

DELIVERING QUALITY PLACES

Fig. 10. Illustrative Layout of Phase 1 - Circa 350 New Homes



- 1. Connection to existing village of Whittlesford
- 2. New Village Green
- 3. Riverside Park
- 4. New woodland to reinforce edge to railway line
- 5. Wooded character to northern areas of village applied to Duxford Road
- 6. New woodland to reinforce wooded nature of Whittlesford
- 7. Potential connection to Whittlesford Parkway Station
- 8. Area for potential future development
- 9. Whittlesford Parkway Station
- 10. Retained copse and archaeology
- 11. Access from A505
- 12. Primary access street
- 13. Traditional field boundaries enhanced to bed development into landscape
- 14. Existing public right of way
- 15. Local character feature of fragmented landscape edge to settlement
- 16. Proposed school
- 17. Potential location of shared sports facilities
- 18. Potential bridleway extension
- 19. Village Square and Local Centre
- 20. Linear village common acting as sensitive linking landscape edge to existing village

Fig. 9. Concept Masterplan for circa 1,200 New Homes

Low Car Layout

Cycle Route and Development Edge onto Green

Whittlesford is already an attractive village, close to excellent transport links, rolling countryside and world-class employment and research facilities.

The satellite Parkway station (renamed in 2007) is however poorly connected to the village to the north. Land control secured through Grosvenor and its partners can now facilitate the completion of these two settlements halves, providing a mix of circa 1,200 excellently located homes in a sustainable setting designed around principles of walkable neighbourhoods, wellbeing and social inclusion.

The first phase of some 350 of so homes will function as a physical design code, implemented by Grosvenor and its partners to set new standards in design and construction, using the best aspects of local vernacular, as well as building research to create a template settlement designed to respond to climate change and future lifestyle choices.