

Date of issue: 12 November 2008

Middle Quinton ECO-town MEDIA INFORMATION

MIDDLE QUINTON CAN DELIVER GOVERNMENT SUSTAINABILITY GOALS

Network Rail announcement on Cotswold Line a positive contribution

Developers backing the Middle Quinton ECO-town say they are confident of being able to deliver the sustainability requirements identified for the site in a Government report published last week.

Middle Quinton received a Grade B rating in the Department of Communities and Local Government (DCLG) Sustainability Assessment, which classified the site as *'Might be a suitable location subject to meeting specific planning and design objectives.'*

"We said last week that the report was very good news for Middle Quinton," said John Dodds, regional director for St Modwen. "Having looked further into the site-specific comments we maintain that view and can also provide indications of how we will work to meet some of the areas that were highlighted as potential concerns."

Middle Quinton's response to these areas of concern includes:

- o *Conservation and enhancement of biodiversity:* detailed ecological surveys are being carried out on the site and appropriate measures would be taken to preserve any protected species identified. The biodiversity of the site is likely to be enhanced by the creation of additional water features such as the lakeside village and the planting of many hundreds of trees
- o *Flood risk:* 98% of the site falls outside of the Flood Risk 3 category. The very small area within Flood Risk 3 and would receive specific mitigation measures, including the creation of lakes as part of the reusable drainage system to reduce the already small risk of flooding. This will form an integral park of the Lakeside housing area

- *Landscape and historic environment:* the Sustainability Assessment recognises that the existing buildings and land use is 'detrimental to views'. Middle Quinton would be developed on a brownfield site and retain 40% of the total site area for open land and green spaces, including sports and recreational facilities
- *Potential loss of existing on-site employment:* Middle Quinton would be a substantial creator and supporter of employment, including increased numbers of people involved in on-site recycling. In total, Middle Quinton is predicted to generate 4,700 jobs
- *Land contamination:* much work has been done in recent years to restore contaminated land. The small amount of remaining contamination would be remediated as standard practice. St.Modwen is the country's leading regeneration specialist; it has over 30 years of development experience and is an expert in brownfield land remediation
- *Transport and accessibility:* Middle Quinton is described as 'remote,' even though Stratford and Evesham are both within a few miles of the eco-town. Proposals for new and enhanced public transport links to reduce car dependency include a rapid and frequent bus/tram service linking Middle Quinton to Stratford and Evesham via Honeybourne, as well as improved local bus services

In a recent development, the developers have praised Network Rail's decision to redouble the single track between Oxford and Worcester on the Cotswolds line by 2010.

"This is a further positive contribution towards creating a holistic public transport solution for Middle Quinton," said Bird Group chairman Tony Bird OBE. "The eco-town can be a major facilitator of better transport links in the area. We are very pleased with Network Rail's decision on the Cotswold line as well as their confirmation of investment to upgrade facilities at Honeybourne station."

The DCLG Sustainability Assessment highlighted many of the positive factors associated with the Middle Quinton bid. These included recognition of the brownfield nature of the site; its recycling facilities; ready access to rail, cycle and rapid transport routes; provision of affordable housing; potential for links with academic institutions and capitalising on local horticultural and food production industries.

Ends

For further information, please contact:

St. Modwen

Charlotte McCarthy
PR Manager
M: 07970 949 914
T: 0121 222 9400
E: cmccarthy@stmodwen.co.uk

St Modwen & The Bird Group

Mark Harrison
T: 01295 690 003
M: 07776 182 506
E: harrisons@ndirect.co.uk