

# K1 Client Brief Workshop 5

## Site Strategy

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# Workshop Aims

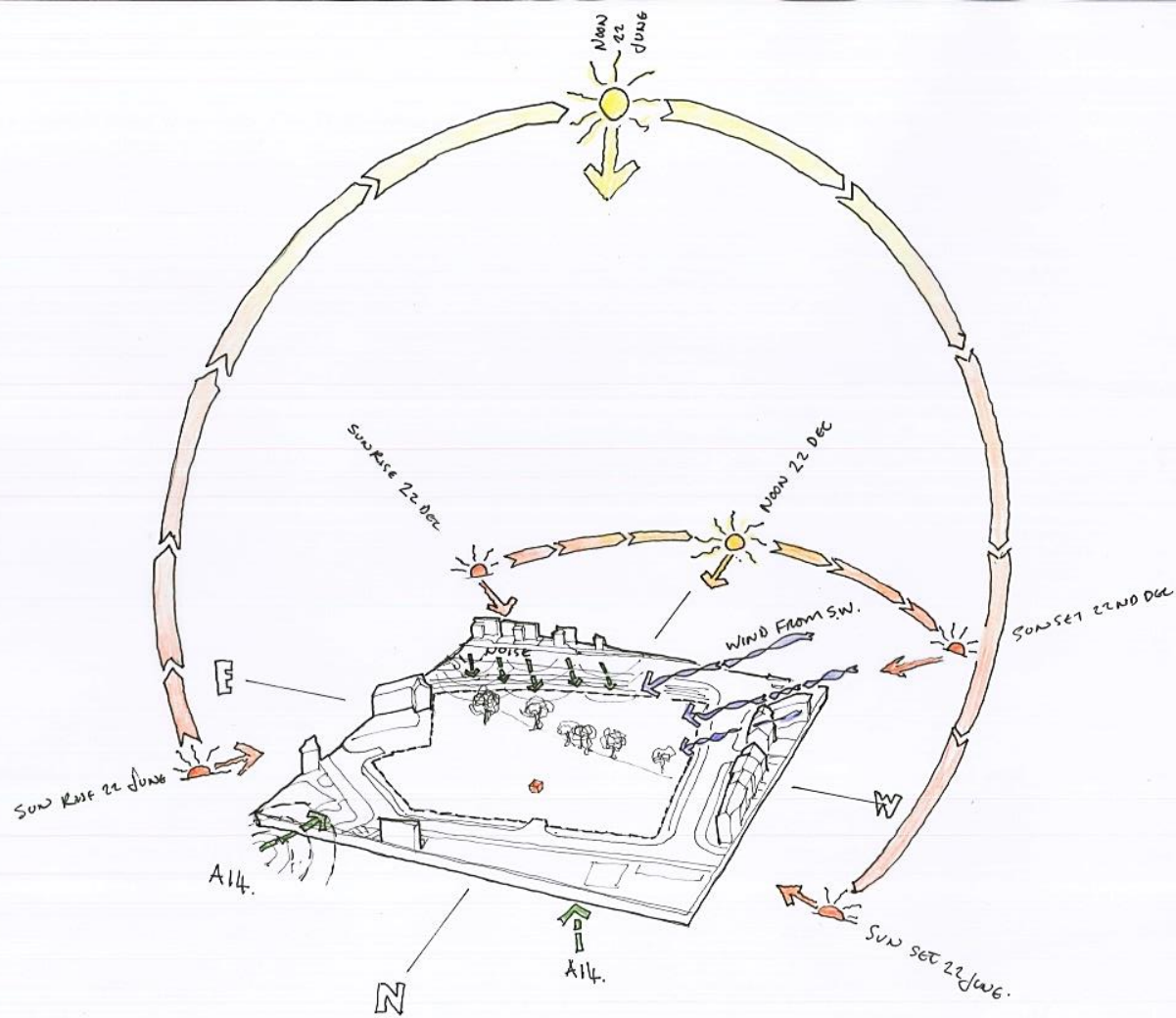
- Review key factors effecting site layout.
- To identify positive and negative points for 3 indicative site layouts.
- Refine groups land use priorities

# Key Factors Assessing site layout

# Environmental Factors

Light, Sound and Wind

# Light, Sound and Wind



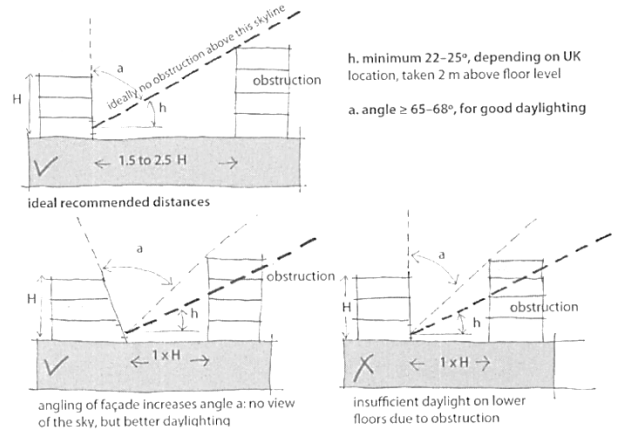


Fig. 3.7.4 Vertical Sky Component diagram and ideal building spacing

# Light

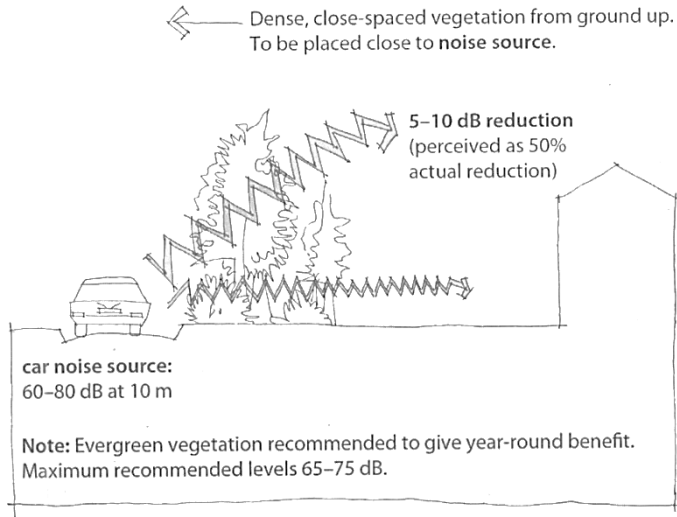
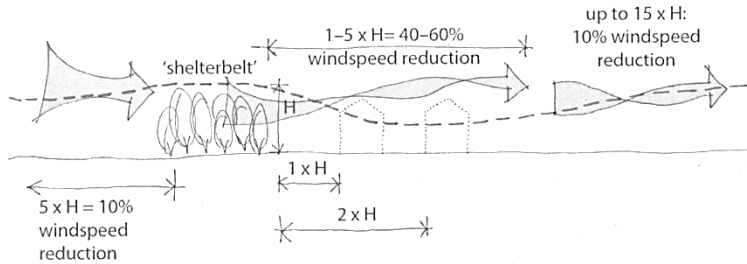
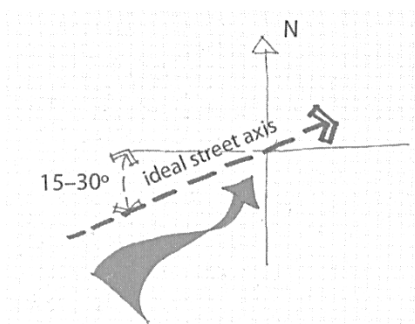


Fig. 4.2.5 Distance noise source and vegetation and dBA reduction<sup>13</sup>



# Sound



Note: for structural purposes, buildings to be ideally 1-1.5 x H away.

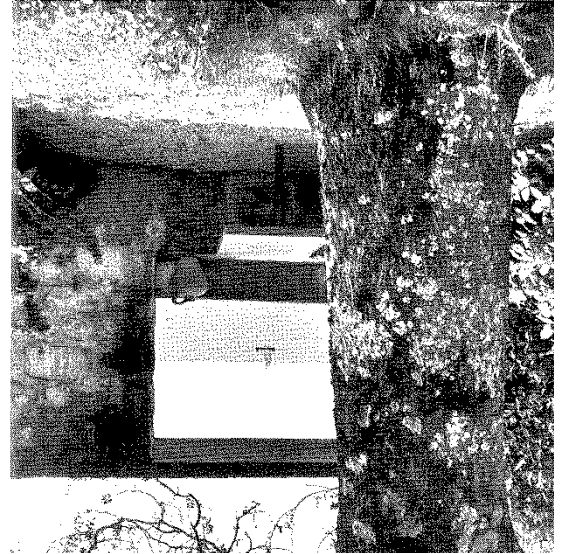
-- windspeed



view towards west - catalca bay

# Wind





# Sight Lines and Views

Security and safety



# Space Between Building

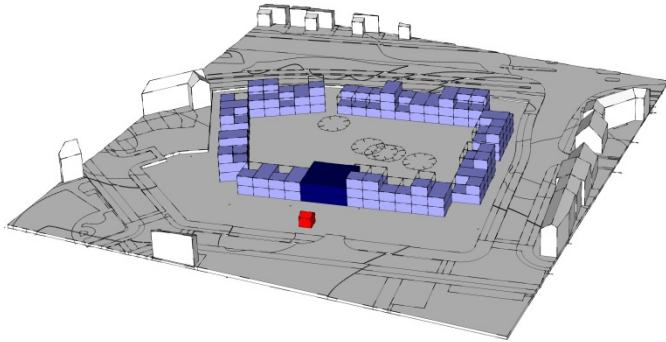
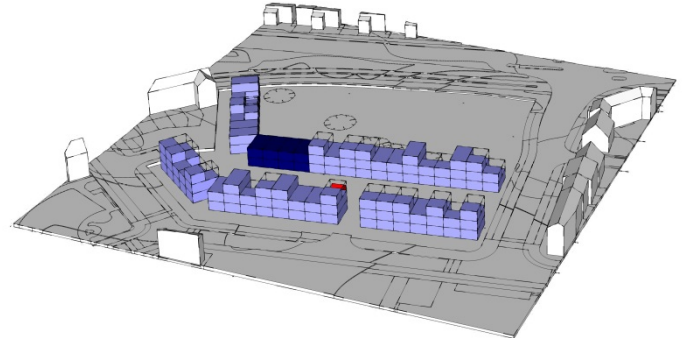
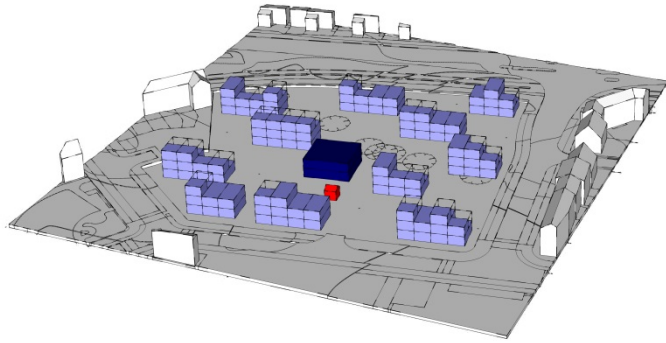
## Social Spaces

?

Front and Back Definitions

# Layout

3 indicative site typologies



Cluster, Lane  
and Courtyard

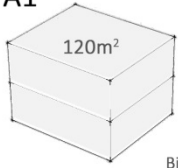
# Assumptions

Fabric First

3 storey

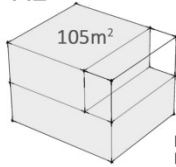
Narrow Frontage

A1



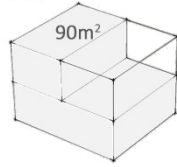
Big 4 bed

A2



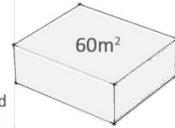
Min 4 bed  
Big 3 bed

A3



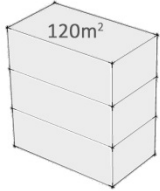
Min 4 bed  
Big 2 bed

A4



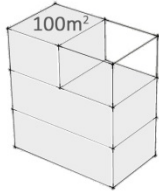
Min 2 bed  
Big 1 bed

B1



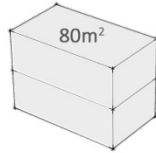
Big 4 bed

B2



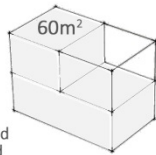
Min 4 bed  
Big 3 bed

B3



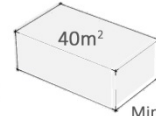
Min 3 bed  
Big 2 bed

B4



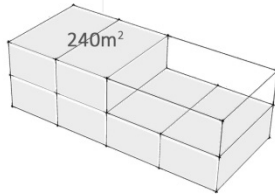
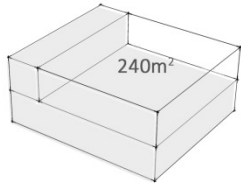
Min 2 bed  
Big 1 bed

B5



Min 1 bed

Common House



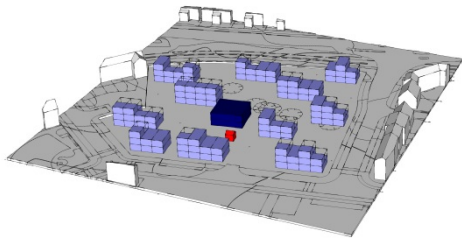
# Unit Mix Menu

# Site Typologies

Cluster, Lane and Courtyard

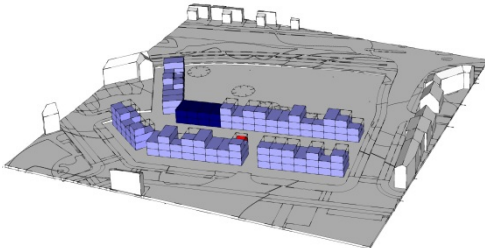


Positives	Negatives
?	?



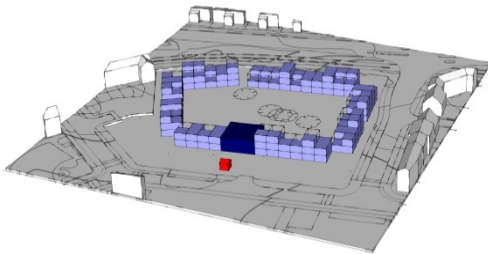
Cluster

Positives	Negatives
?	?



Lane

Positives	Negatives
?	?



Courtyard

## 2 storeys:

- More traditional family dwelling
- Less overshadowing
- More intimate street space
- Less onerous fire regulations

## 3 storeys:

- Better thermal performance
- Smaller footprint on site = more private/shared garden space
- Lower construction costs
- View
- Requires closed stairs

# How Many Storeys

## Narrow plot width:

- Traditional form
- More privacy at the back of a property
- Improved thermal performance

## Broad plot width:

- More interaction with shared space
- More space for parking
- More flexibility for roof terraces
- Better Light into building

# Narrow or Broad Frontage