

27th March 2019



Dear Neighbour,

RE: Proposed Residential Development and Public Open Space

We write to inform you that Catesby Estates plc is preparing to submit an outline planning application for new homes and public open space on land east of Loxwood Road and Chilton Close.

We are a specialist strategic land promotion and infrastructure business, bringing sites forward through the planning process to deliver much needed new homes. You can find out more about us at www.catesbyestates.co.uk

Your feedback will help shape our proposals before we submit our final outline planning application to Waverley Borough Council.

If as a neighbour to the site you would like to discuss the proposals in more detail, you can contact us on 01926 836910 or email info@catesbyestates.co.uk and we will answer any queries or address any concerns you may have.

This letter has been circulated to local residents close to the development and also includes a freepost return form for your comments.

Our website www.catesby-sweetersreach.co.uk also provides additional information on our proposals.

Yours sincerely,

A handwritten signature in blue ink that reads 'K Yates'.

Katie Yates
Marketing & Communications Manager
katiey@catesbyestates.co.uk

Sweeters Reach

East of Loxwood Road and
Chilton Close, Alfold

Proposed Residential Development and Public Open Space

Catesby Estates plc are putting together proposals for new homes on land east of Loxwood Road and Chilton Close. Our sensitively designed proposals for Sweeters Reach has been tailored to fit the character of the local area and surrounding landscape, whilst providing an increased range of new homes for local residents.

Our proposals



Up to 80 new homes



30% affordable homes providing an opportunity for those struggling to get on the housing ladder



Provision of a well-balanced mix of housing, in-line with the Council's housing mix policy including smaller 1 and 2 bed properties



Public open space for use by the whole community



Potential footpath link through Chilton Close



Vehicular access will be through the CALA Homes Sweeter Fields development which is currently under construction



We are seeking to retain boundary vegetation where possible and create new areas of planting and open space



Respect the residential amenities of nearby properties, with separation distances between new and existing properties

Why now?

The site represents a further logical and proportionate extension to the village following the development to the east of Loxwood Road which is currently being built out by CALA Homes.

Catesby Estates will be submitting an Outline Planning Application, as it is considered that Waverley Borough Council is currently unable to demonstrate a five-year supply of housing land, which is a requirement set by central government. This means there is an urgent need for delivery of homes in the area including affordable homes, which this site will deliver.

What happens next?

Catesby Estates will be submitting an Outline Planning Application, which will set the principles of the development in more detail including site access and housing layout.

Should the application be approved, we will then work with housebuilders to deliver a range of new homes, with first residents taking occupation early 2020.



Have your say

Your feedback will help shape our proposals before we submit our planning application to Waverley Borough Council.

Comments received will be compiled in Statement of Community Involvement documents and submitted with our planning application. Any comments you make in response to these proposals will not affect your right to comment on the planning application submitted to the Local Authority at a later stage in the process.



How to Contact Us

Fill in the Feedback Form and send it back to us
freepost CATESBY ESTATES (no stamp required)

Email your comments to: **info@catesbyestates.co.uk**
or call: **01926 836910**

www.catesby-sweetersreach.co.uk provides additional information on our proposals and you can also submit comments via the website

Thank you for taking the time to read this information, please let us have your feedback by 10th April 2019.





Approved CALA Homes Development
WA/2015/2261 and WA/2017/1250

The Site



FEEDBACK FORM FOR SWEETERS REACH

Please let us have your feedback by the 10th April 2019.

Name:			
Address:			
Email:			
Do you think there is a need for new homes in the area?	Yes	No	
Do you, or anyone you know have a requirement for affordable housing?	Yes	No	
If the development goes ahead what size of housing do you think is required? (Please Tick)			
1-2 Bed (including bungalows)	<input type="checkbox"/>		
2- 3 Bed	<input type="checkbox"/>		
4 Bed +	<input type="checkbox"/>		
Are there any issues or opportunities in the area that you feel are relevant to the proposals? If yes, please specify	Yes	No	
Please provide any other comments you wish to make here:			

All comments received will be reviewed by Catesby Estates plc.

For more information on our policies visit www.catesbyestates.co.uk/catesby-policies or contact us at 01926 836910 / info@catesbyestates.co.uk

About Us

Catesby Estates plc

part of Urban&Civic

Catesby Estates established in 1996, work closely with housebuilders, councils, local residents and other stakeholder groups to deliver, new high quality homes on developments that are seen as a positive part of the local community.

The pressure on the housing market is significant with the demand for homes outstripping supply. An increase in life expectancy, immigration, single person occupancy and the demand for second homes being just some of the contributing factors.

For many first time buyers and young people, house prices are out of reach, with ever increasing deposits and monthly payments reducing the number of owner occupiers.

www.catesbyestates.co.uk



Changes in data protection laws (GDPR) means the rules around how companies collect and share your personal data have changed. Your feedback will be compiled and submitted to Waverley Borough Council in a Statement of Community Involvement Document. Your personal data will not be passed to any other parties. For more information on our policies visit www.catesbyestates.co.uk/catesby-policies or contact us at 01926 836910 / info@catesbyestates.co.uk

Disclaimer: We have taken all reasonable measures to present this information with due care and it is considered correct at time of printing. However the information contained within, is subject to change without notice, and Catesby Estates plc and its employees and agents shall have no liability to the users for any loss, damage, cost or expense incurred or arising by reason of any person using or relying on this information.



No stamp
required

freepost CATESBY ESTATES