



**Bassetlaw**  
DISTRICT COUNCIL  
— North Nottinghamshire —

# The Draft Bassetlaw Plan: Spatial Strategy: Garden Villages



## North Nottinghamshire Garden Villages

Each village will have a distinct character with an innovative, unique design that incorporates best-practice on elements such as streetscapes, the built and natural environment, and respecting the local geography.

# OUR VISION

Create two interconnected Garden Villages that will deliver a high-quality living environment and improve the sustainability of the wider area.

Garden Villages are fully planned, self-contained communities where people of all ages can live, work, learn, and play within a sustainable, green, healthy, and active environment.

Using predominantly previously developed land at Gamston Airfield and the former Bevercotes Colliery site, these new villages will provide growth and investment opportunities that will support a longer-term strategy for Bassetlaw, beyond 2035, and provide benefits and opportunities for new and existing residents and businesses.

A total of **6,630 HOMES** need to be built in **Bassetlaw** **BY 2035**

Of these **1,000 HOUSES** are proposed to be built in the **New Garden Villages**

This represents **15% of total** housing needed in **Bassetlaw**

**Gamston Airfield Village** could accommodate **625 HOMES** before 2035, and **1,875 HOMES BEYOND**

**Bevercotes Colliery Village** could accommodate **375 HOMES** before 2035, and **1,125 HOMES BEYOND**

At least **15 hectares** of land could be allocated for **High Quality Employment**

## Community

So that each Garden Village is able to be self-contained, the developments would include:

- ✓ A nursery and primary school within each village, as well as a secondary school at the Gamston Airfield site
- ✓ Health care facilities
- ✓ Parks, sports pitches, play areas & allotments
- ✓ A village hub
- ✓ A percentage of energy provided by renewable and low carbon sources

## Transport

A sustainable transport network between the settlements and wider area would also include;

- ✓ Dedicated cycle and pedestrian links between the two villages
- ✓ An infrastructure to promote the use of electric vehicles

## Environment

- ✓ Restore or recreate natural habitats to increase biodiversity.
- ✓ Comprehensive flood risk management.



**Find out more:**

Chapter 5. Spatial Strategy  
Chapter 6. Strategic Growth Targets  
Chapter 12. Garden Villages