

DELIVERING VALUE FOR YOUR LAND

LAND | PLANNING | DEVELOPMENT





DELIVERING VALUE TO LANDOWNERS AND COMMUNITIES

At CALA Homes, we are committed to working closely with landowners and communities throughout England and Scotland, to deliver attractive and sustainable homes in which people aspire to live, and to maximise the development value of land.

Our expert approach to land acquisition and promotion is outstandingly successful, despite the challenging planning environment in which we operate. We offer carefully tailored solutions that take into account the priorities of landowners, town planners, the communities surrounding our new homes and our homebuyers. Our bespoke solutions often allow us to succeed where other developers have failed. The creativity that we bring to address local planning agendas and individual site needs ensures distinctive developments that deliver the best results for landowners and local communities.

Although we are a national company, our regional offices offer a local perspective and an individual approach to each site. We work hard to ensure that every development makes a positive addition to its locale. The homes we build compete at the highest level in terms of design, quality and value.

“CALA successfully delivered ahead of the projected timescale and against a difficult planning policy background. We were then pleased to be able to negotiate a satisfactory outcome to the market value exercise. CALA has again proved itself to be a highly competent house builder offering a complete service to the highest professional standards.”

Fraser Castle, MSC MRICS, Associate, Burton Knowles



APPLEGARTH VALE, HAMPSHIRE



PASTURES WOOD, CRAWLEY



TEN BRUNSWICK ROAD, CITY OF EDINBURGH



A LONG HISTORY A PROMISING FUTURE

CALA was founded in 1875. From our roots as a land management company we have grown to become one of the UK's leading providers of desirable new homes. We are an ambitious and growing business with eight regional offices and a long term target to build over 3,000 homes per annum. With the support of our owners Legal & General, we have the resources and funding to back our ambitions for future growth.

In order to fulfil our expansion plans, we are looking to forge relationships with landowners and bring forward many new sites. At any one time, our target is to have a five-year landbank of sites for future development. CALA is actively looking for quality development opportunities in prime locations. We undertake a wide variety of developments, including new building on brownfield and greenfield sites, conversions, mixed-use sites and larger strategic releases of development land.

We have highly experienced in-house Land and Planning teams with an enviable track record of achieving successful and commercially viable planning consents. These consents underpin our delivery of new homes to the market, the lifeblood of our business.

The homes we craft will stand the test of time. With our reputation for quality and customer service, we target discerning homebuyers at all levels of the property market. Landowners, planners and homebuyers alike can be as proud of the homes we build as we are.

We aim to create a legacy of which we all can be proud.



KINLEITH MILL, CURRIE, EDINBURGH



CHARTERS GATE, WIVELSFIELD GREEN, EAST SUSSEX



KINGS BARTON WINCHESTER

A WELL MANAGED JOURNEY THROUGH THE PLANNING PROCESS

Our regional Land and Planning teams have strategic vision. They know how to manage sites through the complexities of the planning system, striving to deliver consents. They maintain strong and effective working relationships with the local planning and design officers in the areas where we build. Importantly, our developments are design-led, allowing them to sit comfortably in their surroundings – this makes them appealing to planners as well as to future purchasers.

We believe that consulting the communities in which our homes will be built is an essential part of the planning process. Before development proposals are finalised, we endeavour to meet with local community representatives and hold open events where possible to allow our teams to explain our proposals and receive feedback about them. This feedback is always considered carefully and people's views are taken into account when preparing final designs.

Before we submit a planning application we do our groundwork. We partner with a trusted team of professional advisors to ensure that we understand the design, topography, ecology and sustainability challenges of each site.

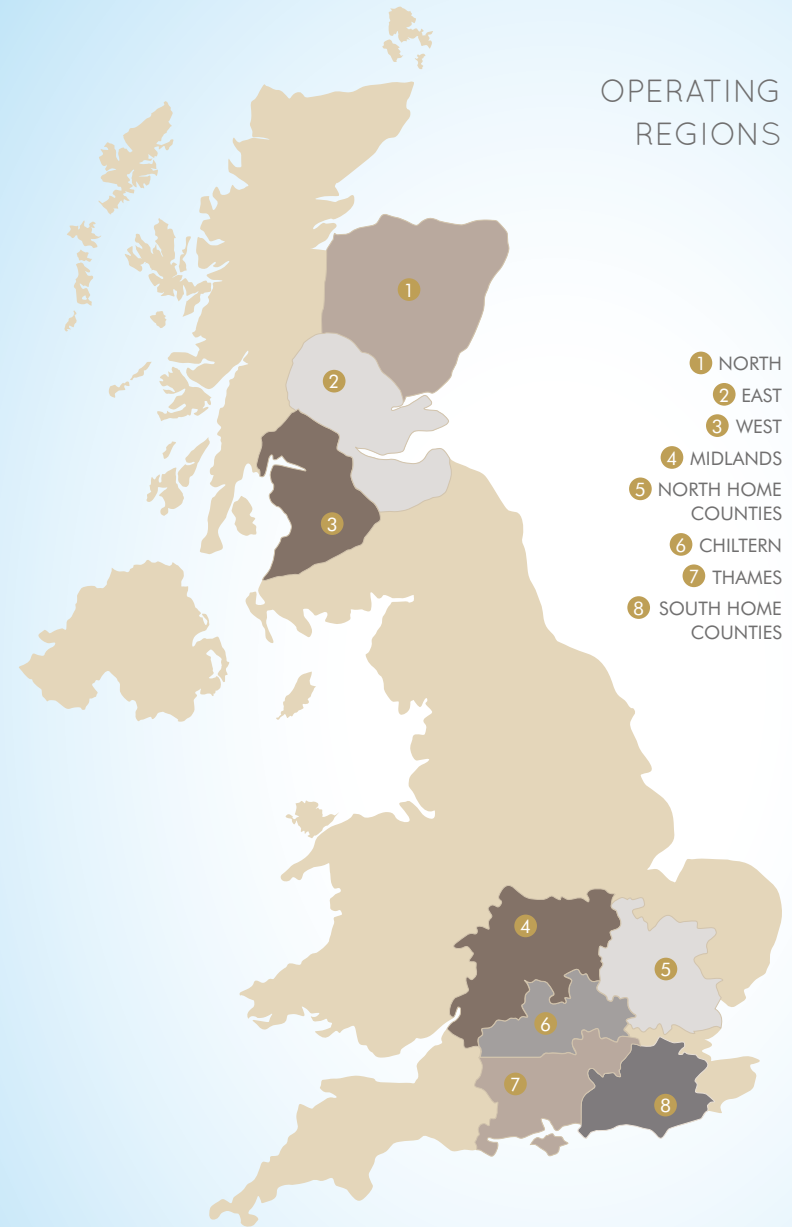
We have wide-ranging expertise in negotiating agreements to provide planning gain, remediating derelict and contaminated land, planning for the management of flood risk and resolving legal restrictions on development.

We will work to overcome challenges to development and aim to secure consents for homes that can become welcome additions to their local areas.



AREAS OF OPERATION

CALA operates through eight regional businesses in the UK. Four of these cover the Home Counties excluding central London, with a fifth operating in the southern Midlands. We are the leading premium homebuilder in Scotland where we have three regional businesses covering the principal cities of Glasgow, Edinburgh and Aberdeen.



A RESPONSIBLE, AWARD-WINNING DEVELOPER

CALA is committed to the principle of delivering sustainable, well-designed developments, which are appropriate to their surroundings. We work with local communities to build their thoughts into our designs and seek to address their concerns. High quality design is integral to all our developments. Our layouts and new homes maximise the use of land and minimise impacts on the environment with a high proportion built on brownfield land. Our homes are well insulated and energy efficient.

We are proud to have been awarded the maximum five star rating in the Home Builders Federation's National New Home Customer Satisfaction survey, which found that more than 93% of our customers would recommend us to a friend. Our excellent site teams manage the build process with skill and flair and every year they win numerous NHBC 'Pride in the Job' awards.

CALA values its people. We have an excellent track record in Health and Safety and work hard to make sure it stays that way. We have a strong senior leadership team and a workforce empowered to make decisions, which contributes to our success in bringing land through the planning system and into development. Contact us to discuss development opportunities and benefiting from the skills of our team, you could become part of our success story.



11 WINNERS (2019)



CUSTOMER SATISFACTION



CUSTOMER SERVICE EXCELLENCE



CUSTOMER SATISFACTION



CUSTOMER SATISFACTION





