

MANYDOWN

shaping a place, creating a community



BDAPTC

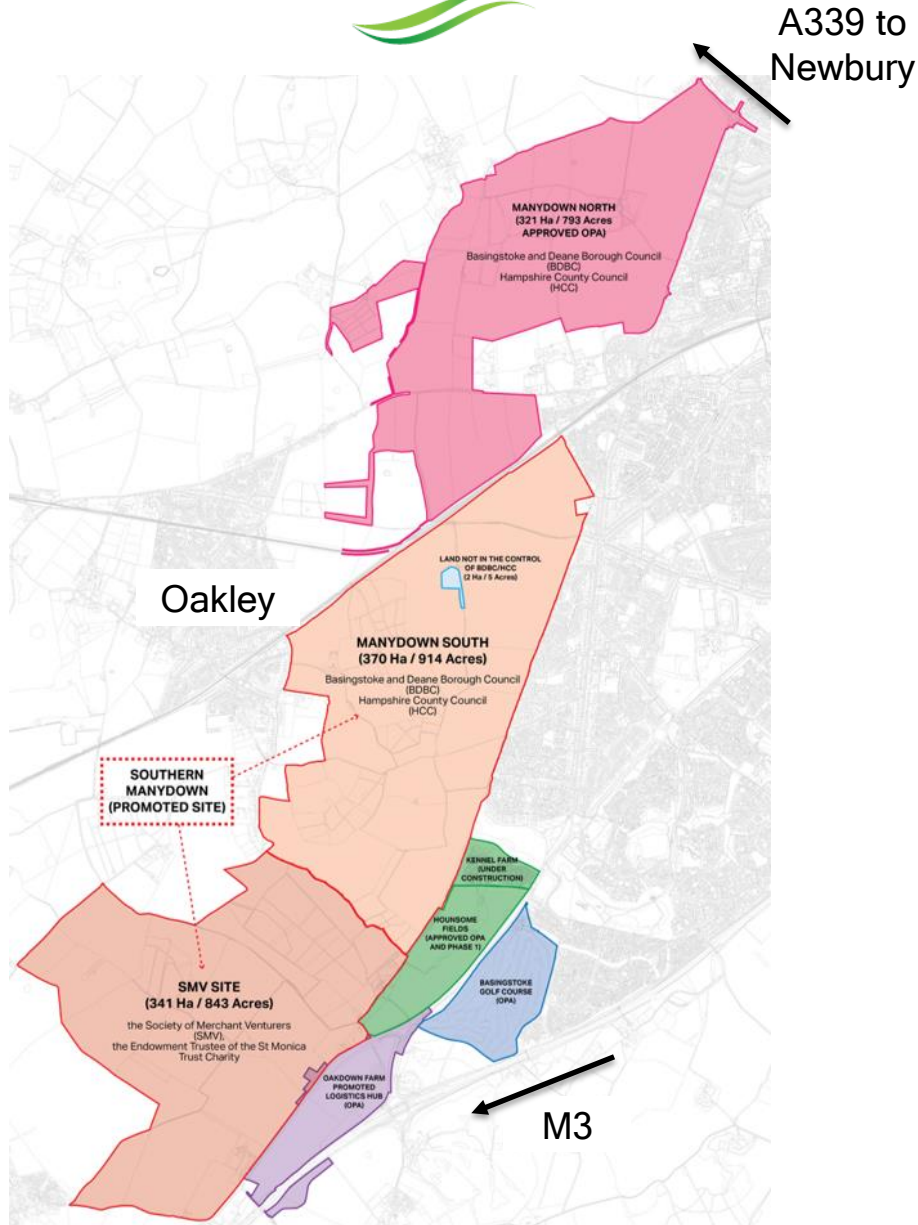
Manydown briefing

Debbie McLatch

Project Head Commercial and Development Delivery

29 September 2022





- Acquired in 1996 in recognition of its potential strategic importance
- 834 ha. (2,042 acres)
- Recognised under the Government's Garden Communities programme
- Vital role in addressing housing need



- Developed through a technical master planning programme and engagement with councillors.
- Sets out the councils' aspiration to make Manydown a great place to live and work, with environmentally-friendly homes and good public transport and walking and cycling links.

Through engagement with the public and councillors, the following ten principles were developed for Manydown:

Good neighbours:
connections, mobility
and new possibilities

Fit for the future:
resilience, adaptability and
environmental sustainability

Our ambition:
a place of excellence

Economic vitality: a place to
work as well as to live

Places and spaces for
community life

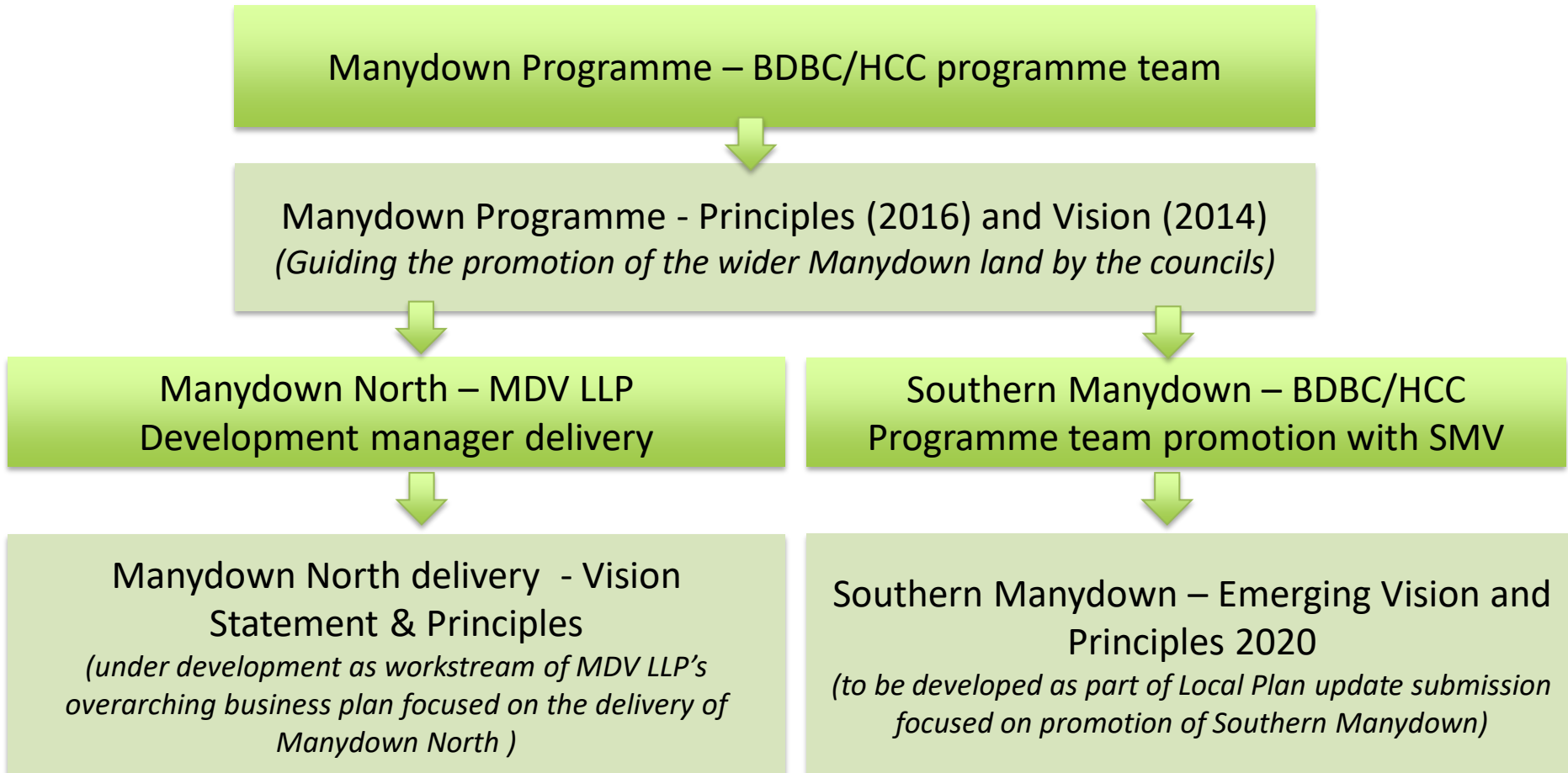
Homes and opportunities
for all: a place to start
and a place to stay

Unique identity: beauty,
coherence and diversity

Long-life economics
and stewardship

Valuable and valued
greenery everywhere

Better together: engagement
and strong partnerships



New community in Manydown North





- Submitted in March 2017
- Four rounds of public consultation
- Resolution to grant in July 2020

Proposals included:



Up to 3,520 homes



250-acre countryside park



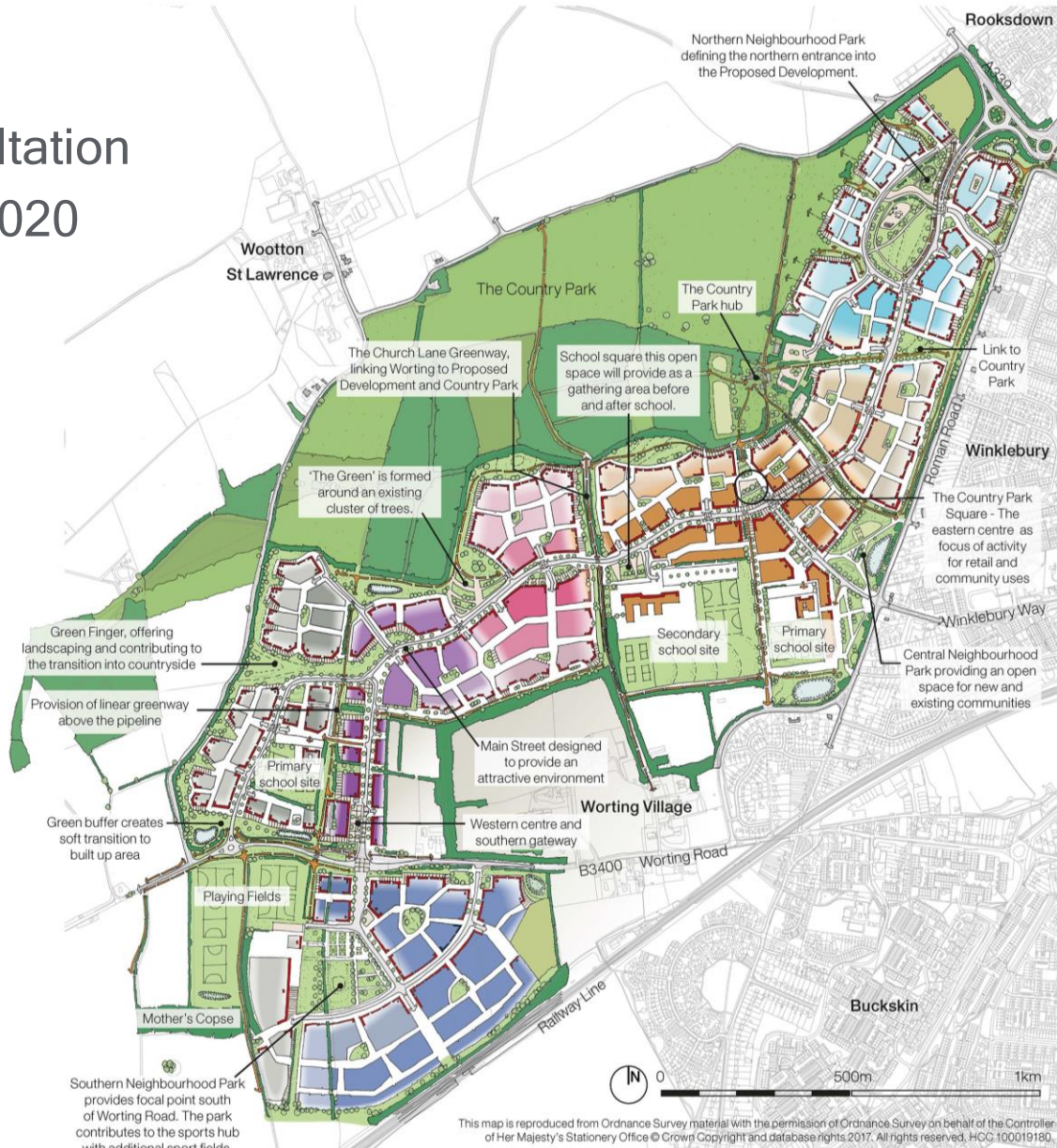
Shops and business spaces

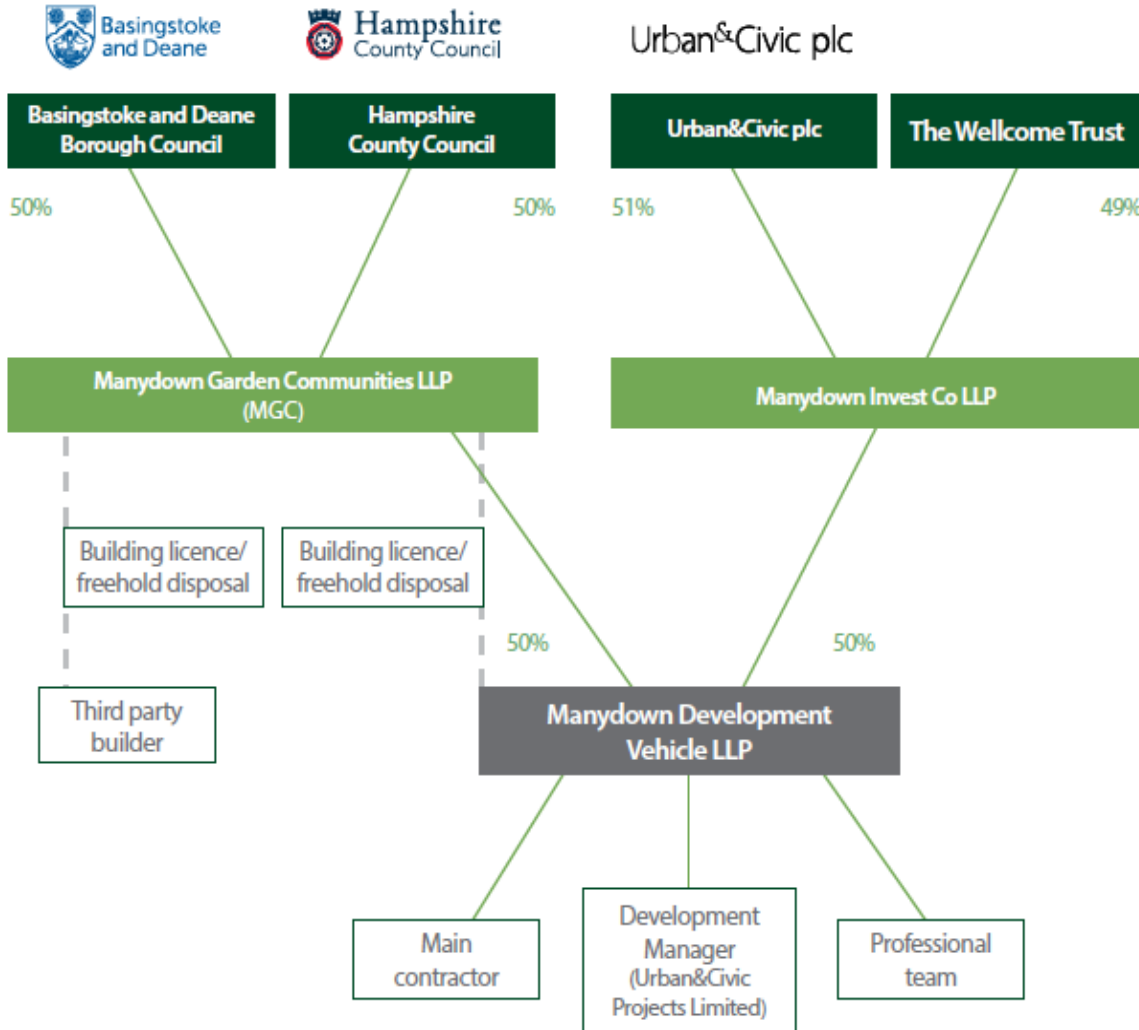


Two primary schools and land for a secondary school

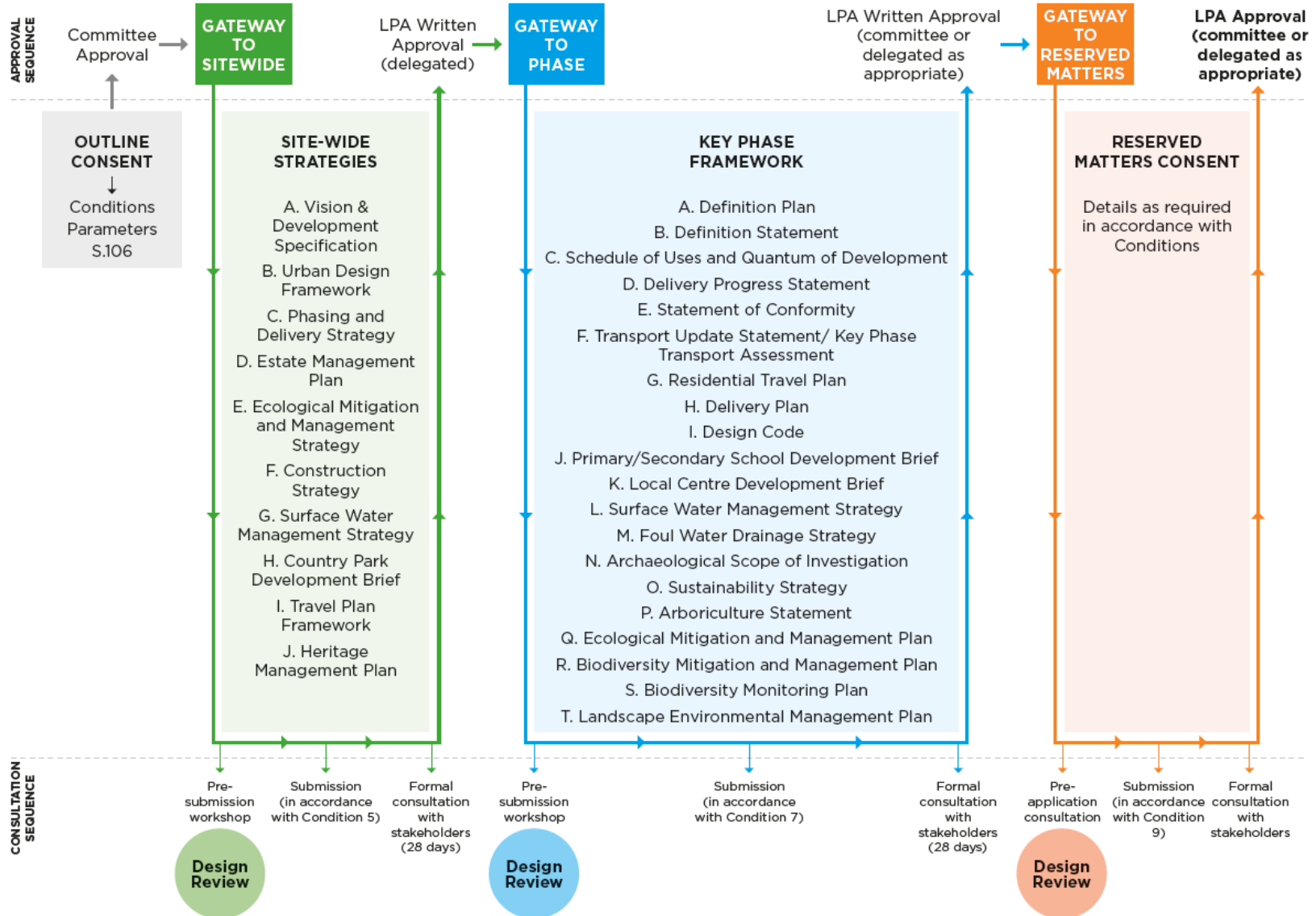


Range of community buildings





- Contracts signed to form Manydown Development Vehicle LLP in July 2020
- Brings together the councils with master developer Urban&Civic, backed by global charity the Wellcome Trust
- The new partnership is responsible for taking forward the community
- Operational delivery and community engagement for the new community are led by Urban&Civic on behalf of the partnership



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Emerging first phase





Activity on site

- Preparatory surveys have been taking place
- Start on site with infrastructure works next year

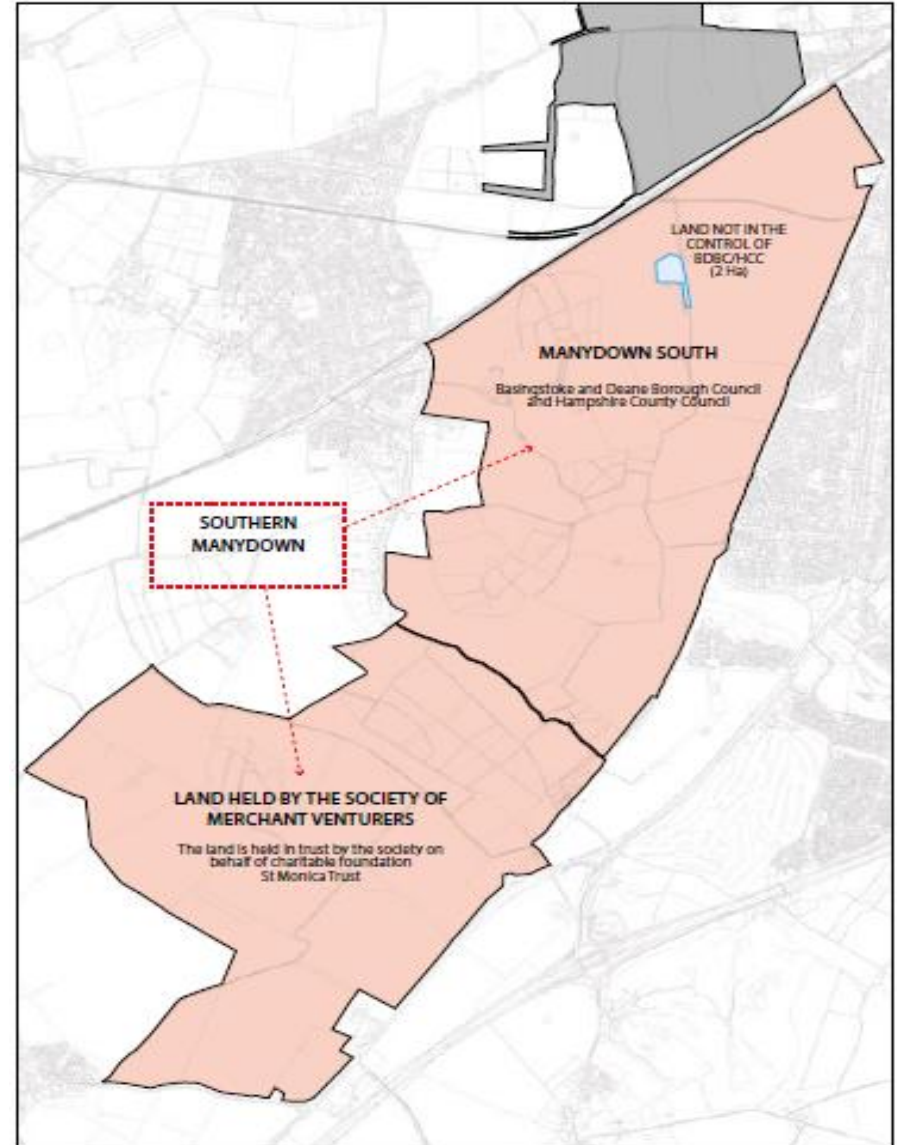
Community and communications

- Dedicated brand – Manydown Life
- <https://manydownlife.co.uk/>
- Register for regular e-newsletter updates
- Ongoing updates to local parish and community groups

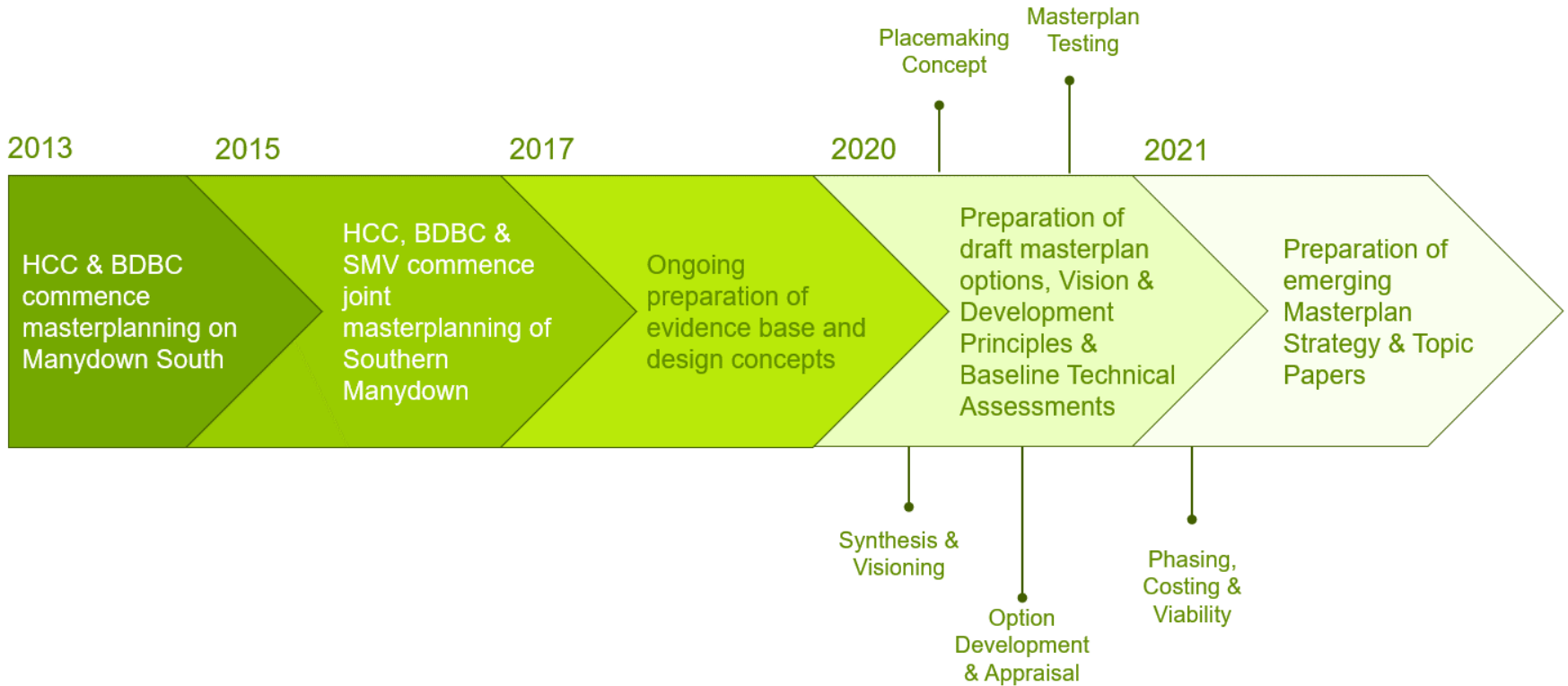
Joint Local Plan
promotion of the
Manydown South
(including the wider
Southern Manydown)

Southern Manydown

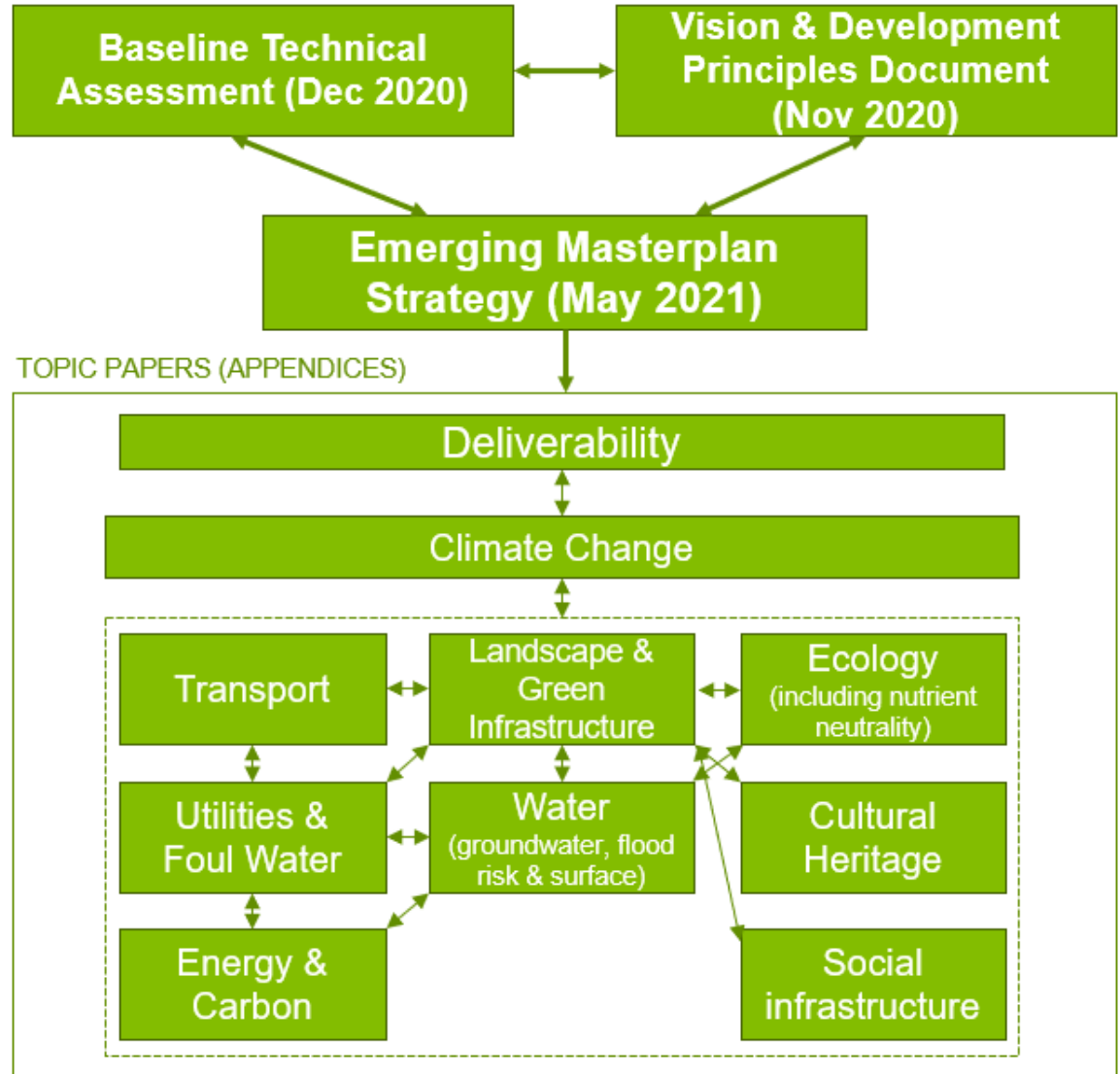
- Councils are now considering how their Manydown land to the south could be brought forward over the next 30 years
- Jointly promoting land for allocation alongside the Society of Merchant Venturers as an adjacent landowner for the proper planning of the area
- Focus on providing key infrastructure and responding to the climate emergency
- Regionally significant facilities, including a potential new hospital and health care campus



Work carried out to date

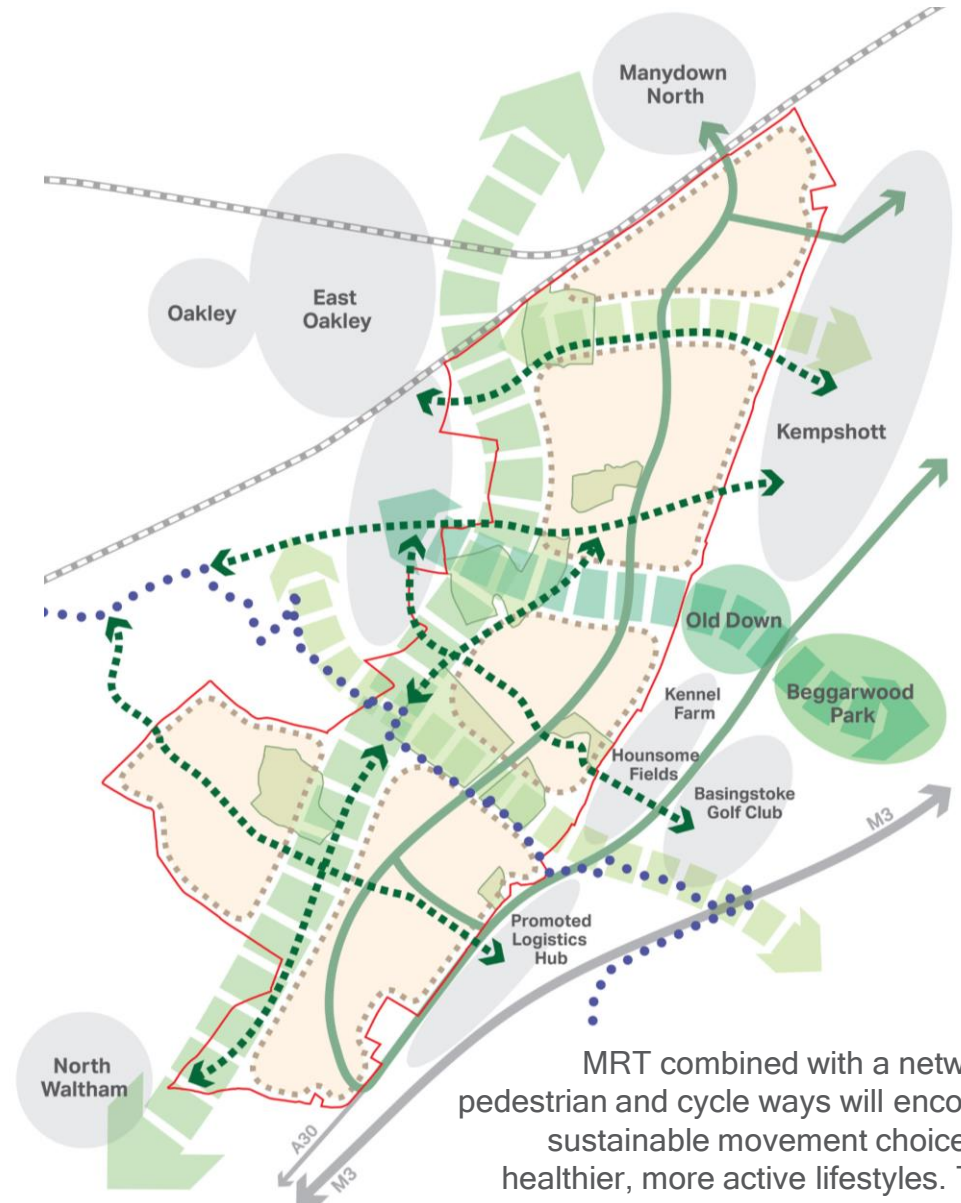
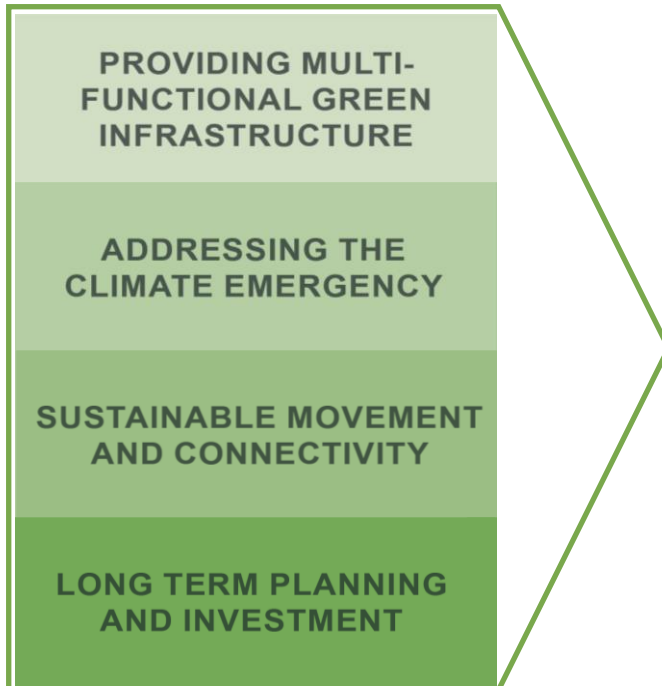


- Emerging Masterplan Strategy and 10 supporting Topic Papers





- The submission to the Issues and Options stage of the Local Plan update set out early thinking around a vision and development principles for Southern Manydown
- The following four vision themes are being explored:



MRT combined with a network of pedestrian and cycle ways will encourage sustainable movement choices and healthier, more active lifestyles. These links will integrate existing communities



The ten principles

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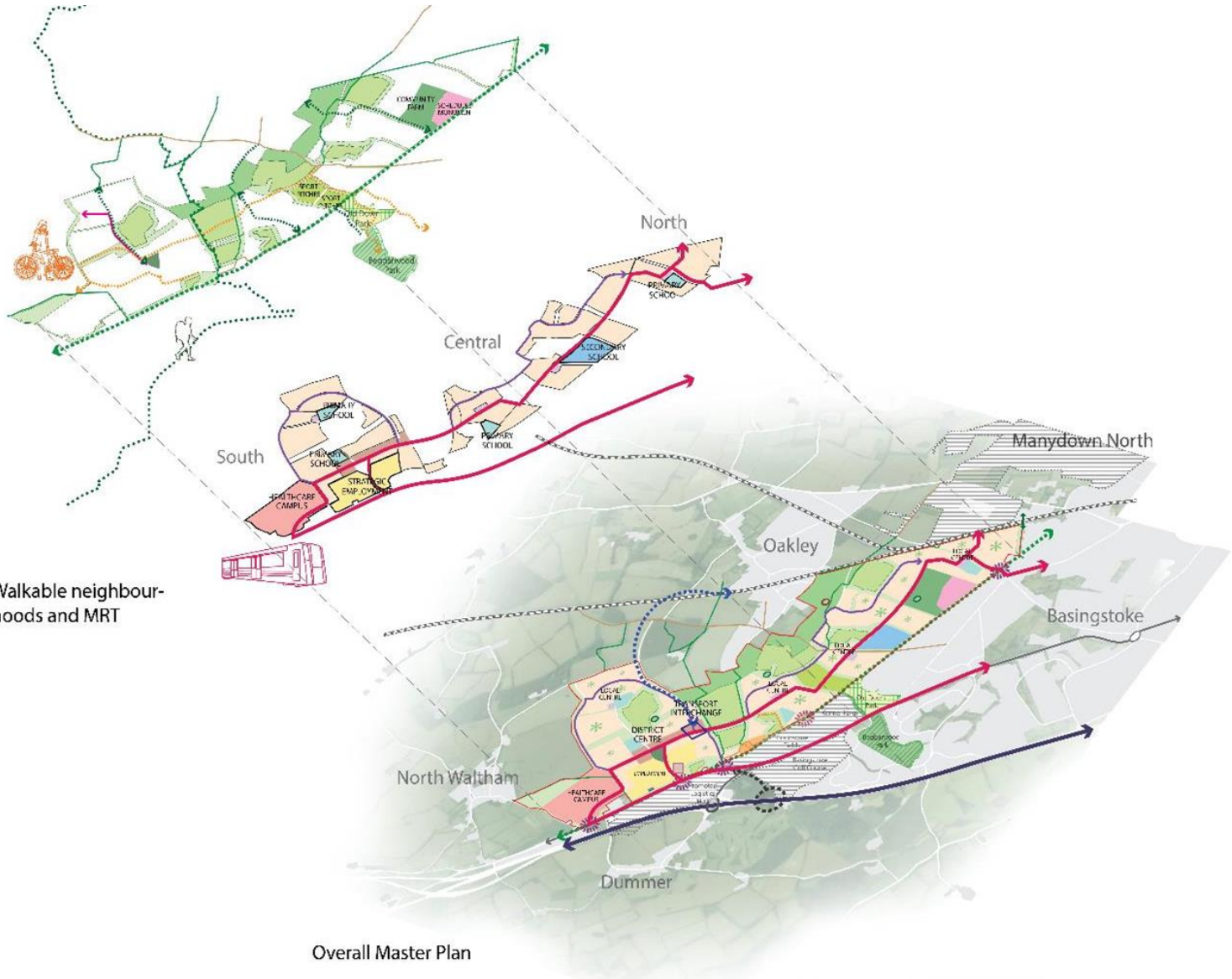
In considering how the 10 principles might be applied at Southern Manydown, they have been evolved to reflect a greater focus on responding to the climate emergency and healthy living while ensuring their continued alignment with the original principles





Green Infrastructure
and Active Travel

Walkable neighbour-
hoods and MRT



Overall Master Plan



8,600
homes



19,400
population



A mix of
district and
local centres



53 ha. health
campus



Countryside
corridors,
green links
and mature
woodlands



Walking and
cycling connected
to transport
interchange with
MRT system

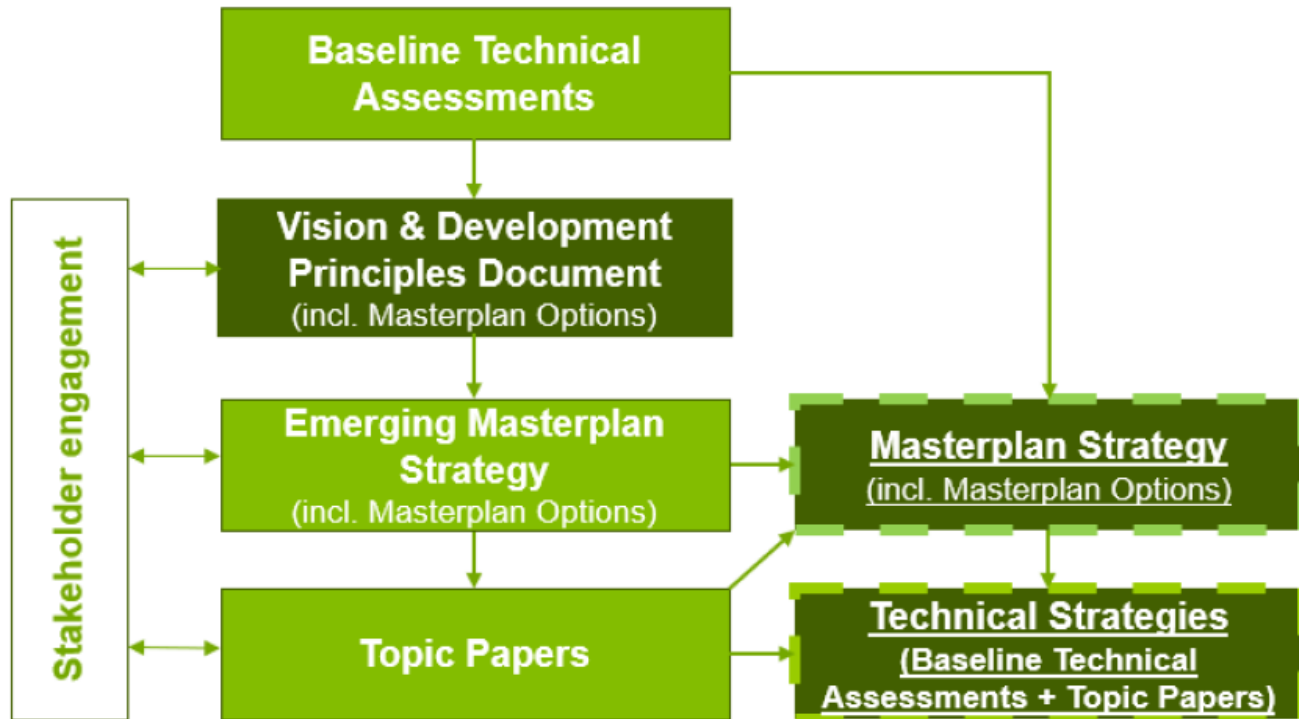


Employment
zone



Urban farm
and heritage
park

- Preparation of Ambition document (for winter 2022)
- Ongoing stakeholder and community engagement
- Refinement of options
- Additional technical work in preparation of Reg 18 consultation (due 2023)



Thank you and any questions?

