

Mulberry Homes News

COMMUNITY UPDATE SPRING 2024

Welcome to our Community Newsletter informing you first on proposals for our new development at Blackthorn Road, Ambrosden.



House Type Image. Credit: Mulberry Homes



CGI Image of new Development. Credit: Mulberry Homes

Welcome

Welcome to Mulberry Homes news, a newsletter to keep residents updated on our latest plans for a new community on land north of Blackthorn Road, Ambrosden.

Our Plans

An outline planning permission was secured by Hallam Land on the 19 December 2023 for a residential development of up to 75 dwellings, including affordable housing; bungalows; open spaces (including children's play space); community woodland and other green spaces.

Mulberry Homes have acquired an interest in the site from Hallam Land and intend to make a reserved matters submission to Cherwell District Council to secure approval for details, including the layout, scale, appearance and landscaping of the development. Mulberry Homes intend to make the best use of the land to deliver a sustainable, high-quality development.

We'd like to **know your views** on the development details, before we make our submission to Cherwell District Council.

About Us

Established in 2004, Mulberry Property Developments is a privately-owned company that builds both residential and commercial property across the Midlands and East of England. Based in Warwickshire, Mulberry's journey began in the commercial sector and then expanded into delivering luxury properties in sought-after locations in 2011.

Mulberry Homes were delighted to win the prestigious 2024 Outstanding Achievement Award for Customer Satisfaction in the housebuilding industry alongside the 2024 Gold Award. They have been awarded Gold as 98 per cent of customers who responded said that they would recommend the housebuilder to their friends and relatives. The award reflects the dedication Mulberry Homes has to its customers throughout the build and after care.

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Our Proposed Site Layout



We are seeking your views....



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Development Features

Housing

The scheme will:

- Provide **75** new homes, including:
 - **27** affordable houses.
 - **5** bungalows, some with disability access.
- Use natural materials on feature buildings

Open spaces

- The **Community Woodland** will provide walkways and benches throughout. Dog bins will be provided along the walkways.
- Combined **LAP/LEAP** for Children's Play.
- The **Children's Play Area** equipment will be built from sustainable wood.
- A **pedestrian walkway** will be created to allow foot access around the diameter of the development.

Sustainability & Ecology

- All houses will have an **electric car charging** point
- Visitor car parking bays will have dedicated electric car charging points

Access & Car Parking

- The site access has already been approved in detail by Cherwell District Council.
- Most homes will have **garages** and there will be additional allocated car parking bays.
- There will be marked visitor car parking bays.

Job Creation

- **New jobs** will be created through the construction, sales and marketing process

What's next?

- We are inviting people to [fill out our survey](https://www.urbanissta.co.uk) which can be found online at www.urbanissta.co.uk.

Please complete the survey by the 17th June 2024 so we can review fully

- Having received all the survey feedback, we will review the comments made and address them in our reserved matters submission. Once Cherwell have considered our application and it is approved, Mulberry Homes will move onto site and building will commence.

Want to know more?

This newsletter has been sent to residents adjacent to the site as well as to local stakeholders.

If you have any questions or comments on the plans for this new community, please visit www.urbanissta.co.uk or email info@urbanissta.co.uk or call **0207 459 4549**.