

# Your neighbourhood update

**Development name:**

Maes Y Rhedyn

**Planning consent no.:**

Ref: P/2017/1054

**No. of homes:**

181

## Public open spaces

All public open spaces, other than the swale area to the bottom corner of the site, are now open and handed over to the management company. The swale area to the bottom corner will be formed and seeded over the next 2 months, this will be the responsibility of Bellway to bring to the required standard and hand over to the management company.

## Play areas

Bellway Homes are responsible for creating access to the play equipment and getting this area open to the public.

## Streetlights

All street lights are now installed and commissioned.

## Street names

Any remaining street name plates will be installed prior to final surfacing of all roads and footpaths, this is planned to be completed by the end of September.

## Bins / dog waste bins

Bellway Homes are responsible for the installation of all bins. It is our understanding that these are now installed to the play areas open to the public.

## Final surfacing - block paving private and shared drives

The drives to plots 231-237 and 245-251 are due to be completed by the end of September.

## Trees, landscaping and street scene

All plot landscaping is now completed.



## **Bike shelters**

N/A

## **Final surfacing - roads and footpaths**

Final surfacing will be completed in phases across the development in line with the build phases.

## **Local authority roads / footpath adoption**

Wrexham Borough Council are the adopting Highway Authority and will be responsible for formally adopting and maintaining the roads and footways in the future. Formal adoption can only take place once the final surfacing for the entire development has been completed and a subsequent 12 month maintenance period allowed. Works to the roads and sewers are on going and will continue for approximately the next 12 months.

## **Waste water / pump station adoption**

There is no foul water pumping station on the development. All foul water drainage is connected via a gravity connection.

## **Bus routes**

There are no bus routes affecting the development.

## **Future phases**

The development will be constructed in one phase with build completion currently anticipated around Summer 2024.

## **Sub stations / generators**

There is an existing substation off Gardener Court that is commissioned and live, serving as a point of electric connection for the development.

## **Public right of way**

There are no existing Public Rights of Way affecting the development.

## **Landscape adoption**

The adoption of the open spaces on this development will coincide with the build completion of the development and is lead by Bellway.



## Bollards and bollard lighting

All bollard lighting is now completed.

For further information or guidance on your new home, please visit our Customer Aftercare page at [anwyllhomes.co.uk](https://anwyllhomes.co.uk)

*thoughtful homes*