



Tyttenhanger Estate New Garden Village



Developing a highly sustainable new garden village in Hertsmere

CLIENT

The Tyttenhanger Estate

LPA

Hertsmere Borough Council

STATUS

Ongoing

SERVICES

Planning, Design,
Sustainability, Strategic
Communications, Economics

The project

- The Tyttenhanger Estate represents an opportunity to develop a highly sustainable new garden village community in a key strategic location within the borough of Hertsmere on the site of previously used Green Belt land.
- The new community proposals will comprise a sustainable mixed-use new settlement of up to 6,000 new homes (4,000 homes within the plan period) and a country park.
- We were appointed in 2017, providing planning, design, sustainability and economics advice throughout each stage of the emerging Hertsmere Local Plan. We submitted proposals for the settlement including a comprehensive vision document.
- Tyttenhanger remains the only substantial site currently identified by Hertsmere Council in their latest "Planning For Growth" consultation document (October 2018) suitable for a strategic new settlement in the district, capable of accommodating over 4,000 new dwellings and strategic new employment opportunities (4,000 new jobs).

Contribution to meeting UNSDGs

- Goal 11 includes promoting accessible places and protection of heritage assets; specifically 'providing access to safe, affordable, accessible and sustainable transport systems for all and ensuring access for all to adequate, safe and affordable housing'.
- Tyttenhanger Estate New Garden village contributes to Goal 11 as the sustainably located settlement will fully provide for its own community needs and facilities, including cycle routes, primary and secondary schools, sports provision, open spaces, doctors surgeries, clinics and new shops.
- The settlement will benefit from direct access to Junction 22 of the M25, and is also designed to be accessible by a variety of sustainable transport methods, including public transport and cycle networks. This includes a dedicated express busway allowing for quicker access to nearby railway stations.



Turley