



A Quod project sheet

Rushden Lakes

Role

Since acting as the planning expert witness at a Secretary of State Call-In Inquiry to help secure planning permission in 2014, Quod has led the planning delivery of the 700,000sq ft retail and leisure scheme at Rushden Lakes. Following the grant of the original planning permission, Quod has obtained a number of further planning consents to extend the scheme to provide a new leisure block and further retail floorspace.

The scheme, which opened in 2017, now accommodates over 70 units and attracted 4.5 million visitors in its first year. Occupiers include a mixture of national operators such as Cineworld, House of Fraser and M&S, alongside local clothes and magazine shops as well as the Nene Valley Wetlands Centre.

In 2020, Quod secured a further planning permission for an employment and retail development on land to the west of Rushden Lakes.

Description

Submission of planning applications for Rushden Lakes retail and leisure park

Client

LXB Properties

The Crown Estate

Planning Authority

East Northamptonshire Council

Expertise

Planning

CIL

Environmental Planning

Development Economics

Socio-economic

Infrastructure

Strategic Land Promotion

Regeneration

CPO

Project Type

Infrastructure

Major Mixed Use

Residential

Retail & Commercial

Industrial, Logistics and Warehousing