

# Building Great Places

## Development Update - Infrastructure, amenities and facilities at Arborfield Garrison

We take pride in what we do and work hard to deliver developments our customers will enjoy living in.

As well as building high quality homes, our developments are designed to include the necessary infrastructure, useful amenities, leisure facilities and green open spaces.

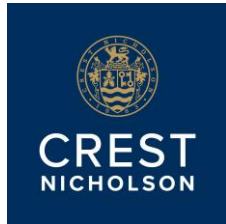
The table below gives details of the works which are in progress and are planned to be delivered at Arborfield Garrison. The works are also shown on the plan below.

The timescales provided for completion of works are indicative and may be subject to change based on external market factors.

### Schedule of remaining works to site wide development

Plan Ref	Description	Remaining Works	Third party?	Forecast Date for Works Completion
1	Allotments	<ul style="list-style-type: none"> <li>100% of allotment works to complete.</li> </ul>	No	Q2 2024
2	Parcel 1C	<ul style="list-style-type: none"> <li>5 plots to build.</li> </ul>	No	Q1 2024
3	Parcel 1B	<ul style="list-style-type: none"> <li>Complete</li> </ul>	No	N/A
4	Parcel H	<ul style="list-style-type: none"> <li>Complete</li> </ul>	Yes	N/A
5	Linear Park 1	<ul style="list-style-type: none"> <li>Complete</li> </ul>	No	N/A
6	Parcel 1A	<ul style="list-style-type: none"> <li>Complete</li> </ul>	No	N/A
7	Parcel J	<ul style="list-style-type: none"> <li>Complete</li> </ul>	Yes	N/A
8	Parcel C2	<ul style="list-style-type: none"> <li>Complete</li> </ul>	Yes	N/A
9	Parcel C1	<ul style="list-style-type: none"> <li>Complete</li> </ul>	No	N/A
10	Supermarket	<ul style="list-style-type: none"> <li>Commercial unit to complete.</li> </ul>	Yes	Q1 2025
11	Pub/ Restaurant	<ul style="list-style-type: none"> <li>Commercial unit to complete.</li> </ul>	Yes	Q4 2025
12	Community centre	<ul style="list-style-type: none"> <li>Commercial unit to complete.</li> </ul>	No	Q4 2025
13	District Centre	<ul style="list-style-type: none"> <li>166 plots to build.</li> <li>Commercial units.</li> </ul>	No	Q3 2026

**December 2023– Updated Quarterly**

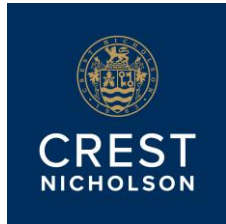


# Building Great Places

## Development Update - Infrastructure, amenities and facilities at Arborfield Garrison

		<ul style="list-style-type: none"> <li>• 100% of landscaping works to complete.</li> <li>• 100% of highways and drainage to complete</li> </ul>		
14	Parcel RE	<ul style="list-style-type: none"> <li>• 47 plots to build.</li> <li>• 100% of landscaping works to complete.</li> <li>• 100% of highways and drainage to complete</li> </ul>	No	Q3 2026
15	Bohunt School	<ul style="list-style-type: none"> <li>• Complete</li> </ul>	Yes	N/A
16	Parcel P	<ul style="list-style-type: none"> <li>• 30 plots to build</li> <li>• 100% of landscaping works to complete.</li> <li>• 100% of highways and drainage to complete</li> </ul>	Yes	Q3 2024
17	Linear Park 2	<ul style="list-style-type: none"> <li>• Footpath link</li> <li>• Orchard</li> <li>• Footbridges</li> <li>• 50% of drainage to complete.</li> </ul>	No	Q1 2025
18	Parcel N	<ul style="list-style-type: none"> <li>• 67 plots to build</li> <li>• 100% of landscaping works to complete.</li> <li>• 100% of highways and drainage to complete</li> </ul>	No	Q3 2026
19	Linear Park 3	<ul style="list-style-type: none"> <li>• Footpath link</li> <li>• Play area</li> </ul>	No	Q1 2026
20	Parcel O2	<ul style="list-style-type: none"> <li>• 135 plots to build.</li> <li>• 100% of landscaping works to complete.</li> <li>• 100% of highways and drainage to complete</li> </ul>	No	Q1 2027
21	SANG 1	<ul style="list-style-type: none"> <li>• Complete</li> </ul>	Yes	N/A
22	SANG 2	<ul style="list-style-type: none"> <li>• Complete</li> </ul>	Yes	N/A
23	Parcel T	<ul style="list-style-type: none"> <li>• Complete</li> </ul>	No	N/A
24	Parcel O1	<ul style="list-style-type: none"> <li>• Complete</li> </ul>	No	N/A
25	Linear Park 4	<ul style="list-style-type: none"> <li>• Footpath route garrison Lake</li> </ul>	No	Q2 2024

December 2023– Updated Quarterly



# Building Great Places

## Development Update - Infrastructure, amenities and facilities at Arborfield Garrison

		<ul style="list-style-type: none"> <li>Fishing platforms (not for use)</li> <li>Refurbishment of the southern footbridges.</li> </ul>		
26	Parcel U2	<ul style="list-style-type: none"> <li>Complete</li> </ul>	No	N/A
27	Parcel V2E	<ul style="list-style-type: none"> <li>30 plots to build.</li> <li>25% of landscaping works to complete</li> <li>40% of Highways and drainage to complete</li> </ul>	Yes	Q3 2024
28	Parcel V2S / U1	<ul style="list-style-type: none"> <li>Complete</li> </ul>	No	N/A
29	Parcel V2N	<ul style="list-style-type: none"> <li>73 plots to build.</li> <li>100% of landscaping works to complete</li> <li>100% of highways and drainage to complete</li> </ul>	No	Q3 2025
30	Farely Hill School	<ul style="list-style-type: none"> <li>Complete</li> </ul>	Yes	N/A
31	Parcel X	<ul style="list-style-type: none"> <li>Complete</li> </ul>	Yes	N/A
32	Film Studio	<ul style="list-style-type: none"> <li>Commercial unit to complete.</li> </ul>	No	Q4 2027
33	Film Studio	<ul style="list-style-type: none"> <li>Commercial unit to complete.</li> </ul>	No	Q4 2027
34	Film Studio	<ul style="list-style-type: none"> <li>Commercial unit to complete.</li> </ul>	No	Q4 2027
35	Film Studio	<ul style="list-style-type: none"> <li>Commercial unit to complete.</li> </ul>	No	Q4 2027
36	Green Corridor	<ul style="list-style-type: none"> <li>50% of landscaping works to complete.</li> </ul>	No	Q4 2023
37	Parcel S	<ul style="list-style-type: none"> <li>10 plots</li> <li>100% of landscaping works</li> <li>100% of highways and infrastructure</li> </ul>	Yes	Q2 2025
38	Parcel AA	<ul style="list-style-type: none"> <li>Complete</li> </ul>	Yes	N/A
39	Church	<ul style="list-style-type: none"> <li>Refurbishment of the Church</li> <li>Car park</li> </ul>	Yes	Q2 2024
40	Sports Pavilion and pitches	<ul style="list-style-type: none"> <li>Sports pavilion</li> <li>Sports pitches</li> </ul>	No	Q4 2024
41	Parcel K	<ul style="list-style-type: none"> <li>Complete</li> </ul>	Yes	N/A

December 2023– Updated Quarterly



# Building Great Places

## Development Update - Infrastructure, amenities and facilities at Arborfield Garrison

42	Parcel L	<ul style="list-style-type: none"> <li>• 27 plots to build</li> <li>• 100% of landscaping works to complete</li> <li>• 100% of highways and drainage to complete</li> </ul>	No	Q1 2027
43	Parcel M	<ul style="list-style-type: none"> <li>• Complete</li> </ul>	Yes	N/A
44	Langley Common Road	<ul style="list-style-type: none"> <li>• Subway closure</li> <li>• Pedestrian Crossing</li> </ul>	No	Q3 2024
45	Biggs Lane	<ul style="list-style-type: none"> <li>• Toucan Crossing adjacent to roundabout.</li> <li>• Pegasus crossing at Linear Park 3 access</li> </ul>	No	N/A Q3 2024
46	Princess Marina Drive West	<ul style="list-style-type: none"> <li>• Bus stop / shelter install.</li> <li>• Highway link at the Head of Garrison Lake to parcel T.</li> </ul>	No	Q4 2024 Q4 2024
47	Princess marina Drive South	<ul style="list-style-type: none"> <li>• Extension to the south into the District Centre</li> </ul>	No	Q3 2024
48	Nine Mile Ride Extension	<ul style="list-style-type: none"> <li>• Pegasus crossing completion.</li> </ul>	No	Q3 2024
49	A327 Roundabout	<ul style="list-style-type: none"> <li>• Complete</li> </ul>	No	N/A

Notes:

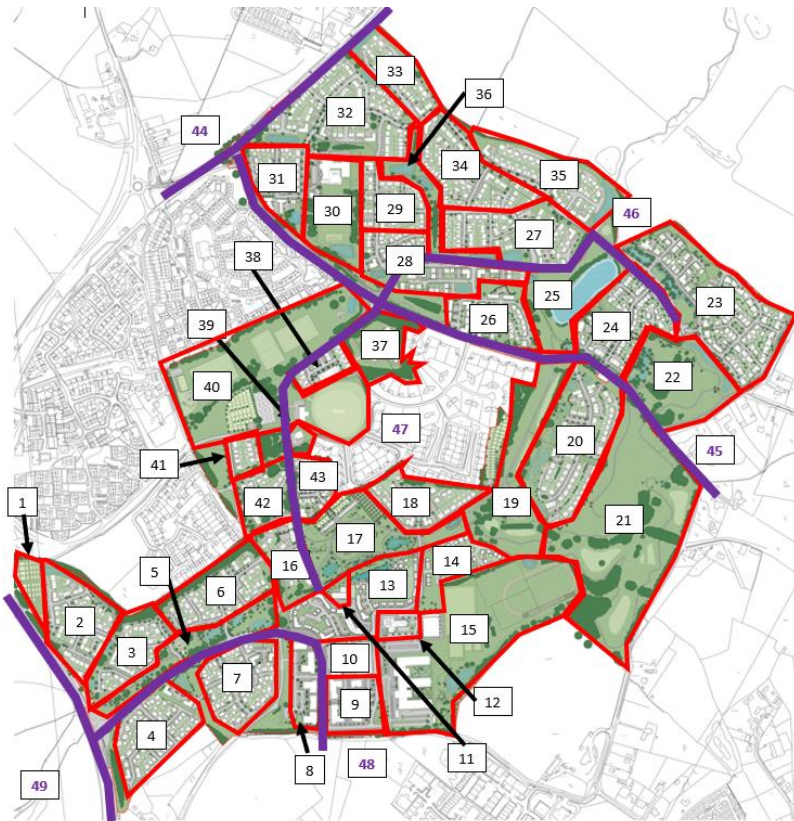
- The estate management company will also be responsible for maintaining small areas of incidental landscaping and shared drive accesses for a small number of properties. These items are not included on the above schedule due to their more limited nature and use, however they will be completed alongside the adjacent homes.



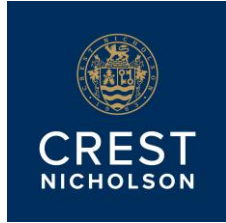
# Building Great Places

## Development Update - Infrastructure, amenities and facilities at Arborfield Garrison

### Parcel Remaining Works Plan



December 2023– Updated Quarterly



## **Building Great Places**

### **Development Update - Infrastructure, amenities and facilities at Arborfield Garrison**

#### **Managing Agents Contact Details**

Arborfield Green Community Interest Company has appointed Pinnacle Property Management LTD to undertake the estate management for the development. Should you wish to discuss any estate management matters please contact the following:

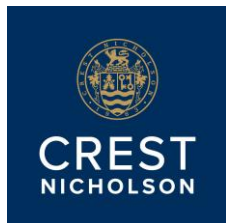
Pinnacle Property Management LTD

Tel: 0118 932 0180

Add: Units 1, 2 & 3, Beech Court, Wokingham Rd, Hurst, Berkshire, RG10 0RQ

Web: [www.pinnaclepm.co.uk](http://www.pinnaclepm.co.uk)

**December 2023– Updated Quarterly**



## Building Great Places

### Development Update - Infrastructure, amenities and facilities at Watermans Gate

We take pride in what we do and work hard to deliver developments our customers will enjoy living in.

As well as building high quality homes, our developments are designed to include the necessary infrastructure, useful amenities, leisure facilities and green open spaces.

The table below gives details of the works which are in progress and are planned to be delivered at Watermans Gate. The works are also shown on the plan below.

The timescales provided for completion of works are indicative and may be subject to change based on external market factors.

For information on progress of these works please check the Development website accessed via [www.crestnicholson.com](http://www.crestnicholson.com)

#### Schedule of Remaining Works to Parcel

Plan Ref	Description	Remaining Works	Is a Third Party Responsible for Completing?	Forecast Date for Works Completion
1	Adoptable Road	<ul style="list-style-type: none"><li>Roads and associated landscaped areas to be constructed.</li></ul>	No.	Q1 2024.
2	Adoptable Road	<ul style="list-style-type: none"><li>Roads and associated landscaped areas to be constructed.</li></ul>	No.	Q2 2024.
3	Adoptable Road	<ul style="list-style-type: none"><li>Roads and associated landscaped areas to be constructed.</li></ul>	No.	Q3 2024.
4	Adoptable Road	<ul style="list-style-type: none"><li>Roads and associated landscaped areas to be constructed.</li></ul>	No.	Q4 2024.
5	Adoptable Road	<ul style="list-style-type: none"><li>Roads and associated landscaped areas to be constructed.</li></ul>	No.	Q1 2025.
6	Adoptable Road	<ul style="list-style-type: none"><li>Roads and associated landscaped areas to be constructed.</li></ul>	No.	Q2 2025.
7	Adoptable Road	<ul style="list-style-type: none"><li>Roads and associated landscaped areas to be constructed.</li></ul>	No.	Q3 2025.
8	Parking Court	<ul style="list-style-type: none"><li>Parking court and associated landscaped areas to be constructed.</li></ul>	No.	Q4 2024.

**December 2023 – Updated Quarterly**



## **Building Great Places**

### **Development Update - Infrastructure, amenities and facilities at Watermans Gate**

Notes:

- The estate management company will also be responsible for maintaining small areas of incidental landscaping and shared drive accesses for a small number of properties. These items are not included on the above schedule due to their more limited nature and use, however they will be completed alongside the adjacent homes





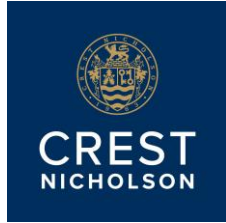
# Building Great Places

## Development Update - Infrastructure, amenities and facilities at Watermans Gate

### Parcel Remaining Works Plan



December 2023 – Updated Quarterly



## **Building Great Places**

### **Development Update - Infrastructure, amenities and facilities at Watermans Gate**

#### **Schedule of Remaining Works to Wider Estate**

Please refer to Arborfield PEG document.

#### **Managing Agents Contact Details**

Arborfield Green Community Interest Company has appointed Pinnacle Property Management LTD to undertake the estate management for the development. Should you wish to discuss any estate management matters please contact the following:

Pinnacle Property Management LTD

Tel: 0118 932 0180

Add: Units 1, 2 & 3, Beech Court, Wokingham Rd, Hurst, Berkshire, RG10 0RQ

Web: [www.pinnaclepm.co.uk](http://www.pinnaclepm.co.uk)

**December 2023 – Updated Quarterly**