



## Good News Bulletin- Edition 19—December 2022

Welcome to the Land Promoters and Developers Good News Bulletin.

Published on a monthly basis the Federation wishes to recognise and celebrate the good work achieved by our members.

Thank you to everyone who has supplied content and congratulations on your success.

# Gleeson Land Wins 200-Home Development Planning Appeal in Basildon

**gleeson** land  
Promoting Land. Unlocking Value.

Gleeson Land is pleased to announce that it has secured its seventh consecutive appeal success this year, in Basildon. The site is 19.8 acres and will comprise up to 200 homes on green belt land north of Kennel Lane, Billericay.

Gleeson Land worked closely with Basildon Council to develop the proposal, which had been an emerging allocation within now withdrawn Local Plan. The development will help deliver much needed housing, including affordable housing, within Basildon along with public open space and a net gain in biodiversity.

This appeal win follows on from a further six wins over the past year that cover over 650 dwellings, including:

- Tars Farm in Barnham
- Land South of Sandhole Lane in Westbury Leigh
- Land North of Beauchamps Drive in Midsomer Noton
- Land West of Station Road in Hailsham
- Land to the north of Whychurch Farm and south of Filands in Malmesbury
- Land north of Webbs Court in Lyneham

**Guy Gusterson, Managing Director of Gleeson Land, commented:**

*"I am thrilled to announce the result of this appeal, with Kennel Lane being Gleeson Land's seventh successive appeal win this year. This development provides the opportunity to deliver much needed homes in Basildon, and we are looking forward to progressing this project with the agent in bringing this opportunity to the market."*

To find out more information about Gleeson Land and its work across the UK, please visit [www.gleesonland.co.uk](http://www.gleesonland.co.uk)



We are delighted to announce we have successfully completed our sale at Melton Road, East Goscote to Redrow. The site benefits from planning permission for 270 dwellings.

Many thanks to Karl Edwards, Becky Simpson, Nicola Baines, David Hough and Peter Dutton (Gladman), Gary Crisp and Andrew Noton (Redrow) Emma Marston and Nick James (Howes Percival), Sarah Palmer and James Brodie (Shoosmiths), Simon Abbott (Freeths), Trevor Wells (Wells McFarlane Ltd) and Richard Nichols (E H Lane Ltd).

Congratulations to our landowners!



We are pleased to announce that following a hearing in October 2022, our appeal for up to 40 dwellings on land at Front Road, Woodchurch (Ashford District Council) has been allowed.

Many thanks to the whole appeal and application team for their assistance in achieving this planning permission: Sian Gulliver, Stuart Carvel, Richard Naylor, Steve Barker, Finley White, Lynette Anderson (Gladman), Christian Hawley (No5 Barristers' Chambers), Clive Self (CSA Environmental), Enzygo, Ashley Helme Associates Ltd, ULS, Noise Consultants Ltd, AQC Ltd, Baldwin Design Consultancy Ltd and JLP SURVEYING CONSULTANTS LTD.

Congratulations to our landowners!



We are pleased to announce that following a hearing in November 2022, our appeal for up to 50 dwellings on land east of North Street, Biddenden (Ashford District Council) has been allowed. This follows another recent appeal success in Ashford for a site at Woodchurch.

Many thanks to the whole appeal and application team for their assistance in achieving this permission: Stuart Carvel, Richard Naylor, Finley White, Joshua Cornes Prince2, Lynette Anderson, Sophie Ost (Gladman), Christian Hawley (No5 Barristers' Chambers), Gail Stoten (Pegasus), Helen Kirk, Keith Nye (FPCR), Enzygo and Eddisons.

Congratulations to our landowners.



We are pleased to announce that following a Public Inquiry in October this year, our appeal for up to 200 dwellings on Land off Bournebridge Hill, Halstead (Braintree District Council) has been allowed.

Many thanks to the whole appeal team for their assistance in achieving this valuable planning permission: Emma Tutton, Peter F., Beth Ambrose, Peter Dutton, Tom Schofield, Rachel Goddard (Gladman), Martin Carter (Kings Chambers), Dick Longdin FLI (Randall Thorp), Luke Regan (Tetra Tech), Ben Pycroft (Emery Planning), and to everyone else involved in the project along the way.

Congratulations to our landowners!





# Richborough Estates

## Resolution to Grant Outline Planning Permission Secured for Derbyshire Residential Site



**We're pleased to have secured a resolution to grant outline planning permission for up to 75 new homes off Chesterfield Road in Matlock.**

Our proposals for the 10.55-acre site include a mix of housing (including 30% affordable), public open space sustainable urban drainage systems (SuDS), parking provision, and areas of natural play are proposed.

The site represents a sustainable form of development in an accessible location, with bus stops on the site frontage, as well as footpath improvements and a pedestrian crossing as part of the proposals.

Briony Stenhouse, Land and Planning Manager at Richborough Estates said: *"We're delighted that Derbyshire Dales District Council has permitted outline planning permission for the scheme, subject to the Subject 106 agreement. We carried our extensive consultation with the local authority and community which informed the plans. Our vision is a high-quality residential development that complements the surrounding area and comprises market and affordable homes that respond to the local housing need."*

For more information, please contact Briony Stenhouse: [briony@richboroughestates.co.uk](mailto:briony@richboroughestates.co.uk)

*Season's Greetings*

The LPDF would like to wish our members and affiliates a very Merry Christmas and a Happy New Year.

Thank you for your continued loyalty and support and we look forward to seeing you in 2023.