

1. Change to Coxbridge development housing phasing

Morning all - Cala Homes have been granted permission to change the trigger point to sell and have occupants in 35 dwellings, rather than the original trigger point where they were not able to start to sell and have occupants in the first dwelling..

As per an email I received from Waverley Planning - they said:

The amended wording to Condition 23 refers to the 35th dwelling and looking at their phasing plan, Phase 1B (in brown) is to be delivered before the area highlighted in mauve or pink (Phase 1C).

The information that we have been provided with is that 35 dwellings would be occupied at the time the highway works have been completed by SCC in mid- to late 2026.

I have attached the relevant phasing plan.

2. Green Corridor AKA Proposed Planting/Maintenance Buffer

Here is information on this matter received from Waverley Planning:

Looking at Proposed Site Layout (attached) the strip of land between the gardens of the new houses and the gardens of the houses on Hazell Road, this looks like a "Green Corridor". This is marked on the Planning Layout (also attached) submitted with WA/2024/00599 as "Proposed Planting/Maintenance Buffer".

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The concern is whether this area will be maintained in keeping with the rural appearance, allowing wildlife to be able to use it.

I have attached the BRICS Plan (these are the developers that bought the land from Cala Homes) as well as the overall Planning Layout Plan for reference.