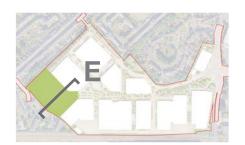
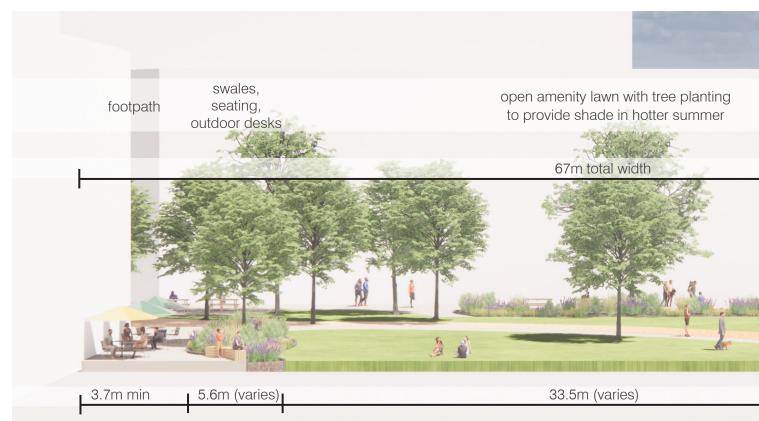
### 7.4 Character Areas - Hive Park

Section and Precedent Images





Amenity lawn area provides space for leisure and relaxation with trees offering shade



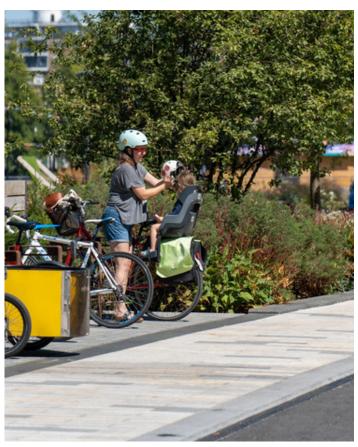
Illustrative Section E-E (between building 7 and existing boundary) Scale: Not to Scale



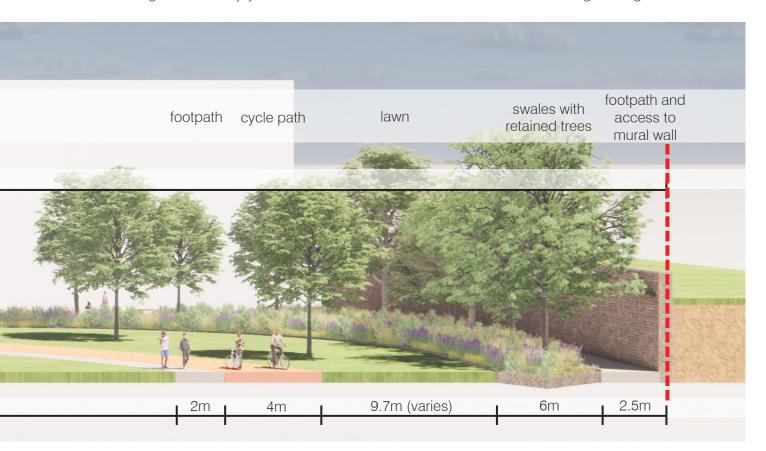
Dedicated cafe spilll out areas lines the edges of the proposed park area



New south-facing community park with space for workers and neighbours to enjoy



Consideration for individual and family cycle parking as well as other facilities including seating and litter bins



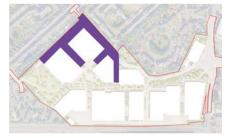


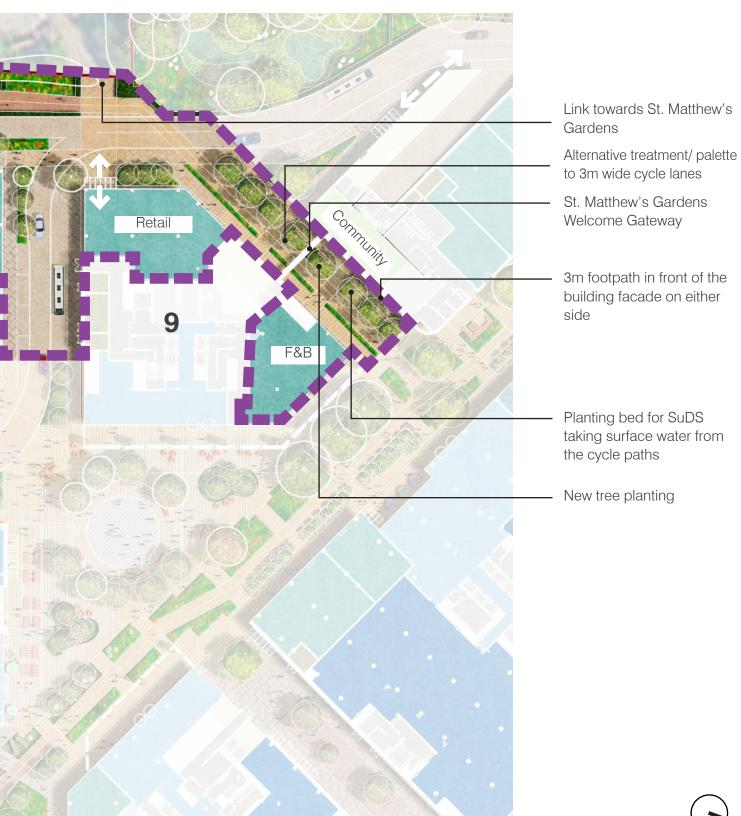


### 7.4 Character Areas - The Lanes

Character Area and Groundplane Plan







#### 7.4 Character Areas - The Lanes

#### Scale Comparison and Precedent Images

A distinctive lane along the western boundary was proposed as part of the original submission, and is to be retained. This includes the retention and enhancement of the boundary trees and planting found adjacent to St. Matthew's Gardens residences, to ensure an important visual, acoustic and ecological buffer and green corridor is provided. A 3m wide pedestrian footpath runs alongside the western facade of building 8.

A new secondary route is also proposed to be introduced to the southern boundary, and thus creating the character of The Lanes. Again, existing trees are to be retained and enhanced. The relocation of building 7 further north in to the site also provides a greater width for new tree planting and an additional 1.7m wide dedicated pedestrian footpath.

New tree planting will include a variety of resilient species, including fruit trees to create a local 'orchard walk', with interpretation boards and educational signage, and the opportunity for play on the way between York Street and Sleaford Street entrances.

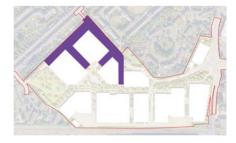
Enhanced green routes, surrounded by nature, orchard trees, native shrubs, educational opportunities, incidental play, pockets of seating, connections with retail and cafes

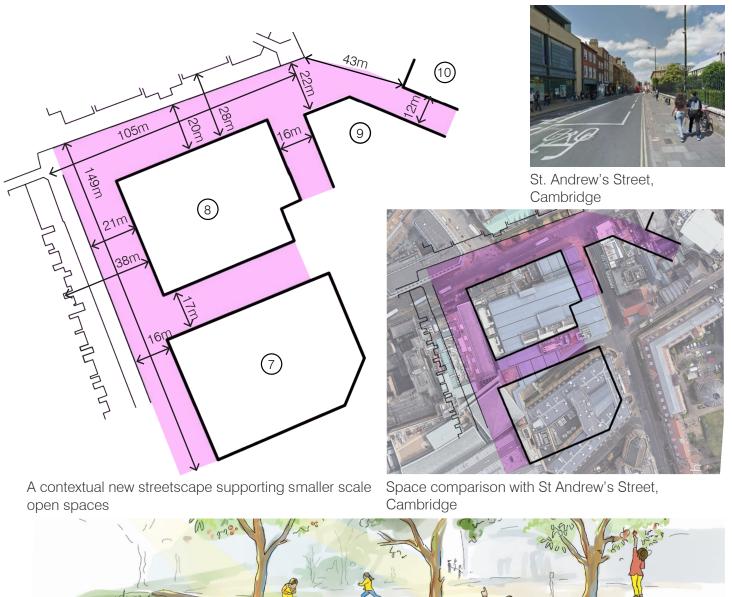
#### Key characteristics:

- western lane :105m x 20m
- southern lane:149m x 21m
- 7,330m² total area
- 2,697m<sup>2</sup> is soft planting
- 37% of space is soft landscape
- 8 existing trees
- 65 proposed new trees



Spill out retail with footpath, resilient planting and trees alongside low traffic vehicle route

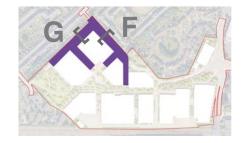




Interpretative sketch of The Lanes with cafe spill out on to pedestrian routes and orchard tree planting

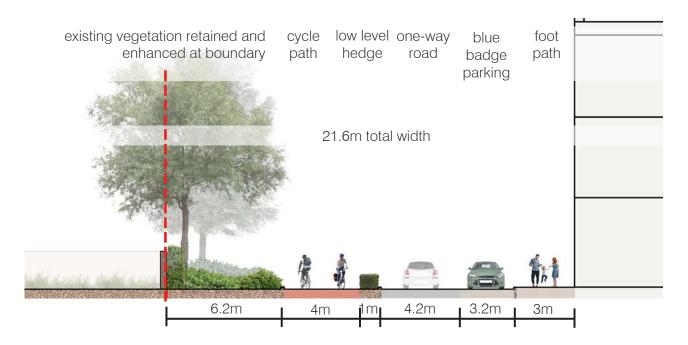
### 7.4 Character Areas - The Lanes

Sections and Precedent Images





Rain gardens and soft planting alongside parallel footpaths and cycle paths

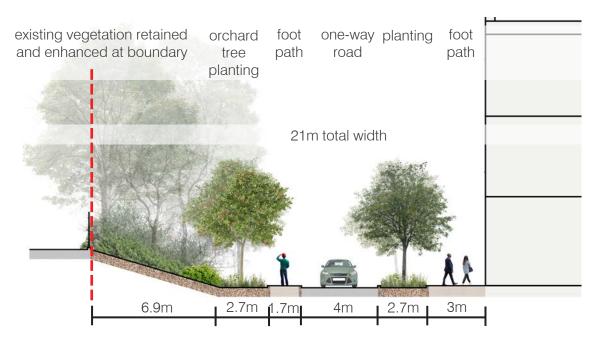


Illustrative Section F-F (western boundary) Scale 1:200 @A3



Tree planting integrated with blue badge parking and service bays

Safe and welcoming streets for all ages with street tree planting



Illustrative Section G-G (southern boundary) Scale 1:200 @A3

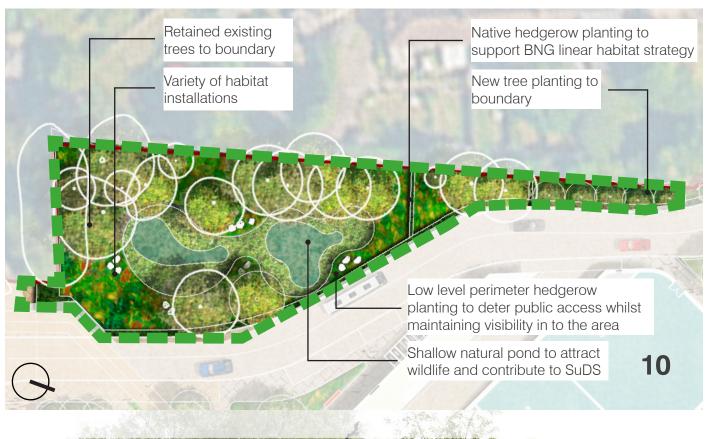




# 7.4 Character Areas - Wildlife Area

Character Area Plan and Section

Wildlife area, not publicly accessible, low level hedge, natural pond, habitat creation, habitat installations, tree planting, interpretation boards





A newly proposed dedicated Wildlife Area is to be located in the triangle of land tucked in to the rear of some neighbouring properties of St. Matthew's Gardens and Silverwood Close. This area is already protected by a brick wall boundary and features several existing trees, which are all to be retained and enhanced. This will ensure a buffer is retained between neighbours and support the creation of green corridors within the site.

Consultation has suggested that this space should be purposely designed to discourage community/ visitor access so that its future value as a wildlife/ ecological space is maintained. Interpretation boards are to be provided in neighbouring public locations to explain the purpose of this space and its value to wildlife, including the proposed natural pond.



Interpretative sketch of Wildlife Area with natural pond and interpretation boards









Flower-rich planting for pollinators

Invertebrate hotels

vehicle access

footpath

6.3m 3m min









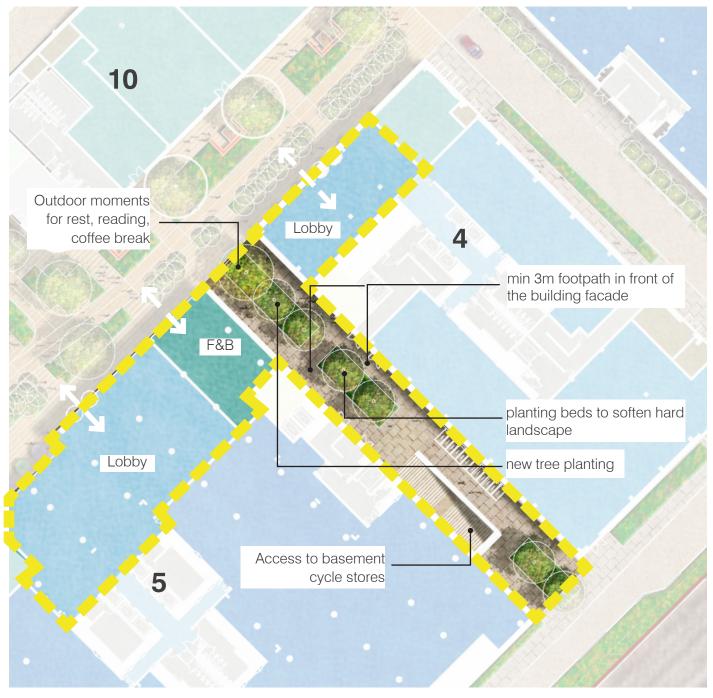
### 7.4 Character Areas - Linear Walks

Character Area Plan and Section

Intimate seating areas, green walk, outdoor exercise, connections with cafe and retail spaces, quieter spaces

\_\_\_\_\_

\_\_\_\_\_

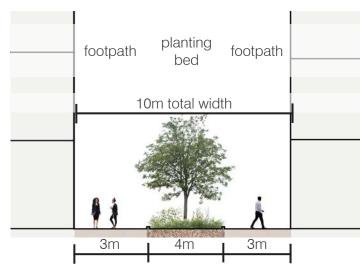






The Linear Walks are east-west semi-active streets linking off the character areas found in the public realm. They provide important connectivity to cycle store access (located in building basements) and some secondary facade entrances. However the intention is not to encourage the public to progress towards the service yards located along the railway.

As such, these walks provide a space to the west to dwell off the main route and have lunch or coffee with colleagues. A minimum 3m wide footpath is provided adjacent to the building on either side, typically with a 4m central area of planting, including provision for street tree planting.



Illustrative Section I-I Scale: 1:200 @ A3



Intimate seating areas for moments of calm



Naturalistic planting and playable features



Interpretative sketch of Linear Walks with seating and tree planting



Opportunity for skate area between buildings 5 and 6

