

Waterbeach Barracks and Airfield

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Hello

Welcome to the first community newsletter from Urban&Civic

We have been appointed by the Defence Infrastructure Organisation (DIO) to take forward the development of the former Waterbeach Barracks and airfield site. The local community have an important role to play in the development of these plans and we pledge to keep you involved, informed and up-to-date at each stage of the process. This quarterly Newsletter is part of that commitment.

From early discussion, we know the Barracks used to provide valued community facilities and as a result we are starting to reopen buildings, such as the sports hall, for local use.

We have met many local residents already and we hope to meet more over the coming months as we work through the future of this important site.

Open Days

Saturday 17 October

10.30am to 2.30pm

Wednesday 21 October

4pm to 8pm

- Site tours
- Meet the team
- Share ideas and aspirations
- Talk about concerns and issues
- Sign up to future workshops and events.

We will be using the same key priority themes as the Neighbourhood Plan and working with the Working Group to share information and outputs from these discussions.

See inside for more details.



Waterbeach Barracks

The story so far

In February 2014, the Defence Infrastructure Organisation (DIO) started a process to find a development partner for the former military brownfield land. By August 2014 Urban&Civic had been selected and subsequently took over the management and promotion of the site.

In parallel to this, South Cambridgeshire District Council and Cambridge City Council are in the process of preparing new Local Plans to cover the period 2011-2031. The Local Plans look at how the local area can deliver the housing it needs (33,000 homes) up until 2031. The proposed Local Plan allocates DIO's land, together with adjoining land to the north and east, as a strategic development site – a new settlement which it refers to as 'Waterbeach New Town.'

Following consultation on issues and options in 2012 and 2013, the proposed submission Local Plan was published for public consultation between July and September 2013 and was submitted to the Secretary of State for independent examination in March 2014. The Examination in Public opened in November 2014 and is on-going. Whilst it is currently paused, it is due to restart next year.

Most recently the community has agreed a Neighbourhood Plan area with South Cambs which extends to the full Parish boundary and includes the strategic development site. The Neighbourhood Plan will be developed by a Working Group in parallel with the Local Plan process and our engagement and masterplanning work.



We've been listening

There has been much discussion over the future of the Barracks and former airfield in recent years and since our appointment we have been focussing on three things:

- Understanding every inch of the 716 acre site:
- Seeing how we can open up some of the facilities again to local people
- Listening to key local concerns and priorities and ensuring we bring them into the process to evolve the right plans for the site.

We have developed an engagement strategy with the input of the Parish Council, Neighbourhood Plan working group and the District Council and by drawing on our experience of collaborative planning approaches. This will provide a range of opportunities for people to get involved in general discussions about the development; specific discussions on themes such as education, landscape, drainage and transport; as well as to work with the team on solutions and future plans.

View our engagement strategy online at www.waterbeachbarracks.co.uk



Open Days

WHEN

- 1—**Saturday 17 October** 10.30am-2.30pm
2—**Wednesday 21 October** 4pm-8pm

WHERE

Community Rooms Waterbeach Barracks



Our first **Open Day** session will offer people a chance to look around the site; to meet and talk to the design team; and to share their views, aspirations and concerns about development of the Barracks and airfield. We will also have some activities for children to make it an interesting day for everyone. There will be a repeat session on Wednesday 21 October. Both events will be based in the new Community Rooms close to the Main Gate with tours departing on a regular basis.

Alongside discussions about vision and principles, the themes we will be looking at include:

- Health and Welfare
- Business and Employment
- Recreational Facilities
- Environment and Conservation
- Flooding and Drainage
- Housing and Development
- Transport
- Schools and Family Services

These sessions will help us to shape future workshop discussions which will be pulled together into a broader vision (the Development Framework) by March 2016, and then a masterplan for the site by September 2016. More details about the engagement strategy are available from our website: waterbeachbarracks.co.uk

Who are Urban&Civic?

Urban&Civic was founded as a property group dedicated to enabling and delivering strategic development in growth areas in the UK. We focus on high quality, low carbon, transformative developments, developed through engagement and partnership with local authorities and communities. Urban&Civic are leading the development of **Alconbury Weald** – creating an Enterprise Campus and new community on the former USAF base near Huntingdon.



The Incubator building, Alconbury Weald

The key members of the Waterbeach team, who you will meet at forthcoming consultation events and meetings are:

Tim Leathes Development Director
Rebecca Britton Communities and Partnerships
Andy Brading Estates Manager.

The design team is being led by **Jonathan**

Kendall,

a partner at Fletcher Priest Architects. Jonathan and his team specialise in understanding and designing large scale projects. He will oversee the work of a range of technical experts and consultants, as well as all the inputs from the engagement process to pull together the masterplan for the site.

Urban&Civic

First steps

Working with the Parish Council, Urban&Civic have looked at a number of projects which include:

- use of the Gym and Squash Courts
- reopening of the Military Heritage Museum
- refurbishment and access to the Memorial Garden
- potential use of the lakes for fishing and amenity
- expansion of the village cemetery into Barracks land
- links to Denny Abbey and the historic well head.

We have secured planning consent for a number of the facilities on site to come back into community use, including the sports hall, the squash courts, tennis courts and a set of community rooms, part of which will house the re-instated Waterbeach Military Heritage Museum.

The airfield's iconic Control Tower is also being refurbished to be used as offices and meeting space for the Urban&Civic team and should be open by Christmas.

Tim Leathes, Development Director for Urban&Civic, said: "We had a strong message from our neighbours, the Parish Council and community groups, that people wanted to have access to some of the facilities enjoyed when the Barracks was open, and while we have not managed to bring all of them back at this stage, it will be great to see the site back in use."

If you want to meet with the team and discuss any thoughts or concerns, please do not hesitate to contact Rebecca Britton on 07739 339 889 or by email rbritton@urbanandcivic.com

