



# Newsletter - 04

September 2025

Valentine Park, King's Lynn



Welcome to the fourth newsletter for our Valentine Park project, delivered in partnership with the Borough Council of King's Lynn and West Norfolk.

If you have any questions or concerns during this construction project the best contact is:

Mark Bond, Site Manager Tel: 07970 953862

Vic Smith, Site Manager Tel: 07976 817719

08:00 - 16:30 Monday - Friday

Alternatively, you can pop to site and ask the gateman to contact the team so your question or concerns can be addressed.

In case of an emergency please ring **0845 600 7695**.

Regards, Lovell Team

## COMPLETED WORKS AND WHAT'S COMING UP

### Main Road and Access

The main road through the site was finished in February, providing a reliable route for machinery and equipment to go in and out of the development. The connection from Aconite Road to the main spine road is now in place. All construction and site traffic will continue to use Front Way and Lynnsport Way, while the Aconite Road access will be used for the sales area only.

### Services

Key services, including electricity and water, have now been made live on the development. This means live connections can be brought to new properties as construction progresses.

### Construction Progress

Brickwork has started on 24 plots, with 15 roofs scheduled to be installed by the end of September.

### Piling Schedule

- **Phase 1** - Plots 1-15 and 18-47: Complete
- **Phase 2** - Plots 16-17 and 88-96: Complete
- **Phase 3** - Plots 48-59, 61-64, and 84-87: Complete
- **Phase 4** - Plots 60 / 65-83: *Not yet scheduled, we will update you when this will be happening.*

### Drainage

The surface water connection to the Bawsey Drain has now been successfully completed.

### Show homes

The show homes are due to complete late October / early November. Once the show home is open access for this will be via Aconite Road. All construction traffic will continue through to the site from Front Way / Lynnsport Way and Edward Benefer Way.







Development of the show homes shown above, plots 1 and 2.

## Christmas Closure

We won't be sending another newsletter out before Christmas so we just wanted to let you know that our last day will be Tuesday 23<sup>rd</sup> December, and we will return to work on Friday 2<sup>nd</sup> January 2026. In case of an emergency during this time please ring **0845 600 7695**.

## INTERESTING FACT

Valentine Park is named to remember John Sutherland Valentine, the engineer who designed the rail line from King's Lynn to Hunstanton in the 1860s. The route of the line ran adjacent to the area now occupied by Valentine Park. Street names on the site will be named after stations on the route from Kings Lynn to Hunstanton. Street names on the site include; Dersingham Lane, Wootton Drive, Wolferton Way and Snettisham Close.



Our development logo has also taken inspiration from the railway theme - we hope you agree this looks really effective and echoes the inspiration behind the development name.



## RECENT SITE PHOTOGRAPHS





## COUNCILLOR VISIT

We recently held a tour of major housing sites for Borough Councillors. This saw a number of Councillors see our housing development sites in action. The visit included time at Valentine Park, Florence Fields and Southend Road in Hunstanton. Information was shared on the number of homes being built, the number of affordable properties, sustainability enhancements and community engagement.



Councillor Alistair Beales concluded the tour stating “As we prepare for the curtain to come down on our borough in its current form due to local government reorganisation, I can’t help feeling that this programme is quite some legacy to leave for the new authority. A legacy of which I think we can all rightly be proud.”

## DANGERS OF BUILDING SITES

We know building sites hold great interest for some people, especially youngsters, and we would ask you to remind children of the dangers of building sites, in particular young children and teenagers.

Please be particularly aware of the lorries delivering to and leaving the site. Please make sure you are seen, and we can see you!

Lovell Partnerships take care to ensure the site perimeter is safe and secure and the site is fully locked up at the end of each day. Our gateman works tirelessly to ensure public safety at the site entrance and cleans all vehicles leaving site.

## MINIMISING LANDFILL

As a partnership that cares about the impact of construction on the environment, we are always striving to eliminate the waste we create during the construction process. This in turn reduces the amount of waste that goes to landfill. Typically, Lovell will use this approach:

**REDUCE:** can we prevent and reduce waste generation in the first place?

**REUSE:** can we give the products a second life before they become waste?

**RECYCLE:** can waste materials be re-processed into products, materials, or substances whether for the original or other purposes?

**RECOVERY:** if we can't reuse or recycle, can we incinerate to produce alternative energy?

**DISPOSAL:** as a last resort, some waste is sent to landfill. Currently only 0.28% of Lovell waste goes to landfill. 99.72% gets reused/recycled etc.

## MINIMISING DISRUPTION

We would like to thank you for your patience regarding construction vehicle movement into and out of site, particularly with the size of some of our deliveries.

We appreciate that construction projects have an impact on our neighbours and surrounding residents.

The designated site working hours are:

7:30am - 5:00pm Monday to Friday, with occasional Saturday mornings (if necessary). Deliveries are between 8:00am and 4:00pm.

## CONSIDERATE CONSTRUCTORS SCHEME



The site has been registered with the Considerate Constructors Scheme (CCS), which means that how we interact with our neighbours and operate our site will be assessed by an independent body. More information on CCS can be found at [www.ccscheme.org.uk](http://www.ccscheme.org.uk).

CCS is an independent scheme that monitors our construction site against a code of considerate practice, designed to encourage best practice beyond statutory requirements.

There are three main areas monitored:

- **Respect the Community** - Constructors should give utmost consideration to their impact on neighbours and the public
- **Care for the Environment** - Constructors should protect and enhance the environment
- **Value their Workforce** - Constructors should provide a supportive and caring working environment

At Lovell we pride ourselves on community engagement. Throughout this development we will be looking for local projects or charities to support: if you have any suggestions for this please contact us.

If you want to comment on our site or workforce, please contact Lovell Partnerships on 01603 709800 or the Considerate Constructors Scheme on 0800 783 1423, quoting our registration number **512272**.

## MEET THE TEAM

# LOVELL

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**MICHAEL SAUNDERS**  
OPERATIONS MANAGER



**RUSSELL EDWARDS**  
CONTRACTS MANAGER



**TOMMY SALMON**  
CONTRACTS MANAGER



**MARK BOND**  
SENIOR SITE MANAGER



**RYAN HARRIS-SMITH**  
TECHNICAL CO-ORDINATOR



**LINAS SAKAVICIUS**  
GATEMAN



**BRADLEY IRESON**  
QUANTITY SURVEYOR



**DAVID BULFORD**  
MANAGING  
QUANTITY SURVEYOR



**ADRIAN BOULTER**  
HEALTH, SAFETY &  
ENVIRONMENTAL MANAGER

## Valentine Park, KINGS LYNN

