

# Public Consultation Information

Proposed Residential Development Land off Admirals Close, Shifnal



Illustration of site frontage



Street scene in development



# Proposal and Consultation Information

Proposed Residential Development Land off Admirals Close, Shifnal



## DEVELOPMENT PROPOSALS

It is anticipated that a full planning application will be submitted for a residential development of 69 dwellings accessed off Admirals Close, Shifnal.

## BENEFITS OF THE DEVELOPMENT

1. 15% affordable homes providing accommodation to those that need it most.
2. A mix of high quality 1, 2, 3 and 4 bedroom homes, that are proportionate to the needs of the local area.
3. Provision of over 1.2 acres of public open space across the site with the development increasing the accessibility to usable greenspace for residents and the wider community.
4. Enhancing the public realm by supplementing existing trees and vegetation mixed with new trees and hedgerows across the development.
5. Enhancements to biodiversity – at least a 10% increase against the sites current biodiversity value.
6. Energy efficient properties which incorporate the latest low-carbon technologies to all dwellings.
7. Electric car charging points to all dwellings.
8. Sustainable urban drainage features to enhance the surface water flow to support the site and the wider area.

## TIMING

If planning permission for the proposed development is granted, it is expected that construction may begin in Summer 2026.

## CONSULTATION

If you have any comments or questions regarding the proposals, then please do not hesitate to approach a member of the project team who are in attendance. Please also feel free to take a feedback form that is available. This form includes an email address where you can ask any retrospective questions beyond the extents of this public consultation.

## ABOUT US

Shropshire Homes has a well-deserved reputation for creating homes in keeping with their environment, and an impressive record of prestigious and sensitive projects to its credit.

For over 40 years, Shropshire Homes has operated to a simple philosophy to provide quality homes of distinctive character in prime locations.

This ethos has led to the company establishing a well-deserved reputation for creating homes in keeping with their environment, and an impressive track-record of converting prestigious, historic, listed, iconic and often sensitive buildings, into luxury properties.



# Existing Site Context

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# Proposal in More Detail

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Landscape buffer to site frontage.

Dual Aspect house types designed to address public spaces within the site.

Existing swale retained as part of sustainable drainage strategy.

Existing 'Green Edge' of development retained with additional planting to reinforce woodland and allow wildlife to thrive.

| SCHEDULE OF ACCOMMODATION   |          |      |                        |
|-----------------------------|----------|------|------------------------|
| HOUSE NAME                  | QUANTITY | BEDS | PERCENTAGE (of tenure) |
| OPEN MARKET HOUSING (80%)   |          |      |                        |
| BELGRAVE                    | 8        | 2    | 14%                    |
| BERWICK                     | 12       | 3    | 20%                    |
| RADNOR                      | 8        | 3    | 14%                    |
| MULBERRY                    | 7        | 3    | 12%                    |
| EARLSDALE                   | 9        | 3    | 15%                    |
| GRASMERE                    | 15       | 4    | 25%                    |
|                             | 59       |      |                        |
| AFFORDABLE HOUSING (15%)    |          |      |                        |
| AFFORDABLE RENTED           |          |      |                        |
| APLEY                       | 3        | 1    | 100%                   |
|                             | 3        |      |                        |
| AFFORDABLE SHARED OWNERSHIP |          |      |                        |
| APLEY                       | 3        | 1    | 43%                    |
| STANTON                     | 4        | 3    | 57%                    |
|                             | 7        |      |                        |
| Total                       | 62       |      |                        |

Proposed layout of development designed to respect existing properties on southern boundary.

Dwellings have been orientated to face out onto the green spaces and avoid potential overlooking to existing properties.

Proposed footpath connection.

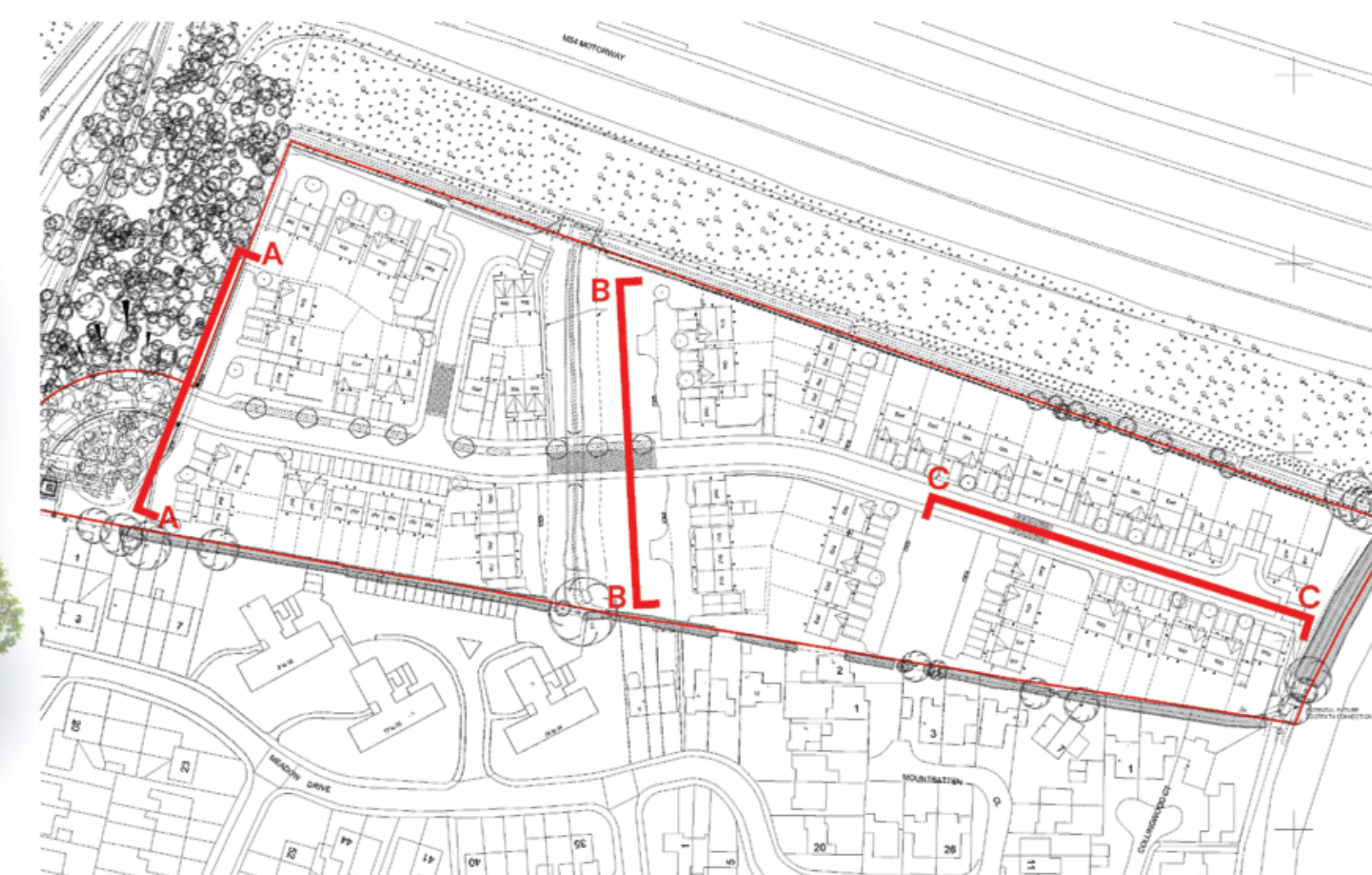


# Proposed Streetscenes

Proposed Residential Development Land off Admirals Close, Shifnal



**STREET SCENE | A-A**



**KEY PLAN | NTS**



**STREET SCENE | B-B**





# Drainage

Proposed Residential Development Land off Admirals Close, Shifnal

