

Sunnybower Meadow Development update



Issue 3 | Winter 2025



Keeping you updated

We wanted to provide you with an update on the development and what you can expect from us over the coming months.

Overview

Summary of what's being built:

- 165 new homes including 33 affordable
- New public open spaces
- 2 x Attenuation basins
- Plots to include Photovoltaic panels and EV charging
- New cycle and pedestrian route

Site activity

- We have welcomed the first homeowners to move into their newly completed homes on the site.
- Before Christmas we completed piling on the next phase of plots to be released for sale.
- We have completed the off site service connections along Whalley Old Road
- We have submitted a planning application to redesign an area of the site where the ground is unstable due to slope stability issues.

Sales Area

- The temporary sales suite is still open, however in Spring our sales staff will move over to the permanent sales area which will include a sales office and 3 show homes.

Timeline

- The following homes have been released for sale; Plot 37 – The Laurel, Plot 38 – The Juniper, Plot 39 – The Aspen, Plot 40 – The Beech, Plot 41 – The Beech, Plot 42 – Cypress, Plot 43 – The Aspen.
- The temporary marketing suite is now open
- Our groundworkers are on site laying the roads and sewers for the initial phase
- The site compound has been established

Managing agent

- Trust Green will be appointed as the managing agent on this development, they will be responsible for maintaining all public open space within the site boundary, attenuation ponds, the dry stone wall, landscape management, grassland and borders and resident liaison.

Ecology

- Newly planted trees and scrub will comprise native species.
- The site will provide hedgehog boxes located in quiet undisturbed areas with ground covering vegetation and hedgehog highways (under boundary fences) to allow movement of hedgehogs through the site.



Services

The site is fed by a new substation, until main services are connected the site will be running from a temporary supply.


Development layout plan

2 bedroom home

 The Holly

3 bedroom home

 The Beech

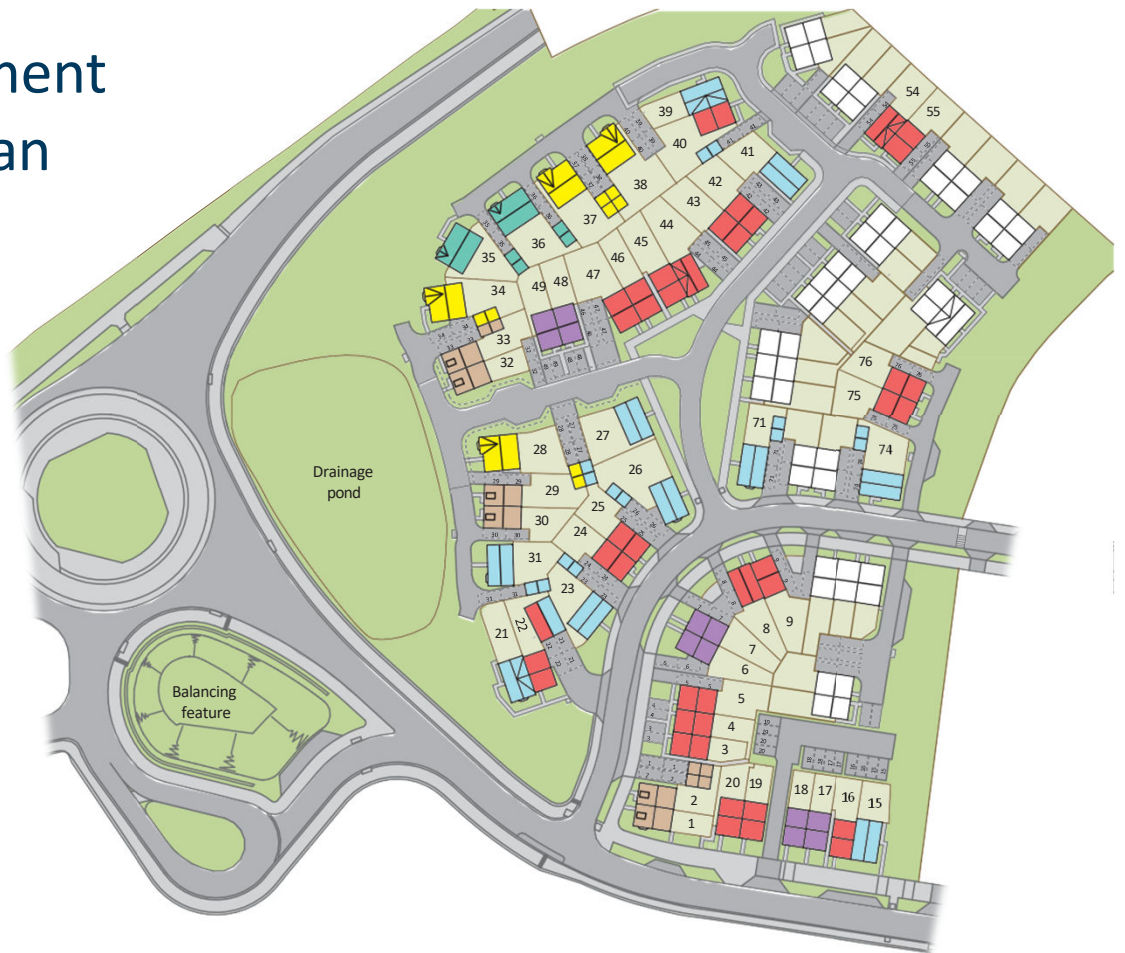
 The Spruce

 The Rowan

4 bedroom home

 The Aspen

 The Chestnut



How will the development benefit the local community?

Section 106 contributions will also support the local community by contributing over **£793,000** towards:

- Biodiversity Net Gain Contributions
- Highways Works
- Sustainable Transport

Please be aware that the dates and information provided are correct at time of print and are dependent on a number of factors, including weather, so are subject to change.

Thank you for your patience while the construction work is taking place. We try to keep disruption to a minimum but appreciate it can be noisy and dirty at times so do contact us if you have any questions, or if you'd like to provide any feedback, by emailing:

sunnybower.meadow@bovishomes.co.uk

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