



Community Newsletter – Winter 2021

Keeping residents and stakeholders of Glan Llyn informed of estate management and development activity.



WELCOME TO THIS EDITION OF THE GLAN LLYN NEWSLETTER

As we fast approach the end of the year, we wanted to update you on what's been happening around the development.

It's been a busy few months with lots of exciting activity including community fitness classes, Halloween decorating competitions and development milestones.

Glan Llyn Estate Management Limited and FirstPort would like to wish everyone a Happy Christmas and this year will be providing two Christmas trees as well as lights around the development for everyone to enjoy.

Best wishes
Lucinda Clason-Thomas

ESTATE MANAGEMENT – update from your managing agent FirstPort

TREE WORKS

Following receipt of a tree survey, the priority works have been completed and further works will now be reviewed for phase two.

TREE AND HEDGE REPLACEMENT

The second half of a rolling programme of tree planting and hedge replacement will take place this winter with the aim of replacing the remaining damaged or dead plants on the established part of the development in the coming months.

REEN CLEARANCE

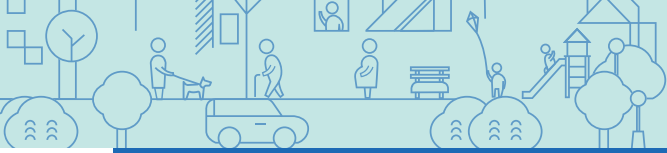
We are currently working with our landscapers and consultants regarding the next phase of the Reen clearance work and hope to be able to undertake these works shortly.

MANHOLE COVERS

We have repaired several manhole covers in the grassed areas around the established part of the development which were previously uneven or unsightly in order to improve safety and appearance.

NEW PARK SIGNAGE

New information signs have been erected in Western Park and around the Pools at the front of the development. These have been created by the management company to celebrate the amazing wildlife on our development and provide some more information to our residents. Refreshed Play Park signage has also been installed throughout the development.



RESIDENTS WORKING GROUP

We're in the process of creating a new working group of residents who can help the community to be the best it can be.

The group will provide a platform for open and productive discussions on the management of the development. Glan Llyn Estate Management will meet regularly with the group, together with local councillors and other stakeholders, and will share updates with the wider community.

We're currently meeting with residents who have expressed an interest in taking part, but if you would like to put yourself forward please contact glanllynestates@stmodwen.co.uk.



A new noticeboard has been installed in Western Park.

If you have a community event, initiative or piece of news that you would like to share with your neighbours, please contact your development manager John Hamilton who can assist in displaying a notice.

ECOLOGY PARK

Finally, we wanted to provide you with an update on the open space on the western edge of the development, running parallel to Spencer Way.

This land is designated as an ecology park as part of the overall masterplan for Glan Llyn. The space will be open for residents' use and will remain wildlife-rich for the enjoyment of the community.

Please note that the area is currently not accessible to members of the public, but specific plans are currently being considered and once finalised will be shared with residents.

ST. MODWEN DEVELOPMENT UPDATE

We're pleased to confirm that Lovell has recently completed on the purchase of land at Glan Llyn and is moving forward with the delivery of 500 homes, including affordable homes and some are also available through Shared Ownership.

Construction work at the Locke Gardens development will start in the coming months. The first of the new homes will be on the market as early as 2022.

