



Date: 18 December 2018

UP TO 1M SQ FT OF MUCH-NEEDED NEW BUSINESS SPACE AT *THE VALE*

- **Lack of commercial space a real concern for local businesses**
- **New ‘enterprise & employment hub’ could create thousands of new jobs**
- **New technical college would help grow local skilled workforce**

PLANS for three new villages adjacent to Bristol – known as *The Vale* - could include up to one million square feet of new business space, as part of a new ‘enterprise and employment hub.’

Taylor Wimpey is proposing to build three new villages in North Somerset, adjacent to Bristol. As well as shops and restaurants in the village centres, the developer is proposing a new ‘enterprise and employment hub’ at the most northern of the three villages, closest to Bristol.

The land proposed for business premises could be sufficient to build up to one million square feet of office space (though less if the market demand was for other types of workspace, like light industrial).

Some local businesses have expressed concerns that a lack of well-connected, high quality business space is restricting growth – and forcing them to consider alternative locations other than South Bristol.

The most northern of *The Vale’s* three villages would also include a new technology college for youngsters, to give them valuable skills for the local jobs market. A local education provider has expressed a strong interest in running the college, should plans for *The Vale* be approved.

Excluding construction jobs resulting directly from the building works at *The Vale*, the development would generate up to a further 4,000 jobs. Some of these would be in the shops and restaurants in the village centres, some in the proposed new healthcare centre and some in the four proposed schools. But many of them could be created at the new business centre.

“There is a real lack of new, high quality business premises in parts of North Somerset and South Bristol. We have had feedback from local businesses that this is a real priority for them,” said Taylor Wimpey project director Gareth Hawke.

“The proposed new ‘enterprise and employment hub’ would provide space to help local companies remain in this area and grow. We’ve located this part of the proposed development near to existing transport infrastructure, to help those companies move goods, but to also help their staff get to work more easily.



“We all rely on businesses – not least small businesses – for jobs and to ensure there is enough money to pay for all the important services we rely on.

“There are some cracking local businesses in North Somerset and South Bristol – and it’s vital they are given the support they need to continue growing, employing and generating income for the local economy.

“Should *The Vale* be granted planning permission, we would work with the local business community to fully understand what premises are required.”

Taylor Wimpey is proposing to build three new villages in North Somerset, adjacent to Bristol. Currently Taylor Wimpey’s proposals have been excluded from the West of England four authorities’ Joint Spatial Plan (JSP), but the housebuilder and a number of Town and Parish Councils across North Somerset highlight it is the most sustainable location to build new homes.

The JSP will be examined by independent planning inspectors in 2019.

More details of *The Vale* are available at www.thevale-northsomerset.co.uk where interested parties can provide feedback and sign-up for regular email updates.

People can also find out more and sign up for updates via The Vale Facebook page <https://www.facebook.com/taylorwimpeythevale/> or follow the Twitter feed @twthevale.

ENDS

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Note to media:

The numbers of jobs created has been calculated by socio-economic experts at Savills, using established models for assessing both direct and indirect job creation resulting from building homes and related infrastructure.

Notes to editors:

Taylor Wimpey UK, part of Taylor Wimpey plc, is one of the largest residential developers in the UK, developing new homes and communities across the country.

Taylor Wimpey operates from 24 regional offices across England, Scotland and Wales and builds over 13,000 homes each year. Taylor Wimpey is a responsible homebuilder

that is committed to health and safety, environmental sustainability, providing excellent customer service and engaging with local communities.



1. Taylor Wimpey has a strong and sustainable customer base, with over 90% owner-occupiers. First time buyers accounted for 36% of Taylor Wimpey's completions in 2015, with a range of offers available to help first time buyers purchase a home of their own.
2. Taylor Wimpey's Customer Service Charter is fully compliant with the 2010 Consumer Code.
3. Taylor Wimpey does much more than build homes; it strives to make a positive contribution to both local communities and the local area. In 2015 Taylor Wimpey contributed over £335 million to local communities in which it builds across the UK via planning obligations, providing local infrastructure, affordable homes, public transport and education.
4. Taylor Wimpey is committed to a continuous programme of engagement with local communities throughout the lifetime of a development. Taylor Wimpey actively seeks the views of local communities and other stakeholders and develops a tailored planning and community engagement strategy for each site, working closely with communities and other local stakeholders throughout all aspects of the planning process.
5. Taylor Wimpey continues to innovate with its range of house designs on developments across the UK. Its range is designed to be high quality and extremely energy efficient. The house types are very flexible with different internal layouts and a wide range of exteriors that will complement local landscapes and streetscapes. For further information please visit www.taylorwimpey.co.uk