

Former Compair Works, BELLFIELD ROAD, HIGH WYCOMBE

1. WELCOME



Aerial photography - bucksfreepress.co.uk



Thank you for viewing the public consultation boards for the planned development of a new high quality residential scheme within close proximity to the vibrant High Wycombe Town Centre.

We are at an early stage in the development of our proposals and we are keen for your comments to help us inform the emerging design. The information on these exhibition boards has been prepared to give you an insight into our thinking and the approach we have taken on this important site.

After looking through the material on display, comments can either be:

- Submitted online at <https://yourvoicebucks.citizenspace.com/planning/bellfield-road>
- handed into one of our team at our public exhibition on 15th September
- posted to Bellfield Road Consultation, Buckinghamshire Council, Queen Victoria Road, High Wycombe, Bucks, HP11 1BB
- e-mailed to bellfieldroadconsultation@buckinghamshire.gov.uk

These give us the opportunity to consider your thoughts and ideas as part of our evolving vision.

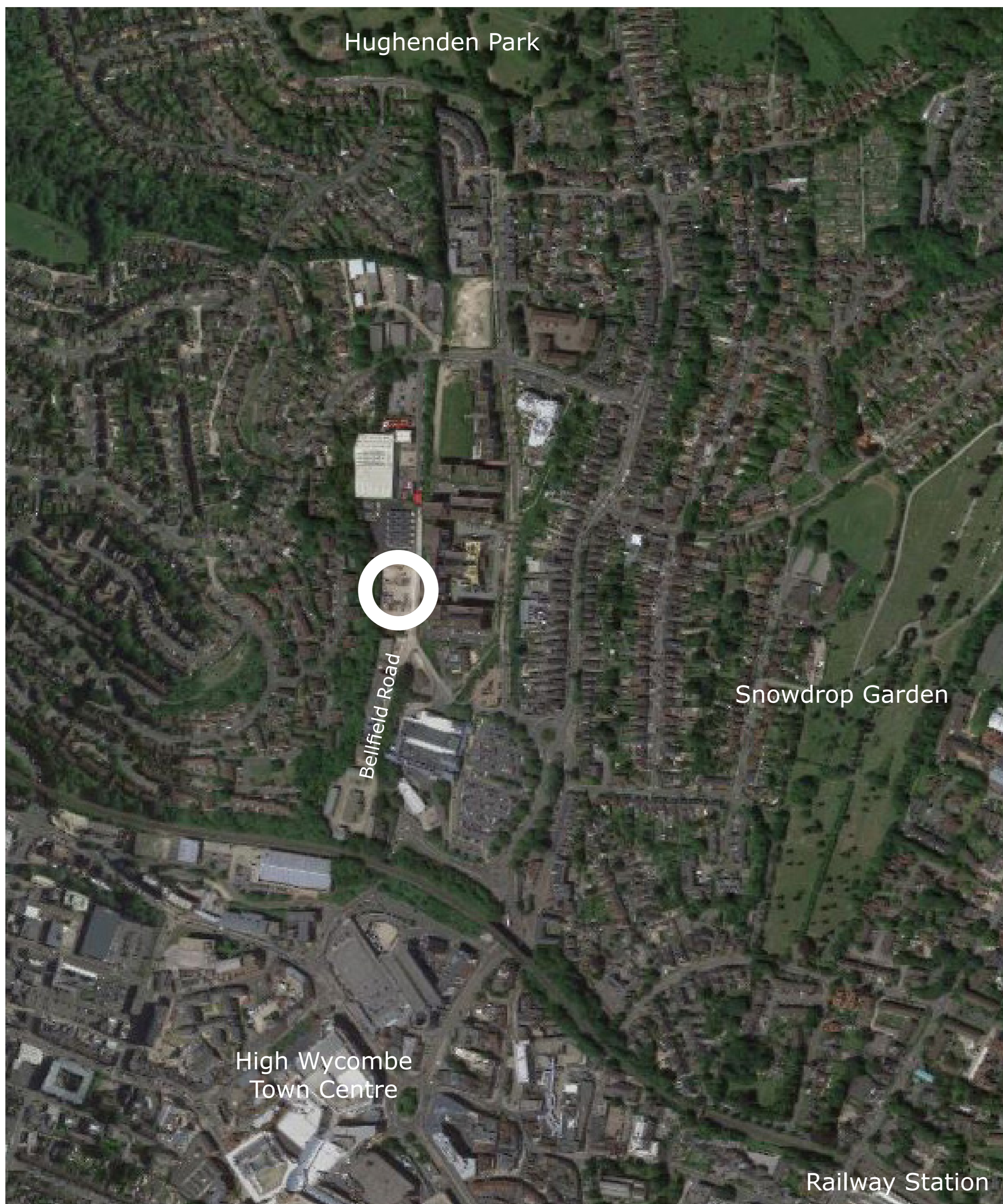
Thank you.



**Buckinghamshire
Council**

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2. SITE AND BACKGROUND

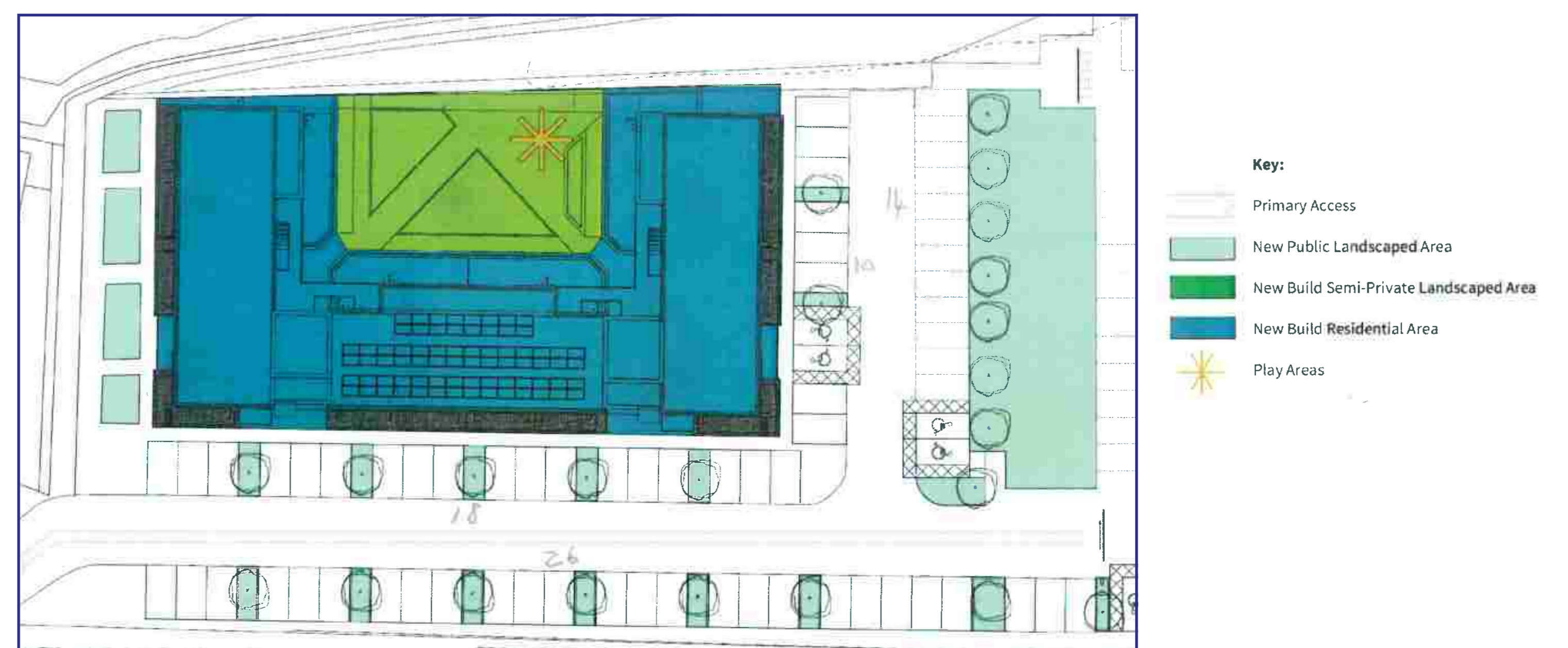


In March 2020 the (then) Wycombe District Council received the following planning permission for land at Bellfield Road:

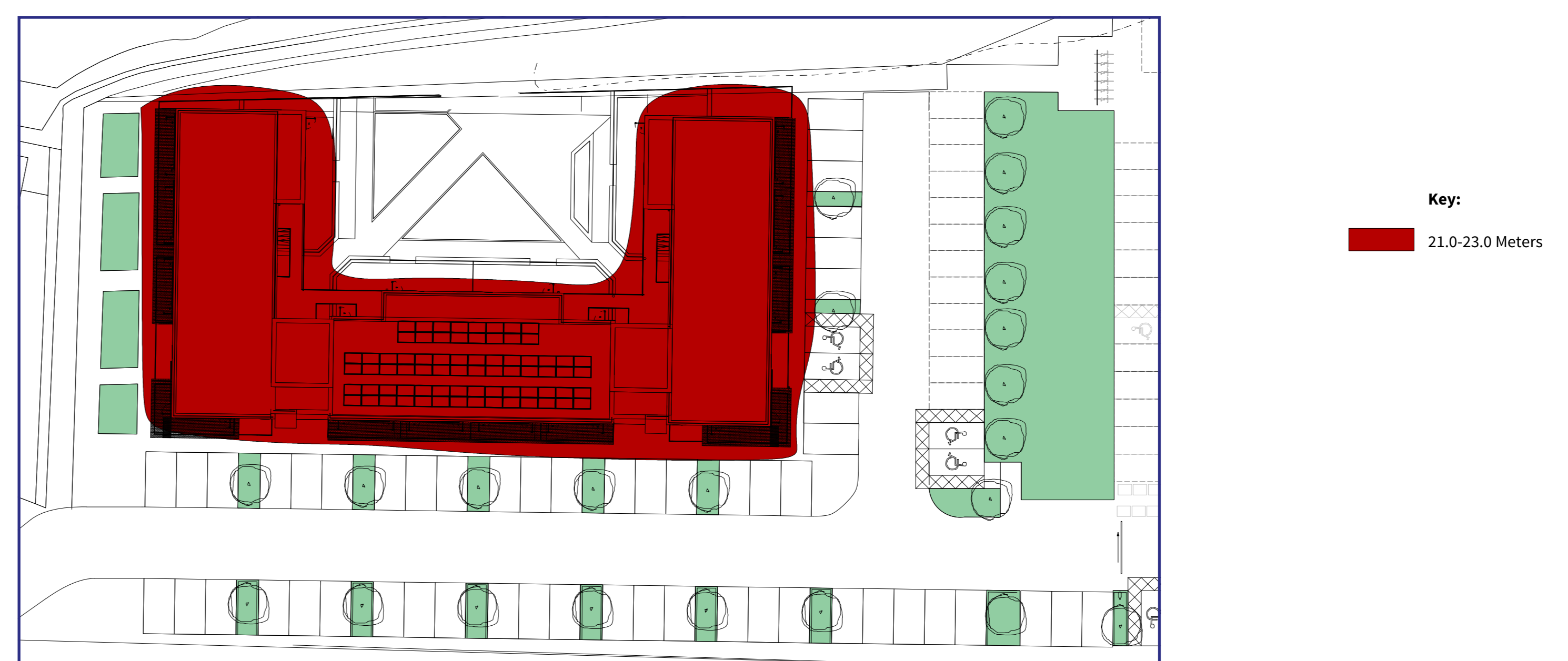
Outline application (including details of access) for erection of a 6 storey residential scheme for 68 units with associated parking provision and highways works.

The outline permission established the key parameters of development through the following parameter plans:

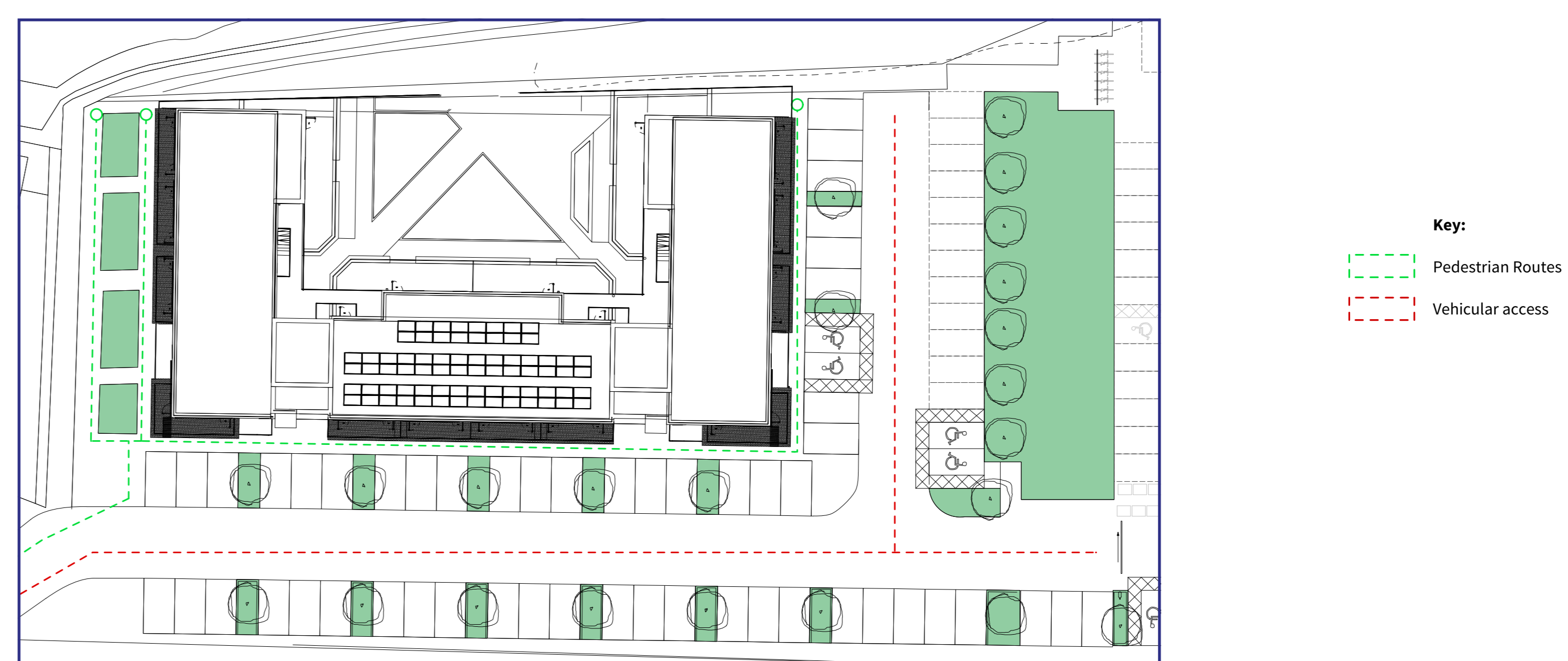
**a) Illustrative Framework Plan -
ref: 18010-P-023 >**



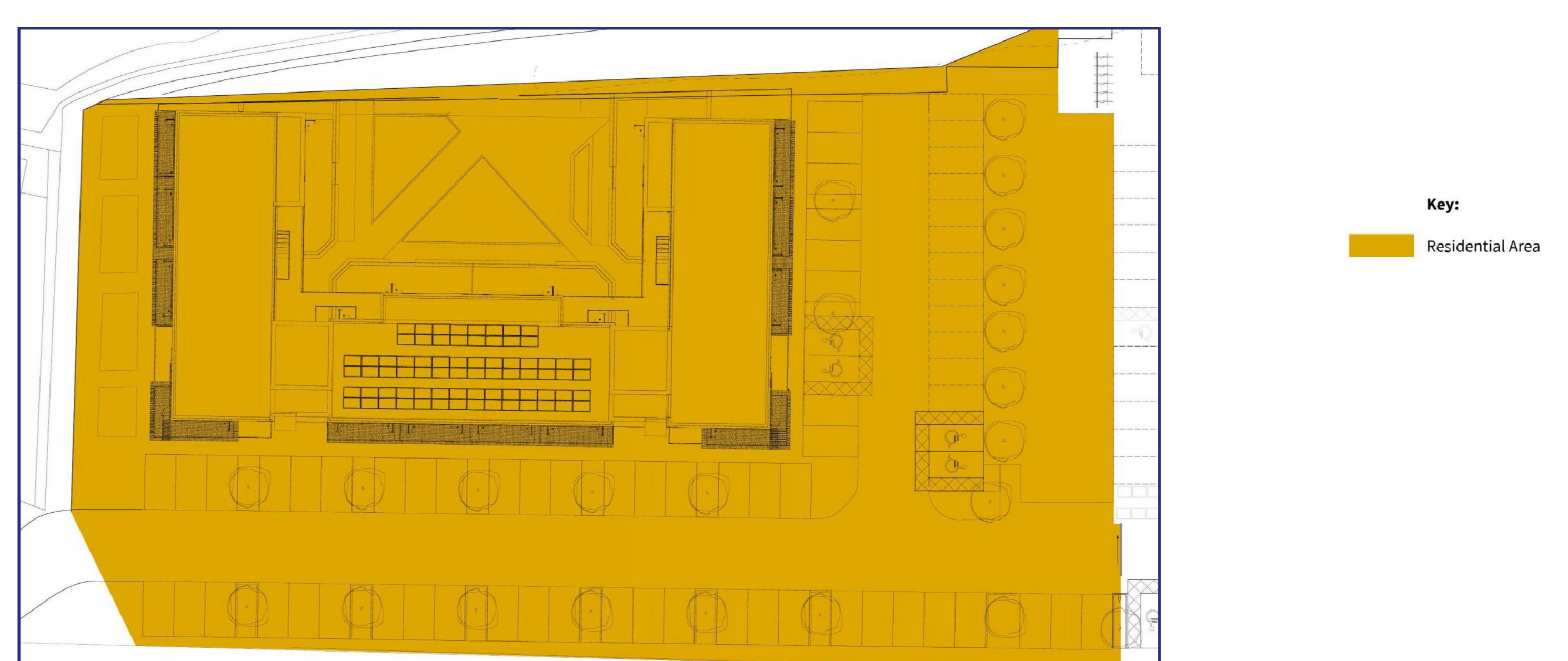
**b) Illustrative Height Parameter above ground plan -
ref: 18010-P-022 >**



**c) Illustrative Movement and Access plan -
ref: 18010-P-020 >**



**d) Illustrative Land Use and Density -
ref: 18010-P-021 >**



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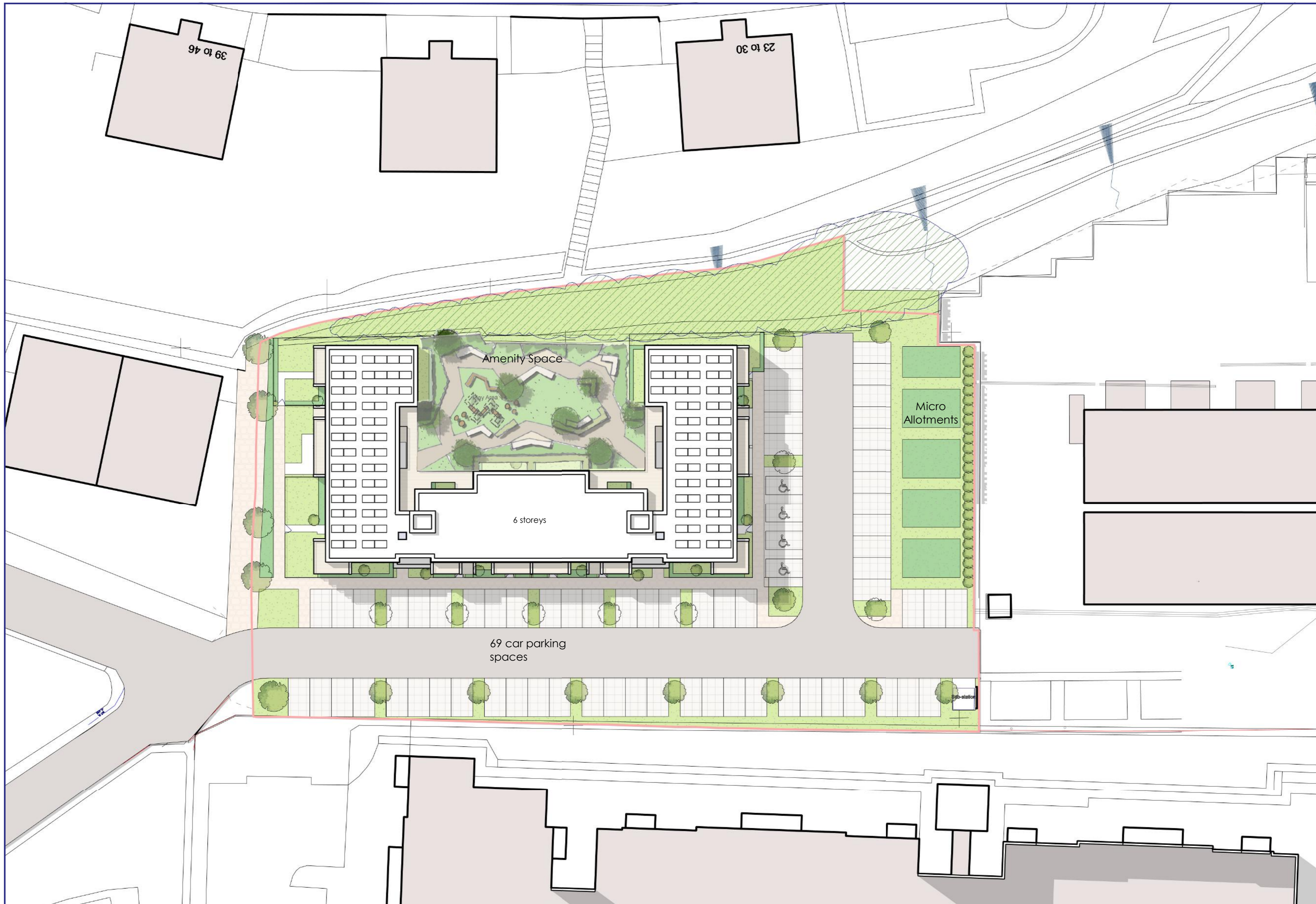
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3. THE PROPOSED BUILDING

Following the grant of outline permission, we now need to submit details of the Appearance, Landscaping, Layout and Scale, (known as "the reserved matters").

This consultation is intended to help people understand the content of the reserved matters applications and take into account any comments you might have before submission.

Proposed Site Plan



Design Objectives

Community: Ensure that proposals enhance the belonging and integration, improving the way the town community regards the area of the proposal.

Enhancing Links: Reinforce and enhance the link from Hughenden Avenue to Bellfield Road, establishing a continuous sequence of spaces along this route.

Connectivity: Encourage pedestrian and cycle access to High Wycombe Centre from all directions including formalising of existing desire lines.

Integration with Bellfield Road: Complement the extra care village residential use, across Bellfield Road with residential use, strengthening the offer in the centre of the town.

Creating Places: Allow buildings to form street fronts and relationships to create a set of diverse events rather than compete for attention.

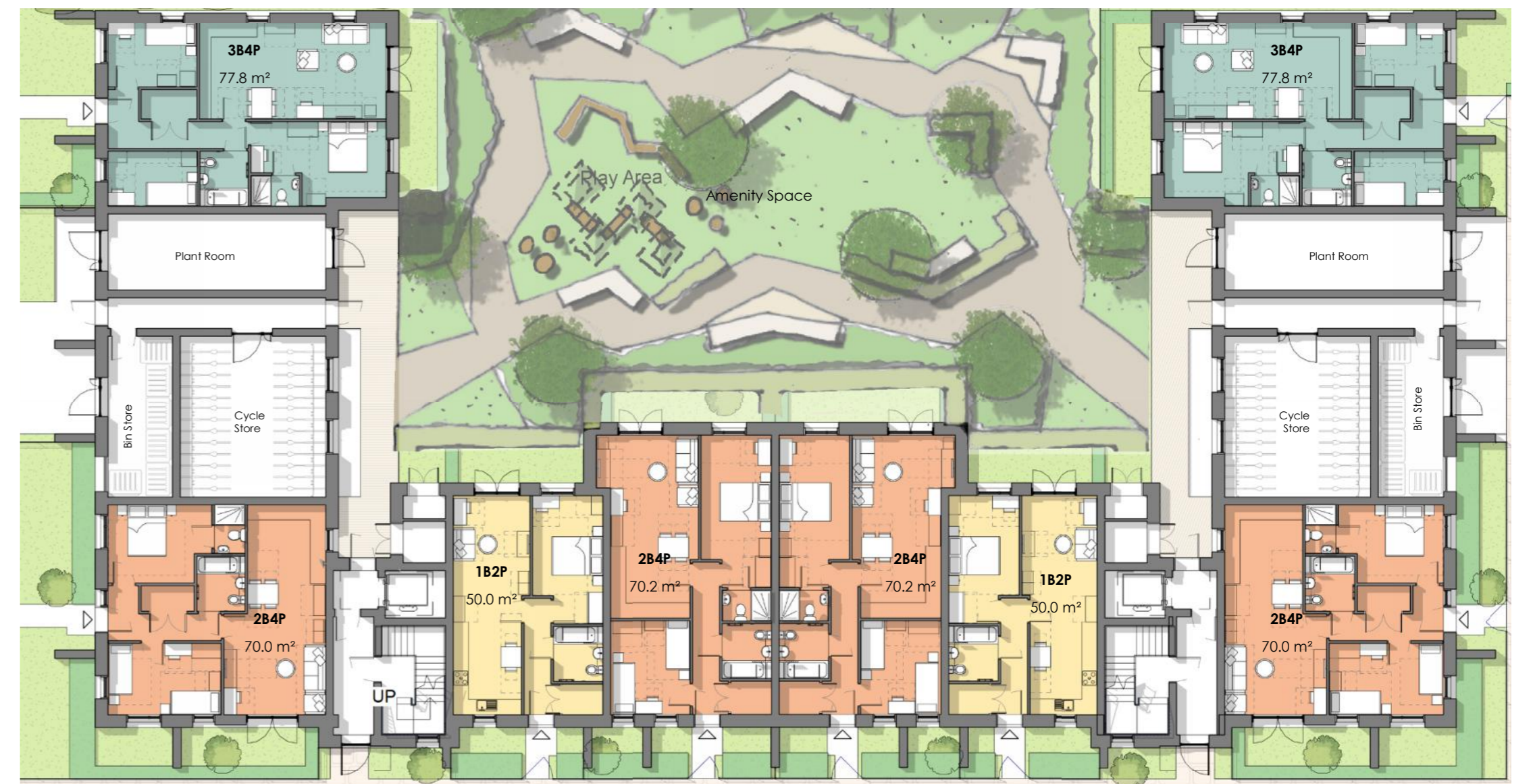
Providing Homes: It is likely that the new dwellings will all be 'affordable housing'.

Identity: Create a distinctive place with a sense of orientation, address and delight.

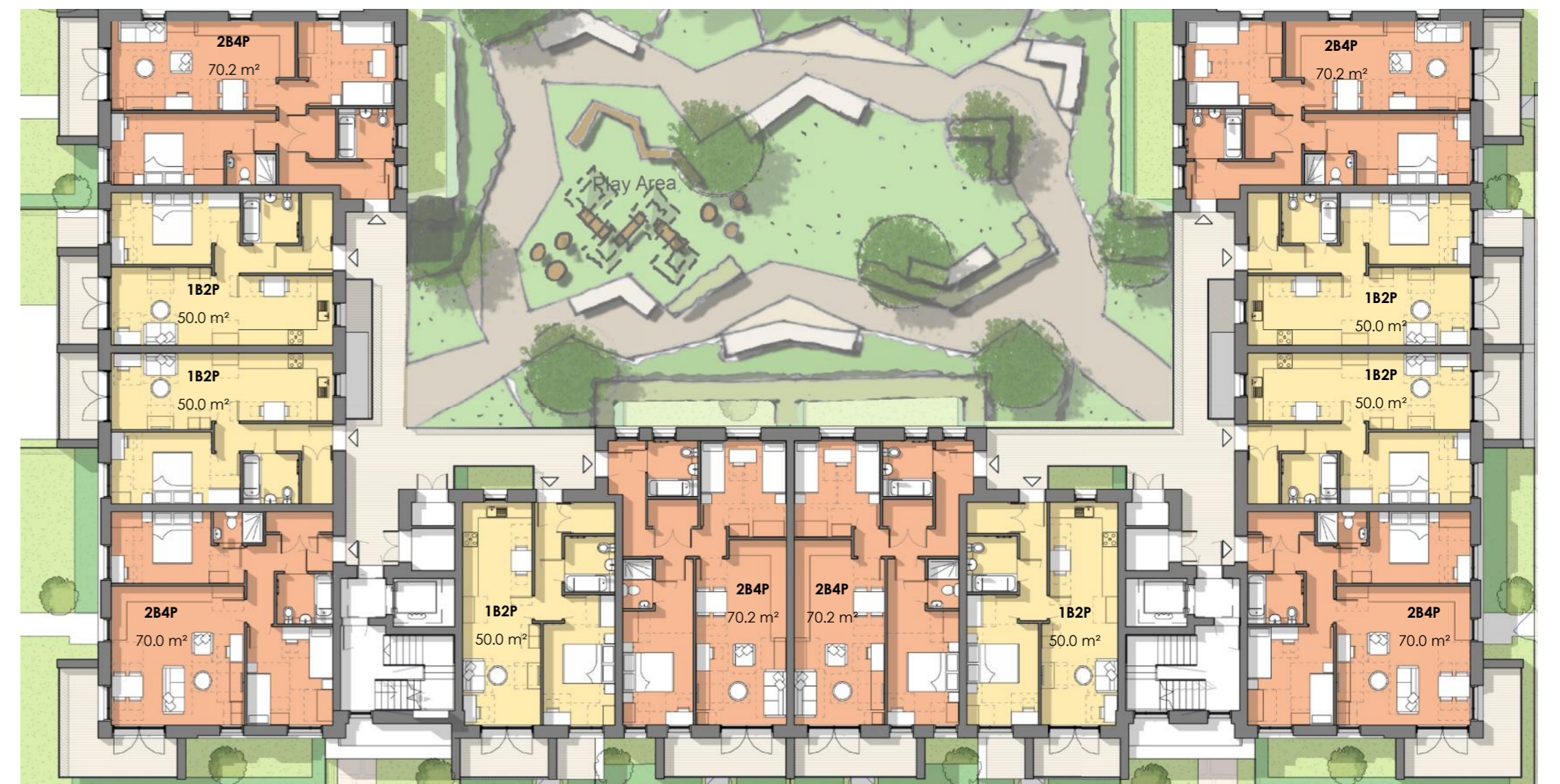
Coherence: A consistent architectural language with variations on a theme to create visual richness whilst maintaining a coherent sense of space and integrating the local vernacular.

Landscape: Enable increased access to green spaces by strengthening the green provision.

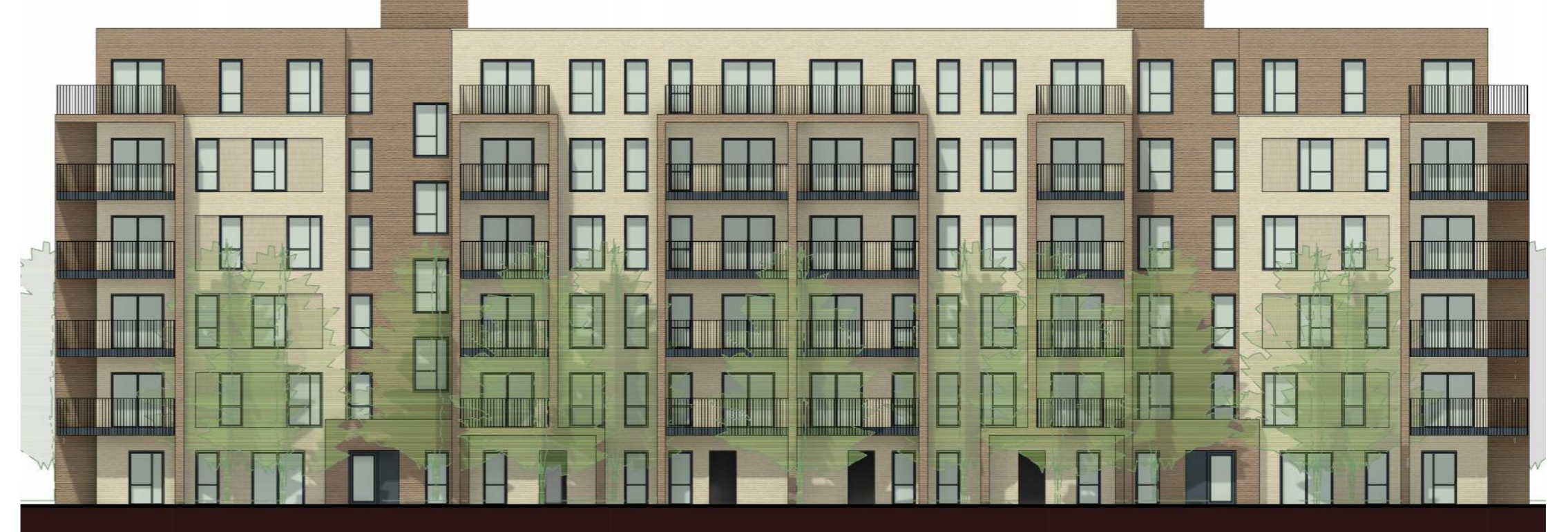
Proposed Ground Floor Plan



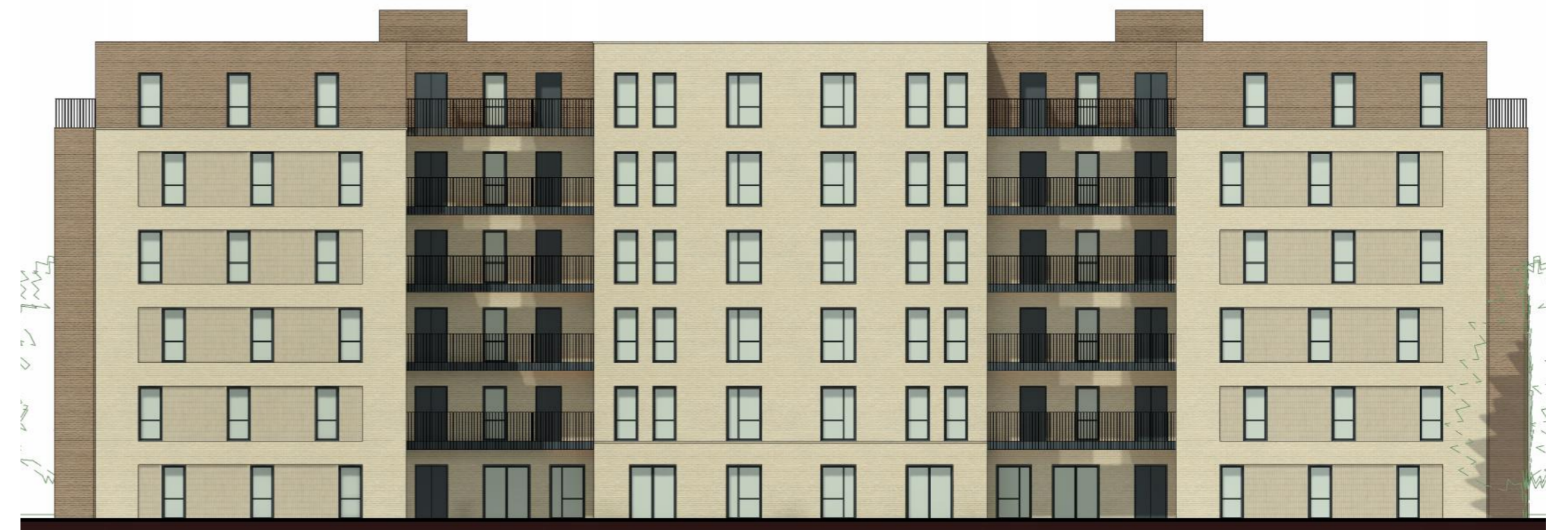
Proposed 1st to 5th Floor Plan



Proposed Front Elevation



Proposed Rear Elevation



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4. NEXT STEPS



We ask for your comments by midnight on Sunday 25 September 2022.
Comments can either be:

- Submitted online at <https://yourvoicebucks.citizenspace.com/planning/bellfield-road>
- handed into one of our team at our public exhibition on 15th September
- posted to Bellfield Road Consultation, Buckinghamshire Council, Queen Victoria Road, High Wycombe, Bucks, HP11 1BB
- e-mailed to bellfieldroadconsultation@buckinghamshire.gov.uk

We will consider all comments before submitting the reserved matters applications later in the year.

THANK YOU FOR YOUR INTEREST!



**Buckinghamshire
Council**