

# Northstowe Community Update

## December 2016

### First homes sold

The [Bloor Homes](#) marketing suite opened its doors in November for the official sales launch of Northstowe's first homes. With over 500 pre-registering interest in the properties, Bloor Homes has been inundated with enquiries. The first six plots sold off plan within the first two weeks. More will be released this month and later in January. Construction is also moving apace as houses begin to take shape and road infrastructure starts to be laid.



### What's happening on site?

Work on the remaining drainage, sewers systems, bulk filling earthworks and road infrastructure is on track for completion by early next year. Also in 2017 utility works will be completed and work on some of the open spaces will commence.

The Cambridge Archaeological Unit (CAU) has been out in force on the Oakington barracks part of the site. Around 10 hectares of top and sub soil have been stripped back ready for hand excavation and investigation. (Over 75ha will be stripped back in total by 2018). Already evidence has been found of a Roman settlement and dense Iron Age features. Events are planned for Spring to let the local community get a closer, hands on look at the finds being uncovered. [Read more](#)



(Courtesy of CAU)



### Planning News

It's been a busy time - Taylor Wimpey had their first parcel approved on 25 November to develop 40 homes adjacent to the school site. [Linden](#) submitted an application for the largest Phase 1 parcel for 271 homes at the beginning of November with [Bovis](#) submitting the [plans](#) for the first of their three parcels towards the end of last month (consultation closes 20 December). Both will be determined over coming weeks. [Taylor Wimpey](#) have planned to share outline plans for their next parcel H11 with Longstanton Parish Council in January and [Barratt Homes](#) are expected to submit plans for the first of their four parcels before Christmas. All are looking to be on site in the first part of next year.

The application for the **Western Park** which includes sports pitches, open space, land for allotments and a community orchard along with associated foot and cycle ways on the Western edge of Phase 1 has now been approved. Once necessary planning conditions are discharged, work will commence.

Planning Committee agreed the revised proposal for affordable housing submitted by Homes & Communities Agency (HCA). In January 2016, Northstowe Phase 2 was announced as one of five pilot **Starter Homes** schemes as part of the Government plans to help increase home ownership in the UK. The new proposal includes 40% Starter Homes – that will be discounted to help first time buyers aged between 23-40 get on the property ladder – and a further 10% Affordable Rented Homes. This agreement allows the Section 106 £73million investment in community facilities for Phase 2 previously agreed in principle in July 2015 to be given the full green light. [Read more](#)

### Phase 2 work in progress

Following on from the consultations and feedback received earlier this year, the Design Code has been drafted setting out the design principles behind the town centre, movement, access and connectivity across and between neighbourhoods and the look and feel of homes to be built. Submission of the final code is expected early next year. Alongside this work, the HCA team have commenced work on the Town Centre strategy and plan to carry out public consultations in the New Year. [Read more](#)



### Healthy New Towns

Work is underway to weave health and well-being into the fabric of Northstowe. Clare Gibbons, the new Programme Lead has been working alongside partner colleagues from the NHS, the two councils, HCA and others to plan how health and social care can best be delivered to build a healthy new community at Northstowe.

### Community News

Cambridge Meridian Academies Trust (CMAT) shared [plans](#) and expected timelines for Northstowe's secondary school due to open in Sept 2019 at a recent meeting for Longstanton parents. Further update meetings to be held in April and June next year.

The Northstowe Community Working Group (NCWG), residents from neighbouring villages who have been meeting to look at ways to help build, shape and integrate the new community as it emerges, have been busy preparing a pack of practical information to welcome new residents. If you would like to join the NCWG, email [nutan.patel@scamborough.gov.uk](mailto:nutan.patel@scamborough.gov.uk). The Parish Council has also been collecting name suggestions Northstowe's network of new streets and roads.

The **next Community Forum** will be on **18 January, 7 - 9pm** with the informal drop-in session from 6pm at The Pathfinder School on Northstowe Phase 1 site (off Station Rd B1050)

### A14 work begins

Many will have seen compounds emerging and preparatory works taking place around the A14 over the last few months but the long awaited main construction work officially got underway on 28 November marked by a [visit](#) by Transport Secretary Chris Grayling. [Find out more](#)

Visit [www.Northstowe.com](http://www.Northstowe.com) or [register](#) for more news and updates.

For site enquiries, contact Jim Cumberton (Hawk Site Manager) E: [jimcumberton@hawk-group.co.uk](mailto:jimcumberton@hawk-group.co.uk) T: 07547 738032  
For community enquiries, contact Nutan Patel (SCDC) E: [nutan.patel@scamborough.gov.uk](mailto:nutan.patel@scamborough.gov.uk) T: 01954 713461