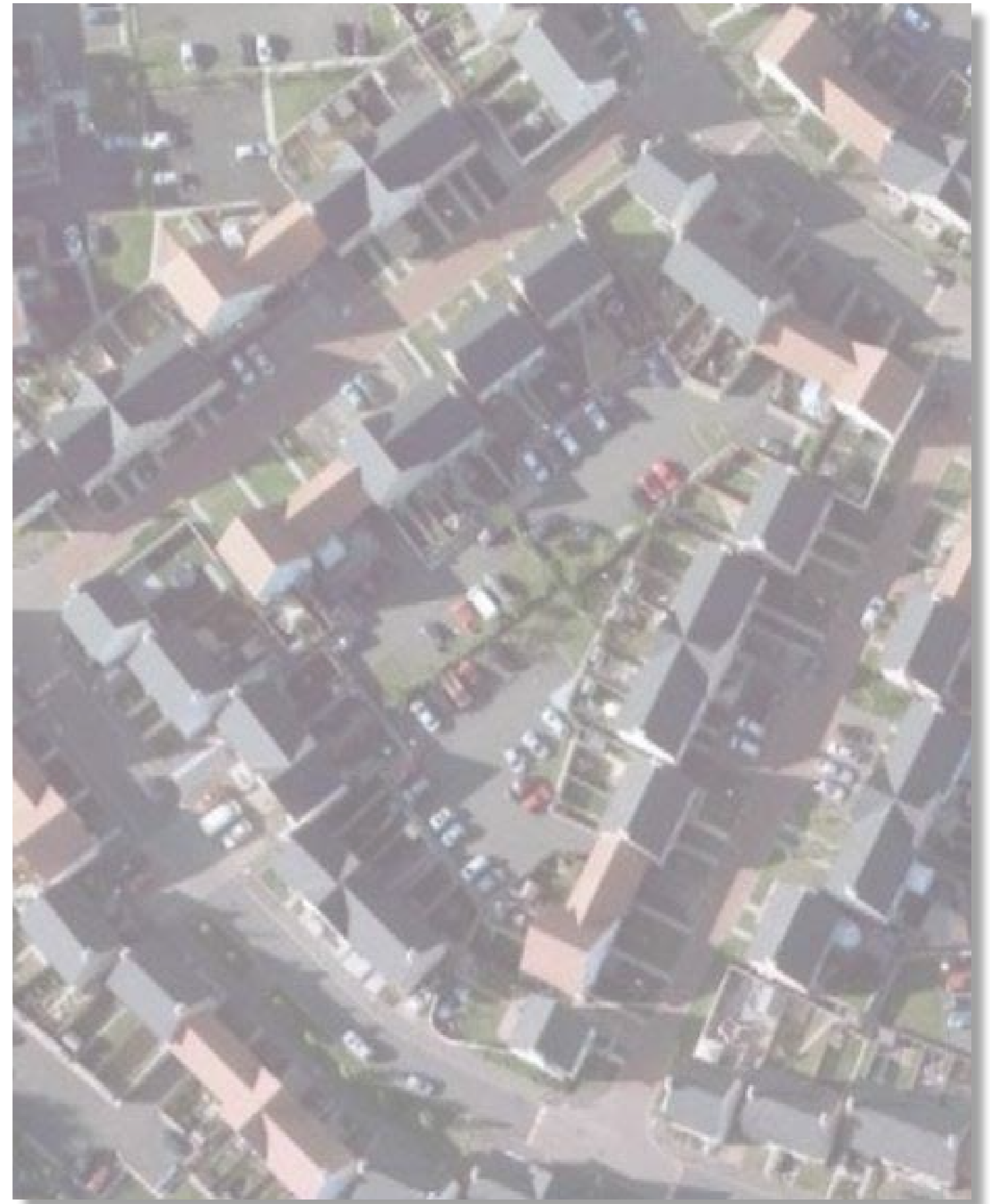
*A range of housing options will be available including private and affordable tenures and a variety of design and size to suit existing and new residents.*

*Murieston Castle Park will provide a resource-efficient environment with a highly sustainable mix of homes, highly accessible to Livingston’s shops, services, schooling and community facilities, benefiting from distinctive streets and spaces to form a positive contribution to Murieston in the long term.”*



# SECTION 7

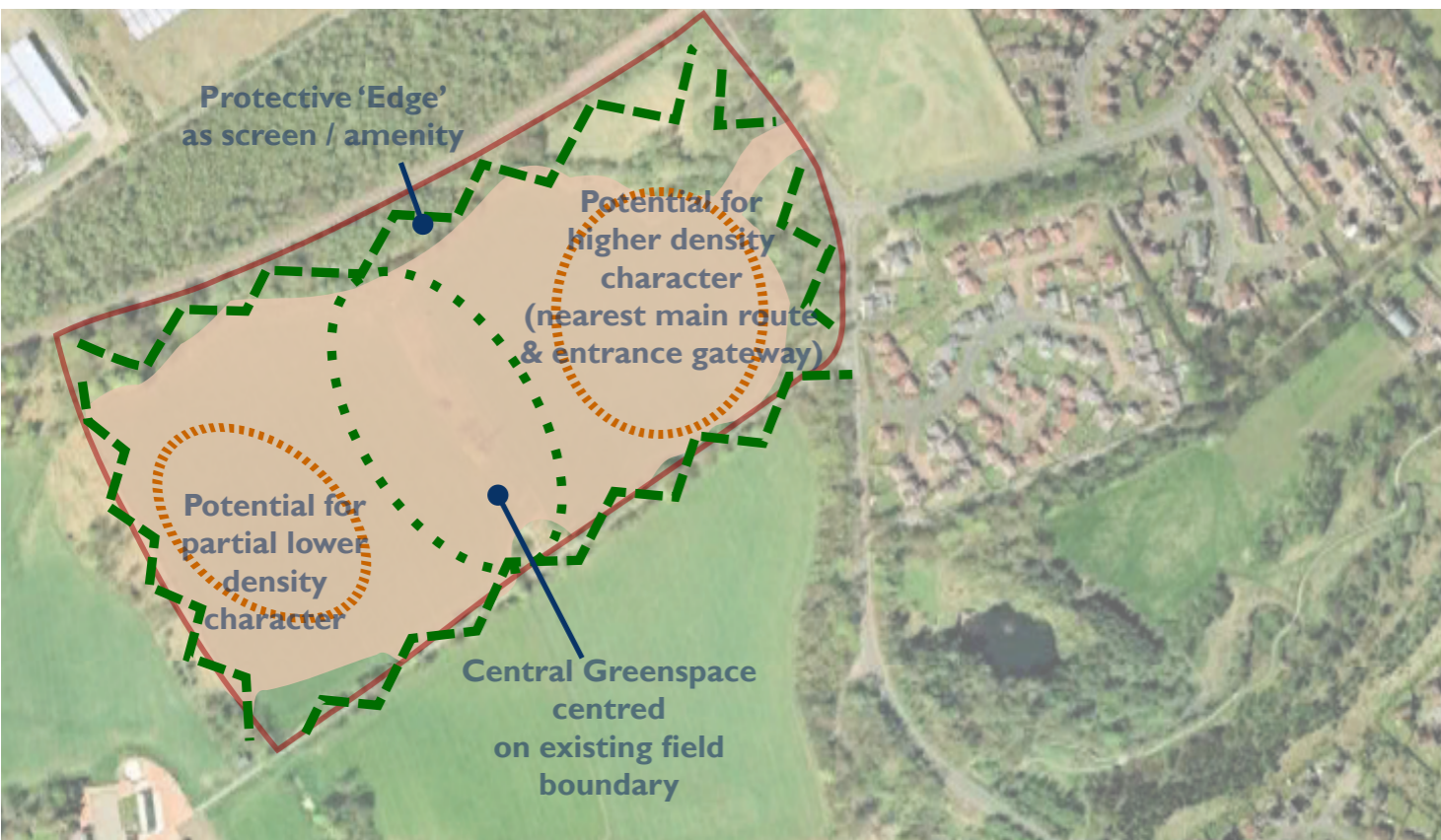
## DESIGN DEVELOPMENT



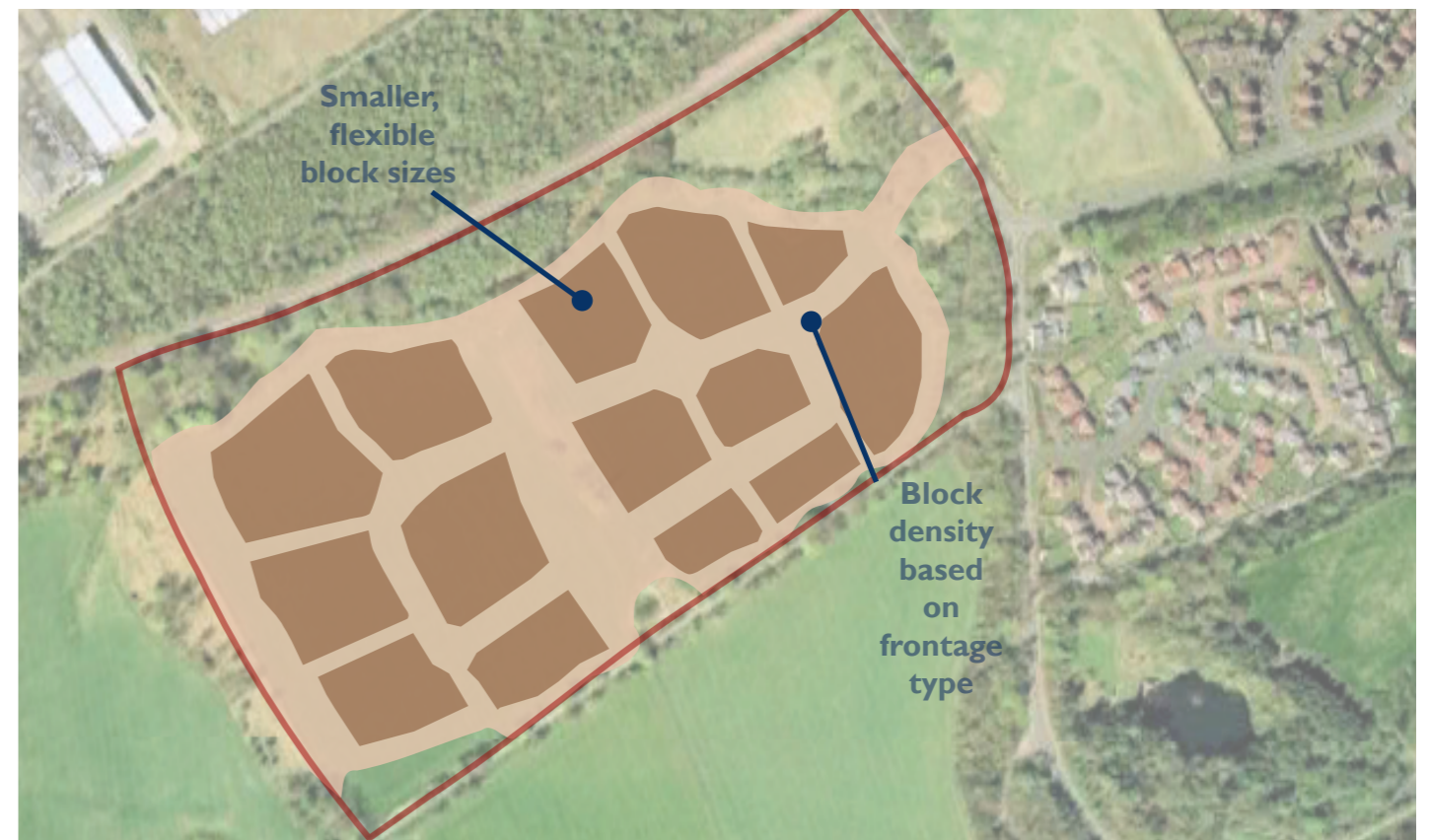
## MOVEMENT



## GREENSPACE



## CHARACTER



## BLOCK STRUCTURE

## INITIAL CONCEPT PLAN

### Movement & Street Design Approach

- (A) Vehicular access via new junction situated north of Murieston Valley on Murieston Road
- (B) Pedestrian/cycle paths around perimeter of the development area, through central greenspace and linking bus route
- (C) Street design based upon main residential street extending from a feature woodland entrance off Murieston Road
- (D) Network of shared surface tertiary lanes
- (E) Local squares/parks to provide legibility

### Block Structure

- (F) Block structure linked to street frontage and positioning relative to the Murieston Road corridor; higher density formal block frontages facing main residential street and feature gateway approach. Western development area providing scope for part lower density plots on the countryside edge. Average density target in excess of 30 units per hectare.

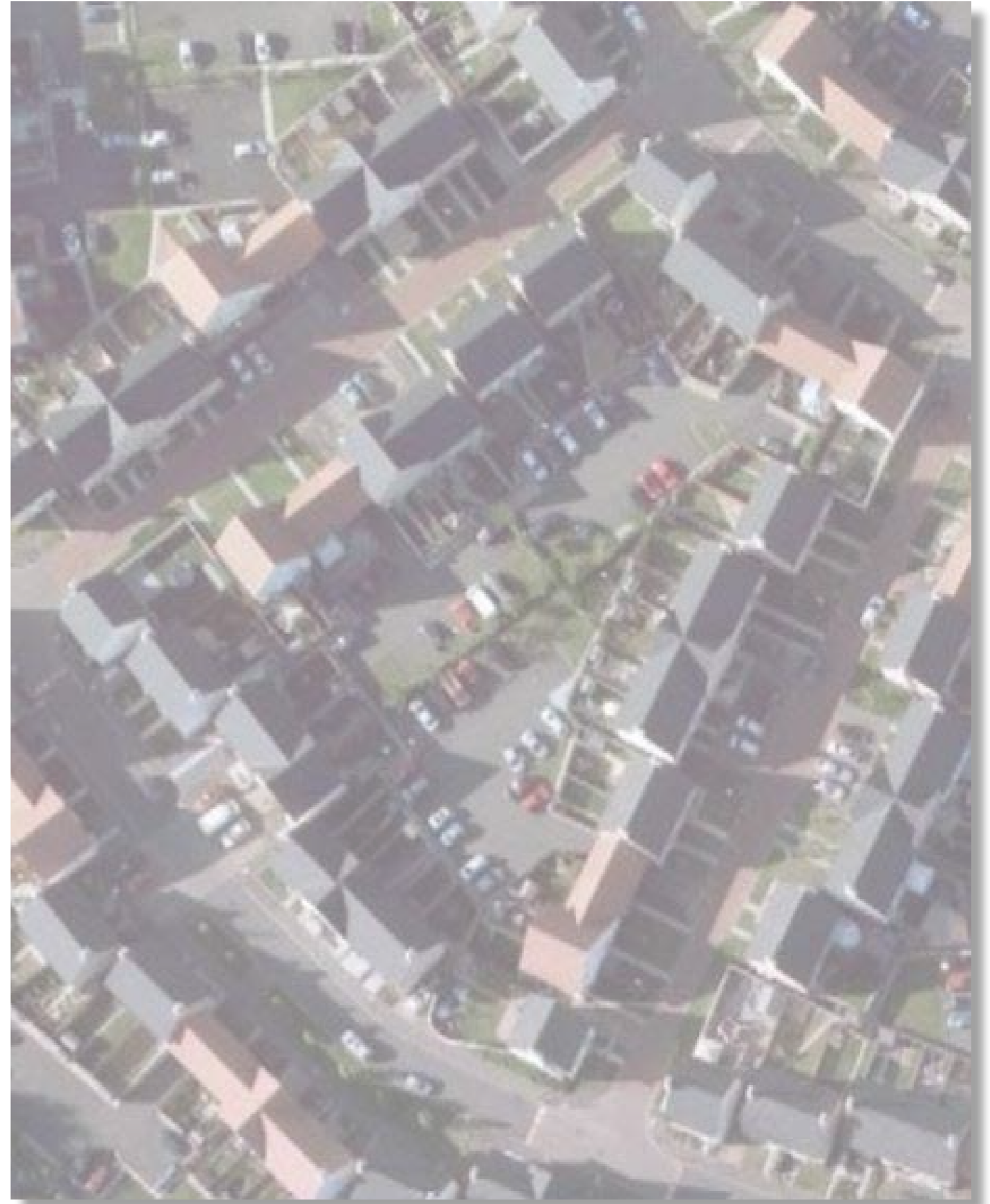
### Greenspace

- (G) Utilising existing field boundaries and the lower lying area at the centre of the northern boundary provides a natural area for greenspace linkage across site
- (H) SUDS wetland linking to watercourse on northern site boundary
- (J) Retained and augmented woodland - existing tree-lined track on southern boundary remains as feature whilst mine area in north-east of the site can be utilised for amenity space



## SECTION 8


# DESIGN CONCEPT & INDICATIVE SITE LAYOUT (EMA ARCHITECTS)

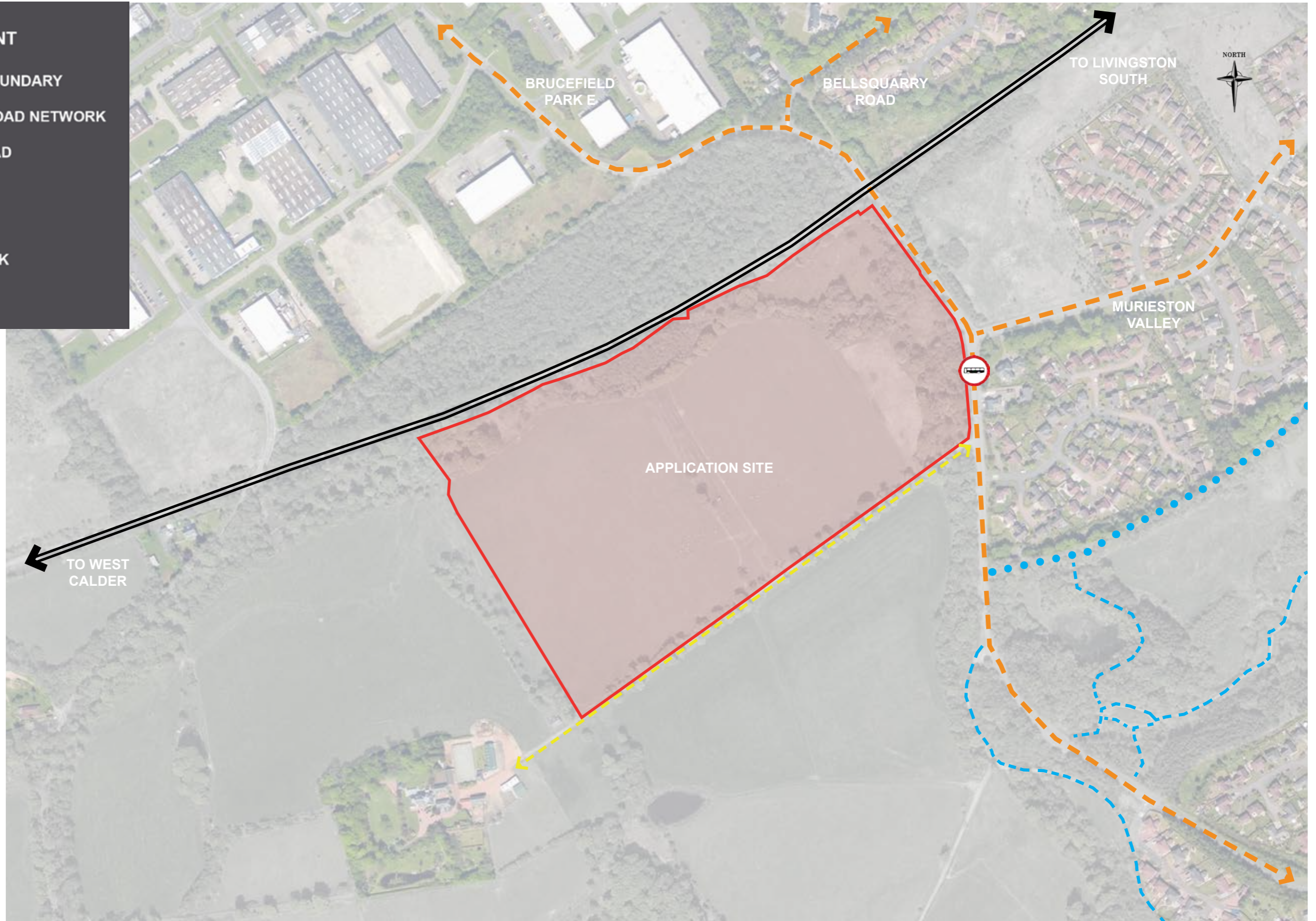




# MOVEMENT - EXISTING

## KEY: EXISTING MOVEMENT

- APPLICATION SITE BOUNDARY
- - - EXISTING PRIMARY ROAD NETWORK
- - - PRIVATE ACCESS ROAD
- ← RAILWAY
- • • CORE PATH
- - - WIDER PATH NETWORK
-  BUS STOP



# CONSTRAINTS & OPPORTUNITIES

## KEY: CONSTRAINTS + OPPORTUNITIES

- APPLICATION SITE BOUNDARY
- - - EXISTING PRIMARY ROAD NETWORK
- - - PRIVATE ACCESS ROAD
- ← RAILWAY
- - - EXISTING WOODLAND
- █ POTENTIAL FOR WOODLAND EDGE
- ⚡ NOISE
- ▶ ACCESS
- ● ● CORE PATH
- - - WIDER PATH NETWORK
- PARK
- INDUSTRIAL ESTATE
- ⋯ POTENTIAL LINKS



# CONCEPT PLAN

## KEY: CONCEPT

- APPLICATION SITE BOUNDARY
- - - EXISTING PRIMARY ROAD NETWORK
- - - PRIVATE ACCESS ROAD
- = = = RAILWAY
- - - PRIMARY ROUTE
- . . . SECONDARY STREETS
- - - FOOTPATHS
- WOODLAND
- OPEN SPACE
- SUDs
- ▶ ACCESS
- NEIGHBOURHOOD BLOCK
- PRIMARY FRONTAGE
- SECONDARY FRONTAGE
- - - POTENTIAL LINKS



# MOVEMENT & ACCESS

## KEY: MOVEMENT + ACCESS

- APPLICATION SITE BOUNDARY
- ← - - EXISTING PRIMARY ROAD NETWORK
- ← - - PRIVATE ACCESS ROAD
- == RAILWAY
- ← - - PRIMARY ROUTE
- SECONDARY STREETS
- - - FOOTPATHS
- ▶ ACCESS
- ← ... POTENTIAL LINKS



# LANDSCAPE

## KEY: LANDSCAPE

- APPLICATION SITE BOUNDARY
- - EXISTING PRIMARY ROAD NETWORK
- - PRIVATE ACCESS ROAD
- = = RAILWAY
- - TREE LINED AVENUE
- █ WOODLAND
- █ OPEN SPACE
- █ SUDs
- ▶ ACCESS



# NEIGHBOURHOOD BLOCKS

## KEY: NEIGHBOURHOOD BLOCKS

- APPLICATION SITE BOUNDARY
- ← - - EXISTING PRIMARY ROAD NETWORK
- ← - - PRIVATE ACCESS ROAD
- RAILWAY
- ← - - PRIMARY ROUTE
- ACCESS
- NEIGHBOURHOOD BLOCK
- PRIMARY FRONTAGE
- SECONDARY FRONTAGE



INDICATIVE SITE LAYOUT



OVERVIEW SKETCH





PRIMARY STREET SKETCH



Avenue / primary.

SECONDARY STREET SKETCH



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**On behalf of BDW Trading Ltd and H&J Russell**

