



Rivers Edge

Issue 6 | Spring 2026



Keeping you updated

We wanted to provide you with an update on the developments and what you can expect from us over the coming months.

Overview

- 513 new build homes across the development.
- A mix of 2, 3 & 4 bedroom homes.
- 2 Public Open Space areas and 2 play areas.
- Some homes to have photovoltaic (PV) panels
- All properties benefit from EV car chargers.

Site Activity

- Commencement of Slutchers Lane highway improvement works due Spring 2026.
- Removal of site compound commenced in March.
- Staged handover of POS areas to TrustGreen is under way.
- LEAP play area, attenuation basin and large useable POS area to be provided in southeast corner of the development.

Drainage

- The surface water discharges into the River Mersey, which is covered via a fee to be collected by Trustgreen.
- Foul water discharges into the existing United Utilities network via the on-site pump station, which is to be adopted by Icosa Water Ltd.
- Minor works to the pump station are required and to limit the disruption to residents, will be scheduled to commence alongside the new footpath installation to Slutchers Lane. This will be coordinated with residents via a letter drop.

Timeline

- Additional works to complete the emergency access to Phase 1 via Slutchers Lane, minor remedials to damaged kerbs and final surfacing to the footpath on Slutchers Lane.
- Drainage remedials, prior to adoption, are being undertaken. Once completed, final surfacing and white lining can be arranged for highways.
- The above-mentioned works will be coordinated to give as little disruption to residents as possible.
- The proposed works to the POS area will provide residents with a more useable landscaped area. The previously proposed layout had a smaller attenuation basin, which connected to the surface water drainage, and a larger lower-level overflow basin. The revised proposal, whilst providing an improved and increased attenuation capacity and still providing the surface water drainage outfall, allows for a more useable area to residents. With the proposed levels gently increasing from the plan area towards the Mersey by a maximum of 1.2m, Countryside will also be planting multiple trees and meadow flowers along the top of the bund – something which wouldn't have been possible with the previous design. The bund will also provide some additional acoustic screening from the adjacent highway and provide further flood defence from the Mersey, with the levels of the development already being raised in line with the Flood Risk Assessment.

Managing agent

- Trustgreen have been appointed on behalf of Countryside Homes to maintain the soft landscaped/Public Open Space areas of the Rivers Edge development.

Ecology

- There will be a badger foraging area along the southern boundary with approved fencing to be installed.



Development layout plan

- 2 bedroom homes
 - The Esk
- 3 bedroom homes
 - The Longford
 - The Lea
 - The New Ashbourne FCT
 - The Blyth
 - The New Stamford
 - The New Walton
 - The Foss
 - The Foss FCT
 - The Ashop
 - The New Calder
- 4 bedroom homes
 - The Lymington
 - The Dene
 - The Oakham
- Pre-sold homes
 - 2 bedroom homes
 - 3 bedroom homes
 - 4 bedroom homes



How will the development benefit the local community?

Rivers Edge will also support the local community by contributing £700,000 towards:

- S106 contributions, comprising of:
- £300,000 contribution to local education.
- £300,000 contribution to public transport.
- £100,000 health contribution.

Please be aware that the dates and information provided are correct at time of print and are dependent on a number of factors, including weather, so are subject to change.

Thank you for your patience while the construction work is taking place. We try to keep disruption to a minimum but appreciate it can be noisy and dirty at times so do contact us if you have any questions, or if you'd like to provide any feedback, by emailing:

riversedge@countysidehomes.com



COUNTRYSIDE
Homes