



To Councillor Wilby
Sent by email

29 June 2021

Dear Councillor Wilby,

Proposal for Monarch Park, Stamford North – the next chapter for Stamford

I am writing to let you know that Larkfleet Homes will shortly be consulting on a proposal to deliver the western portion of the Stamford North sustainable urban extension (SUE), known as Monarch Park.

Due to the fact we are only just emerging from the coronavirus restrictions, it is felt that a physical consultation is not advisable. However, a project website – www.monarchpark.co.uk – will be available by 1 July 2021 which contains details about the proposals. We will also be advertising the consultation via the local media, posters displayed in the area and a newsletter which will be distributed to residents living closest to the site. A copy of the newsletter is attached to this email.

Stamford North is the first urban expansion on this scale for Stamford, and all parties involved in the project acknowledge that it is a challenge and a responsibility to help this much cherished town to grow in order to meet the needs of its current and future residents over the next 20 years. It has been planned by South Kesteven District Council and Rutland County Council based on strong principles of good quality urban design, environmental sustainability, and well connected and balanced, integrated communities.

Significant discussion and collaboration between the authorities, landowners and developers has taken place over the past few years to help shape the structure and placemaking attributes of the Stamford North urban extension. This has culminated in the adopted and emerging Policy allocations that will underpin the delivery of the overall SUE and which have formed the basis of the proposal for Monarch Park.

Monarch Park is being promoted by Larkfleet Homes, an award-winning local development and housebuilder company with headquarters in Bourne, Lincolnshire. Over the past few years, Larkfleet Homes has worked closely with Rutland County Council, South Kesteven District Council and the Burghley House Preservation Trust, in addition to other parties, to develop plans for Stamford North in line with the policy requirements of the Local Plans and the local priorities identified in the emerging Stamford Neighbourhood Plan.

A Development Brief for the overall Stamford North scheme is being brought forward by South Kesteven District Council and Rutland County Council. From this, Larkfleet Homes has developed a Vision for Monarch Park, which is being brought to life through this proposal.

The proposal includes:

- Up to 650 new homes, including affordable housing, to contribute towards the new housing requirements identified and allocated in the adopted and emerging Local Plans
- A 30-hectare Country Park, for local residents and the wider community
- A 'local centre' that provides vital services alongside a community space and a visitor centre for the Country Park
- High quality modern urban design that complements Stamford's historic core, built to sustainable construction standards
- Traffic mitigation strategies
- A seamless integration with the other parts of Stamford North alongside new pedestrian and cycle links through to the existing urban fringe
- A sustainable movement strategy, which prioritises pedestrians and cyclists
- Formal recreation opportunities through accessible sports pitches and a multi-use games area (MUGA) for netball, 5-a-side football, basketball and more
- Several children's playgrounds, with a large play area alongside access to woodland
- Financial contributions to help fund education and health provision and other localised services to meet the needs of the community through the Community Infrastructure Levy

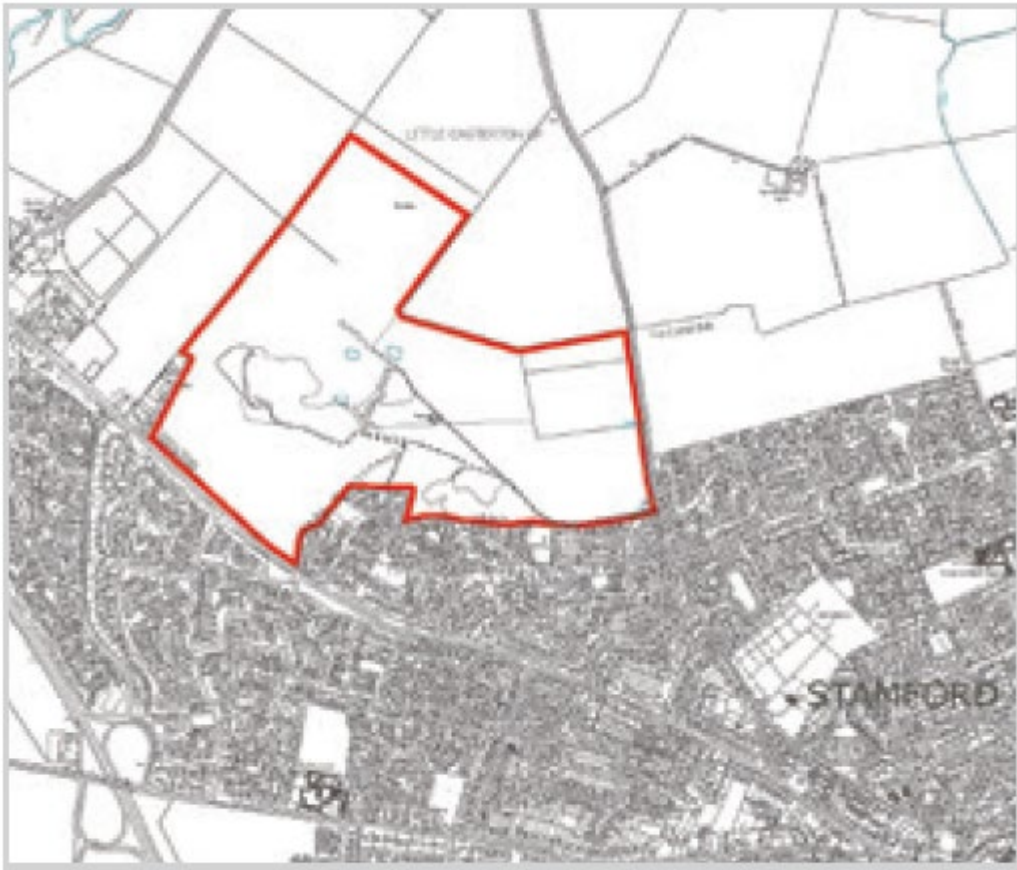
We would like to invite you to an online roundtable meeting to discuss the proposal. The meeting is due to take place on **Thursday 15 July at 4.00pm**. If you would like to attend, please email Larkfleet-consultations@athene-communications.co.uk and we will send you a link to the meeting. In addition, if you would like to complete our feedback survey, this will be available on the website from 1 July. We are asking for feedback by 22 July 2021.

Yours sincerely,



Kelly Linay

Athene Communications
On behalf of Larkfleet Homes



Site location