

Building for a Healthy Life



The proposed development of 12 apartments falls just above the threshold of 10 dwellings requiring a Building for a Healthy Life Assessment.

Building for a Healthy Life 12 Considerations capture the areas of design and placemaking that need most attention some of which are applicable to the proposed development, some not due to the small scale of the 12 apartments. However, the guidance has been fully considered in the proposed development and a summary of considerations detailed below.

Natural Connections

The site is self contained but at an important junction between Market Place and Belle Green Lane. The existing cinema building creates an imposing impact on the street scene and connectivity of the site the proposed apartments step back from the street scene providing greater relief to the frontages onto Market Place and Belle Green Lane maintaining and improving pedestrian site lines.

Walking, Cycling and Public Transport

The site is well connected to public transport and is close enough to Cudworths main centre to encourage pedestrian activity. Secure cycle storage is provided on site to encourage green travel.

Facilities and Services

The loss of the existing retail space in the context of Cudworth as a local service centre is considered within this application and in the context of Local Policy.

Homes for Everybody

As an outline application for only 12 apartments advice was provided at Pre-application stage that the most appropriate unit sizes were 2 bedroom apartments that could support a range of occupiers from young couples, single parents, elderly residents in need of support etc.

It is hoped that the building layout will provide an opportunity to provide some sense of community, fitting in with the surrounding mix of housing.

Making the most of what is there

The design has been developed through the pre app process taking account of the previous use of the site and surrounding properties to provide a solution that respects the former use of the site but 'fits in' with the current street scape.

A memorable character

The design is regarded as distinct, picking up on local character and using local materials but without being disrespectful to its immediate surroundings.

Well Defined Streets and Spaces

The proposals respect and integrate into the existing streetscape and spaces.

Easy to find your way around

The building will provide a Landmark frontage to the Belle Green Lane development fronting onto Market Place and viewable from Barnsley Road.

Healthy Streets

The redevelopment will improve the street scene and soften the boundaries between the previous building and public realm.

Cycle and Car Parking.

Cycle and car parking is provided in a secure manner meeting local standards.

Green and Blue Infrastructure

The biodiversity of the site will be increased by the proposed development.

Back of Pavement, Front of Home

Private spaces on the boundary of the site are provided and outdoor amenity space has been provided including balcony spaces.

Overall we believe the development will provide a positive impact on the local community, bringing 'life' back to this important site with an element of overlooking that will in turn provide better 'policing' of the area.