

A photograph of a stone church with a clock tower and a cemetery in the foreground. The church has a large Gothic-style window and a clock tower with a weather vane. The cemetery contains several gravestones. The scene is set in a grassy area with trees in the background.

LAND SOUTH OF
STATION ROAD
CNP03

DEVINE HOMES PLC

builders of fine homes

ABOUT DEVINE HOMES PLC

- Family owned company
- Formed over 30 years ago
- Build approximately 30 – 50 homes per year
- Focus lies on delivering high quality family homes which complement surrounding environments
- Development focus is predominantly Surrey and Sussex

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Concept Plan



Indicative Layout



PRINCIPLES OF DEVELOPMENT



Key features:

- Bollard lighting to respect rural setting
- Range of house sizes to accommodate local needs
- Parking provision in excess of County Standards
- 35 dwellings
- Design of homes to be in keeping with village style
- 1, 2, 3 and 4 bed units
- 35% affordable homes
- Provision for open space / play area
- 10m buffer zone around the site



POTENTIAL COMMUNITY BENEFITS

- Funding towards AQMA monitoring and mitigation
- Funding towards community groups
- Funding towards new bus service in the village
- Provision of electric vehicle charging points
- On site play facilities
- Additional footpaths to increase connectivity
- Land available for school drop off zone and school expansion land
- Increase in number of allotment provision with associated parking