

# The Quarters @ Redhill newsletter

Resident update - Spring 2024

# Linden HOMES



Keeping  
you  
updated

As work at The Quarters @ Redhill continues, we wanted to keep you informed and provide you with an update on some aspects of the development.

#### Sewers and pumping station

Sewers and pumping station have been installed. The process of adoption will commence when the development reaches 51% occupation.

#### On-site amenities

Various areas of the dedicated public open space (POS) have been installed and the newly-created informal public footpaths are now open.

#### Road surfacing

Required remedial works to the roads have been carried out. Subject to anticipated council approvals, road surfacing to Phase One is scheduled for completion in June 2024.

#### Sales arena

The Sales Arena, including one Sales Experience Centre and the two show homes will continue to have an on-site presence for the foreseeable future. Any changes to this will be notified accordingly.

#### Tree planting

An estimate of between 10 to 20% of the on-site tree planting has already been completed, with planting to the larger public open space (POS) area during the fourth quarter of 2024.

#### Nature areas

Public open space features in several locations on-site, including the introduction of two ponds and the retention of the existing pond forming part of the Sales Arena.

#### Community contributions (S106)

A commitment has been made to contribute over £500,000 to local highways, over £900,000 to primary education, over £500,000 to secondary education, over £600,000 to public transport, and over £200,000 to leisure facilities.

We would also like to thank you for your patience, and to assure you we will be doing everything we can to minimise disruption while building works continue.

[lindenhomes.co.uk](http://lindenhomes.co.uk)



Images show typical Linden Homes house types – specifications and elevations may vary.

## Contact

In the meantime, if you have any queries please contact us by emailing Customer Services at [CustomerService.NorthCentral@vistry.co.uk](mailto:CustomerService.NorthCentral@vistry.co.uk) or call 01785 788 300.

# The Quarters at Redhill

Information for residents

**Linden**  
HOMES

## Building homes, creating communities

At Linden Homes we build award-winning new homes at developments across the UK. We take great pride in the wide range of house styles on offer, as well as the many ways that customers can enjoy living at each location.

At The Quarters @ Redhill - in partnership with our affiliated company Linden Homes - we will be delivering 458 new homes in total. 298 will be mixed tenure and 160 will be designated as Affordable Homes.

### Managing Agent: A Dandy Wren Ltd

An established company, managing the needs of developments through a network of property professionals. For details visit [adandywren.com](http://adandywren.com).

### Your safety is our priority

When walking through any of our developments, please be aware of the areas where construction work is in progress and adhere to all the safety signs on display there. In order to cross the 'build line' you must be accompanied by a staff member, and wear all the correct protective clothing required by regulations, including a hard hat, safety boots, and hi-vis jacket.

### Protecting wildlife

Linden Homes is working in partnership with the Bumble Bee Conservation Trust and British Hedgehog Preservation Society.

### Outside spaces to enjoy

At Linden Homes we appreciate the importance of having outdoor space close by, and play areas for children to enjoy. At The Quarters @ Redhill you will find a play area that is appropriate for all ages, plus a large expanse of POS area.

### Attenuation ponds

A fairly common feature around new residential developments, attenuation ponds are an important element in the collection and management of rainwater for irrigation and to prevent flooding. At The Quarters @ Redhill you will find two attenuation basins have been created, which is in addition to the two existing ponds (not required as part of the drainage strategy).



Images show typical Linden Homes house types – specifications and elevations may vary.

PLEASE BE AWARE THAT THE DATES AND INFORMATION PROVIDED ARE, TO THE BEST OF OUR KNOWLEDGE, CORRECT AT TIME OF GOING TO PRESS. HOWEVER, DATES FOR COMPLETION OR IMPLEMENTATION OF WORKS ARE DEPENDENT ON A NUMBER OF FACTORS, INCLUDING WEATHER CONDITIONS. CONSEQUENTLY, THE TIMINGS OUTLINED IN THIS LITERATURE MAY BE SUBJECT TO CHANGES BEYOND OUR CONTROL.

## Contact

In the meantime, if you have any queries please contact us by emailing Customer Services at [CustomerService.NorthCentral@vistry.co.uk](mailto:CustomerService.NorthCentral@vistry.co.uk) or call **01785 788 300**.