

# Church Walk Development update

Issue 2 | Autumn 2024



## Keeping you updated

We wanted to provide you with an update on what you can expect as the development nears completion.

### Church Walk in Newton Abbot

We are in the final stages of the development that will focus on the adoption of roads, sewers and the completion of the landscaped areas, so Church Walk can be handed over to the managing agent.

The development features: new homes, a play park, an attenuation basin and ecological wetland area, public open space, and a contemporary stone circle piece of public art.

## Managing agent

The managing agent is Trinity (Estates) Property Management Limited and the management company is Whitehill Management Company (Newton Abbot) Limited.

The first phase (north of and including Whitehill House Lane) is anticipated to be handed over to the management company in winter.

You will receive additional communication from them directly.



## Services

The current service providers are:

- British Gas (gas)
- British Gas (electric)
- South West Water (water)
- See the Light – GTC (broadband)



## Site activity



- The attenuation basin, which is designed to capture any excess surface water and release it to natural watercourses at a controlled rate, has been completed.
- The play park and public open space have been completed.
- The public art has been created and installed.
- The roads are due to be finished by the end of the year.
- Sewers have been completed.
- Most footpaths have been topped and the remaining footpaths will be finished as the site's completed.
- Grit bins have been installed.
- The streetlights have been installed and a small number will need to be relocated prior to the handover to the management company.
- At the entrance to the site, some works in early 2025 will involve temporary traffic lights on the A382 for a couple of weeks.
- The neighbouring septic tank to the north-east of the development will be removed and the drainage of five local off-site properties will be connected to our sewer system. These works, along with the remediation of the ground, will be completed and funded by others and will resolve a historical problem we have had with our neighbours.
- The eight self-build units will be serviced and prepared ready for marketing.
- The silt will be removed from the detention basin prior to the handover to the management company.
- Drainage remedial works will continue for all three phases and once each phase is signed off by South West Water, manholes will be raised and the road will be topped for each phase.
- The site compound has now been moved.



## Landscaping

As we approach planting season, a full audit of all planted areas will be completed before each area is handed over to the management company.



# Development layout plan



Work to improve a 'golden highway' between Newton Abbot and the A38 is set to begin later this year. More than £30m of improvements to the A382, which will see improved journey times and safety on the road, were unanimously agreed by Devon County Council's development management committee in 2017.

## Church Walk will support the local community by contributing over £2.162 million towards:

- Allotments
- Community facilities
- Ecology
- Employment
- Traffic regulation
- Sustainable travel
- Community Infrastructure Levy

Please be aware that the dates and information provided are correct at time of print and are dependent on a number of factors, including weather, so are subject to change. The above site plan has been produced for home identification purposes only and is not to scale. The development layout, landscaping and tenure of all dwellings may be subject to change throughout the course of the development. Finishes and materials may vary from those shown on the plan. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of production.

Thank you for your patience while the construction work is taking place. We try to keep disruption to a minimum but appreciate it can be noisy and dirty at times so do contact us if you have any questions, or if you'd like to provide any feedback, by emailing:

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**Linden**  
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