

Marnock Road, Lewisham, London

We were appointed by a housing association client to prepare landscape related information to support a detailed planning submission for this proposed infill residential development located within housing association land. The development plot was located adjacent to an existing plot block of flats and the planning submission included proposals for the landscape adjacent to these existing dwellings.

The existing plot is located on a brown field site which contains an existing car park and various outbuildings. A number of existing mature trees are located within the plot boundary and the intention was to retain as many of these as possible within our landscape proposals.

The landscape design consisted of moving the vehicular entrance to the site to create a larger developable plan area to enable the construction of 6 houses; relocating the existing car parking area to accommodate the same number of parking spaces as the existing condition; accommodating rear and front gardens to the new houses; ensuring the landscape proposals have a minimal impact on the existing tree to be retained.

The zone between the existing flats and the proposed houses was carefully considered. This area helped to create a sense of privacy and reduce overlooking between these dwellings; provided an access route to the rear gardens of the new houses and provided semi enclosed communal garden spaces for the existing flats.

A new path network and planting was proposed in front of the existing flats. The intention for this proposal was to help improve the sense of privacy to the existing ground floor flats and to create a more attractive living environment.

Client
Lewisham Homes

Architect
PCKO (AHR) Architects



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