

PRESS RELEASE

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Hayle Harbour regeneration plan moves a step closer

The multi-million pound regeneration of Hayle Harbour will reach a significant milestone early in the New Year when Penwith District Council considers an outline planning application for the whole scheme.

ING Real Estate (ING) has been working with the South West of England Regional Development Agency (SWRDA) for over four years and more recently the Camborne Pool Redruth Urban Regeneration Company (CPR) to develop a plan for the comprehensive regeneration of Hayle Harbour.

ING is fully committed to delivering a scheme that addresses the restoration of the harbour, revitalizes the commercial heart of the town centre bringing new employment opportunities, delivers new homes and creates the vital infrastructure for the Wave Hub project.

Since submitting its outline planning application in April, ING has been in detailed consultation discussions with Penwith District Council, Cornwall County Council, a series of Delivery Group Meetings held by the Hayle Area Partnership attended by members of the community, and environmental and heritage bodies. ING has welcomed everyone's input, which has resulted in a number of significant changes to its original proposal. Specifically the outline planning application now comprises the following:

- A reduction in the scale of the buildings on South Quay to a general height of 3 storeys.
- The removal of parking from the Triangular Spit and a commitment to contribute to the ecological management of the area.
- Revisions to the design of the new road bridge to North Quay.
- Increased mitigation of any impacts on the natural environment, including the creation of new dune grassland and contributions to schemes to manage the dunes and to create new semi-aquatic habitat.
- Provision of improved pedestrian and cycle links to the railway station.

- A substantial contribution to public transport including the provision of a new shuttle bus service to serve the development and the rest of Hayle.

ING will also continue to ensure that the significant economic benefits to Hayle are maximised and any potential negative impacts of the scheme, such as traffic in Hayle, are resolved through continued consultation and agreement with the PDC, CCC and the Highways Agency.

Tim Armstead, Development Manager of ING Real Estate commented on the progress of the application: "Our outline plan is a comprehensive framework for the regeneration of the four key areas around Hayle Harbour. We welcome all the valuable input from the community, the statutory consultees and the planning authorities. We would like to thank everyone who has made a contribution to the proposals. The final proposal now reflects these issues and addresses the concerns raised wherever possible."

ING is now working with South West RDA and CPR Regeneration on a detailed planning application for the first phase of infrastructure works at North Quay, including new road and bridge access, flood prevention work, improvements to the harbour walls, upgraded fishermen's harbour and a new slipway.

Nigel Tipple, chief executive of CPR Regeneration, said: "ING has demonstrated its commitment to the Hayle Harbour project by working closely with its partners and other groups on its outline plans and has certainly taken on board and responded to the range of comments received."

Sandra Rothwell, head of regeneration in Cornwall and the Isles of Scilly for the South West RDA, said: "We believe the development of Hayle Harbour will be a real economic catalyst for the town and the wider West Cornwall area and ING clearly remains committed to the scheme."

ING has made a commitment to the Hayle Area Partnership to hold a public meeting and at 7.00pm on Tuesday 6 January 2009 at Hayle Community School to present the final proposals.

Ends

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About ING Real Estate

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