

Public Consultation Guilden Sutton



Indicative Beck Homes Development

Beck Homes would like to share with you their plans to develop up to 100 new high-quality homes in Guilden Sutton.

The site is located at School Lane, adjoining the existing settlement of Guilden Sutton, being enclosed by existing residential development to the east, south, and west. To the north, there are agricultural fields and open countryside.

Beck Homes are preparing to submit an Outline Application and are seeking to consult with the public to understand views of the proposed scheme.

We are looking for your views on the proposals to develop the land to help shape the finalised content of any future planning application.

What is an Outline Application?

An Outline planning application is used to establish the principle of development, and key deliverables such as maximum unit numbers.

Specific details such as design and appearance known as 'reserved matters' can then be confirmed later. Allowing for planning permission to be granted subject to the condition that reserved matters are approved before development begins.

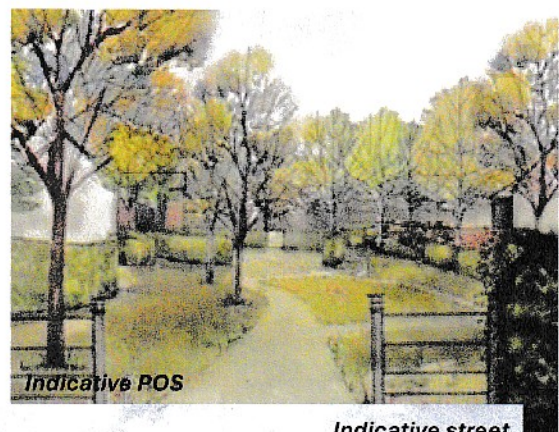
Have your say

Once you have had an opportunity to review this leaflet, please send any comments/queries regarding the development site to the following email or postal address:

Email: info@njlconsulting.co.uk

Post: NJL Consulting, Northspring, 70 Spring Gardens, Manchester, M2 2BQ

Subject line: Guilden Sutton Public Consultation.



Indicative POS

Indicative street





Indicative Masterplan



What does the proposed development deliver?

- Creation of up to 100 new homes comprising a mix of houses and apartments.
- These will consist of 1, 2, 3, and 4 bed homes. Inclusion of at least 45% of homes as affordable.
- All homes to have access to private and communal amenity space.
- Private parking provision with EV charge-points.
- Sustainable urban drainage features.
- Retention and planting of trees and hedgerows alongside delivery of minimum 10% BNG.
- Creation of a pedestrian and cyclist friendly road network with inbuilt traffic calming measures.
- New access points for vehicles, pedestrians, and cycles through and within the site, with a potential connection to the community park.
- All homes designed to meet Nationally Described Space Standards.



Location Plan