

Ms Jane Green
Head of New Communities
South Cambridgeshire District Council
South Cambridgeshire Hall
Cambourne Business Park
Cambourne
Cambridge
CB23 6EA

19 July 2011

Our ref: 155316/ls

Dear Ms Green

Northstowe Phase 1
EIA scoping consultation - context

Further to submission of the scoping report, dated 15 July 2011 and on behalf of Gallagher and the HCA, we write to explain the context for this phase 1 proposal.

Gallagher and the HCA remain committed to delivering Northstowe. However, following the Government Spending Review, funding for the associated A14 road improvement scheme has been withdrawn pending a new study to identify alternative cost effective proposals for the A14 corridor. In the interim and in order that this important scheme proceeds to help ensure the delivery of much needed growth, investment and sustainable development in the Cambridge area, Northstowe will now be progressed in a phased manner.

The phase 1 site is located adjacent to Longstanton Park & Ride on the Cambridgeshire Guided Busway. It will provide for a community of about 1,500 homes and contain a school, local centre and a range of other, associated local and strategic uses. The proposal is being designed as part of the Northstowe town and will facilitate the remainder of Northstowe to come forward.

The outline planning application for phase 1 is due to be submitted early in 2012, but prior to this in Autumn 2011, there will be a period of public consultation before the planning application is finalised.

We trust this sets out the context for the ES Scoping report, and please do not hesitate to get in touch should you require further information.

Yours sincerely

Laraine Southwood
Technical Director