

Kings Dene, Kelvedon



Master Plan and Design
by Barton Willmore

Kings Dene, Kelvedon promoted as a sustainable and alternative solution for strategic development in North Essex

CLIENT

Parker Strategic Land

LPA

Braintree District Council

STATUS

Ongoing

SERVICES

Planning, Economics, Sustainability, Development Viability

Our role

- The site was promoted in response to the Local Plan Inspector's concerns regarding the viability and sustainability of Garden Communities in Braintree District, Colchester Borough and Tendring District.
- An updated Sustainability Appraisal was required. Kings Dene, Kelvedon was assessed as part of that process and found to be in a strategically important position.
- Kings Dene sits on the railway line to Liverpool St, between the A12 and A120 and adjoins the county council's preferred route for the A120 Expressway.
- We provided Planning, Development Viability, Economics and Sustainability appraisal services to ensure the Kings Dene proposals were robust, alongside appearing at the reconvened Local Plan examination.

Results

- The site was assessed in the Additional Sustainability Appraisal and found to be in a strategically important location.
- Our Planning team co-ordinated a multi-disciplinary design team to develop a compelling set of representations that demonstrated Kings Dene is a highly sustainable and deliverable new community. The scheme has been shown to be viable, deliverable and sustainable.
- The scheme would deliver up to 5,000 new homes as well as c. 36 hectares of employment land. Other benefits would include enhanced facilities at Kelvedon railway station, a new road link around Kelvedon, and new education facilities (in particular a secondary school in a location without such facilities).