

Planning Application Public Consultation

LAND TO THE NORTH OF PARKLANDS

WALTHAM ABBEY

We invite you to ***have your say*** and submit your comments on the proposed residential led mixed-use development for 400 dwellings at Waltham Abbey.

Further details are outlined overleaf, with full details of the proposals available on the Manor Oak Homes website at:

www.manoroakhomes.co.uk/project/wal-048/



Please send us your comments by 11th June 2025

by email to: denise.barnes@ceresproperty.co.uk
or, in writing to: c/o Denise Barnes,
Ceres Property, 1 Whitbreads Business Centre,
Whitbreads Farm Lane, Little Waltham,
Chelmsford, CM3 3FE

THE PROPOSALS

Manor Oak Homes are currently preparing an outline planning application for up to 400 dwellings and a local centre, to include a food store and community centre on land to the north of Parklands, Waltham Abbey. The land forms the eastern half of land allocated for development under Policy P3 of the Adopted Epping Forest Local Plan (2023). A Strategic Masterplan Framework is being prepared to cover the full extent of the P3 allocation and is planned to be subject to a separate consultation exercise later this summer.

It is proposed to deliver the following as part of the development:

- ❖ Up to 400 dwellings, to include 40% affordable housing
- ❖ Local Centre to include community centre, foodstore up to a size of 500 square metres
- ❖ New Access onto Parklands
- ❖ Public Open Space to include neighbourhood equipped and locally equipped areas of play
- ❖ Sustainable Urban Drainage Features
- ❖ Minor diversion of route of existing public right of way

