



## 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

- 56 new houses.
- A range of 2, 3 & 4 bedroom homes.
- A mix of semi-detached and detached homes.
- Public Open Space (POS) and play areas included within shared space in-between phase 3 and 4.
- Bridleway and public footpath included within the POS area.

## SITE ACTIVITY

- Only 4 plots still in build.
- POS areas progressing and to be completed early 2026.
- New houses have been sold and are now occupied.
- Roads to be completed early 2026.
- Riverbank and footpath POS works to be completed spring 2026.

## DRAINAGE

Mains drainage and services are substantially complete.

## TIMELINE

- The first homes to market: 3 bedroom semi-detached, 3 bedroom detached and 4 bedroom detached homes are now sold and occupied.
- Show homes and sales centre are completed and open – The Spruce and The Aspen.
- First completions have now taken place.
- Opening date of play parks and larger area of POS will be completed and opened after completion of the main site construction in January 2026.
- Roads and footpaths are constructed and are open within the first phases on the site.
- POS areas to be completed early 2026 following completion of the build.
- Riverbank protection works to be completed spring 2026.

## MANAGING AGENT

- The managing agent is to be confirmed.
- The responsibilities include general maintenance of non-adopted public areas such as public open space and play areas.

## ECOLOGY

- Protected species are not currently located on the Hatters Chase development, however periodic reviews are undertaken to ensure that we comply with any ecological requirements and responsibilities.
- Trees within the project are protected and managed.
- Local water features such as ponds and brooks are maintained as required under local authority requirements.



# DEVELOPMENT LAYOUT PLAN

## 2 bedroom home

The Hawthorn

## 3 bedroom home

The Hazel

The Rowan

The Spruce

The Beech

## 4 bedroom home

The Willow

The Juniper

The Aspen



## HOW WILL THE DEVELOPMENT BENEFIT THE LOCAL COMMUNITY?

- S106 contributions, affordable housing within phase 2.
- There is a bridleway to be constructed as part of public infrastructure within phase 3 and 4.
- There is a POS area to be constructed towards the end of the construction period within phase 3 and 4.
- There are play areas to be constructed within the POS areas within phase 3 and 4.

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:

[hatterschase.sales@bovis.co.uk](mailto:hatterschase.sales@bovis.co.uk)