

Your neighbourhood update

Published Date:
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Development name:
Alexandra Gardens

Planning consent no.:
Ref: 18/4050N, Ref: 18/4051N

No. of homes:
249

Public open spaces

All accessible Public Open Space (POS) is now handed over to Trust Green who are managing the areas.

All other POS areas will be accessible as the adjacent properties are legally completed.

The last section of cycle path will be installed opposite plots 150 to 152, along with the landscaping works, ahead of it being handed over to Trust Green before Christmas 2025.

Play areas

All play areas are now open.

Streetlights

All street lights are now connected and commissioned, any further lights will be installed and commissioned as the development progresses.

Street names

All Street Name plates are installed on the development.

Bins / dog waste bins

Where the open space areas have been handed over to the management company, the maintenance and emptying of the bins are the responsibility of Trust Green.

Final surfacing - block paving private and shared drives

All Private and Shared drives have now been final surfaced.

Trees, landscaping and street scene

All trees and hedges have been planted. the last section of landscaping, either side of the cycle path opposite plots 150 to 152 will be done before Christmas 2025.



Final surfacing - roads and footpaths

All roads that can be final surfaced have now been completed. Works will begin on final surfacing on Anzac Drive, Wren Drive and Clive Road in late November with a view to be finished before Christmas 2025. Following this the spine road programme will be established.

Local authority roads / footpath adoption

Cheshire East 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 has been completed and a subsequent 12 month maintenance period allowed. Formal adoption of the roads and footways is therefore anticipated in Winter 2026.

Waste water / pump station adoption

United Utilities are the Adopting Drainage Authority and will be responsible for formally adopting and maintaining the drainage systems and the foul water pump station in the future. The necessary legal agreement has been signed by all parties and a full inspection of the drainage systems needs to be completed before a 12 month maintenance period is allowed. Once the 12 month maintenance period has been completed, formal adoption of the drainage systems and pump station can take place. Formal adoption of the drainage systems and pump station is therefore anticipated Winter 2026.

Bus routes

There are no bus routes through the development.

Future phases

The development has been completed in one build phase.

Sub stations / generators

There is an existing sub station on site located adjacent to the pump station and play area. The substation has been commissioned and is now live.

Public right of way

There is an existing Public Right of Way (PRoW) which crosses the Eastern corner of the site. This will be maintained by the Local Authority following completion of the development.



Landscape adoption

The majority of the open space has now been handed over to Trust Green, with only a few small areas left to be handed over.

Bollards and bollard lighting

There are none to be installed at this development.

AOB build

Now all construction work is complete on site, please be aware that the main road through the development will still be used for construction traffic by Watkin Jones. Therefore, this road will only be final surfaced once Watkin Jones' construction is complete.