

Report To: Safe Sustainable Communities Committee **Date:** 12 January 2009

Report By: Corporate Director Environment & Community Protection **Report No:** ECP/Plann/IAC10/003

Contact Officer: Fraser Williamson **Contact No:** 01475 712401

Subject: Provision of Street Name

1.0 PURPOSE

- 1.1 The Committee are requested to assign a street name for a new cul-de-sac off Parkhill Avenue, Port Glasgow.

2.0 SUMMARY

- 2.1 The development comprises a mixture of house types on the site of the former Holy Family Primary School.
- 2.2 The developer, River Clyde Homes, had consulted with representatives of the Woodhall Tenants and Residents Association and the name Riverview Gardens was suggested.
- 2.3 The Local Members were advised of this suggestion and while the majority were of the opinion that this was acceptable one member suggested that other options might be considered. However, at a subsequent meeting of the Association, further suggestions were indicated in order of preference:-
- 1) Holy Family Crescent
 - 2) School Road
 - 3) Riverview Crescent
- 2.4 The cul-de-sac is an "L" shape and accordingly I would not recommend the use of the title Crescent in the street name.
- 2.5 Having considered the various names put forward by the Tenants and Residents Association on behalf of River Clyde I would suggest Riverview Gardens for Members consideration.

3.0 RECOMMENDATION

- 3.1 That the members assign Riverview Gardens as the street name for the cul-de-sac.

Fraser K. Williamson
Head of Planning and Housing

SITE 1C - HOUSING MIX

- HOUSE TYPE A - 2bed4pers - uphill - 6no. - 12%
- HOUSE TYPE A1 - 2bed4pers mid terrace - uphill - 3no. - 6%
- HOUSE TYPE B - 2bed4pers - downhill - 12 no. - 24%
- HOUSE TYPE C - 3bed6pers - downhill - 4 no. - 8 %
- HOUSE TYPE D - 4bed6pers - uphill - 4 no. - 8 %
- HOUSE TYPE D1 - 4bed 6pers mid terrace - uphill - 1no. - 2 %
- HOUSE TYPE E - wheelchair dwelling - 1 no. - 2%
- HOUSE TYPE F - 3bed6pers - uphill - 10 no. - 20%
- HOUSE TYPE F1 - 3bed6pers mid terrace - uphill - 5 no. - 10%
- HOUSE TYPE M - 3bed6pers - 2 no. - 4%
- HOUSE TYPE M2 - 3bed6pers - 2 no. - 4%

TOTAL No. 50 DWELLINGS

PLANTING SCHEDULE

SHRUBS

TO BE PLANTED IN LARGE INTERLOCKING GROUPS OF EACH SPECIES IN 450MM MINIMUM TOPSOIL TO B.S. 3882:1985. PLANTING OUT TO B.S. 4428, 1978	HEIGHT SUPPLIED	DENSITY
LONICERA NITIDA "BAGGESEN'S GOLD"	450-600MM	8NO./SQ METRE

ALL FRONT AND REAR SOFT LANDSCAPED AREAS TO BE GRASS SEEDED

S.H.E - safety health & environment information

1. New access road formed off main traffic distributor road, Parkhill Avenue, Parkhill Avenue to remain open during construction. New access adjacent to bend in Parkhill Avenue
2. Existing buildings to North of site will remain in occupation during the course of the works generating pedestrian and vehicular traffic and restrictions on noise and air pollution from the construction site.
3. House types A, A1, B, C, D, F, F1 & N require the construction of large retaining structures as part of their substructure.
4. Existing buildings to south of site will remain in occupation during the course of the works generating pedestrian and vehicular traffic and restrictions on noise and air pollution from the construction site.
5. Existing public path network to east of the site to be maintained throughout the duration of the works.
6. Site works to the plots 36-50 include the construction of large retaining walls and ground moulding.
7. Site works to the plots 1-35 include the construction of large retaining walls and ground moulding.
8. Site works to the west boundary and the adjacent, off site, tree canopy, include the construction of large retaining walls and ground moulding.
9. Development site was the site of recently demolished school. Cognisance of recorded and possible unrecorded existing underground service routes.
10. Site works to open space at turning head of access road requires ground moulding.

◊ symbol indicates location & ref. no. of residual hazard/risk

LEGEND

- parking courtyard 8 no. spaces-permeable paviors-tobe adopted by Inverclyde Council
- in curtilage driveways - min 3000 x 10500mm - permeable paviors
- 1200mm wide access path-concrete slabs
- front garden-grass seeded
- rear garden-grass seeded
- planting
- retaining wall
- 1100mm high timber rear fence-refer to drawing AA(Q)03
- 1800mm high timber fence-refer to drawing AA(Q)01
- 900mm high metal dividing fence - refer to drawing AA(Q)04
- 900mm high facing brick wall with 900mm high timber fence on top refer to drawing AA(Q) 02

notes
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 Do not scale from this drawing. All existing dimensions to be checked on site prior to commencement of works or manufacturing of components.
 Any discrepancies to be brought to the attention of the architect - if in doubt, ask.

J	Play area shown	sr	20.04.09
I	Planting schedule added	MC	Dec 08
H	safety health and environment information added	mc	Nov 08

G	Plot Numbers added access road and dwellings moved 4.3 metres eastwards to avoid encroaching beyond western site boundary	mc	Nov 08
F	Terraced blocks added. Total no. of units increased to 50. Fencing to front gardens fronting new access road removed.	mc	Oct 08
E	House type M altered and House type M/2 introduced	mc	Aug 08
D	position of parking courtyards altered to provide landscape buffer zone to public footpath. Access road position altered to allow parking driveways to house type B to be altered.	mc	Aug 08
C	Dwellings to south of access road re-positioned as result of alteration to road position	mc	July 08
B	2 no. House Type M introduced in lieu of 2bno. House Type F. House Type L removed. House Type M introduced. Layout and mix altered following comments from Engineer regarding parking provision for plots on Parkhill Ave.	mc	July 08
A	House Type K renamed House Type L	mc	July 08

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Riverclyde Homes
 client's ref project
Woodhall, Port Glasgow Phase 1, Sites 1a, 1b, 1c
 drawing
Site 1c Layout
 scale **1:500**
 page size A1 drawn mc checked
 job ref drawing num date date
2466/1 AL(0)103 J

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