

**WINTRINGHAM**  
ST NEOTS

# Loves Farm Community Association update

21 April 2021



## Civic Square

Benefiting from a café, health centre, nursery and convenience store



## To St Neots Train Station

9 mins  
3 mins  
3 mins

**New homes on sale now!**



## Pedestrian walkways

36.4% of the development will comprise green space, including nine kilometres of cycle paths and walkways.



## Offices

Flexible, well-connected office space to support growing sectors within the local area.



To Cambridge

37 mins

To Bedford

30 mins

## Housing parcels

Nearly 40 different housing types including 1 to 2 bedroom apartments and 3 to 4 bedroom houses.

# Homes and facilities



-  Green Infrastructure
-  Haul Route
-  Road and Servicing Infrastructure
-  SW Drainage

**1** Cala Homes  
• 222 units  
• 14.7 acres

**2** Morris Homes  
• 233 units  
• 16.8 acres  
• First completions: Q3 2020

**3** Durkan (exchanged)  
• c.293 units  
• 14.3 acres

**4** Under offer -  
• c.106 units  
• 8.9 acres

**5** Parcel 5  
• c.330 units  
• 22.3 acres

**1** Wintingham Primary Academy  
• On site  
• Completion: September 2020

**2** Business Area

**3** Community Centre

**4** District Centre  
Gym, café & Co-op

**5** Assisted Living / Care Village  
• 9.5 acres

**6** Western Gateway Pond  
• On site: April 2020  
• Complete

**7** School Plaza

# Public Realm spaces

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## Three Fishes Pond

The Three Fishes Pond is a key gateway feature, which provides water storage and habitats for nature. Three Fishes Pond includes a pond platform that provides an accessible and inclusive resting place that strengthens the connection to the water.



## School Plaza

The School Plaza is a key civic space that provides the setting for the primary school and a meeting space connecting the area with the future District Centre and green infrastructure at Wintringham.



# “District Centre” – design is evolving



- Advanced contract negotiations with Co-op for convenience store
- Small number of retail units
- New nursery
- Café
- Community space

# Online public consultation

How do you feel about the quality of community spaces where you live?



89% voted neutral to positively about this

✓ 550 answered

Key:

😞	0-14.2%
😓	14.3-28.5%
😐	28.6-42.7%
😏	42.8-57%
😄	57.1-71.3%
😁	71.4-85.6%
😍	85.7-100%



- Opportunity to have your say and influence design
- Understand what your priorities are for a new community space

# Community space youth co-design workshop

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- Engage with a group of young people (aged 11 – 18 years) to co-design a community space at Wintringham
- Facilitate a collaborative workshop to capture ideas/thoughts/feelings around what a successful community space would look like

# Play areas

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## Ripple Park

The pocket park play area contains a meandering play trail either side of the pathway to encourage play on the way, and inspiring unique play ideas. Picnic benches and seating overlook the active landscape, whilst naturalistic planting areas and larger trees wrap around the edges creating separation from the roadside.



## Bret Park

Nestled amongst large pine trees, the play tower offers many ways to play, climbing to the top up ladders, ropes or netting gives tree canopy views, while log steppers and ornamental boulders set into undulating landform create more natural play experiences.



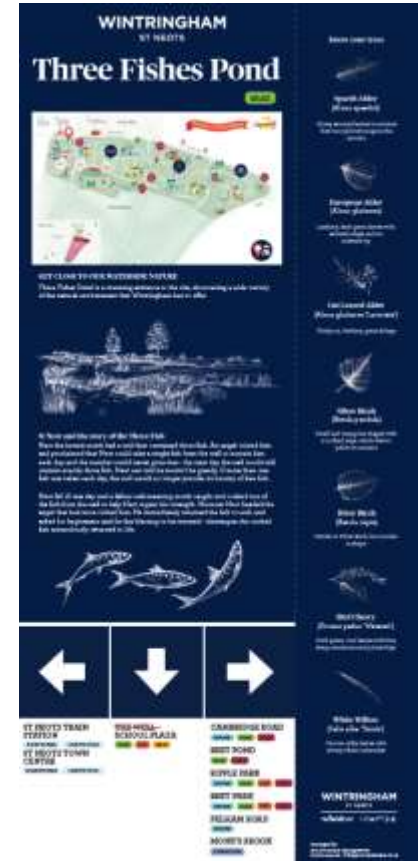


# The Fort

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# Wayfinding routes



# Upcoming events

- Play areas opening  
13<sup>th</sup> May
- Food Truck Revolution  
1<sup>st</sup> May



# Social channels

 **We Are Wintringham**  
Published by Abi Harvey (P) · 14 October 2019 · 🌐


Looking down from the skies above, our drone photographer has captured Wintringham's first primary school taking shape. The design for this timber built school is centred around a courtyard which will include mature trees in a woodland setting at its very heart, providing an inspirational place to learn! Who wants to go back to school?!





1,704  
People reached

71  
Engagements


[Boost again](#)

 **wearewintringham** ...


[Message](#)  

**Wintringham St Neots**  
Wintringham will be a welcoming place with homes, employment, schools and facilities, connecting people to St Neots town centre and beyond.  
[linktr.ee/wearewintringham](http://linktr.ee/wearewintringham)

Followed by [oxfordarchaeology](#), [hustidc](#), [timgeorgephotographer](#) + 3 more

  
Community

70 posts      406 followers      148 following



Thank You

