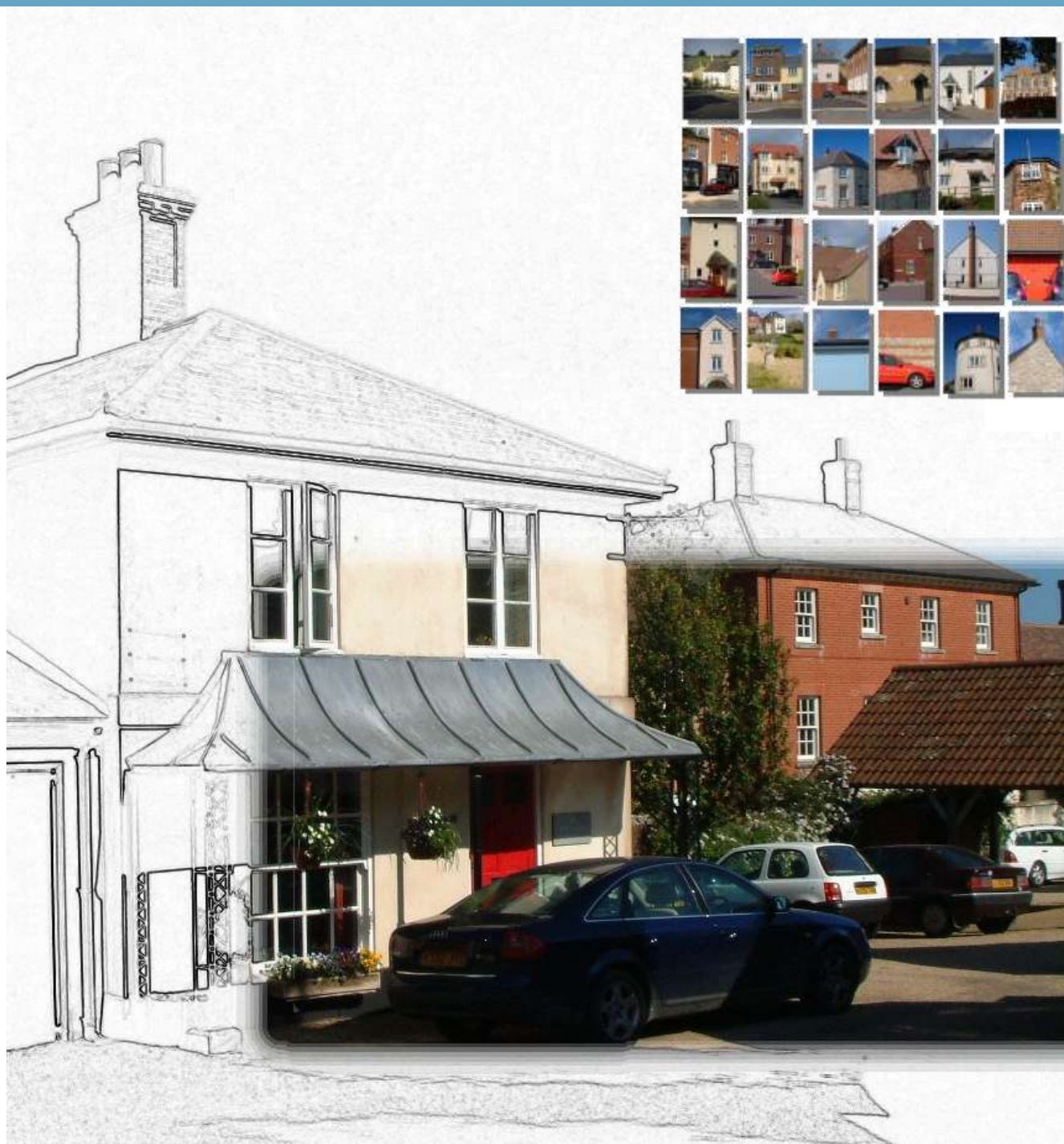


The Survey Sites illustrated



Development	Site no.
Broadwinsor, Redlands Farm.	01
Bridport, Burton Road.	02
Sherbourne, Fosters Field.	03
Abbotsbury, Glebe Road.	04
Stratton, Saxonfield.	05
Charlton Down.	06
Dorchester, Poundbury (multiple sites).	07
Weymouth, Newstead Road.	08
Southwell, Sweethill Lane.	09
Puddletown, (multiple sites).	10
Tolpuddle, (multiple sites).	11
Milborne St. Andrew, First School.	12
Shillingstone, White Pit Farm.	13
Sturminster Newton, Honeymead.	14
Gillingham, Kingscourt Meadows.	15
Gillingham, West of Peacemarsh.	16
Stoborough, Stoborough Meadows.	17
Alderholt, Wren Gardens.	18
Verwood, Potterne Meadows.	19
Christchurch, Wick Lane.	20
Christchurch, Stan Pit.	21
Blandford Forum, Badbury Heights.	22
Blandford St. Mary, Bryanston Hill.	23
Shaftesbury, Little Shilling	24



01

Broadwindsor

Site 01: Redlands Farm, Broadwindsor.

LPA: West Dorset District Council

Developer: CG Fry & Sons

Designer: David Oliver (District Architect) &
Morgan Carey Architects

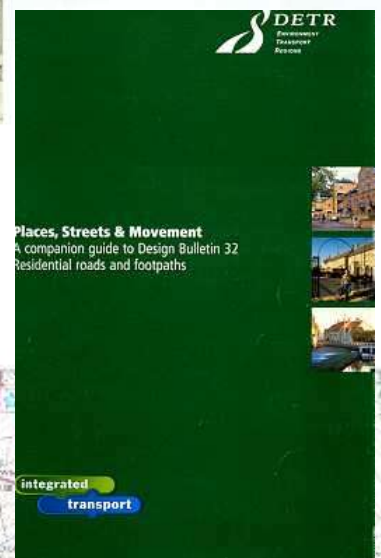
Total Dwellings: 21

An edge of town development which relates well to the local vernacular. The site contains a mix of property designs, ranging from detached and terraced housing, with varied materials aiding local distinctiveness. Car Parking is arranged through on-street, private garages, and rear courtyard. The road gently curves providing good permeability through the site, due to the construction of two developments utilising the same road.

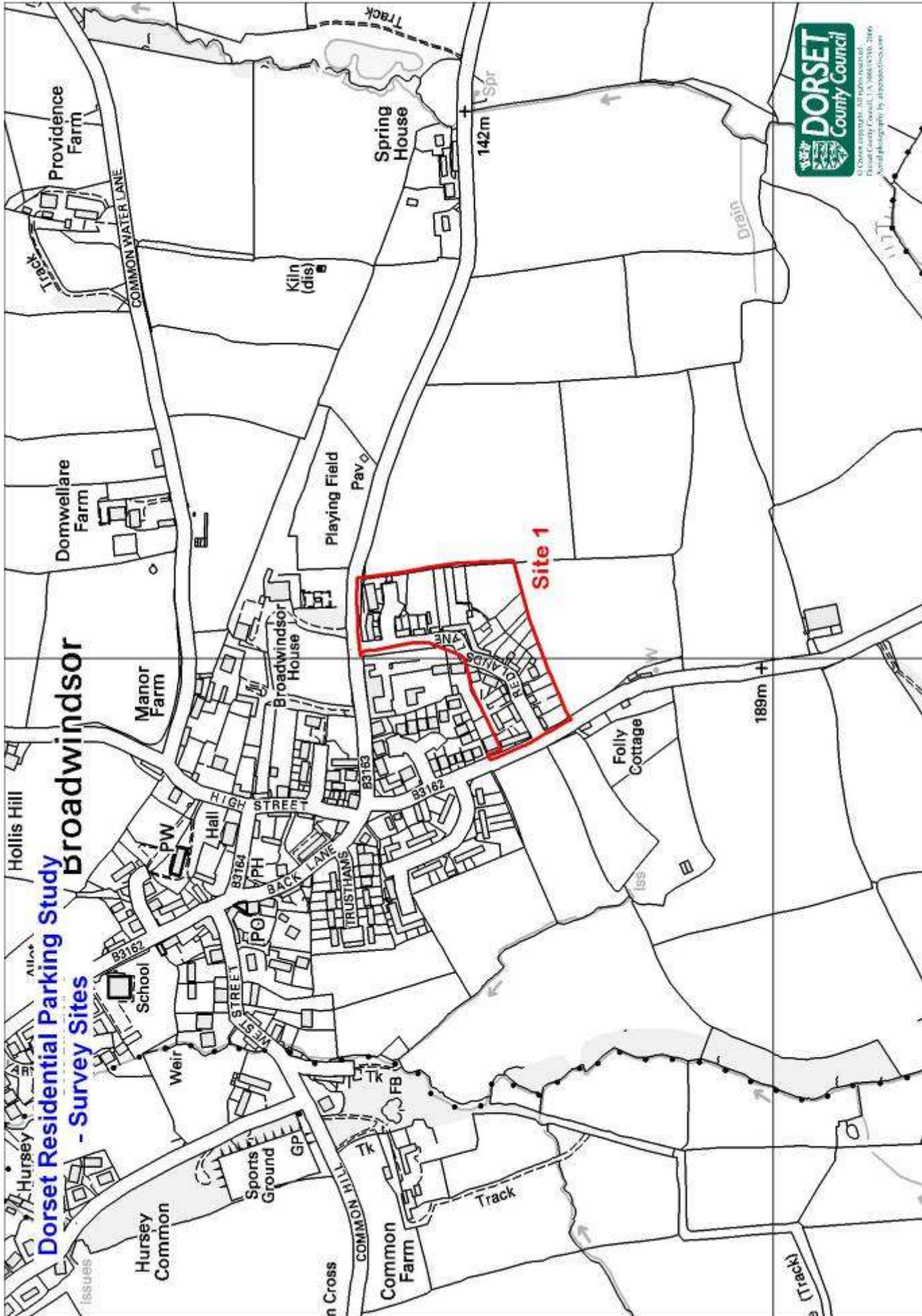
This is a companion site to Site 04 Abbotsbury. Both sites were case studies in Places, Streets and Movement, and are notable as one of the early examples of variable road width by design in Dorset. Both reflect local distinctiveness, and are robust early examples of the principle of designs in local context.



At Broadwindsor in Dorset the whole street between building footprints has been adapted. Some car parking takes place on the adopted street.







Dorset Residential Parking Study
- Survey Sites

02

Bridport



Site 02: Burton Road, Bridport.

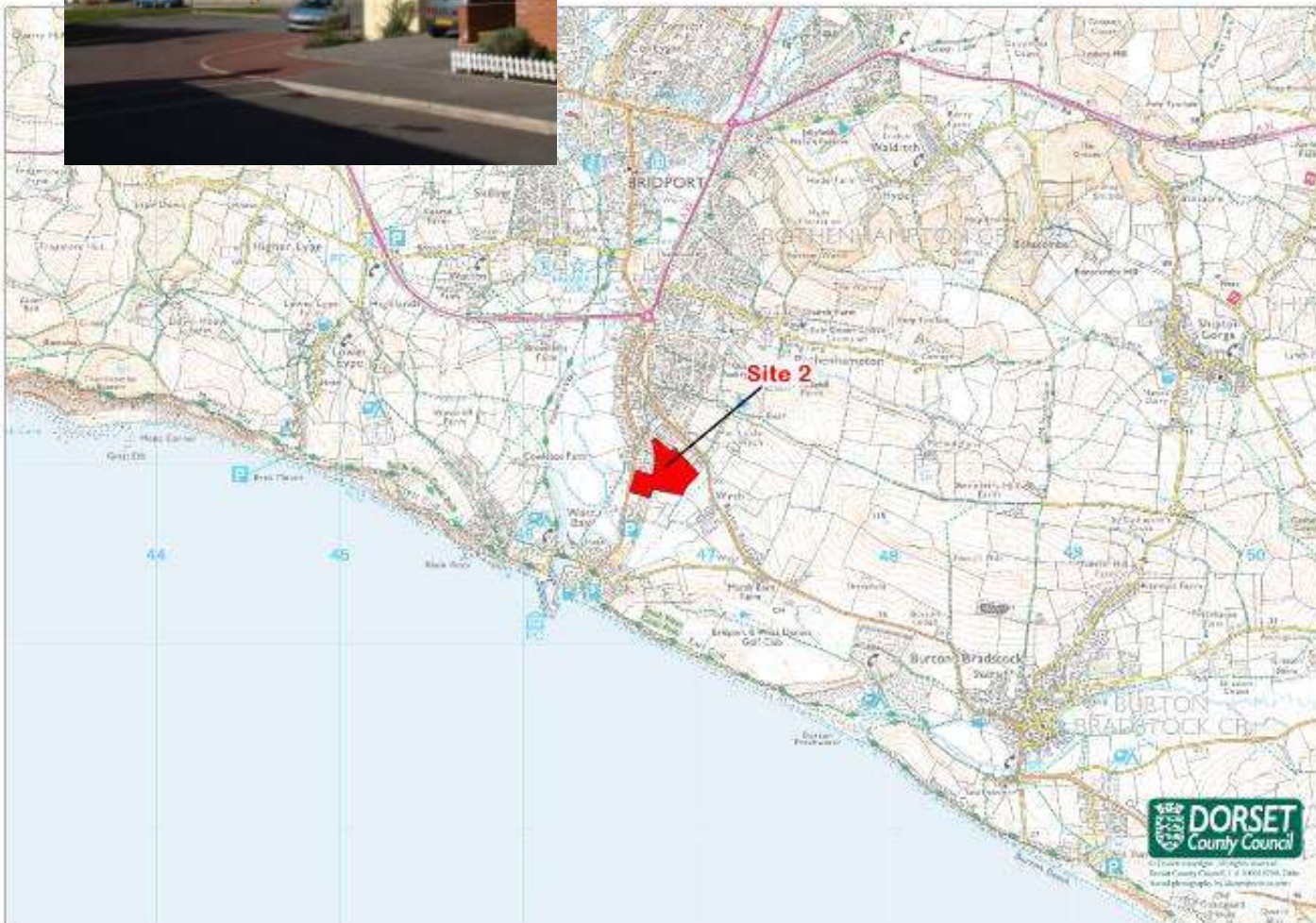
LPA: West Dorset District Council

Developer: Betterment Properties

Designer: Morgan Carey Architects

Total Dwellings: 164

A development located adjacent to open fields, away from the town centre. The site contains a mix of property designs ranging from detached, semi-detached and terraced housing, arranged over 2 & 3 storeys and constructed of varied materials aiding local distinctiveness. Car Parking is provided through on-street, private garages, and garage block. The road system includes a more traditional right-angled bend design which serves to decrease speed through the site, whilst offering good site permeability.







03

Sherborne

Site 03: Fosters Field, Sherborne.

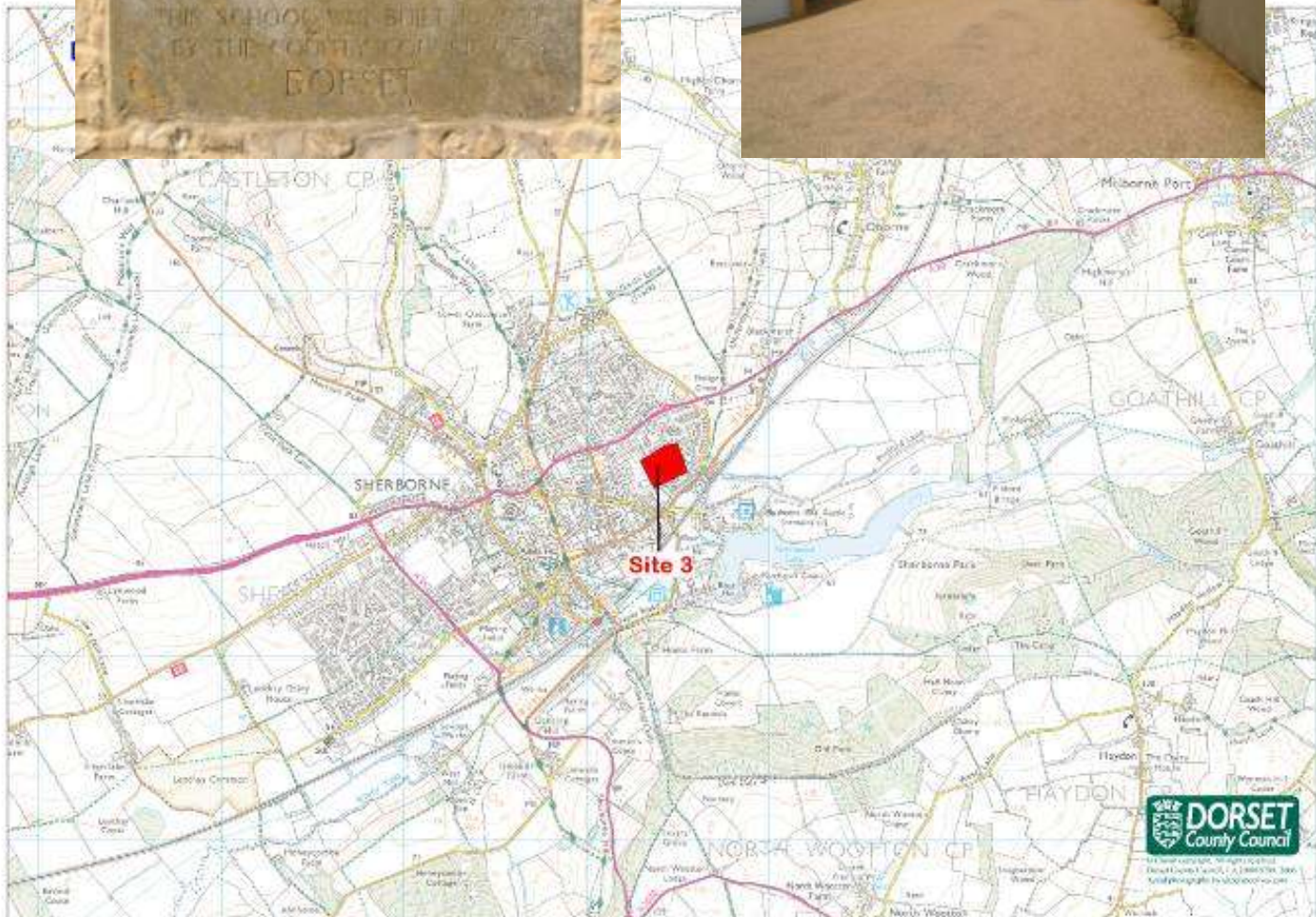
LPA: West Dorset District Council

Developer: CG Fry & Sons

Designer: Morgan Carey Architects

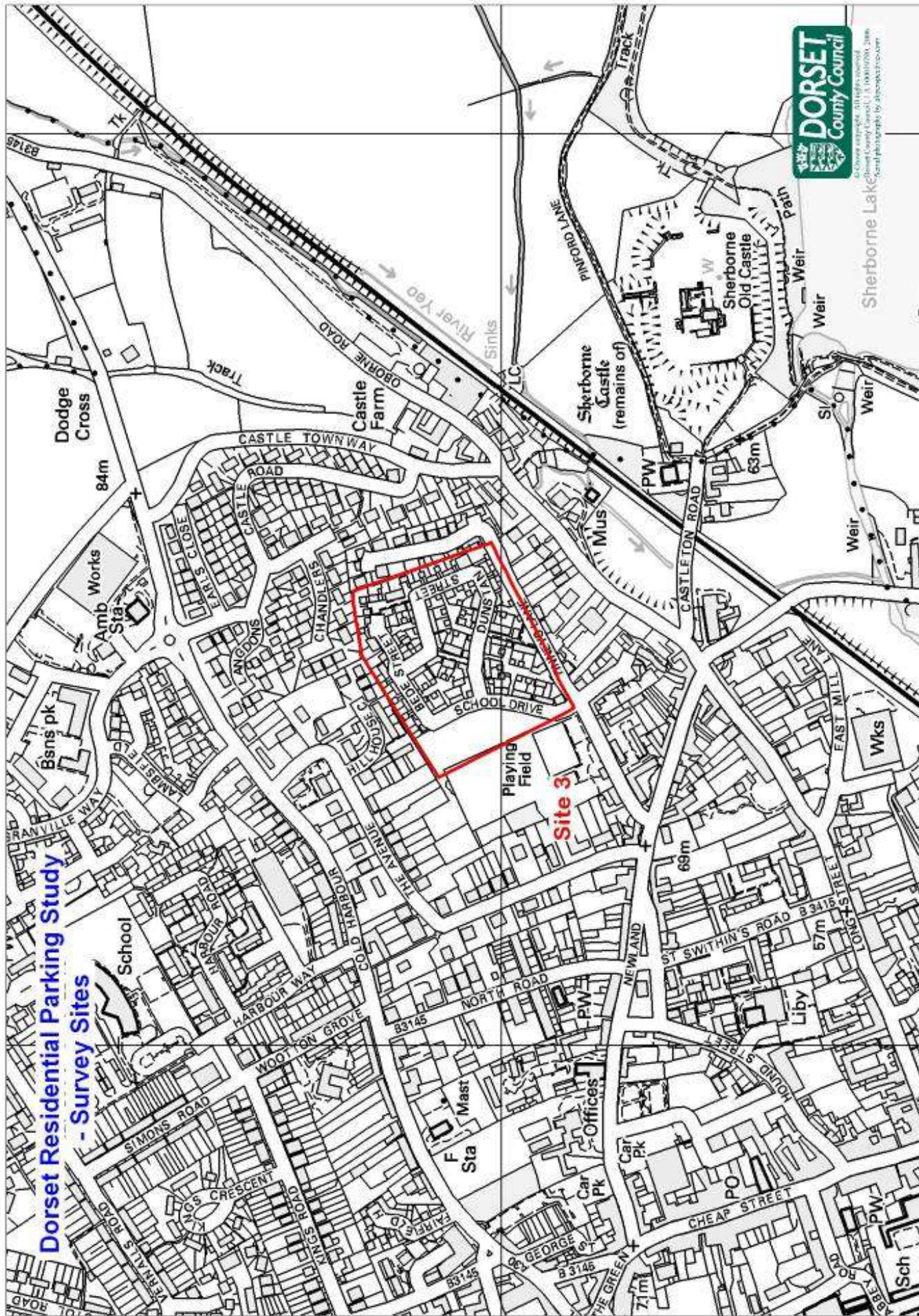
Total Dwellings: 96

Located to the western side of the town, this is one of the most recent development exemplar sites to be built in Dorset. This development mixes perimeter block form and permeable highway networks with strong acknowledgement of local materials and a variety of design solutions to accommodate car parking, including on-street dedicated bays, private garages, and courtyard parking. Adequate provision has been provided for sustainable transport forms on foot and bicycle. The dwellings are constructed over 2 and 3 storeys, in a variety of materials for both walls and roofs.

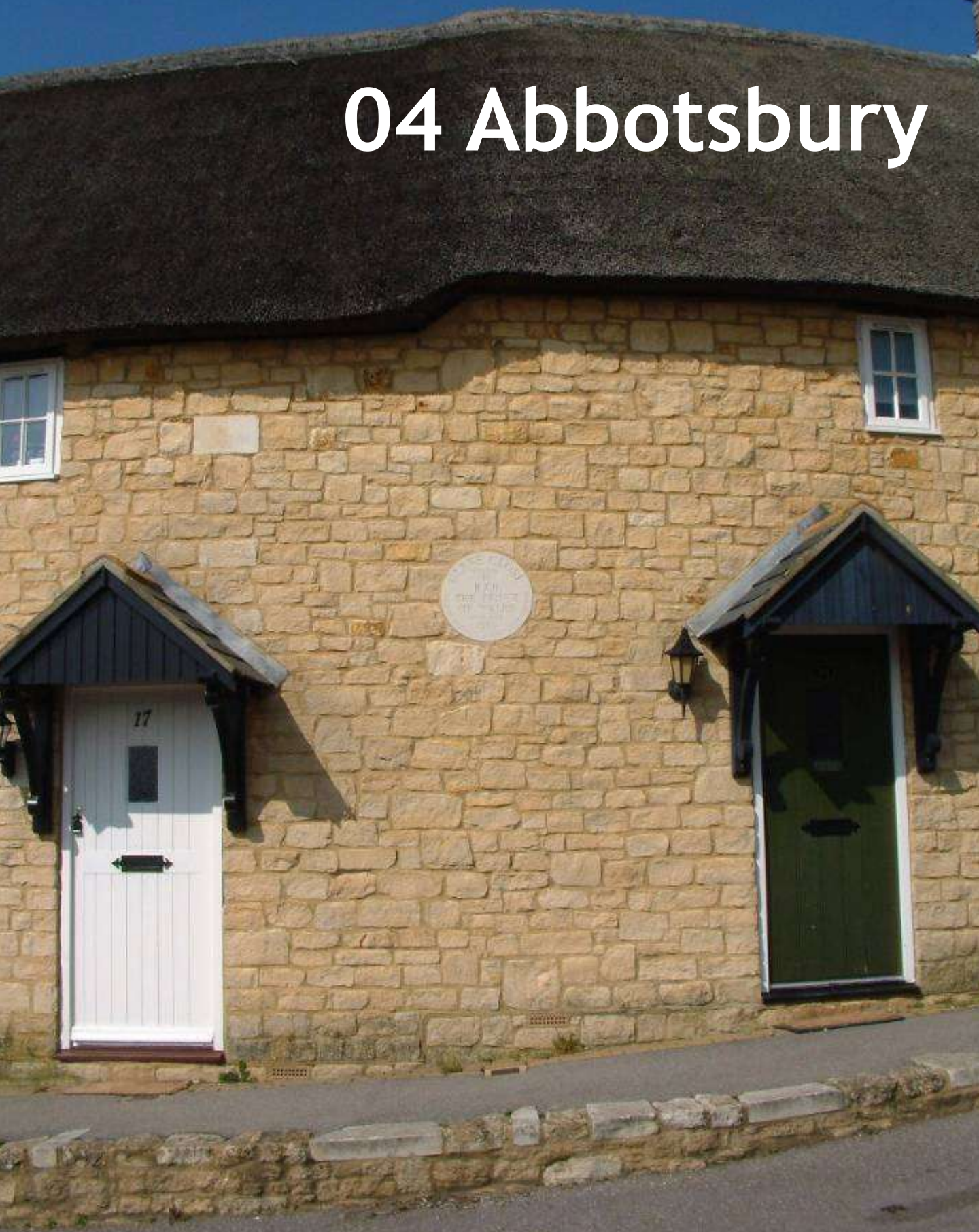




**Dorset Residential Parking Study
- Survey Sites**



04 Abbotsbury



Site 04: Glebe Road, Abbotsbury.

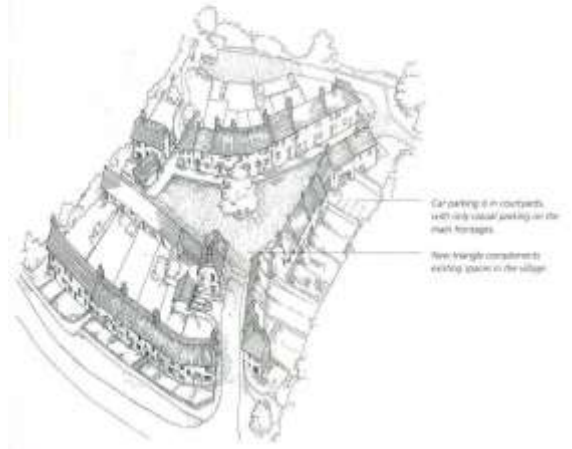
LPA: West Dorset District Council

Developer: CG Fry & Sons

Designer: David Oliver (District Architect) &
Morgan Carey Architects

Total Dwellings: 22

Occupying a location at the western sector of the village, this development is a companion site to Site 01 Broadwindsor. Both were case studies in Places, Streets and Movement, and notable as early examples of the principle of designs in local context. Parking is accommodated on-street and in designed accommodation such as private garages and courtyards. Glebe Close has become one of the models of the Dorset Residential development ethos, is a feature theme in County Council Residential Highway Design Guidance and is also a previous case study in Places, Streets and Movement.



The exterior of Abbotsbury in Dorset respects the rural informality of the existing village. The location of parking in the rear of houses maintains the street frontage.



Places, Streets & Movement
A companion guide to Design Bulletin 32
Residential roads and footpaths

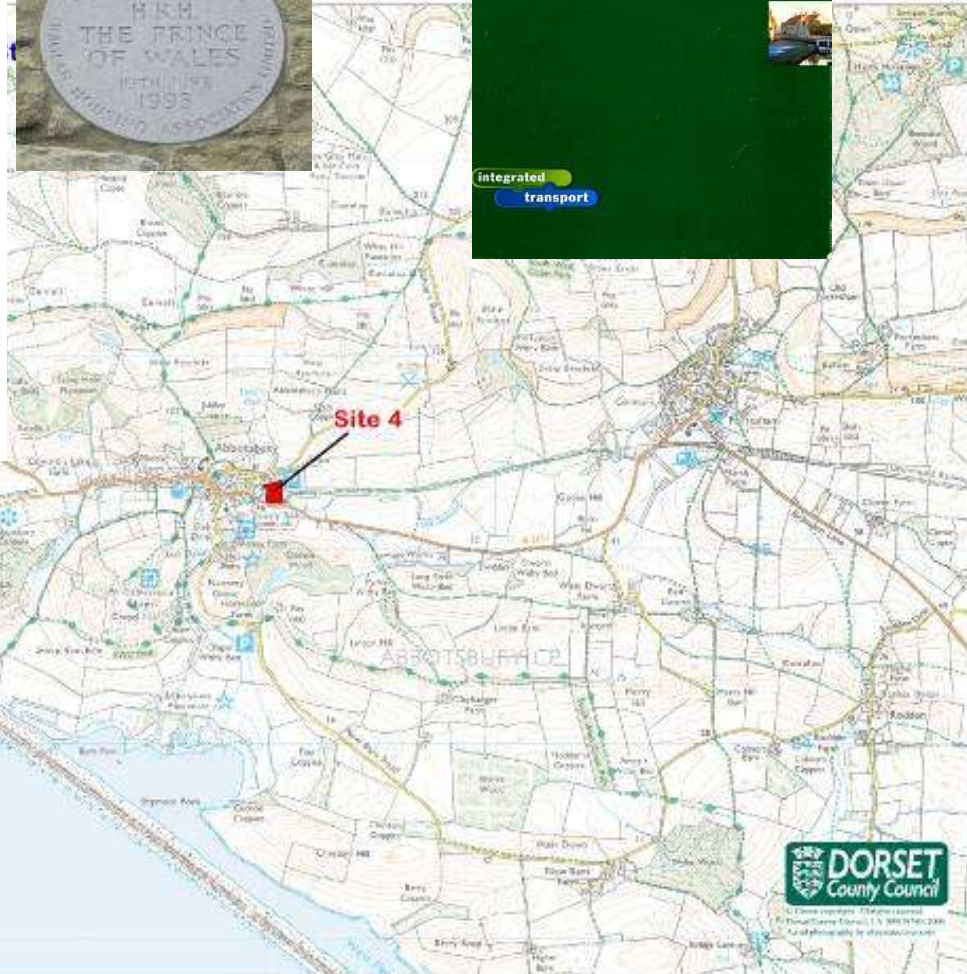
integrated
transport

Highway Guidance for Estate Roads



Winter 2002

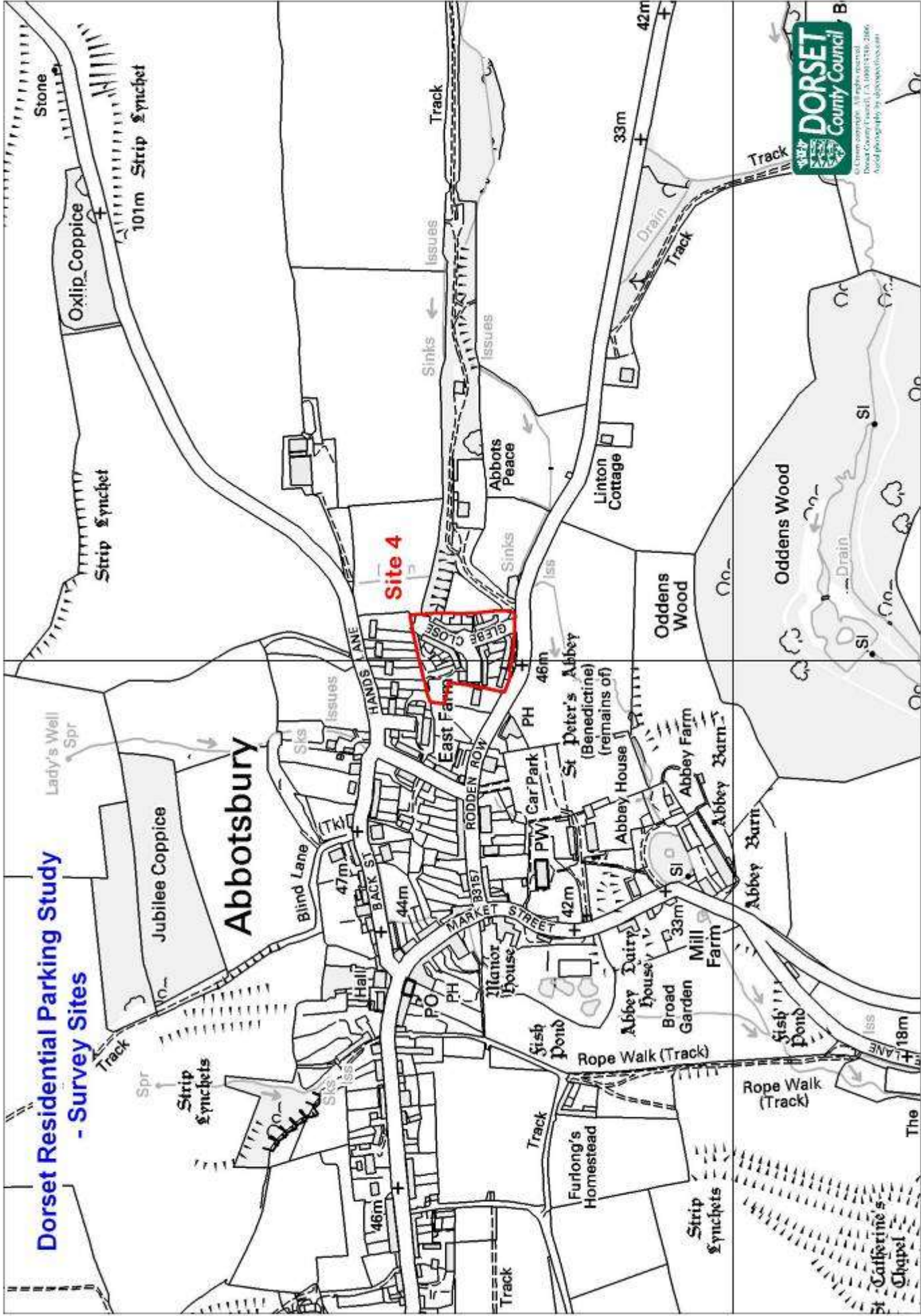
Improving the quality of life for people in Dorset, now and for the future



All Dorset residents. All the Dorset Council
The Dorset Council. Dorset Council. Dorset Council.
An authority of Dorset Council



Dorset Residential Parking Study - Survey Sites



05

Stratton



Site 05: Saxonfield, Stratton.


LPA: West Dorset District Council

Developer: Morrish Builders (Poole) Ltd.

Designer: Morgan Carey Architects

Total Dwellings: 91


A very attractive village expansion that brought forward residential development complemented by a new Village Hall, Village Green and Village Pub next to the historic Parish Church. The development displays strong reference to traditional Dorset design offering individual contemporary architecture, combined with a mix of materials, contained in a distinctly non-standard highway layout. Car parking is provided through a mix of on-street, private garage and courtyard parking.



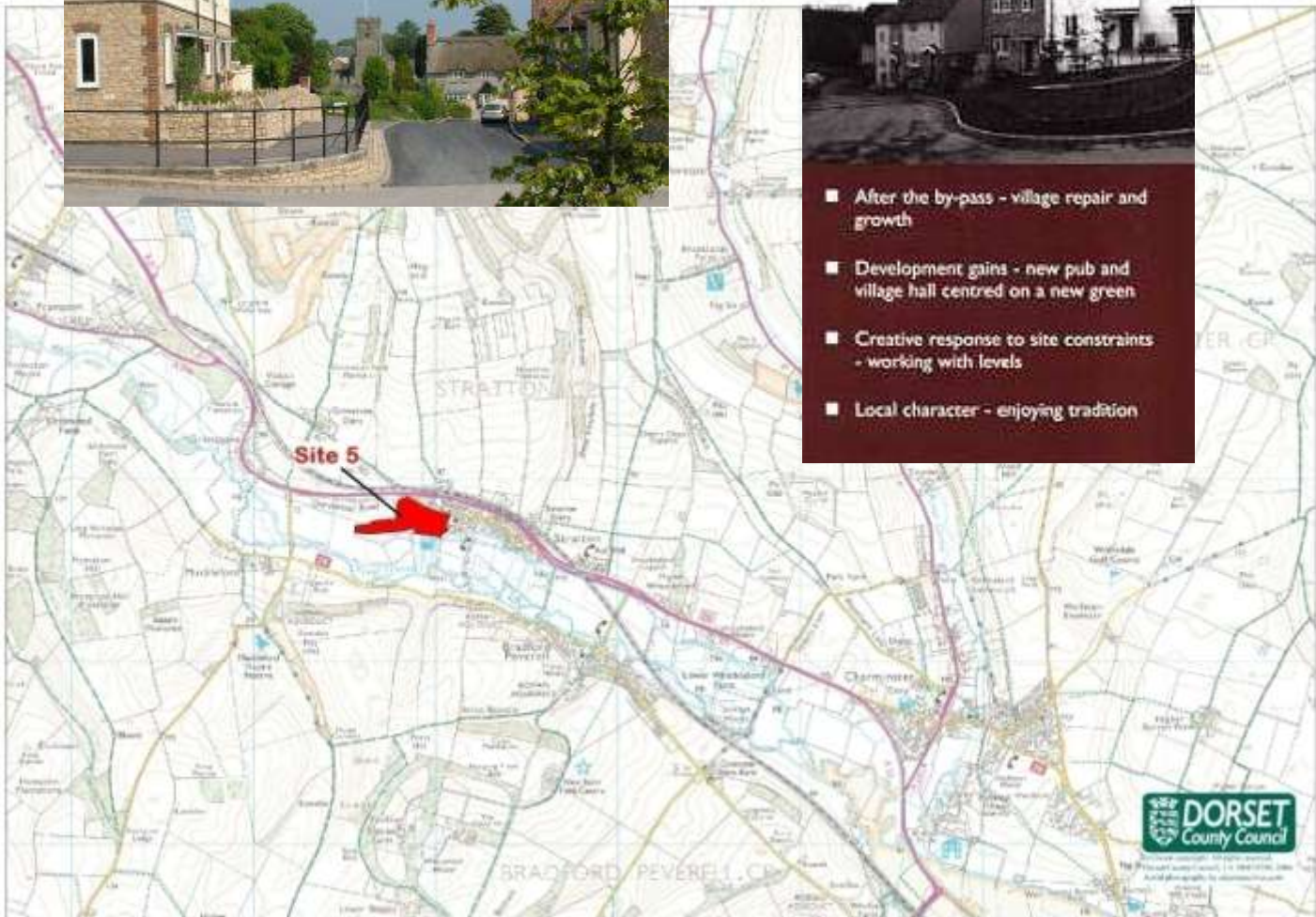
New village development

Stratton

Saxonfield



- After the by-pass - village repair and growth
- Development gains - new pub and village hall centred on a new green
- Creative response to site constraints - working with levels
- Local character - enjoying tradition







06

Charlton Down

Site 06: Charlton Down, nr Dorchester.

LPA: West Dorset District Council

Developer: Bellway Homes

Designer: Tetlow King

Total Dwellings: 543

This is a particularly interesting development, set on the edge of the open countryside of the Dorset AONB on the site of the former Herrison Hospital (1863). The site features a range of tenures and dwelling sizes, including a village shop, a gymnasium, allotments, a village hall, cricket ground and tennis courts.

The development has been constructed in a style sympathetic with the refurbished Victorian buildings. The highway network through the site is highly permeable, and is a good example of the principle of natural calming of traffic by the placement of the perimeter block urban design principle within the layout design. The site enjoys an unusually high level of mature planting, which is retained from the former hospital grounds.

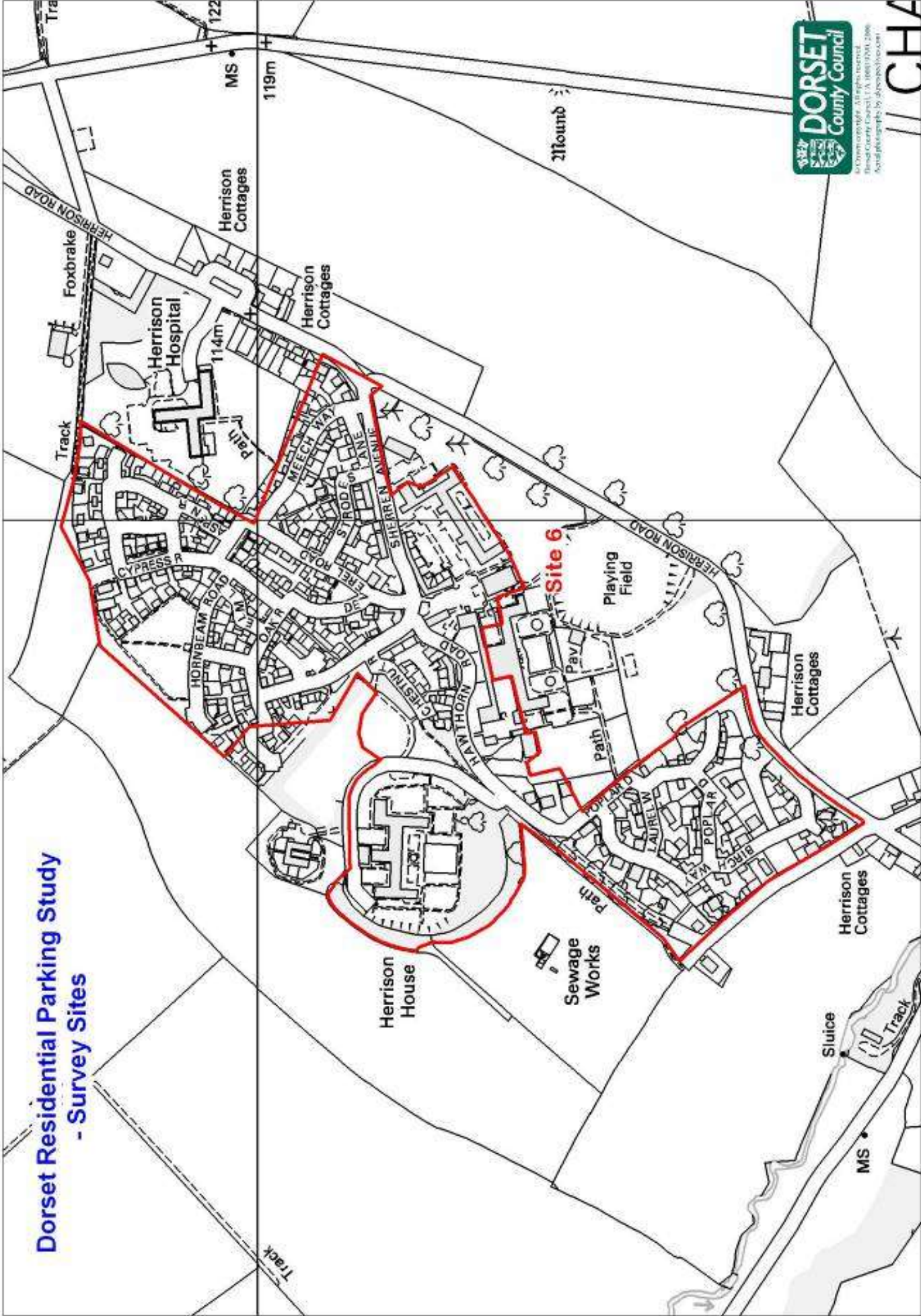








Dorset Residential Parking Study
- Survey Sites





Telephone: 01305 250782

2 PUMMERY SQUARE

ART

07

Dorchester

Site 07a: Poundbury, Phase 2, Sections A-D.

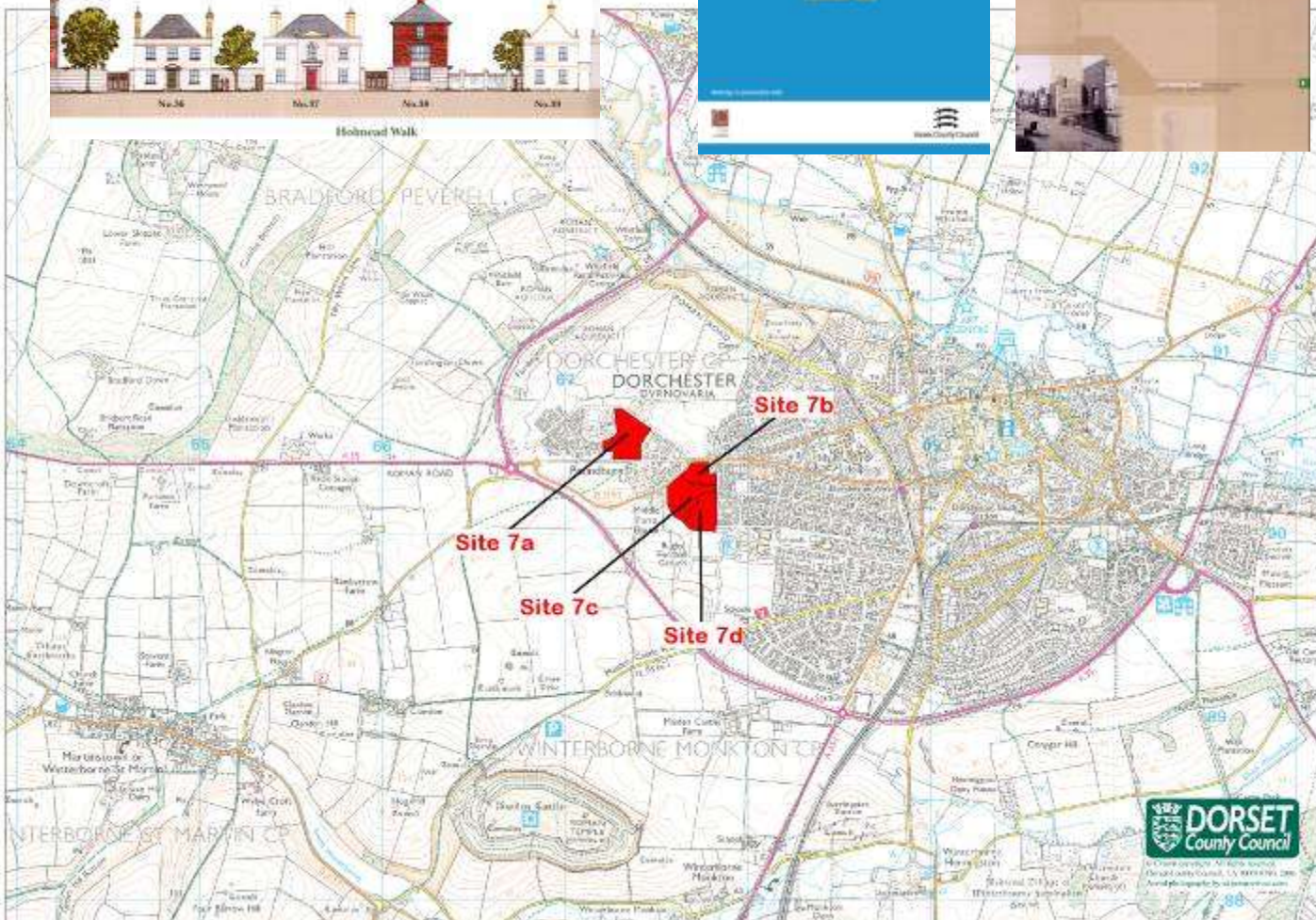
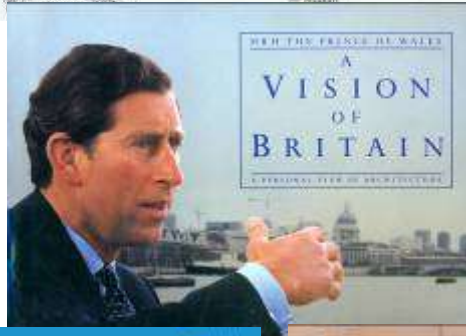
LPA: West Dorset District Council

Developer: Duchy of Cornwall

Designer: Leon Krier/ Alan Baxter

Total Dwellings: 202

One of the Poundbury exemplar sites, Phase 2 is a large site, yet accords well with the local Dorset village vernacular - with a mix of building designs, raised pavements with railings and variable road widths which respond well with local structures. Natural traffic calming is achieved through carefully designed streets. The site offers a mix of residential and business use, which allows for an interesting mix of buildings in terms of scale, mass, and design, from Mews style to buildings of grandeur in line with local design. Ample parking provision is through a wide mix of on street, residential garaging, rear courtyard, and widened highway fronting some dwellings.



Site 07b: Poundbury, Phase 1, Section A.

LPA: West Dorset District Council

Developer: Duchy of Cornwall

Designer: Leon Krier/ Alan Baxter

Total Dwellings: 38

Within the overall Poundbury scheme, this section of the site development is modest in scale. However, in line with designer, Leon Krier's, ethos of development, a wide mix of property design is offered. Including residential and business use, in detached, terraced and semi-detached form, of varying tenure: private and social renting, to owner-occupier. Residential parking provision is primarily through private residential garages and on-street parking.



Poundbury DESIGN GUIDANCE



Poundbury

what do you think?

Give your views and help us plan the future

Wednesday 29 March 1pm - 6pm
The United Church, South Street, Dorchester

Can't make it? Send your comments by 31 March 2006 to
Local Policy Team Leader,
West Dorset District Council,
58,60 High West Street,
Dorchester DT1 1UZ or see
www.dorsetforyou.com/poundbury



Dorchester Area Community Partnership

Better places to live



Architecture practice 1967



Site 07c: Poundbury, Phase 1, Section B.

LPA: West Dorset District Council

Developer: Duchy of Cornwall

Designer: Leon Krier/ Alan Baxter

Total Dwellings: 54

Site B of Phase 1 is more extensive than section A, and similarly offers a mix of business and residential use within the varied design and scale of buildings. Sited adjacent to open fields, and overlooking the historic Maiden Castle hill fort. Parking provision is through on-street parking and private residential garaging, and some parking bays shaded with trees.



Car parking
What works where

English Partnerships
Poundbury



DORSET
County Council

For more details, visit our website
www.dorset.gov.uk
or contact us on 01305 222222

Site 07d: Poundbury, Phase 1, Section C.

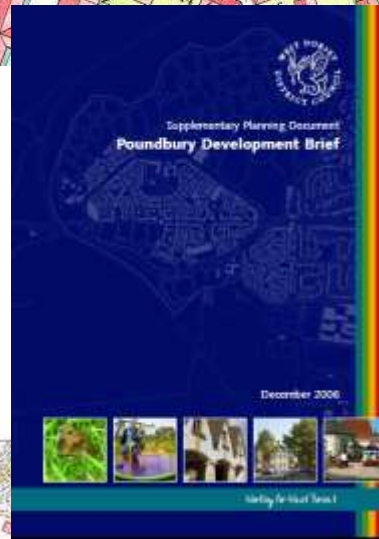
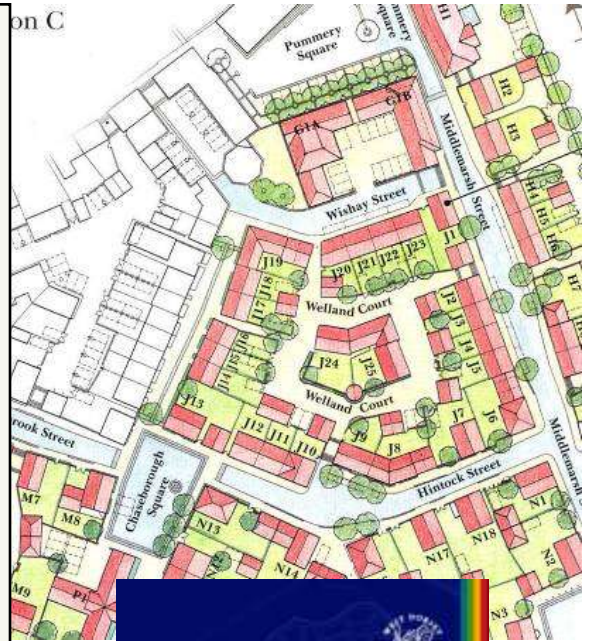
LPA: West Dorset District Council

Developer: Duchy of Cornwall

Designer: Leon Krier/ Alan Baxter

Total Dwellings: 77

This section of Phase 1 offers good street permeability, linking easily with the existing street layout of the western edge of Dorchester. The dwelling construction in this section of the development again reflects the local Dorset vernacular, offering a range of design and tenure. Included within the site is a village shop and the popular Bownsword Hall, a village hall used for varying purposes within and external to the local community. Parking is provided primarily with on-street parking and residential garages, together with tree shaded parking bays.





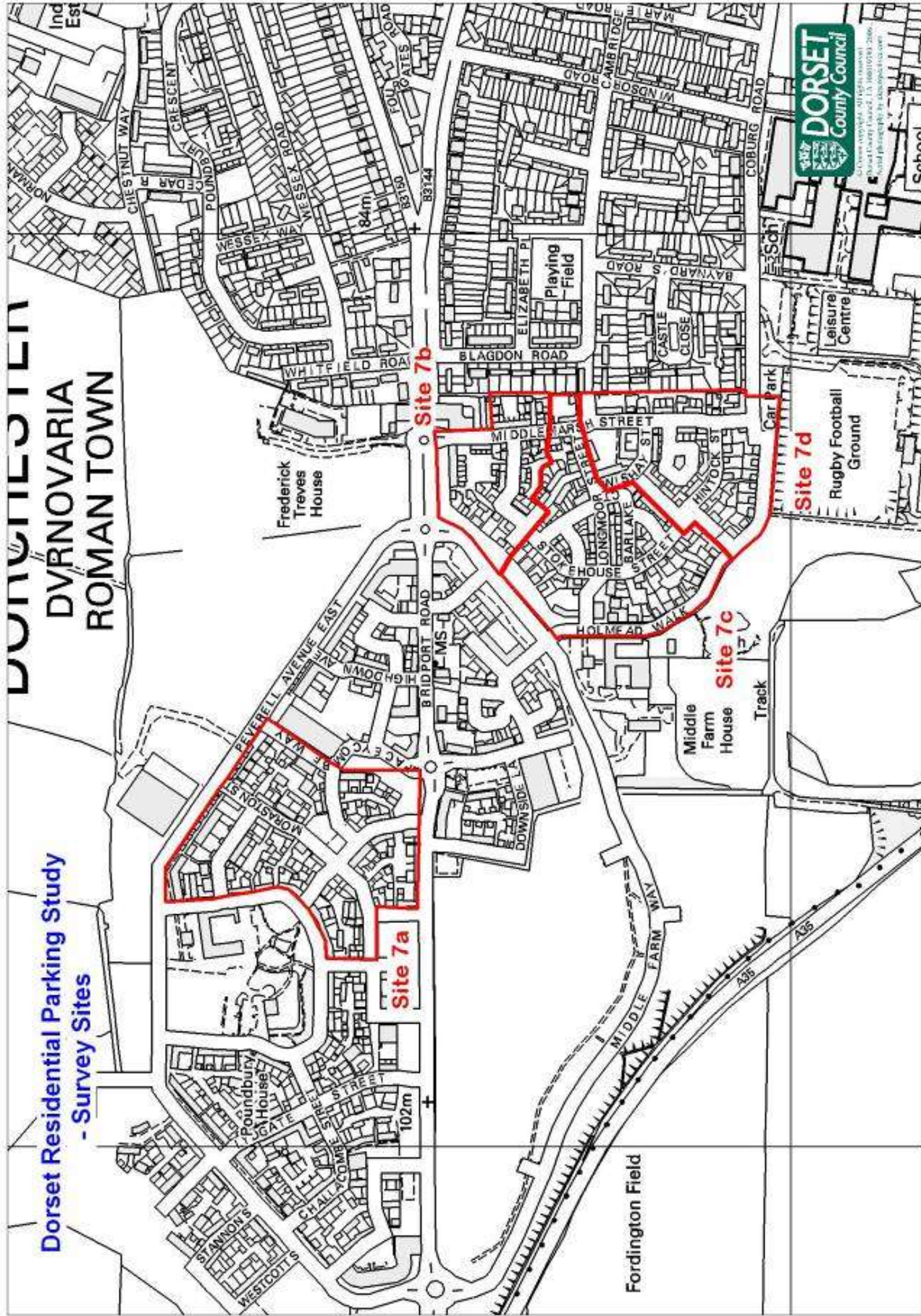






**Dorset Residential Parking Study
- Survey Sites**

**DORSET
DVORNOVARIA
ROMAN TOWN**



08

Weymouth



Site 08: Weymouth College, Newstead Rd.

LPA: Weymouth & Portland Borough Council

Developer: Bellwinch Homes / Magna Housing Group Ltd.

Designer: Trinity Architects

Total Dwellings: 163

A large development near the centre of the town overlooking the river and occupying the site of the former Weymouth College. The site is comprised of a range of dwelling styles and tenure, from 3 storey town houses to semi-detached and terraced housing at the southern section of the site which relate well to existing property in the vicinity. The roads in this section are narrow, yet provide opportunities for on-street parking. Natural traffic calming is offered through tightly curving street design. Property to the centre and north of the site reduces in scale and mass, however parking is retained in this section through on-street and rear courtyard for many of the properties which front the roads, rather than fronting the aptly designed cycle and pedestrian routes running through the site. Varying tenure is offered within the development, including social housing interspersed with privately owned and rented property.





09

Southwell



Site 09: Sweethill Lane, Southwell.

LPA: Weymouth & Portland Borough Council

Developer: Betterment Properties

Designer: Wessex Design Partnership

Total Dwellings: 118

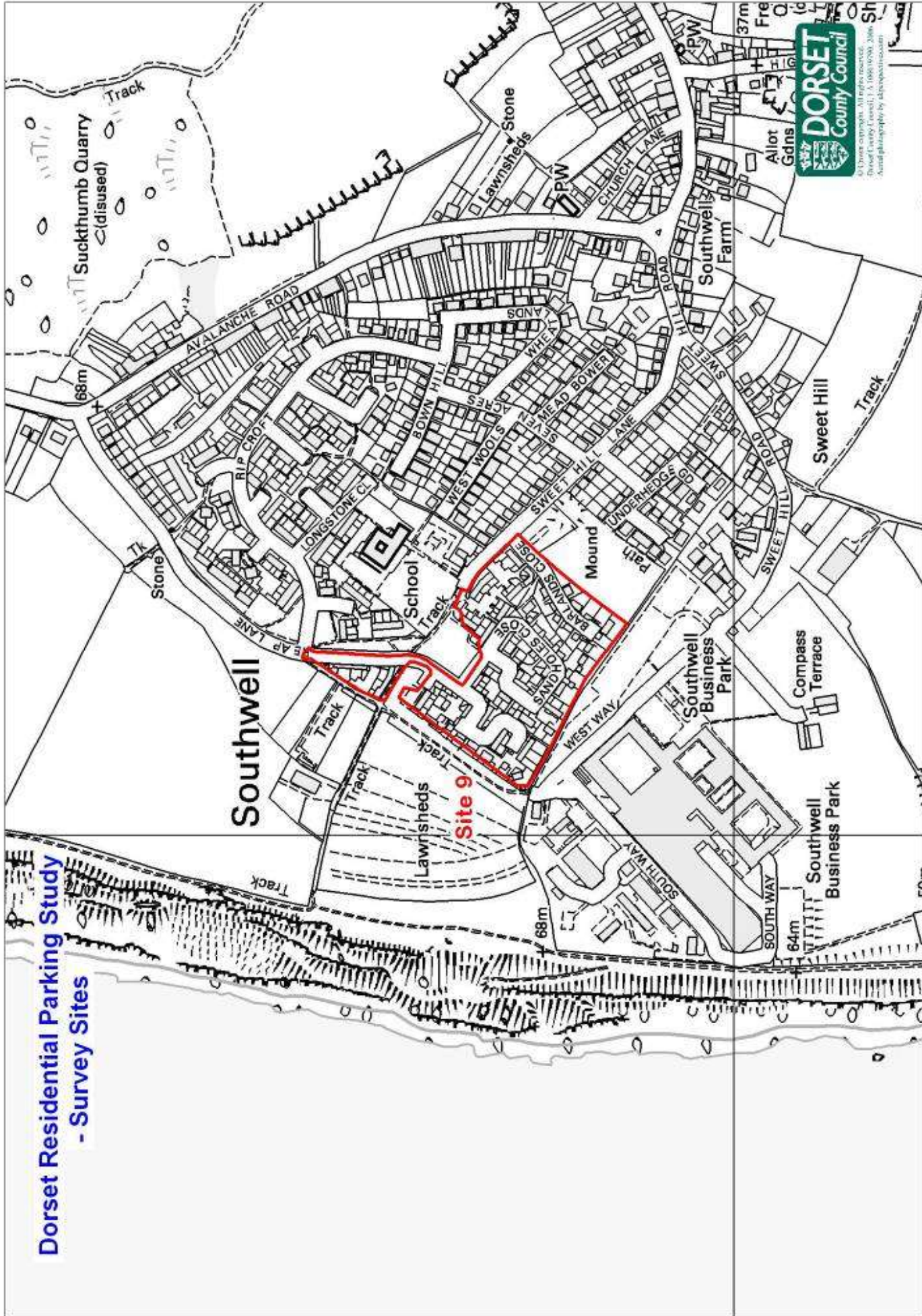
Away from the town centre and located adjacent to open fields, the development relates well to the local context. The site contains a mix of property designs, ranging from detached & semi-detached to terraced housing and is constructed of varied materials aiding local distinctiveness.

The road system includes a more traditional right-angled bend design which serves to decrease speed through the site, whilst offering good site permeability. Car Parking is provided via on-street, off-street, and courtyard provision.





Dorset Residential Parking Study - Survey Sites





10
Puddletown

Site 10a: Greenacres, Puddletown.

LPA: West Dorset District Council

Developer: Westbury Homes

Designer: Simmons Building Design

Total Dwellings: 28

One of three small clusters of development to the northern sector of the village, adjacent to open fields. Greenacres is the largest of the three Puddletown developments, providing a mix of housing design including detached, attached and terraced properties constructed of a mix of brick and render. Parking provision is via on street parking, but also rear courtyard and private parking.

Overall the development respects the informal layout of the built form of development pre-existing in the village.



Site 10b: Sherrings Green, Puddletown.

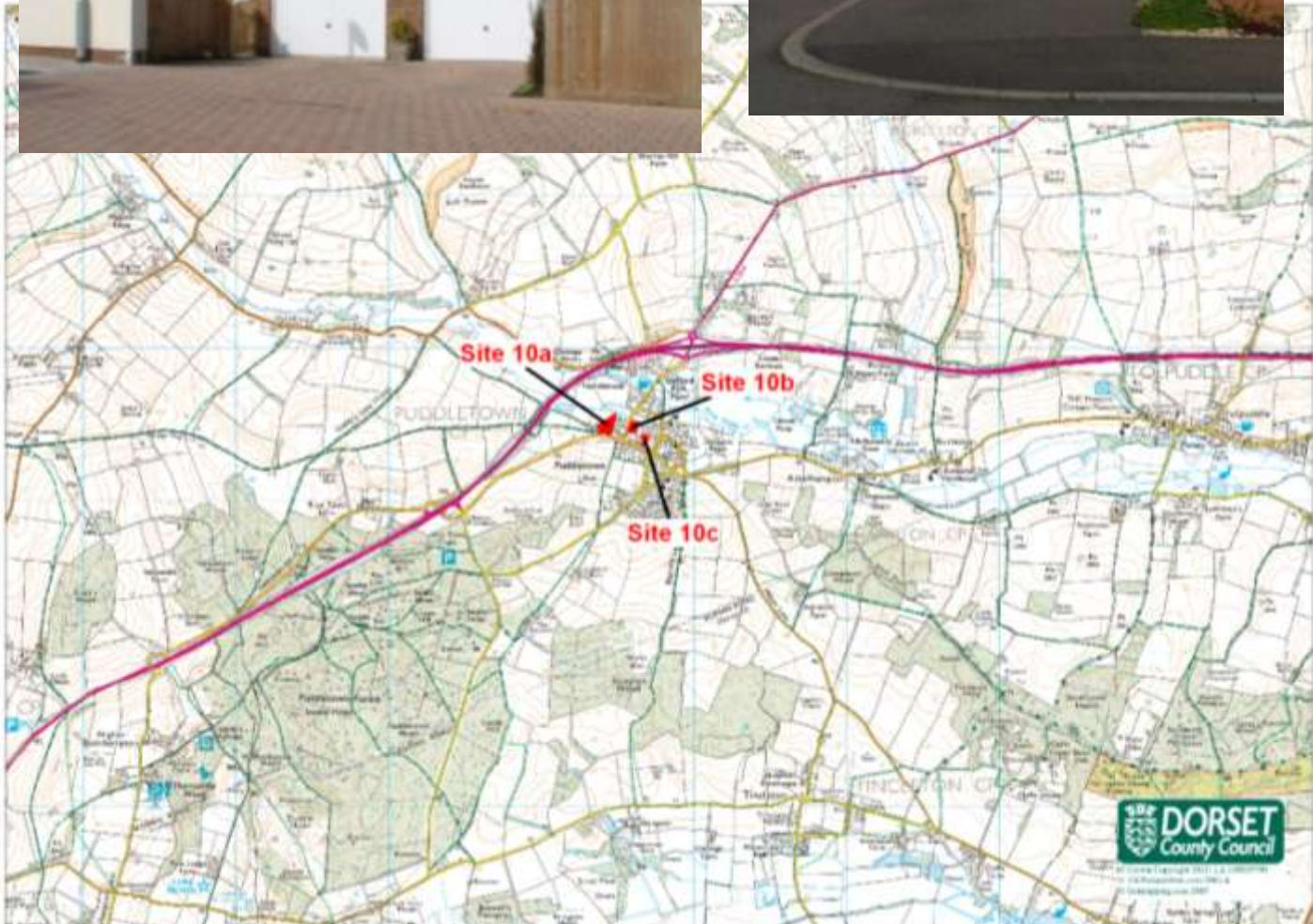
LPA: West Dorset District Council

Developer: Ankers & Rawling Development Ltd.

Designer: William Lester Architects

Total Dwellings: 9

Sherrings Green is the smallest of the three developments at Puddletown, providing modestly scaled terraced cottages of render and brick under tiled roofs. A large rear courtyard, with covered area, is provided for parking, together with some on-street parking



Site 10c: The Prince of Wales Inn, Puddletown.

LPA: West Dorset District Council

Developer: Young & Partners

Designer: Young & Partners

Total Dwellings: 16

The principle feature of this development is the conversion to flats of the former Prince of Wales public house. This is tastefully mirrored within the new development of purpose built flats to the rear of the former public house, providing locally distinctive roof designs and responding well to the local vernacular.





11 Tollpuddle



Site 11a: Main Road, Tolpuddle.

LPA: West Dorset District Council

Developer: Parker Homes

Designer: Saunders & Wheelwright Architects

Total Dwellings: 5

An interesting development located adjacent to the main road running through the village. Built in the local style, the development blends well within existing property due to its painted render finish. Parking provision is to the rear of the properties where a small number of individual private garages have also been provided.



Site 11b: Central Farm, Tolpuddle.

LPA: West Dorset District Council

Developer: Parker Homes

Designer: Barry J. Mills Architect

Total Dwellings: 13

A modestly sized development, sited within the centre of the village. Central Farm offers a mix of housing designs comprising primarily of terraced housing and individual detached properties. The development is sympathetic to the local style, being constructed of both brick with flint and render and a mix of thatched and tiled roofs. Parking is provided in a large communal area to the rear, which also includes covered parking bays.



Site 11c: East Farm, Tolpuddle.

LPA: West Dorset District Council

Developer: Highdean Ltd.

Designer: David Wren

Total Dwellings: 3

A small individual development comprising just 3 properties constructed of brick/render. The dwelling houses are accessed by a driveway, leading from the main road through the village, which also offers the opportunity for parking off street.



Site 11d: Long Cowleaze, Tolpuddle.

LPA: West Dorset District Council

Developer: Highdean Ltd.

Designer: Compass Consulting Ltd.

Total Dwellings: 9

This edge of village site is occupied by a small development constructed of brick with tiled roofs, in two blocks of terraced form fronting the main road. Individual garaging is provided to the rear alongside the shared driveway parking which serves to maintain an appropriate street frontage. This site offers an interesting and welcome eastern gateway development to the historic village of Tolpuddle.

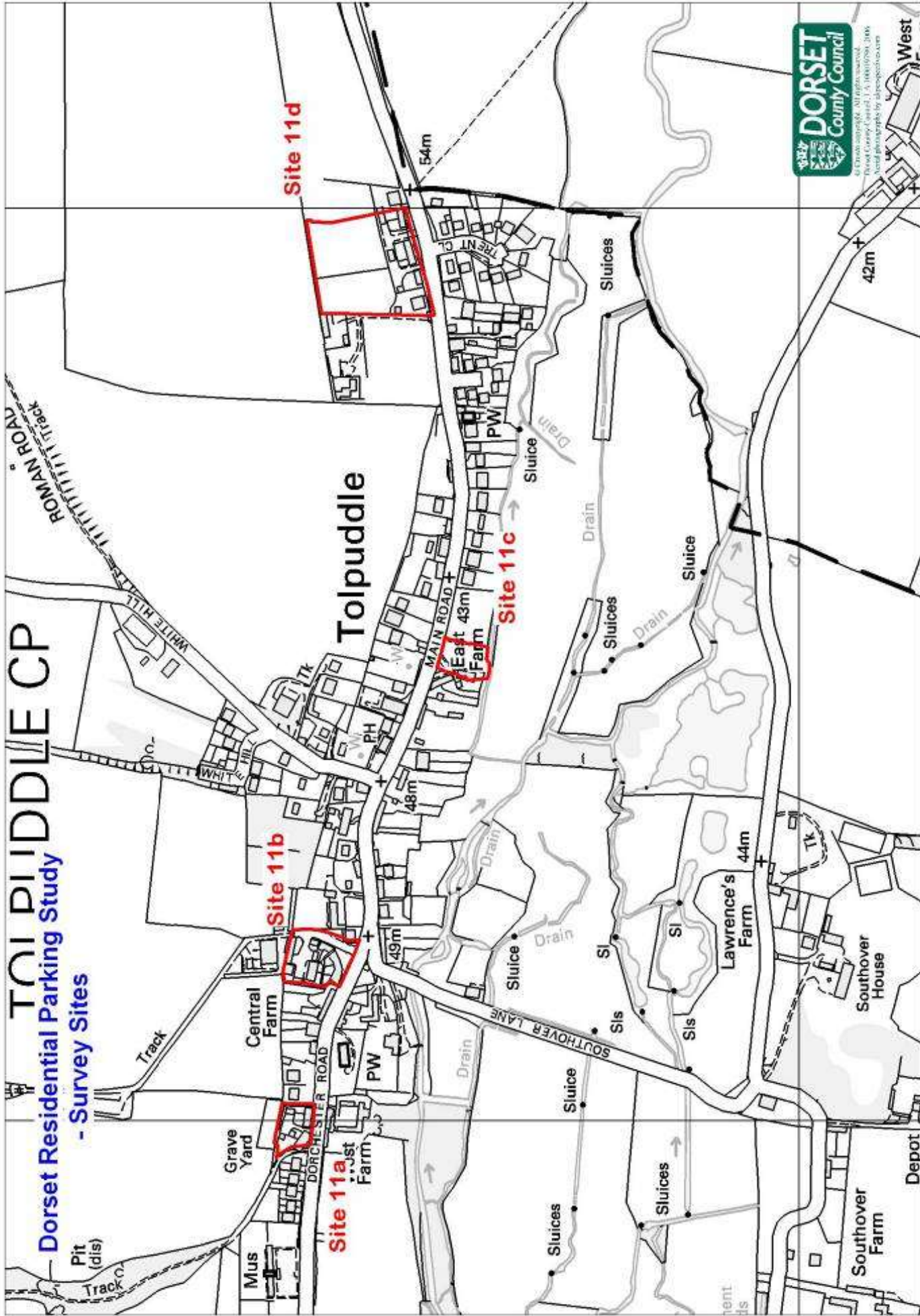






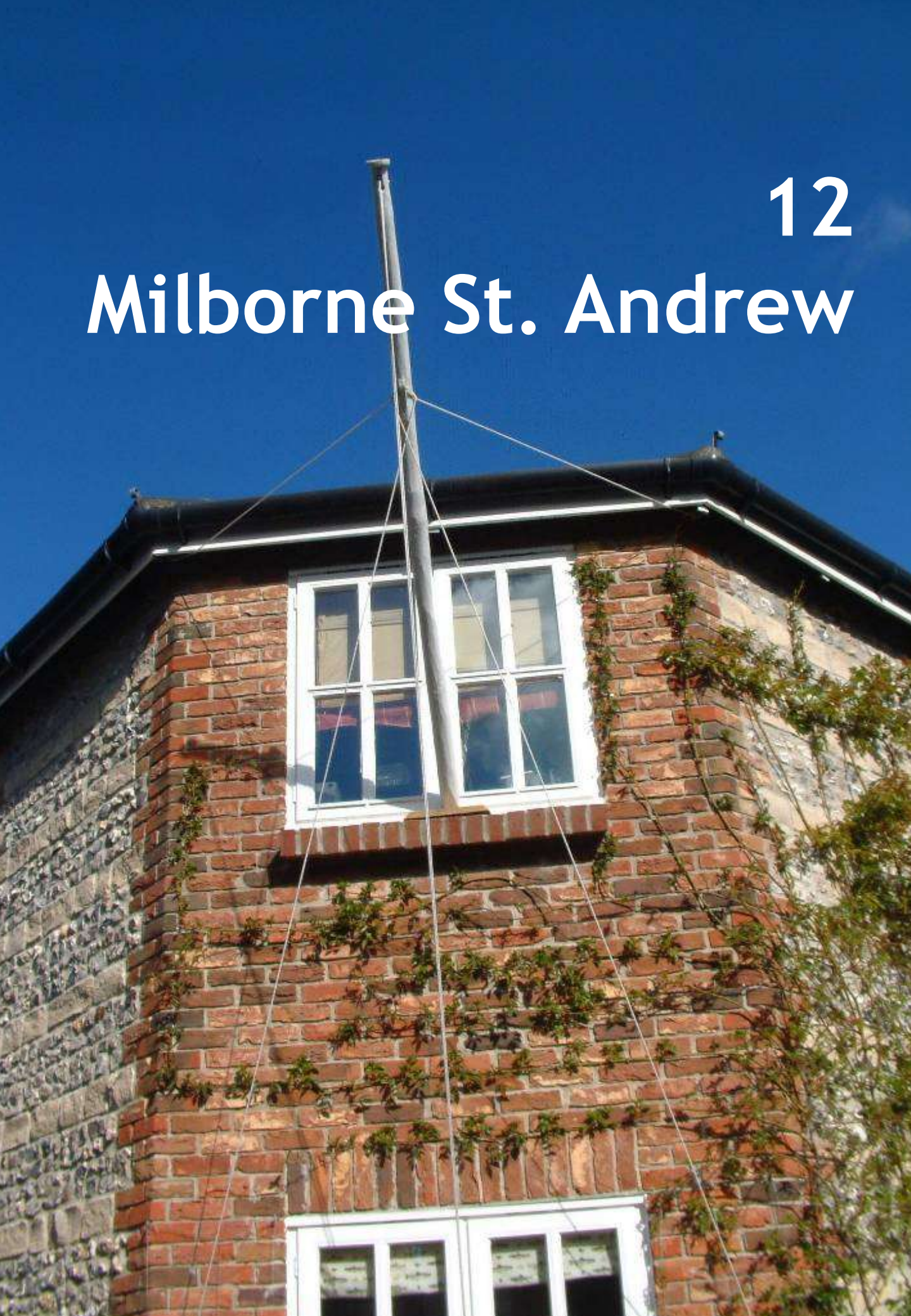
TOIPIDDLE CP

Dorset Residential Parking Study
- Survey Sites



12

Milborne St. Andrew



Site 12: Milborne St. Andrew First School.

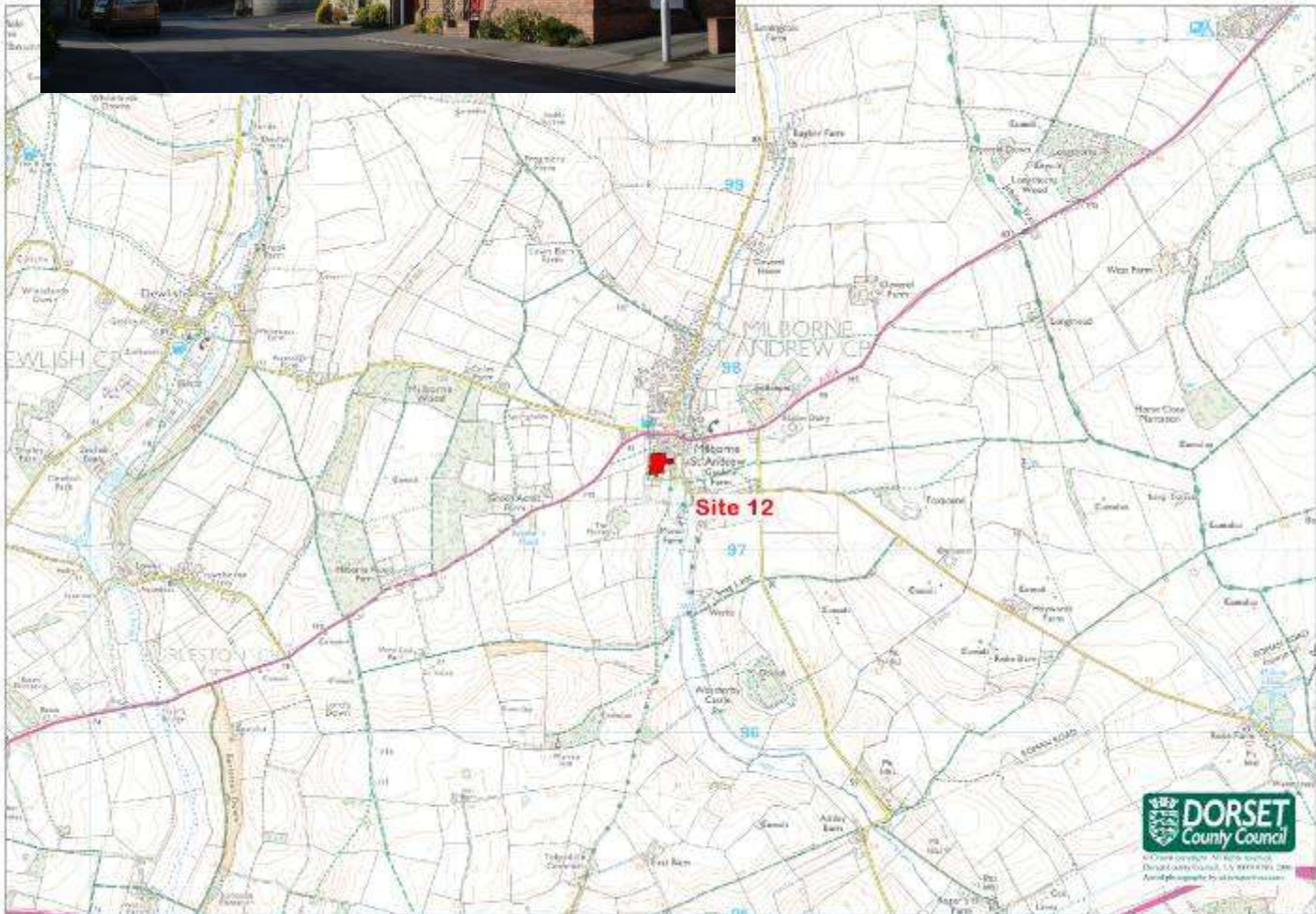
LPA: North Dorset District Council

Developer: Wyatt Homes

Designer: J Burgess & Associates

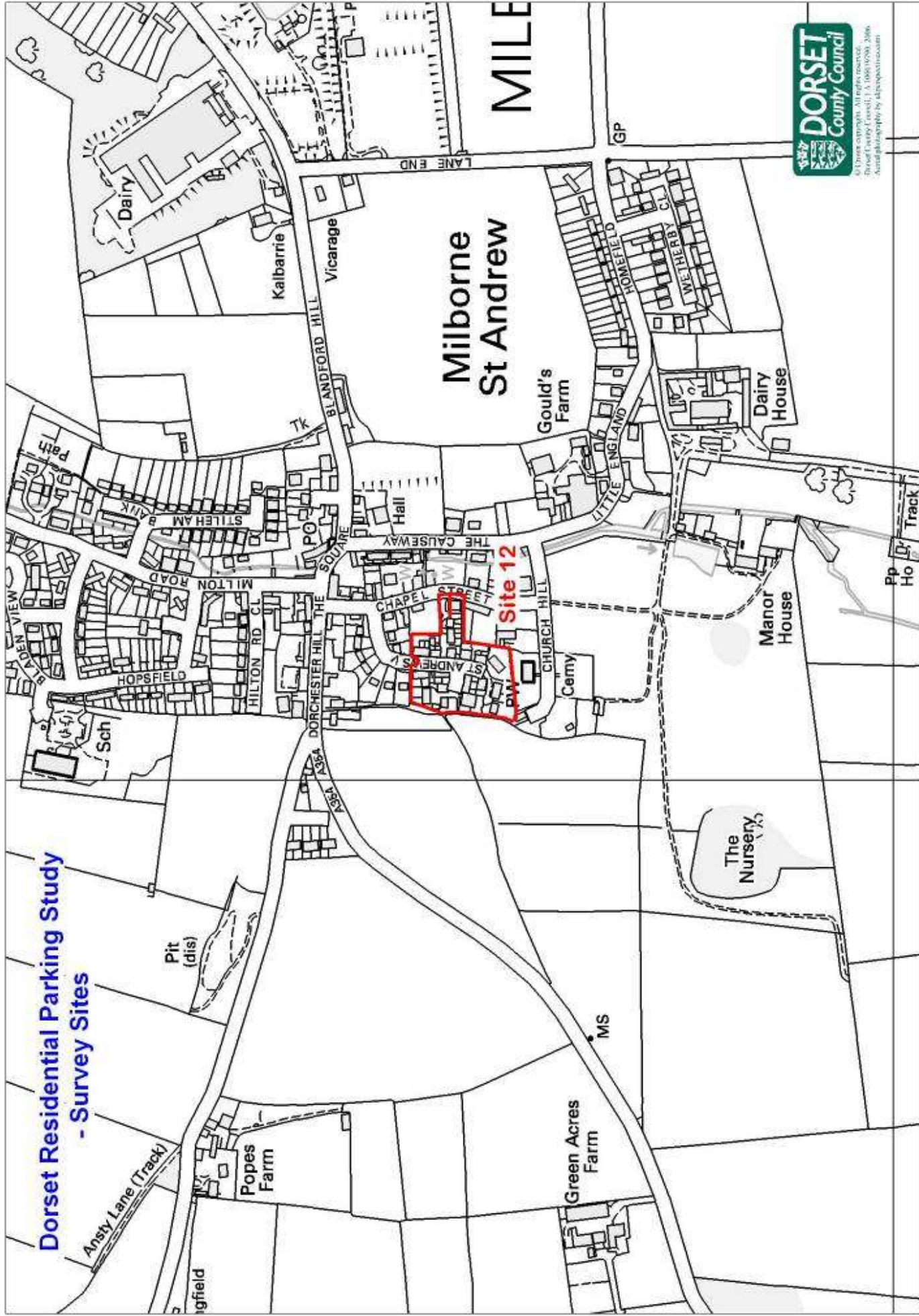
Total Dwellings: 34

Built in a mixture of brick and flint, reflecting the settlement's existing style, this development is characterised by its well designed highway layout and thoughtful provision of on and off road parking facilities, integrating well with the built-form around it.





**Dorset Residential Parking Study
- Survey Sites**





13

Shillingstone

Site 13: White Pit Farm, Shillingstone.

LPA: North Dorset District Council

Developer: Wyatt Homes

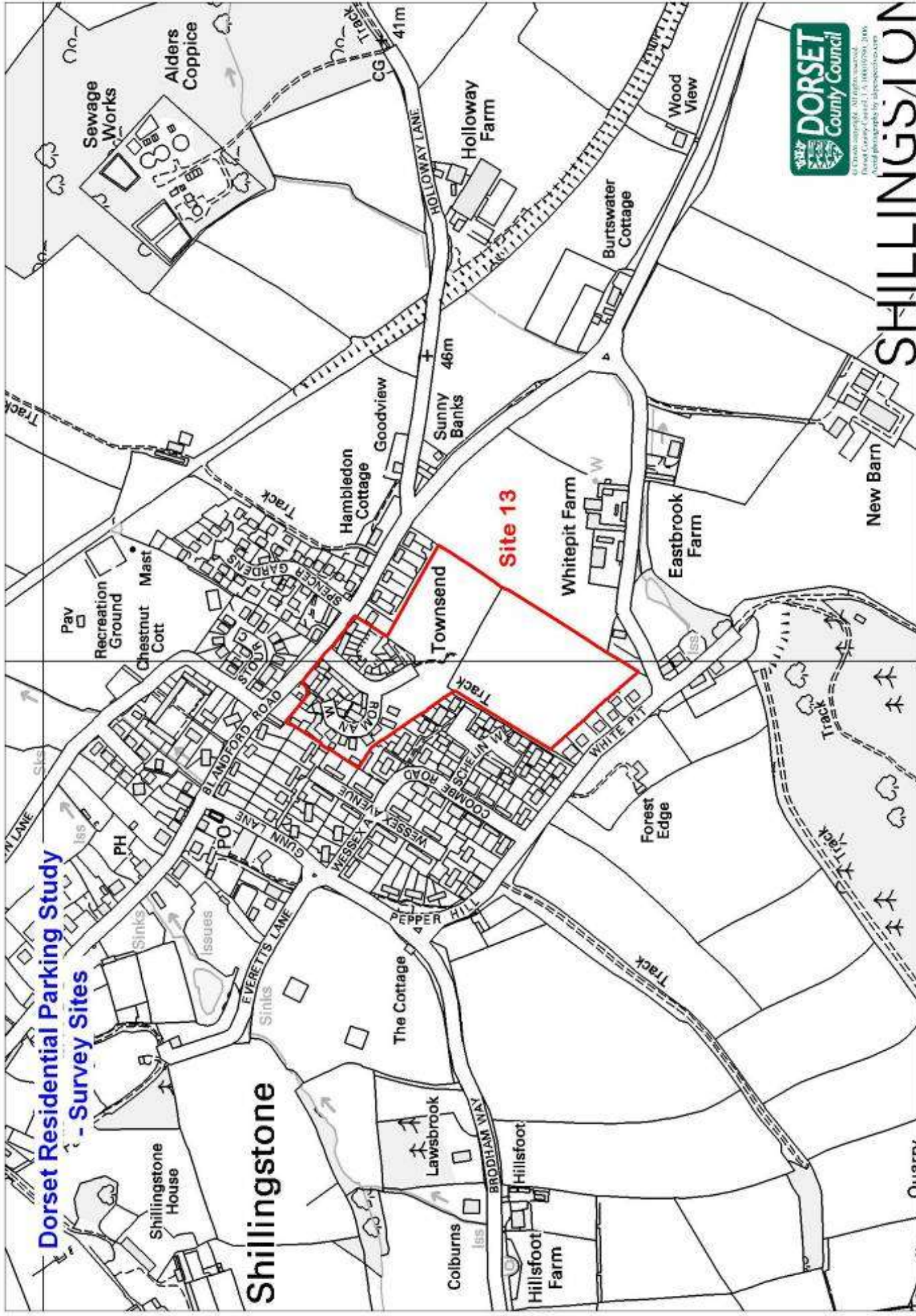
Designer: Western Design Architects

Total Dwellings: 52

An interesting development of varied design and scale. Located within the centre of the village, offering a mix of detached and terraced housing, with integral garage and on street parking. The housing is individual in style, yet the development responds well in terms of scale and mass with existing development within the village.







Dorset Residential Parking Study
- Survey Sites

Shillingston

Site 13



DORSET COUNTY COUNCIL
Dorset County Council, 1 St. Mark's Place, Dorchester, Dorset, DT1 1UL
Aerial photography by albertphoto.com

SHILLINGSTON

Map labels include: Sewage Works, Alders Coppice, Recreation Ground, Chestnut Mast Cott, Pav, PH, Sinks, ISSUES, Shillingstone House, Shillingston, Sinks, EVERETT'S LANE, GUNN LANE, SANDFORD ROAD, SPENCER GARDENS, HAMBLETON COTTAGE, GOODVIEW, SUNNY BANKS, HOLLOWAY LANE, 41m, 46m, CG, Track, 41m, 46m, Holloway Farm, Wood View, Burtwater Cottage, Whitepit Farm, Eastbrook Farm, Forest Edge, THE COTTAGE, PEPPER HILL, LAWNSBROOK, HILLSFOOT, COLBURNS, BRODDHAM WAY, NEW BARN, and Quarry.



14

Sturminster Newton

Site 14: Honeymead, Sturminster Newton.

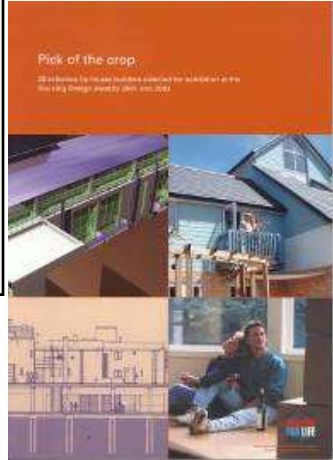
LPA: North Dorset District Council

Developer: Taywood, Bloor & Bryant Homes

Designer: Reeves Bailey Architects

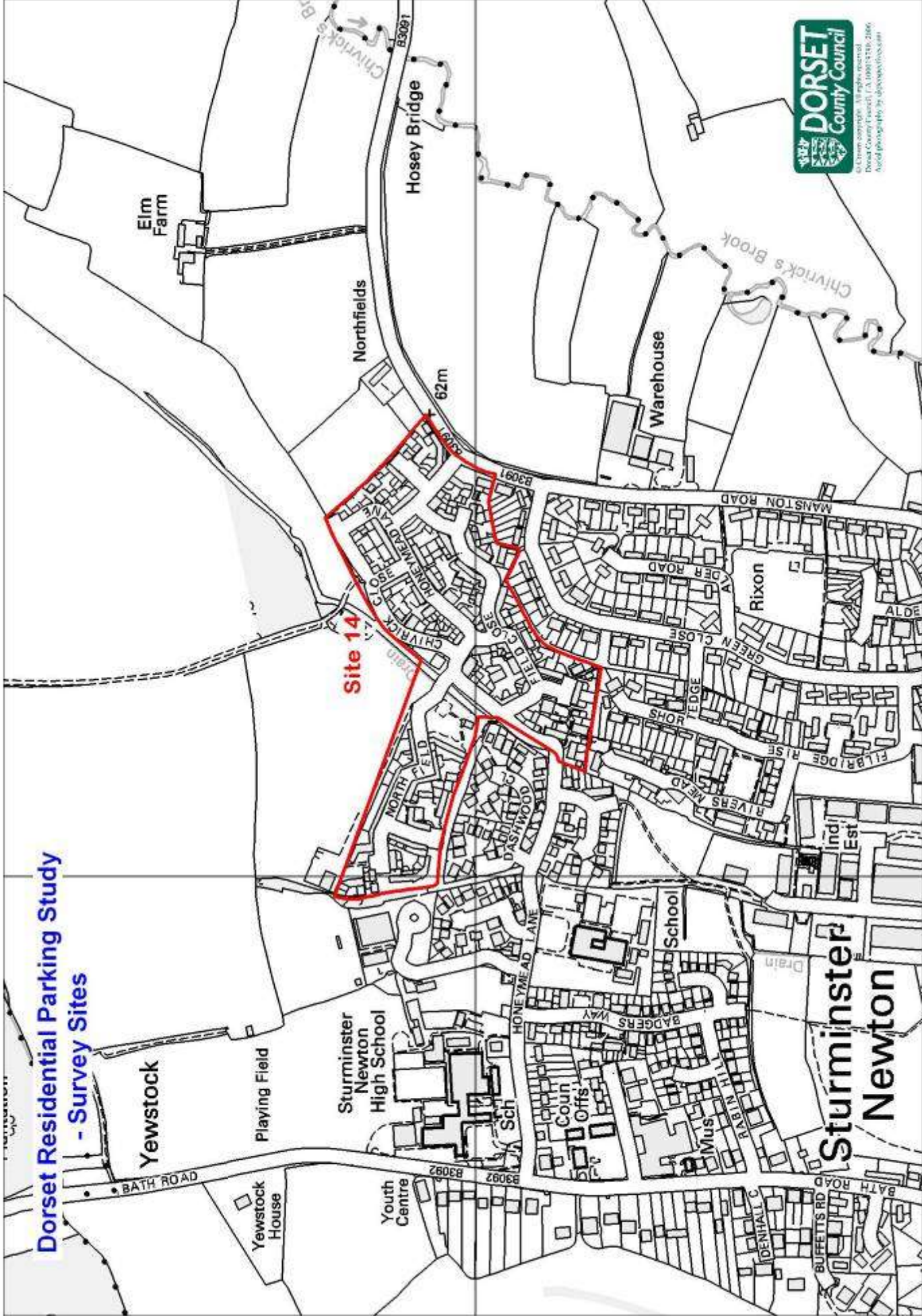
Total Dwellings: 260

This large brick-built development offers a highly permeable street layout with adequate parking both on-street and within private residential garages. The development to the eastern sector of the site is of a more uniform design and material offering a range of dwelling style from semi-detached to terraced housing. The western sector of the site blends more comfortably with the existing property to which is it adjacent, providing similar design and scale.





**Dorset Residential Parking Study
- Survey Sites**



15

Gillingham



Site 15: Kingscourt Meadows, Gillingham.

LPA: North Dorset District Council

Developer: George Wimpey

Designer: George Wimpey

Total Dwellings: 283

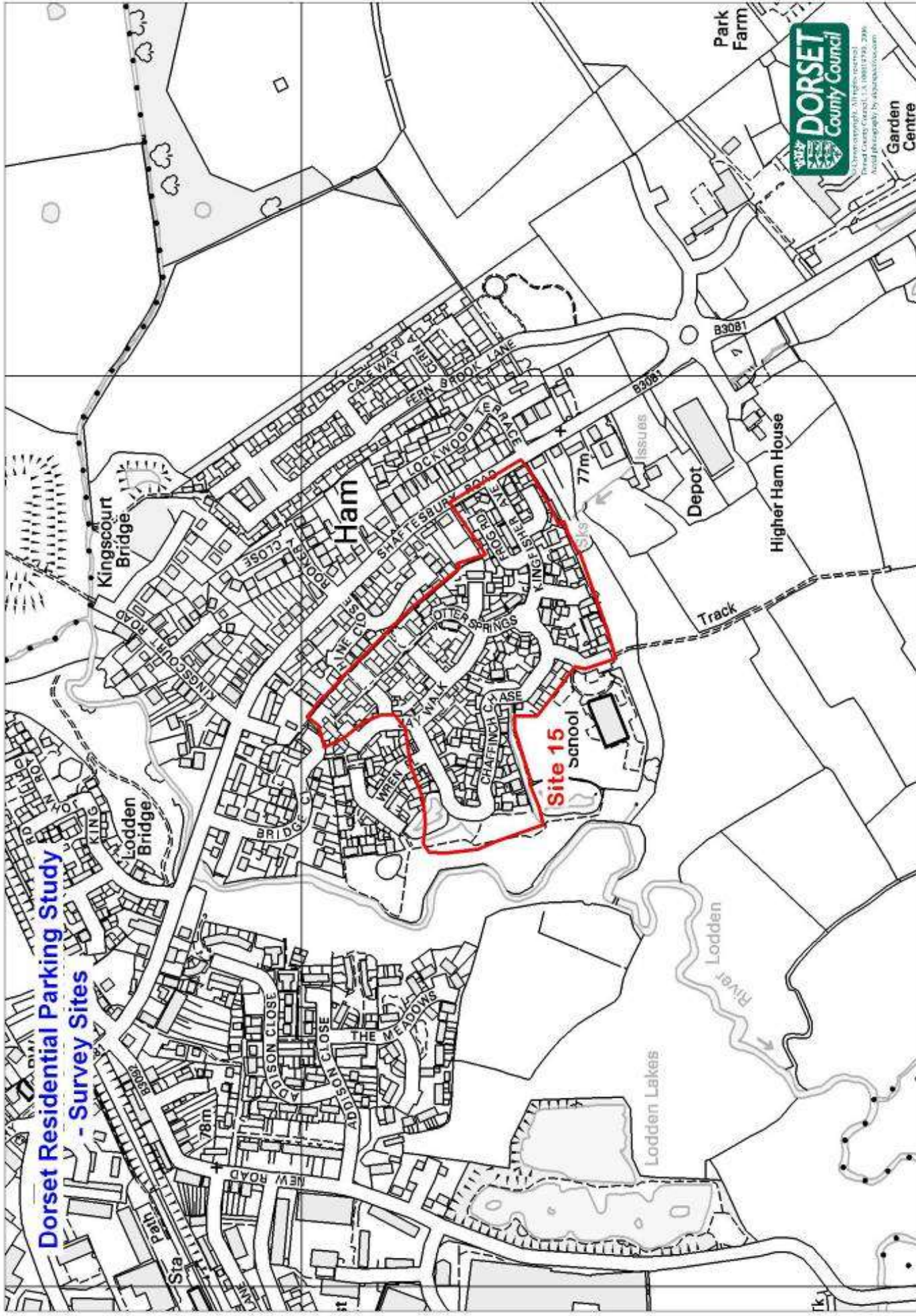
A large development offering a range of building design and tenure, sited on the southern sector of the town.

The frontages face onto the pedestrian routes which run through the development, aiding natural surveillance on the estate. The road system through the estate offers a highly permeable layout with parking provided through on-street, roadside bays, and residential garages.





Dorset Residential Parking Study
- Survey Sites





NO PARKING

16

Gillingham

Site 16: West of Peacemarsh, Gillingham.

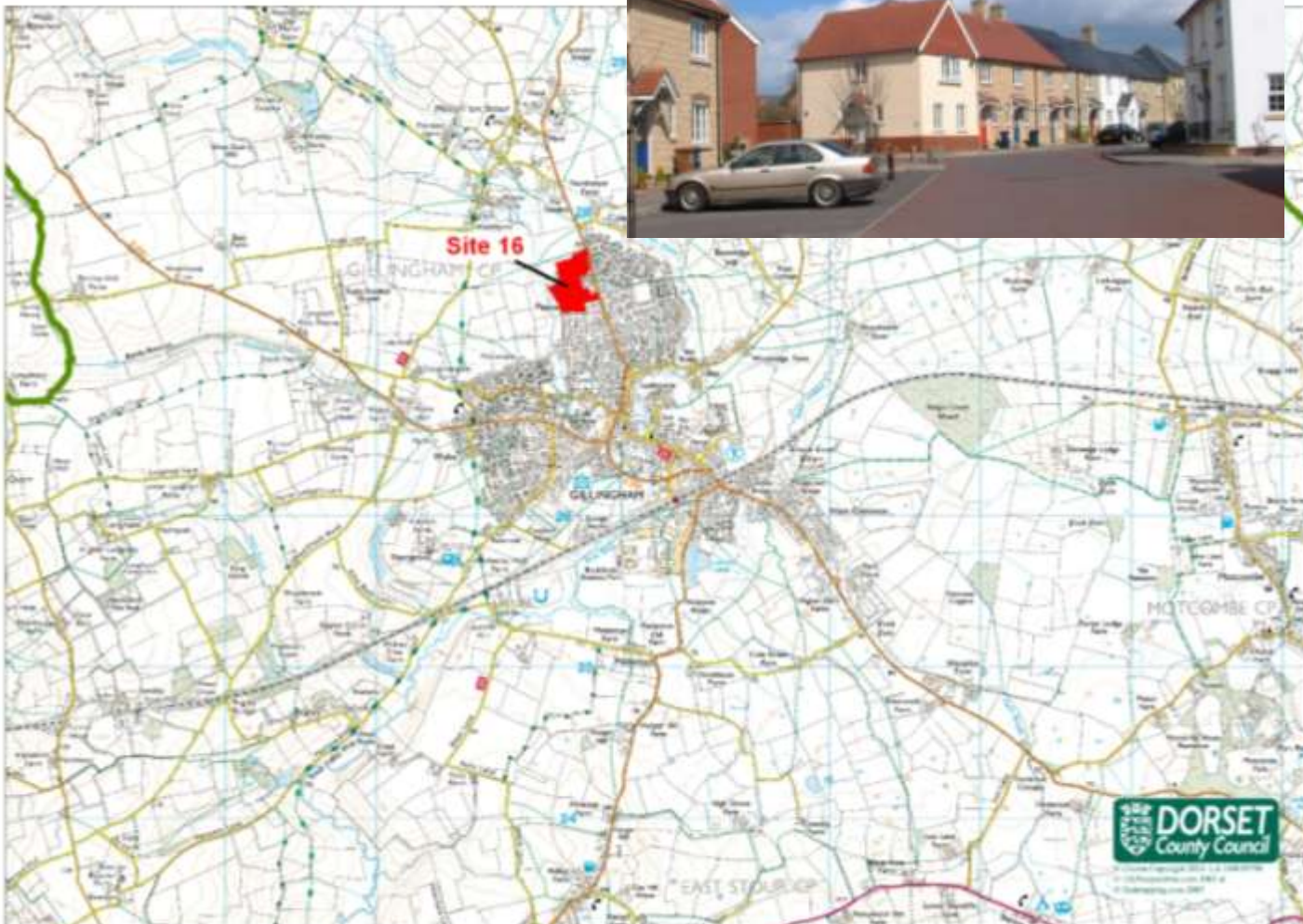
LPA: North Dorset District Council

Developer: Prowting Homes

Designer: APT Design

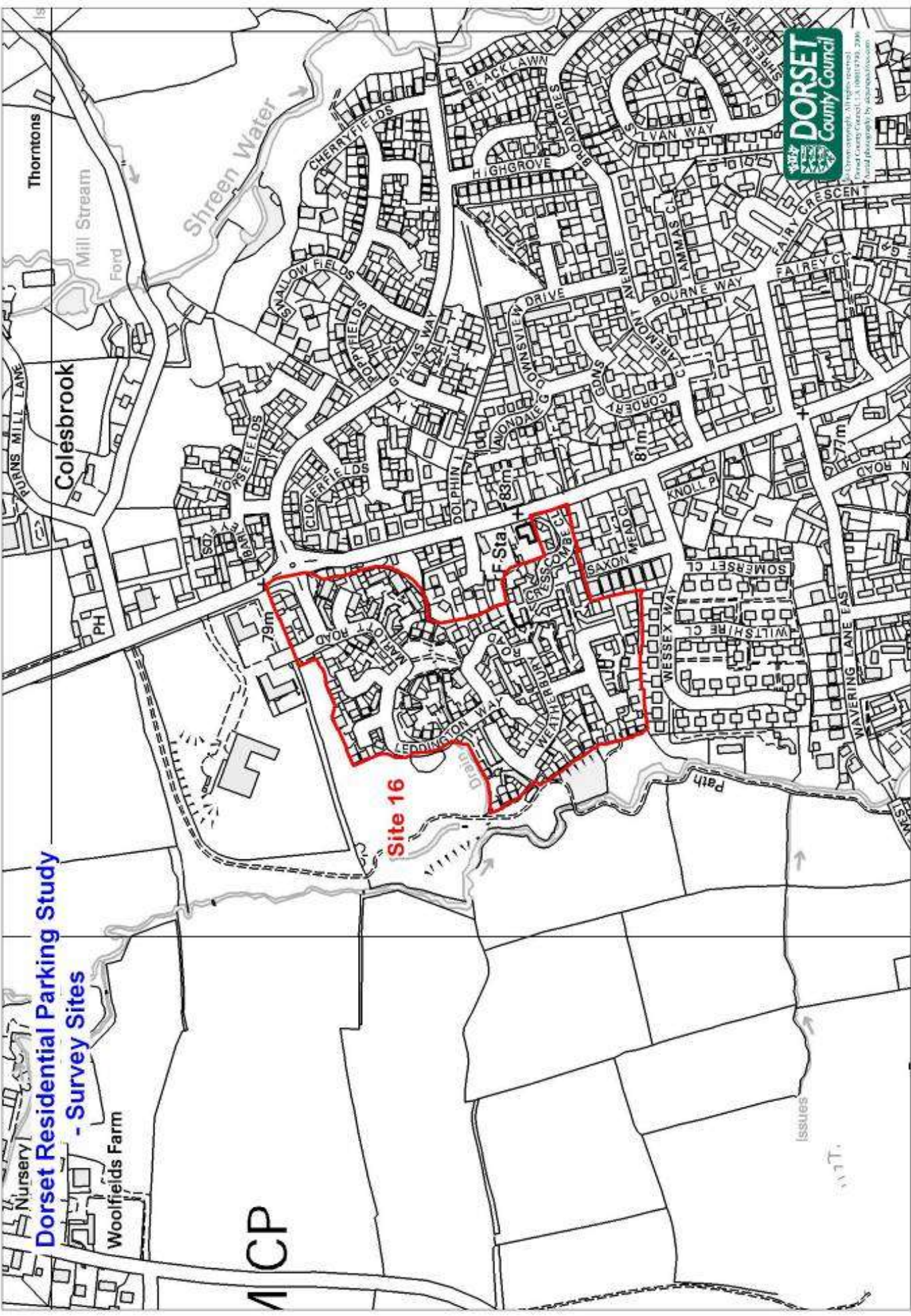
Total Dwellings: 257

A large development sited to the north-west of the town, sited adjacent to open fields and river walks, with dedicated pedestrian routes leading around the site, and out to the open countryside. The development is constructed to offer a mix of dwelling designs and materials, and responds well to the locality. The estate provides parking within private residential garages and on-street parking, providing a sense of space through well designed streets, residential gardens, and community space. The northern section of the site backs directly on to a newly constructed Medical Centre.





**Dorset Residential Parking Study
- Survey Sites**



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Dorset County Council, L.A. 100017793, 2006.
Aerial photography by aerialphotos.com

ISSUES

WAT

17

Stoborough



Site 17: Stoborough Meadows, Stoborough.

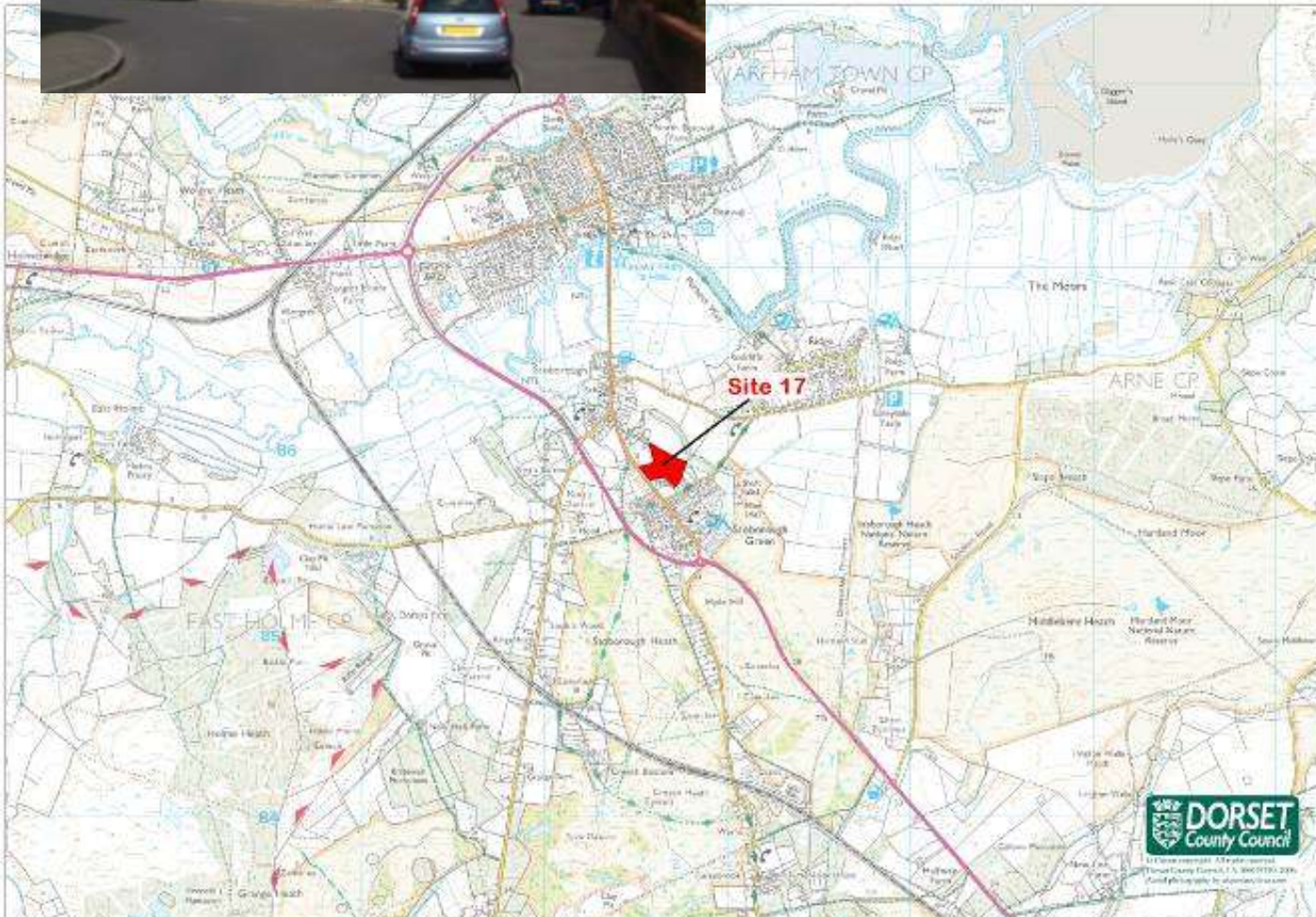
LPA: Purbeck District Council

Developer: Morrish Builders (Poole) Ltd.

Designer: Morgan Carey Architects

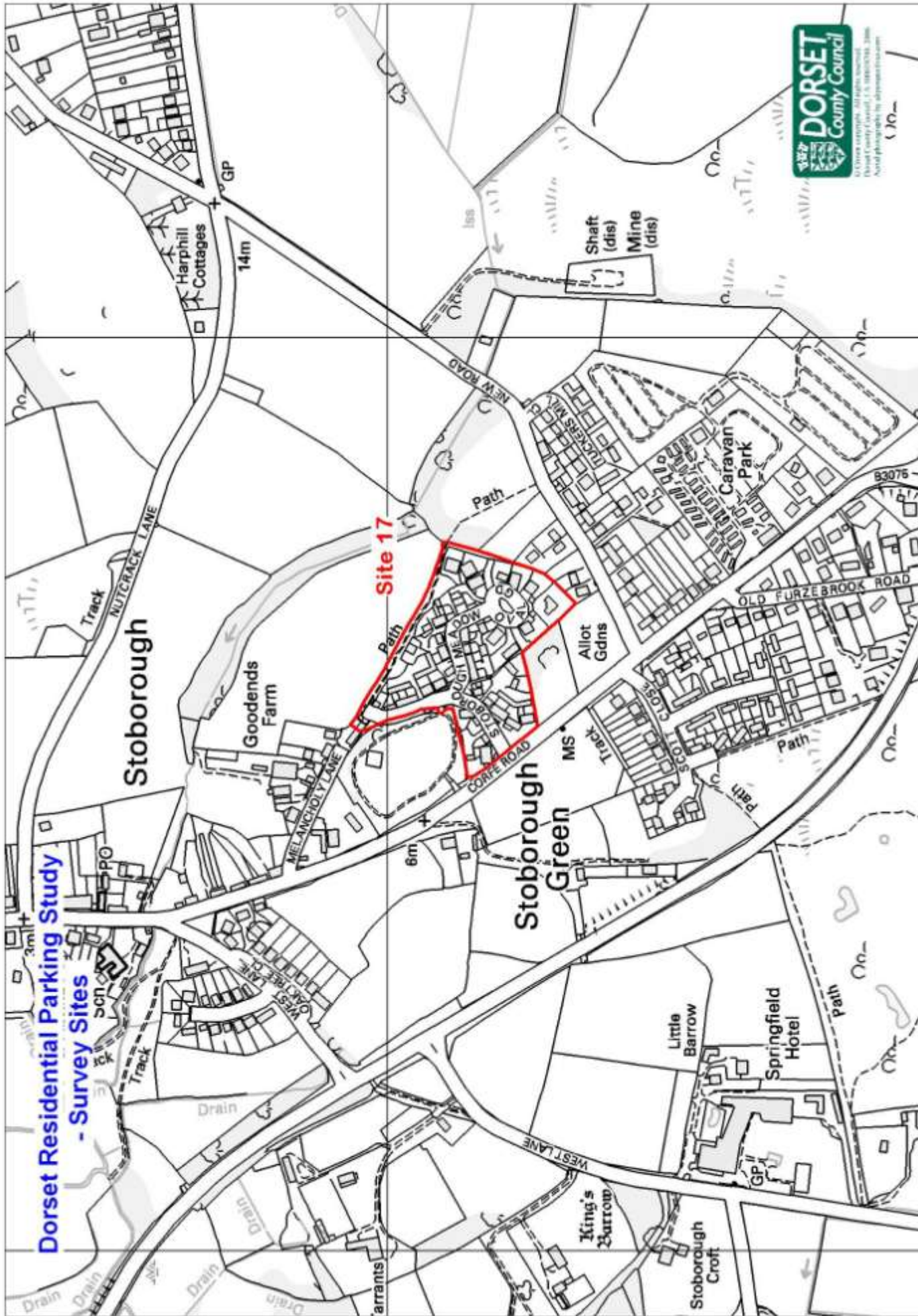
Total Dwellings: 60

A small development sited to the north of Stoborough with primarily detached and semi-detached housing, plentiful green spaces, and some interesting features to the buildings. A large dedicated garage block provides parking, together with a generous amount of on-street parking.





**Dorset Residential Parking Study
- Survey Sites**



A photograph showing a brown tiled roof at the top, a red garage door in the middle, and the rear ends of two blue cars parked in front of the garage. The text '18 Alderholt' is overlaid on the right side of the image.

18

Alderholt

Site 18: Wren Gardens, Alderholt.

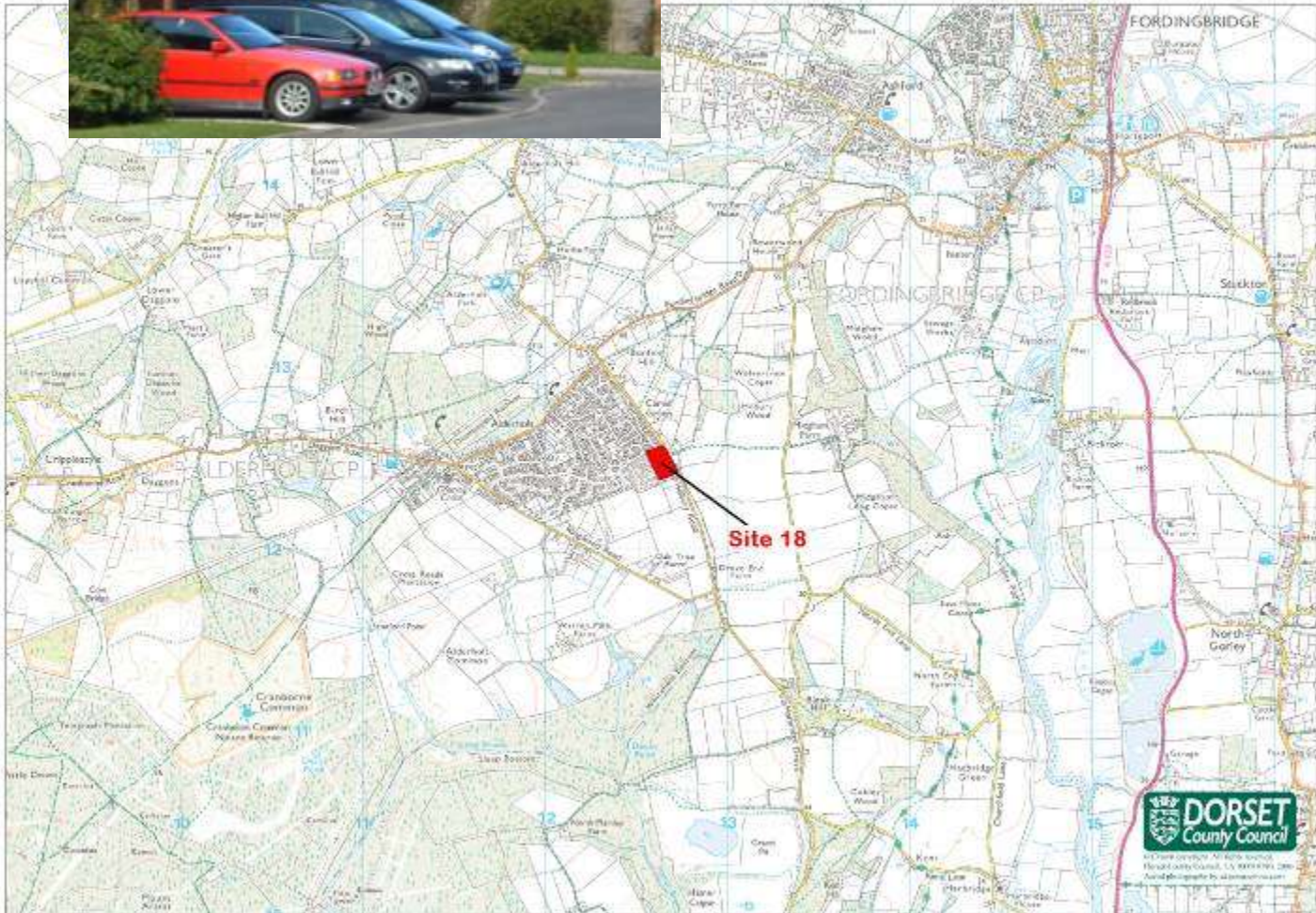
LPA: East Dorset District Council

Developer: Boyland Builders Ltd.

Designer: A F Noonan (Architectural Practice) Ltd.

Total Dwellings: 19

A traditional red brick development of largely detached properties with a variety of finishes on the south east side of Alderholt. High levels of off street parking and garages are provided with some on street parking also available.





19 Verwood



Site 19: Potterne Meadows, Verwood.

LPA: East Dorset District Council

Developer: Bellway Homes

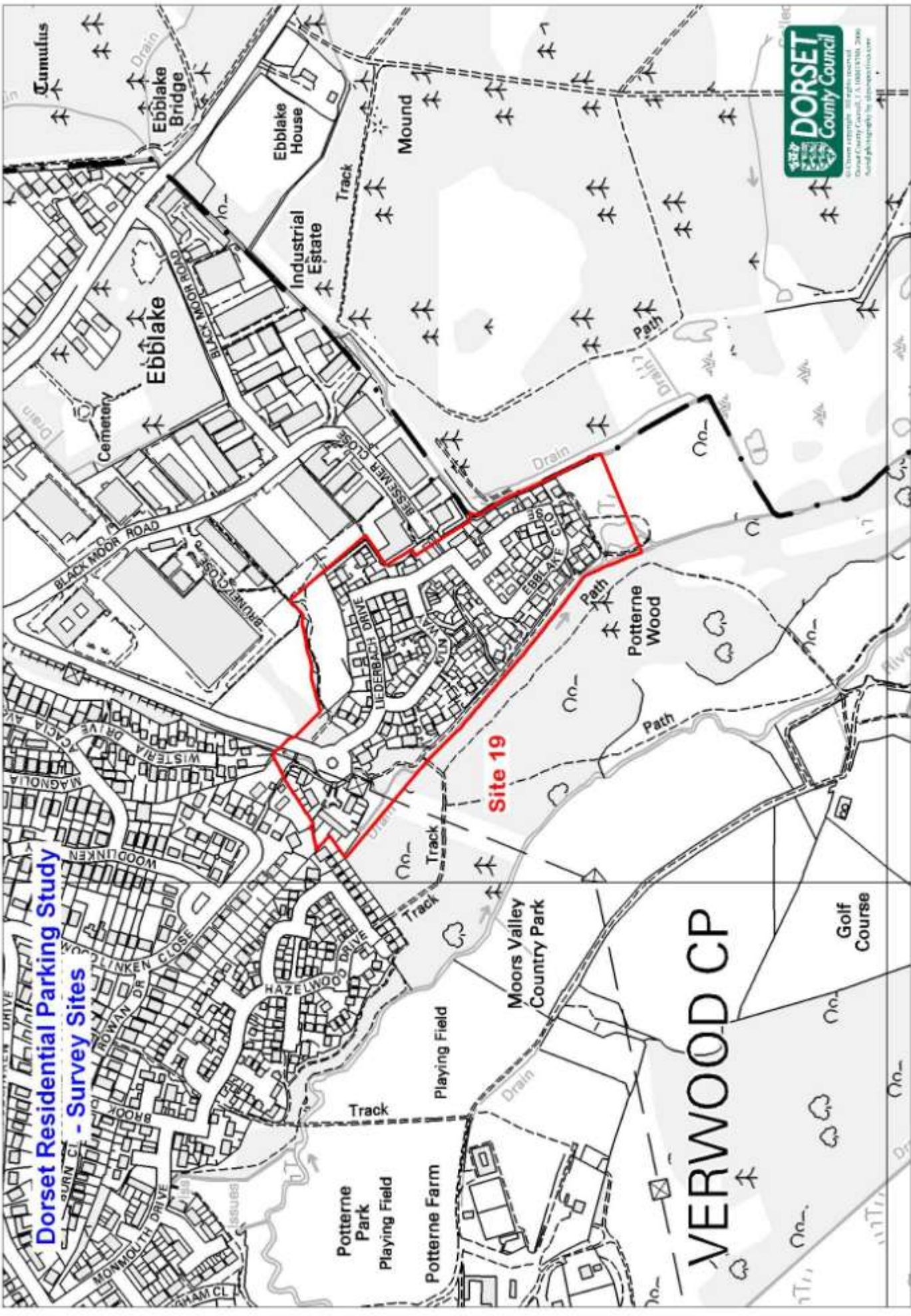
Designer: Bellway Homes

Total Dwellings: 170

A development of yellow and red brick detached properties with some interesting architectural features in south east Verwood. The highway contains elements of shared surface and variations of surface treatments with parking largely provided for on forecourts and in garages.







Dorset Residential Parking Study
- Survey Sites

Site 19

VERWOOD CP



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Dorset County Council, 1, 0801 515151, 2006
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20

Christchurch

Site 20: Wick Lane, Christchurch.

LPA: Christchurch Borough Council

Developer: Berkley Homes (Hampshire) Ltd.

Designer: Berkley Homes (Hampshire) Ltd.

Total Dwellings: 69

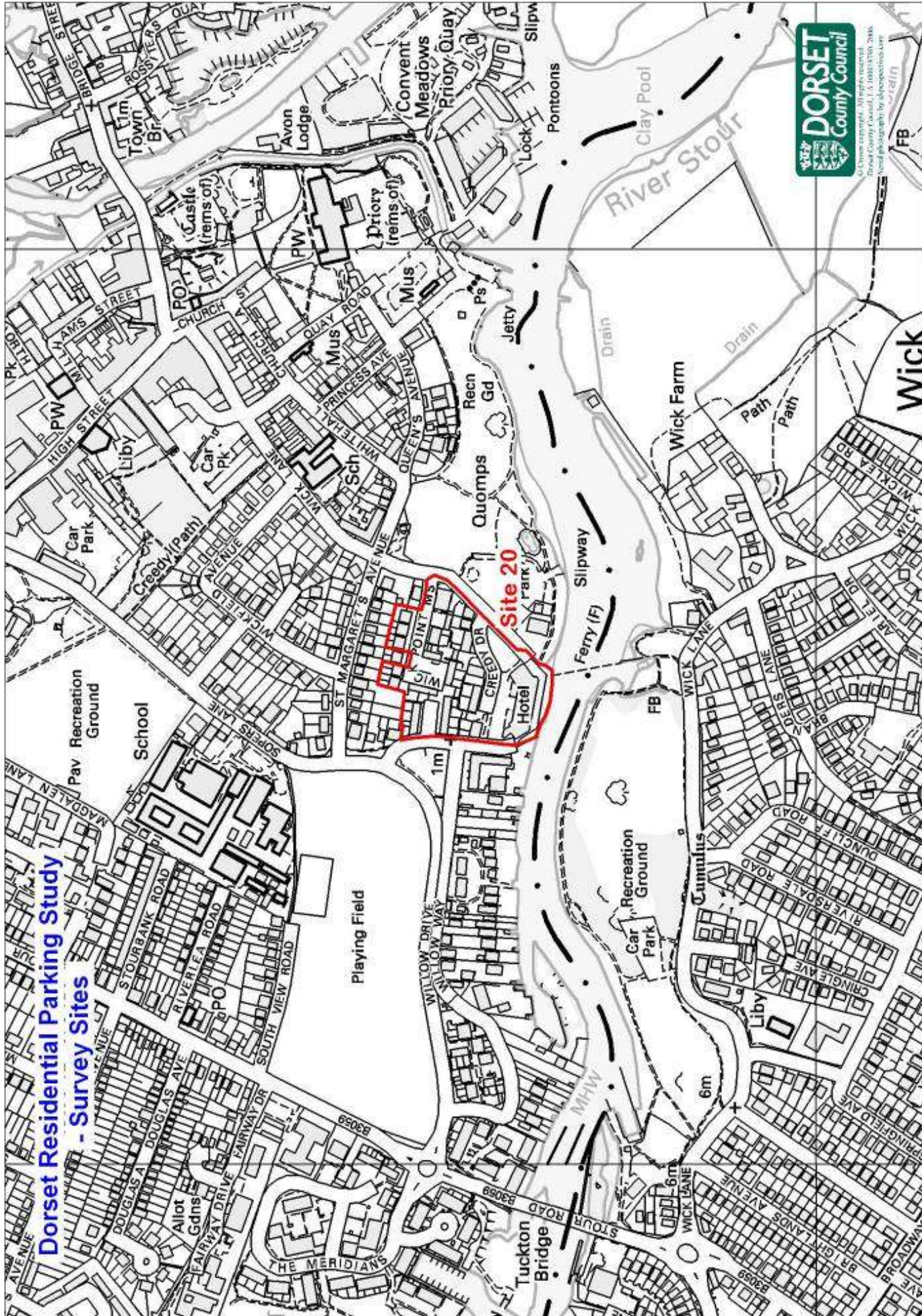
A mixture of flats and houses demonstrating a wide variety of architectural styles befitting the location near the River Stour waterfront. The development appears very open considering it's density, with green areas and mature trees incorporated into the design successfully. Car parking is not over dominant in most areas and is provided on forecourts, in overlooked rear courts with car-barns and on street.





Dorset Residential Parking Study

- Survey Sites



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Wick

21

Christchurch



Site 21: Stan Pit, Christchurch.

LPA: Christchurch Borough Council

Developer: Emlor Homes

Designer: Planning Issues Ltd.

Total Dwellings: 24

A small development of mainly terraced dwellings well integrated with the local vernacular. To achieve this a traditional coastal cottage feel is maintained where the development fronts the existing built up area. A shared surface road works its way through the site where sympathetic use of colours blends the traditional style with modern architectural features. A large rear parking courtyard is provided along with some garages and frontage parking.





22

Blandford Forum



Site 22: Badbury Heights, Shaftesbury Lane.

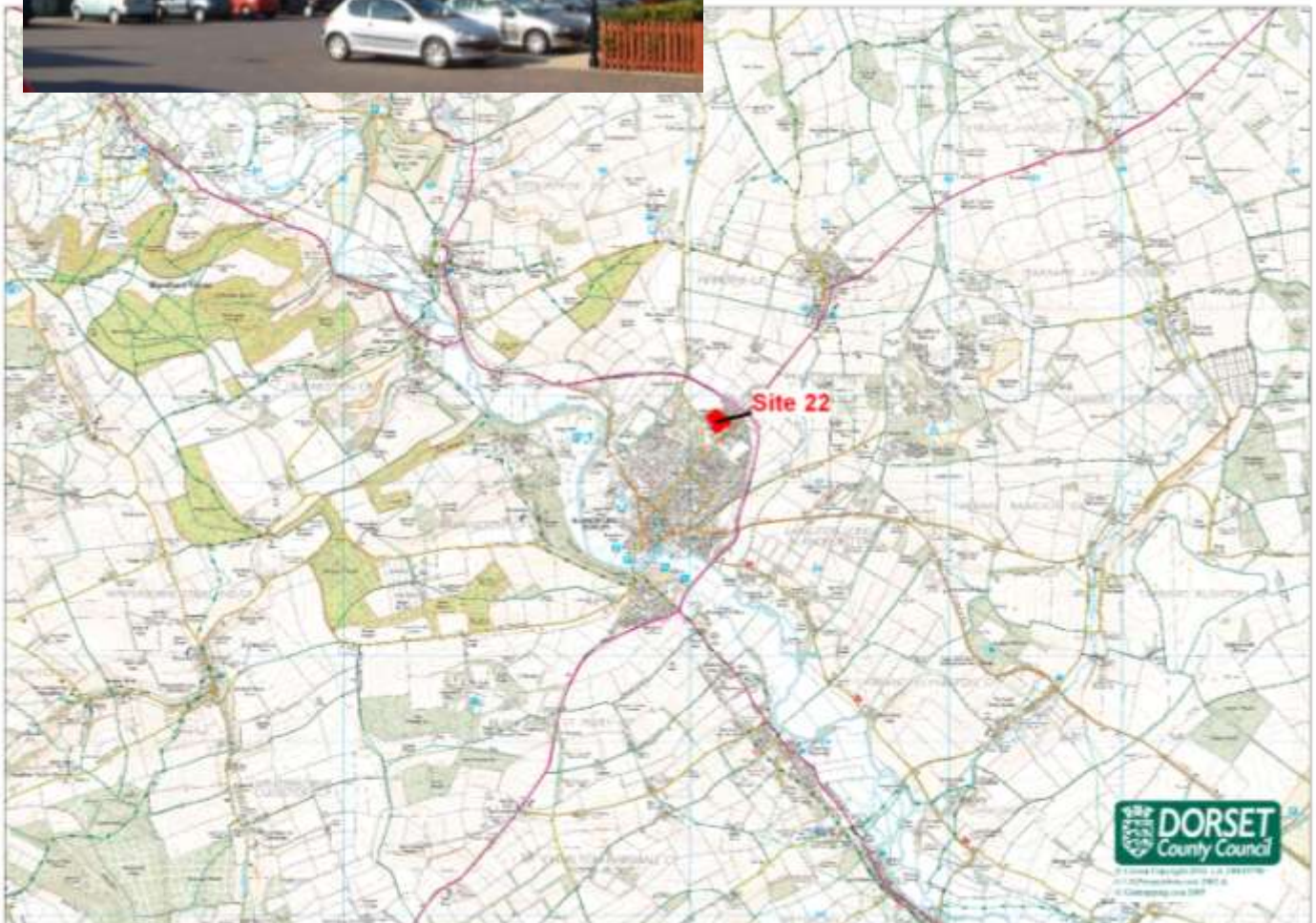
LPA: North Dorset District Council

Developer: Blandford St. Mary Homes

Designer: Morgan Carey Architects

Total Dwellings: 169

A large development sited to the north-east of the town of Blandford offering primarily terraced and detached housing, constructed in materials sympathetic to the local area. The side streets of this development make provision for ample on-street parking, which complements the private residential garages of some of the properties.









Dorset Residential Parking Study
- Survey Sites

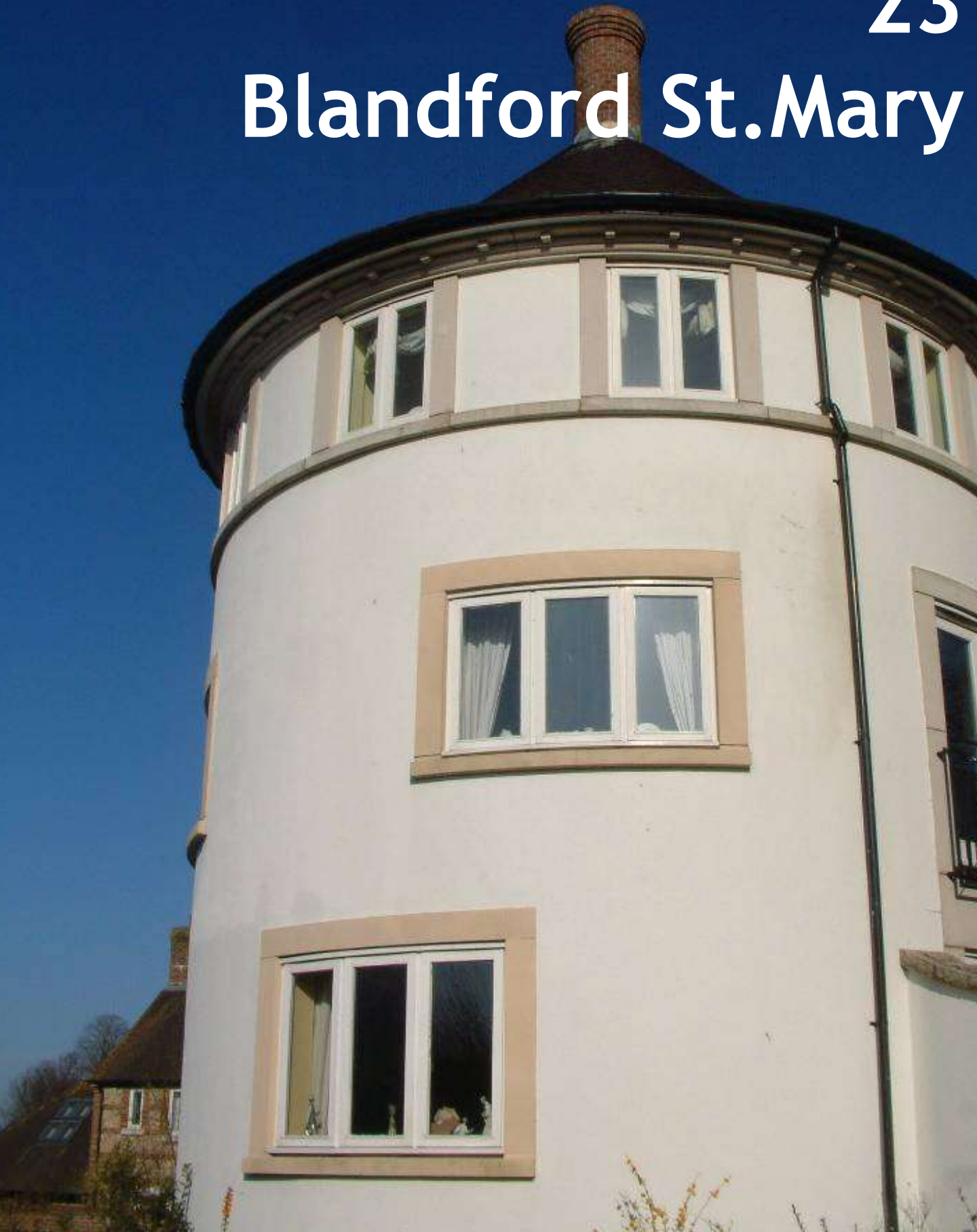
BLANDFORD
FORUM CP



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Blandford Forum CP, 1/1/2009, 2009
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23

Blandford St. Mary



Site 23: Bryanston Hill, Blandford St. Mary.

LPA: North Dorset District Council

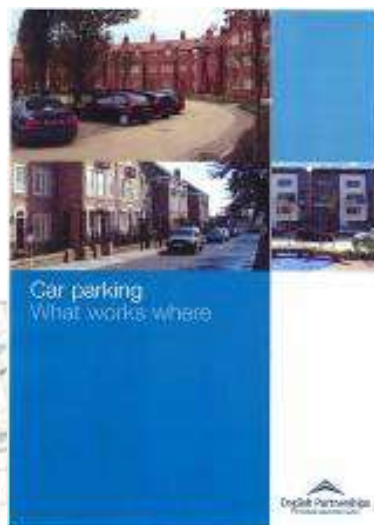
Developer: Blandford St. Mary (Homes) Ltd.
& Louis Hamilton Construction

Designer: Morgan Carey Architects

Total Dwellings: 158

An interesting and varied development lying on the South West outskirts, of Blandford which offers a wide range of property design and material, set within a highly permeable street layout. The development has featured in English Partnerships publication 'Car Parking - what works where', due to the innovative design of some of the features on the some of the properties.

Parking is provided principally through on-street parking, private garages and driveways.







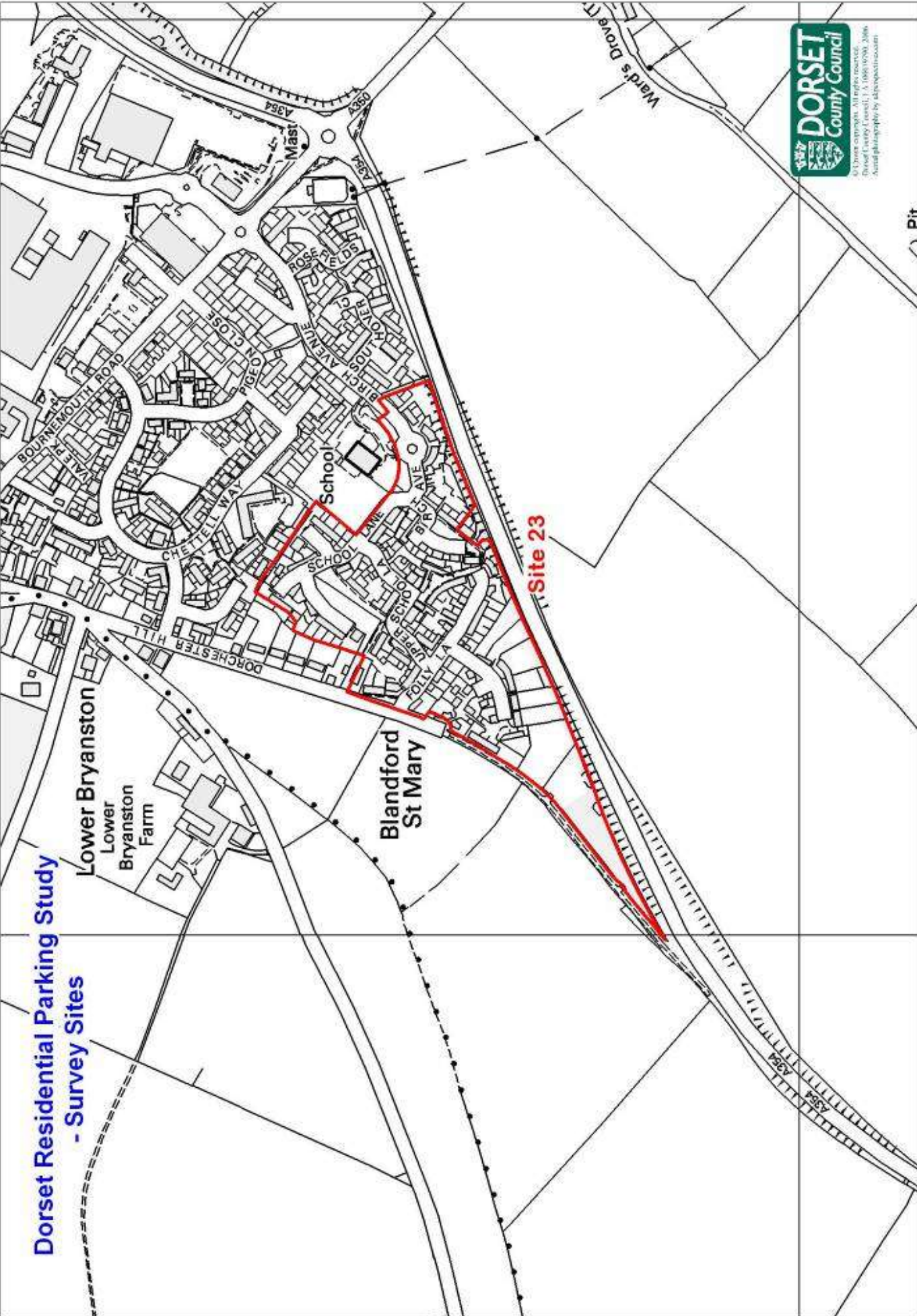


**Dorset Residential Parking Study
- Survey Sites**

Lower Bryanston
Lower Bryanston Farm

Blandford
St Mary

Site 23



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24

Shaftesbury



Site 24: Little Shilling, Shaftesbury.

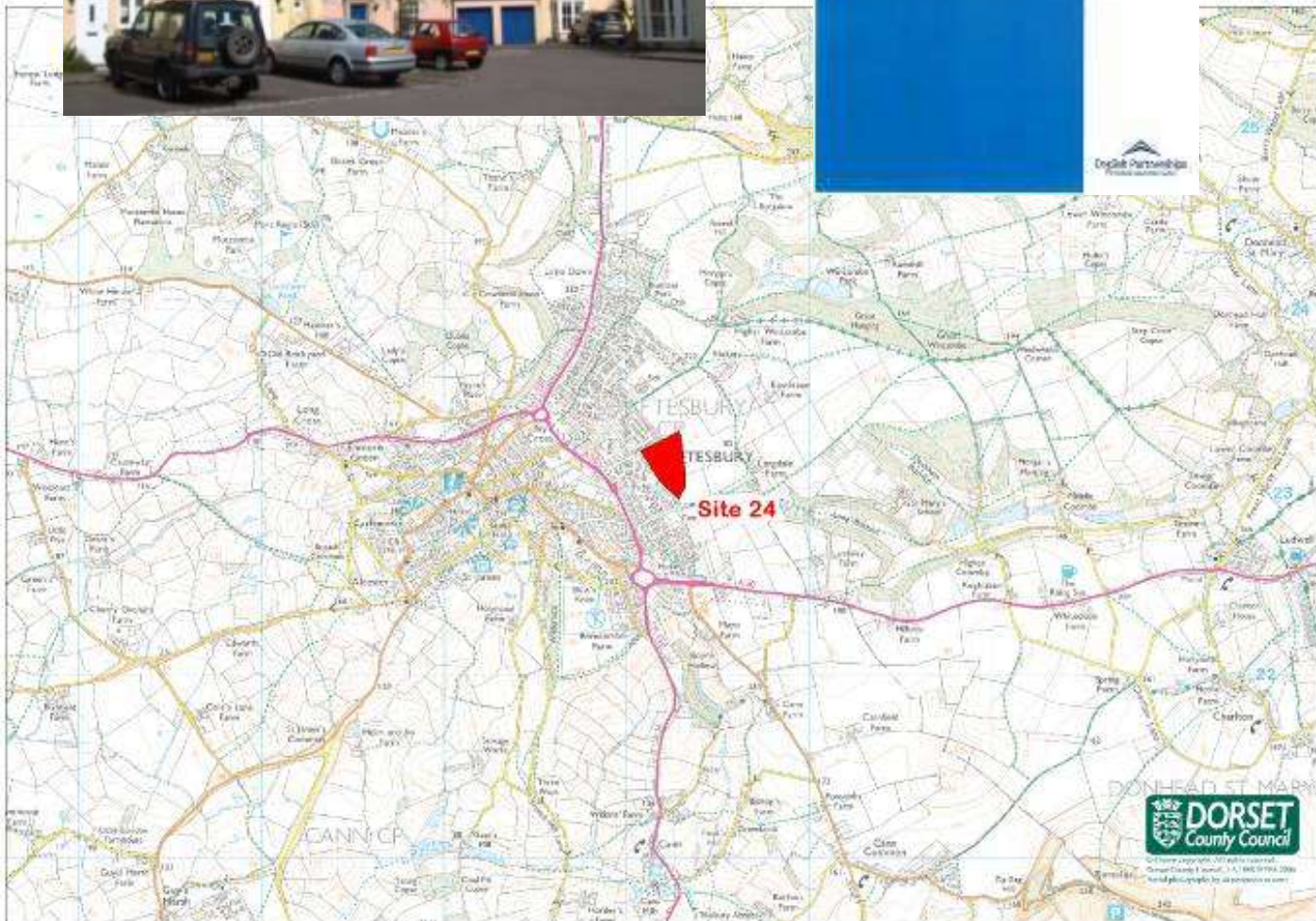
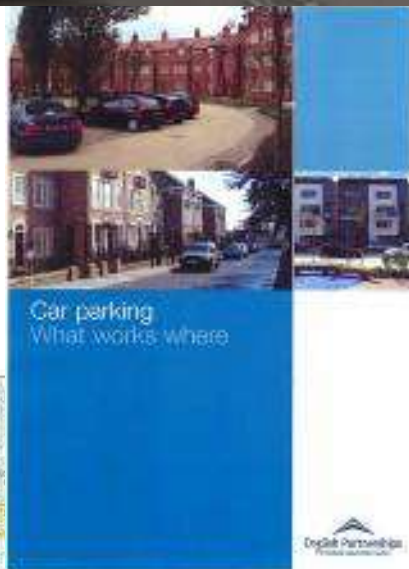
LPA: North Dorset District Council

Developer: Westbury Homes

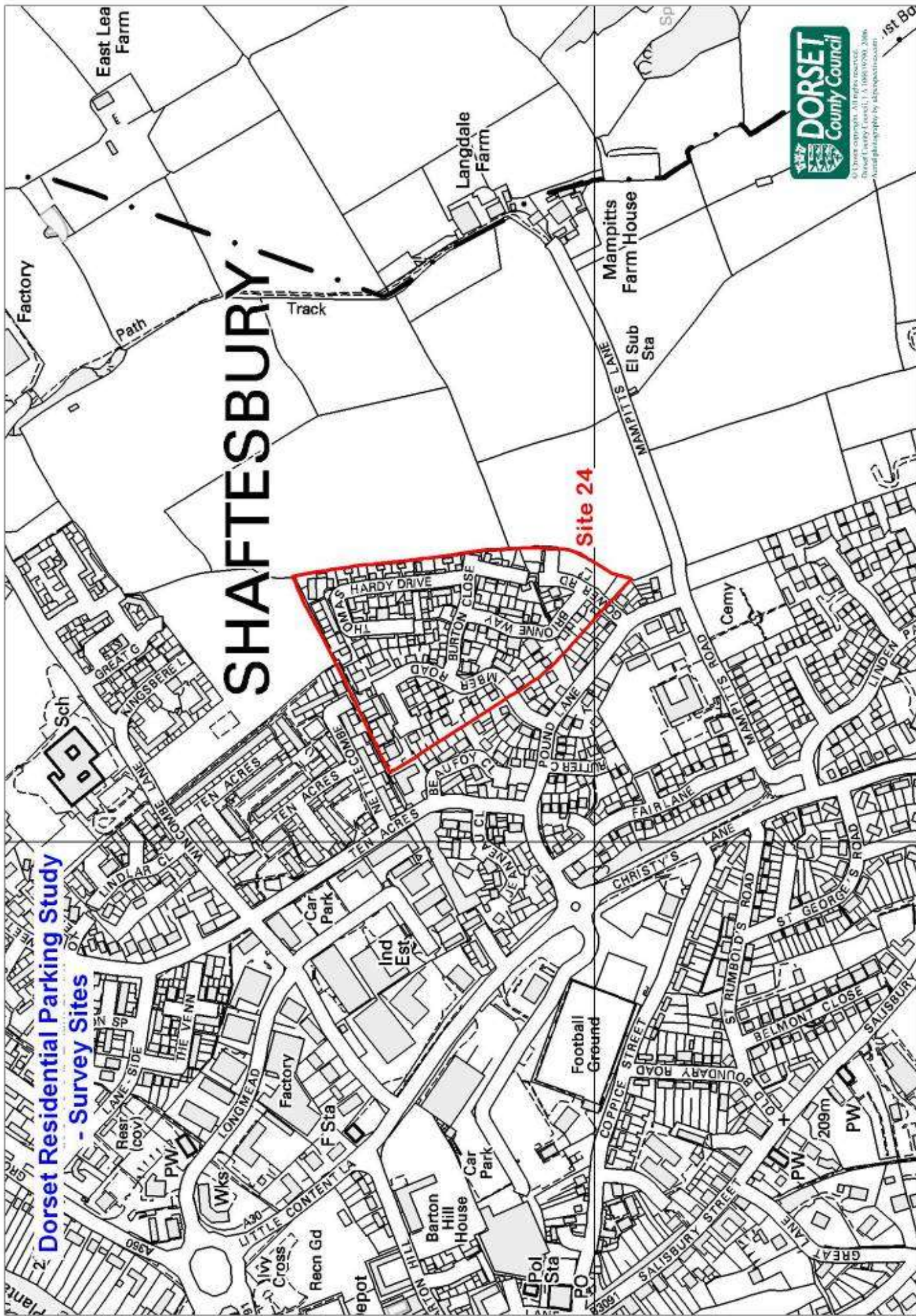
Designer: Percy Thomas Partnership

Total Dwellings: 154

A large development on the eastern outskirts of the town, offering a range of development including large detached housing and Mews style terraces housing arranged around a permeable street network. Parking bays to the side of the road have a European influence through plentiful tree planting which offers shaded spaces. Other parking is provided through on-street and residential garage parking..







Dorset Residential Parking Study
- Survey Sites

SHAFTESBURY

Site 24



A Dorset County Council Survey
Dorset County Council, 1, 1999 (0904) 2006
Aerial photography by aircorps@aol.com

1st Bd



Bournemouth, Poole & Dorset Residential Parking Study Partners:

Borough of Poole,



Bournemouth Borough Council,



C G Fry & Sons Ltd.,



Christchurch Borough Council.



Dorset County Council,



The Duchy of Cornwall,



East Dorset District Council,



Morrish Builders (Poole) Ltd.,



North Dorset District Council



Purbeck District Council,



West Dorset District Council.



Weymouth & Portland Borough Council



Consultants:



WSP Development and Transportation



Phil Jones Associates

