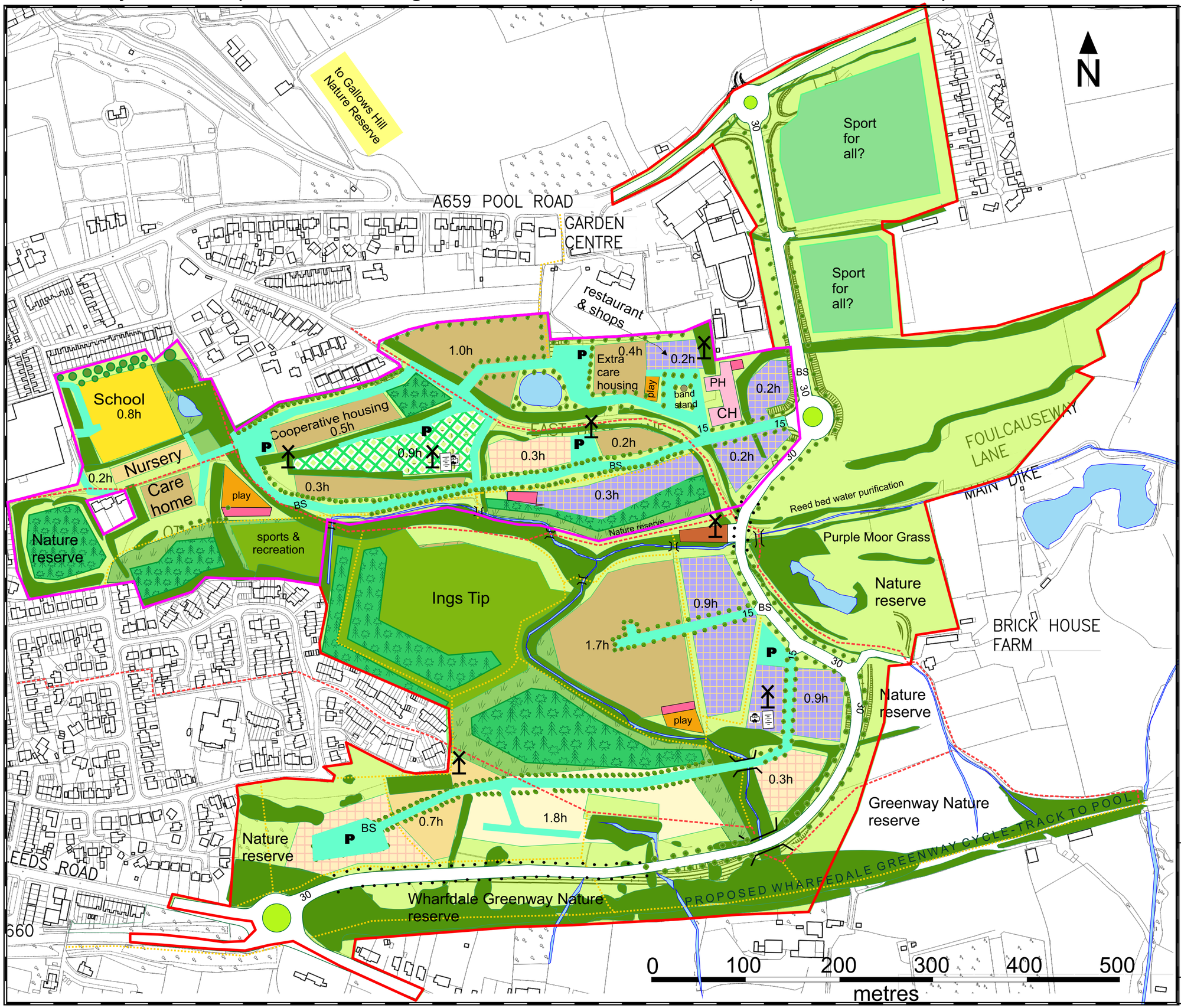
East of Otley - An Exemplar Plan for a Regenerative and Distributive Development - Where People and Nature can Thrive in Harmony



Key to map

- Phase 1 Boundary
- Site Boundary
- Proposed Relief Road
- Public Right of Way, (& bridge)
- Proposed paths, cycle & bridleways
- 15 — Homezone Road: “green highway” spec. https://en.wikipedia.org/wiki/Green_highway.
- 30 — ‘Green’ Road on Stilts - speed limit
- BS — Bus stop
- Water Features
- Existing Trees and Hedges
- School
- Mixed Use: Industrial / Commercial with “Meanwhile Housing”. 2.7 h
- Residential High Density 4.0h 100 dwellings/hectare = 400 dw *
- Residential Medium Density 2.6h 50 d/ha = 130 dwellings
- Residential Low Density 1.8h 25 d/ha = 45 dw
- Self Build Plots 35 d/ha = 35 dw
- Sewage treatment with hydrogen / fuel cell energy generation with downstream reed filtration.

A total of 550 dwellings, maximum.

Density based on the Council for the Preservation of Rural England’s publication “Double the Density, Halve the Land Use”. Suggest densities from 80 to 160 dwellings per hectare, as examples illustrate in that document. People can be happy living at 200 dw/h, with balconies and gardens and well planned houses.

- PH — Public House
- Proposed Trees
- Community Hall and Hub
- Shops
- Playgrounds
- Community Playing Fields
- Landscaped Recreation Area
- Community Greenhouses and Allotments 0.7h
- Flood land.
- Meadow swards
- Miyawaki forest
- Community energy: battery, heat pump, hot water and wind generator.
- P — Community Car Club Car Park and Energy Store
- High quality outdoor gym equipment
- Community Focussed Workshops for Construction and Maintenance
- Library of Things / Community Fridge / Medical Centre

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OTLEY 2030

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