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Extra information for Fairoaks Garden Village to be submitted to Surrey Heath and Runnymede Borough Councils

Fairoaks Garden Village Limited will shortly be submitting extra information relating to their proposals for Fairoaks Garden Village. The planning application for the proposed garden village between Ottershaw and Chobham was submitted to both Surrey Heath and Runnymede Borough Councils in July last year.

Since then, following consultation with the local community and public bodies, Fairoaks Garden Village Limited (FGVL) has undertaken further work in relation to the proposals following comments received. The extra information relates to the phasing of the development, to include earlier delivery of transport infrastructure, changes to the level of accommodation for the elderly and increased leisure activities.

The vision for Fairoaks Garden Village is a well-connected, enterprising 21st Century village with community at its core. The design is inspired by a traditional Surrey village and features extensive community facilities including a vibrant high street, primary school, pub, allotments, community hub and village hall. Almost 60% of the site will be open space and health and wellbeing priorities have been integrated to reduce car dependency and facilitate a healthy work-life balance.

The garden village proposals provide for the construction of 1000 much needed new homes, of which at least 450 would be affordable for local people. A broad range and type of housing would be provided in varying sizes to suit different needs and incomes within the community. There will be no affordability gaps in the housing provided that will also meet an identified demand for entry-level housing. The extra information submitted includes an increase in accommodation for the elderly (from 60 to 100 homes).

Expanding the site's employment potential is another key element of the garden village proposals that would create more than 1,200 additional high skilled jobs. The provision of new high-quality fit-for-purpose accommodation ranging from small start-ups to larger employment units and including a new innovation centre will allow those companies who will remain at Fairoaks to grow, and significantly enable new companies to be established. The economic value of the garden village is hugely significant to the local area, boosting the economy by an estimated £78 million GVA per annum and an estimated £35 million annually in wages from the employment.

Local employer Harvey Water Softeners is already committed to relocating to the site, enabling them to expand their operations and create 150 new jobs. Harvey Bowden, who founded the company in 1978 said, *"Harvey Water Softeners is growing so fast we are in desperate need for new bespoke state-of-the-art facilities. Fairoaks Garden Village is the perfect local opportunity as we can retain our existing staff and employ others who come to live there. It will also provide a chance to expand our Research and Development Department and associated apprentice engineer scheme"*.

Prime Acrobatics, a not-for-profit local company and Centre for Excellence offering acrobatic and gymnastics training has agreed to open a new bespoke gymnasium facility at Fairoaks. With a waiting list of over 2000 people they will be able to grow their club and offer a wider range of leisure activities. Clem Malcolmson, one of the Founding Members of Prime Acrobatics and a British Master Coach of Gymnastics said, *"At Prime Acrobatics we are dedicated to enhancing people's lives through acrobatic activity, giving self-confidence and discipline. We offer a wide range of acrobatic activities and have people knocking on our door to join the club. A bespoke facility at Fairoaks Garden Village would provide us with a fantastic opportunity to expand our business teaching acrobatics and circus skills to children and adults of all ages and abilities. We would also be providing employment for around 100 individuals in full and part-time roles, of*

which a large percentage will have just left full-time education, in an area where there is a great need of opportunities for our young people”.

Fairoaks is designed to encourage the use of sustainable transport by making walking, cycling and public transport convenient and attractive alternatives to the private car. Innovative transport solutions using technology that offer on-demand journeys and car share options will contribute to that objective. The proposals deliver wider highway improvements including a new vehicular link road for traffic through the site between the site access on the A319 to the north all the way to the A320 in the south. This will add greater connectivity for the local area and provide a new route for traffic between these key routes, adding permeability to the network for both existing road users as well as new users. The link road will also provide for new bus routes, and feature walking and cycling facilities to ensure these modes can take advantage of this new connectivity too.

The extra information will be subject to consultation by both local authorities. Fairoaks Garden Village Limited will be displaying the new proposals at a public exhibition at Fairoaks Airport, at Just Ask’s Training Academy – Unit C1F on Thursday 19 and Friday 20 September between 3pm and 8pm, to which all members of the local community are invited to attend.

Commenting on the revised application, Ian Cox, Managing Director of Fairoaks Garden Village Limited said: *“Our proposals for Fairoaks Garden Village will bring many positive benefits to the local community. We have listened to the feedback we have received over the last year and have improved our proposals to include more bespoke housing for the elderly and a wider range of leisure activities. I am delighted that Prime Acrobatics has agreed to open a new gym facility enabling them to grow their business and improve the leisure offer to the local community.*

I am proud of the masterplan we have created for a balanced and sustainable new community where people will choose to live and work and enjoy the surrounding green environment and the community facilities that are at the heart of the village. I look forward to discussing our plans with the local community once again at our exhibition on 19 and 20 September”. ENDS

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