

**URBAN DESIGN FRAMEWORK
SUPPLEMENTARY PLANNING DOCUMENT
CHEQUERS COURT, HUNTINGDON
(Report by HEAD OF PLANNING SERVICES)**

1. INTRODUCTION

- 1.1 This urban design framework examines the redevelopment opportunities on land in and around Chequers Court shopping area, in the centre of Huntingdon. It presents the planning policy context for the redevelopment of this area, which includes the creation of new shops and car parking for the town.
- 1.2 Development Management Panel has been asked to consider the draft framework and make relevant comments. Once representations have been considered and reported to Cabinet, it is intended to adopt the document as a Supplementary Planning Document.

2. BACKGROUND

- 2.1 It has long been recognised that the large scale redevelopment of Chequers Court is necessary if the town centre is to be reinvigorated.
- 2.2 This document analyses the current situation, looking at the physical constraints and access issues.
- 2.3 The owners of Chequers Court have for a long time expressed a wish to redevelop their buildings, but are aware that only by working jointly with others will the most appropriate redevelopment be achieved.

3.0 THE URBAN DESIGN FRAMEWORK

- 3.1 The purpose of this urban design framework is to ensure that all of the aspirations for this area can be brought together to create well planned and appropriate development on site.
- 3.2 Particularly important is the creation of a practical phasing plan for the successful implementation of any redevelopment, looking at how the parking will work, which buildings should be demolished and how much new building will be required.
- 3.3 The framework sets design parameters for the successful development of the site, ensuring that future proposals achieve

imaginative and distinctive solutions. Indicative layouts will illustrate what could be achieved.

4. CONCLUSION

- 4.1 Production of an urban design framework is best practice and will help to secure the most appropriate form of development over this large area. Any comments or changes will be brought to Cabinet before it is adopted.

5. RECOMMENDATION

- 5.1 To consider the possible development scenarios for this site, and give guidance about the potential acceptability of those scenarios (which could then be appropriately incorporated into the finalised document).

BACKGROUND INFORMATION

Huntingdonshire Core Strategy 2009

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