



Hanwood Park Explained

Your guide to the East Kettering development

Welcome!

Welcome to the latest edition of Hanwood Park Explained, a newsletter that aims to give you more information about the development at East Kettering. Inside this newsletter you will find out more about:

- New homes at Hanwood Park
- Traffic calming measures
- Access E – Barton Road / Warkton Lane
- How you can get involved and stay informed

You can view all previous newsletters

online at kettering.gov.uk/HanwoodPark

Progress on Access E: Barton Road / Warkton Lane

Hanwood Park is the new housing development in East Kettering, which over the next 20 years will deliver 5,500 homes, four primary schools, a secondary school, shops, community buildings, employment centres, leisure facilities and parks.

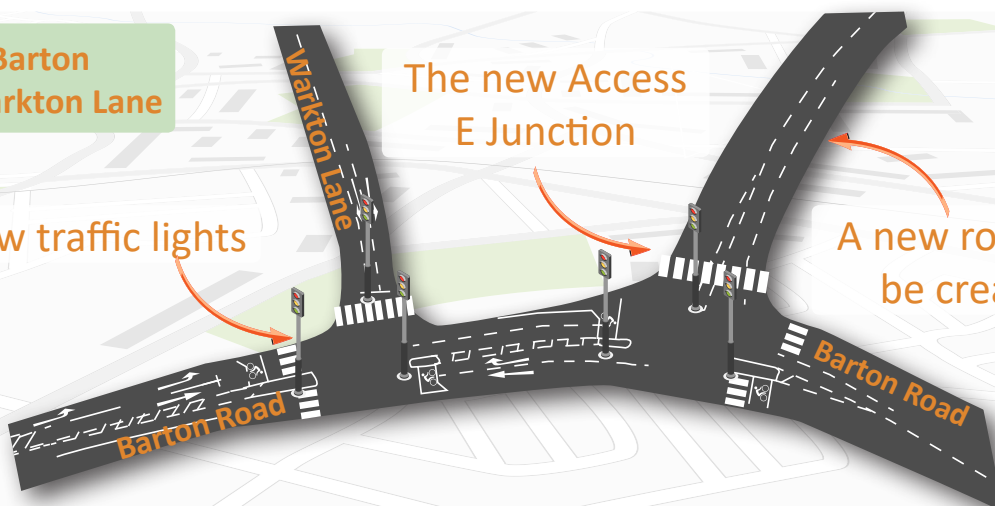
One of the main access roads into the development will lead from a new junction on Barton Road, (Access E). Work has started on site and 101 Barton Road is due to be demolished to make way for the new access road. Work to deliver a double signalised junction is likely to affect local journeys. As the Highways Authority, Northamptonshire County Council will ensure that road works are managed with appropriate diversions, there may be works by utility companies during the work which impact on this. For the latest information visit www.roadworks.org

Access E: Barton Road / Warkton Lane

New traffic lights

The new Access E Junction

A new road will be created



Kettering
Borough Council



Hanwood Park's New Homes

When completed, Hanwood Park will provide 5,500 homes as well as businesses, schools and community buildings. In order for a development of this size to be delivered, Hanwood Park has been divided into smaller, more manageable areas often referred to as development parcels.

Below, we provide an update on the progress of the first developments to be delivered.

David Wilson / Barratt Homes development

As of September, 166 homes are occupied on the areas shown as **R7, R9 & R10** and work has started on 282 of the total 347 units allocated to these parcels. The delivery of houses is progressing well with the green space and play area adjacent to the parcels expected to be delivered by 2019.

Taylor Wimpey development

Planning permission was granted in October 2015 for 167 dwellings, landscaping, roads and drainage with a legal agreement to provide funding towards local infrastructure.

This development will be located behind Barton Road and Warkton Lane (**R19**) with access coming from a new junction at Barton Road/Warkton Lane (**Access E – see front page**). The development is expected to begin on site once the Access E junction work has been completed.



Persimmon Homes development

Persimmon Homes have permission for 342 dwellings with a public open space called Barton Square, which will include a children's play area. The permission can be viewed on the Council's website under application ref: KET/2013/0232.

The permission includes a requirement for a controlled pedestrian crossing on Cranford Road before any homes can be occupied. The works to deliver the crossing and the new accesses into the site are due to start by the end of 2018.



You can find more about the sizes and locations of the other planned parcels of houses by viewing the Strategic Master Plan at www.kettering.gov.uk/HanwoodPark

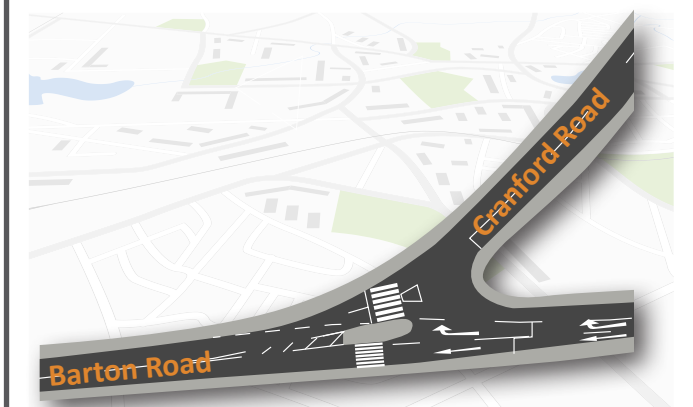


New Attenuation Pond Installation

Works for the first attenuation pond within the central park area started at the beginning of October and are expected to be completed by early 2019. The pond is designed as a feature of the central park and provides a wildlife habitat as well as acting as a natural area to attract surface water run-off from the new development. Works to the attached streams to allow water to leave the pond at a similar rate to the runoff from the existing fields, are currently underway. The attenuation pond works are currently accessed using the construction road from Cranford Road.

Barton Road / Cranford Road (Junction g)

Northamptonshire Highways are designing works for an improved junction. The finalised scheme will be in similar form to the below with a right turn filter from Barton Road into Cranford Road (northbound) along with left and straight on options south bound on Barton Road.



The junction improvements are planned to start at the end of 2019. The construction works will be coordinated with the other highway improvement works to try to reduce the level of inconvenience caused.

Roxhill Business Park

A new application has been submitted for the Roxhill Business Park available to view on the Council's website under ref KET/2018/0774. The application is very similar to the previously approved outline permission which had detailed approval for the main road works including works to the A6 and the new roundabout, which have been completed. The application seeks employment uses on the main part of the site with a fuel filling station on the south west corner of the A14 junction.





Work to start on Access F: Barton Road

One of the main access roads into development is from the bottom of Barton Road by the A14 junction 10. The majority of the work on the Hanwood Park Avenue (the new road) will be undertaken off line including the creation of the new roundabout, however, there will be some works necessary within the existing Barton Road when the new roundabout is being connected in.

Works to complete Access F are expected to be undertaken in 2019 by contractors Whitemountain and could take up to a year. You can find more detail on the plans for Access F, plus plans for Access E and the attenuation pond on the Hanwood Park section of our website, at www.kettering.gov.uk/HanwoodPark

Warkton Lane / St. Catherine's Road

A traffic calming scheme has been designed for Warkton Lane between Deeble Road and north of St Catherine's Road, which will extend the 30mph limit northwards, with speed activated flashing signs and gateway features.

A new pedestrian crossing with pedestrian refuge will be installed with the design currently being finalised by Northamptonshire Highways. These works are intended to be delivered in early 2019, using developer contributions. Find out more at: www.kettering.gov.uk/WarktonLane



Keep up to date with what's happening

There are a number of other ways you can stay informed. If you use social media you will find regular updates via the Council's Twitter feed: [@KetteringBC](https://twitter.com/KetteringBC)

The next meeting of the East Kettering Liaison Forum will take place on 6th December 2018 at Kettering Borough Council and members of the public are welcome to attend.

A comprehensive range of information including news and plans are also available on the Council's website: www.kettering.gov.uk/HanwoodPark

Alternatively, you can speak to a member of the East Kettering Planning Team on **01536 534 316** or via email at eastkettering@kettering.gov.uk

