

MAKING PLACES DENSITY

There is considerable variation in density among the housing units in Berkhamsted. The adjacent images show a sample of these types which are located throughout Berkhamsted. They represent a range of conditions that have different impacts on the street environment, including on and off-site parking; shared front gardens, no front gardens, both front and rear gardens no gardens at all; and detached housing, terraced houses, garden flats, and maisonettes. The examples include:

1. Detached house with communal front garden, rear private garden and on-site parking,
2. Semi-detached house with private front and rear gardens and on-site parking,,
3. Block of flats with private rear garden (for the garden flat) and communal car park, and
4. Terraced housing with private rear garden and off-site parking.

The locations of each house and plot are shown on the following page. The drawing includes all the communal garden and parking space associated with each unit. Densities have been calculated by calculating the area of the plot (including the floor area) and dividing any communal space among the number of units sharing this space.



1. Detached house with an open front garden, rear private garden and on-site parking.



2. Semi-detached house with private front and rear gardens and on-site parking.

KEY ISSUES MP4: DENSITY

MP4A

There are a range of unit types with a range of densities throughout Berkhamsted.

MP4B

The low-rise high density terraced housing creates a strong building line.

MP4C

The housing on cul-de-sacs generally do not face the street. These streets often do not have pavements, creating an area with a weak public realm.



3. Block of flats with private rear garden (for the garden flat) and communal car park.



3.A terraced house with no front garden and on street parking.