



Creating new spaces for the whole community

Following an initial round of consultation earlier this year on community uses for the proposal site south of Lewes Road, Croudace Homes is now bringing forward an initial layout for developing the land.

Croudace is looking to bring forward an Outline application following this latest round of consultation, which will seek to establish the principle of development. It will cover access, community facilities and how many homes will be delivered. Detailed designs will then be submitted with a Reserved Matters application at a later stage.

Our emerging proposals have sought to respect the site's features, such as the important hedgerows and boundary trees, as well as providing community facilities to address the previous allocation alongside much-needed new homes. Our proposals include:

- Up to **100 new homes**, of which around **40%** would be designated as affordable
- A mixture of housing will be delivered, ranging from one-bedroom flats to five-bedroom houses
- Extensive new public open spaces, wildlife habitat areas and landscape enhancements

- The retention of existing trees and hedgerows where possible, including the protected hedgerows, planting new trees and creating new wildlife habitats
- Car parking will be provided in accordance with Council standards
- Vehicular access will be provided from the B2192 Lewes Road as well as new footways along Lewes Road to connect the site to the wider area
- Pedestrian routes throughout the site, linking the proposed new homes with the community space and the wider area
- Integrated use of sustainable drainage systems, including ditches and ponds, to manage surface water drainage and water quality

The plans will also feature a range of new community facilities, including sports provision and a play area. More details are provided in our dedicated section on Community Spaces.