Within the Parklands Village SPD boundary North Somerset Council owns just under 33ha and its ownership also extends north and west of the SPD, including Locking Head Farm.

There are a number of important landowners, as illustrated left. The diagram below shows the application proposals from Mead Group and the latest masterplanning proposals from St. Modwen and the Homes & Communities Agency.

It is important that a balanced mix of employment, residential, retail and community uses is provided across Parklands Village.

The street network within these three main ownerships (MEAD Group, St. Modwen/HCA and NSC) must create an integrated, accessible and sustainable development. To deliver this there is continuing coordination between the landowners on the land use and access arrangements.

Mead Group

To the north and east of the Council’s landholdings, a planning application has already been submitted by the MEAD Group. This is due to be determined shortly.

The position of the Mead Group landownership means that its application has significant implications for delivery of employment and housing on NSC land.

Moss Family

There is land within the ownership of the Moss family which is identified in the SPD for a mix of uses including secondary education.

As far as we are aware there has been no detailed masterplanning work undertaken by this landowner.

HCA/St. Modwen (Locking Parklands)

To the south planning permission has already been granted for two initial phases of housing and employment at “Locking Parklands”. There is also a resolution to grant detailed planning permission for the Leisuredome and access from the A371.

A comprehensive outline planning application for the remainder of the “Locking Parklands” site has been submitted and is due to be determined shortly.