



PRESS RELEASE

HEYWOOD DISTRIBUTION PARK GRANTED SPZ STATUS

SEGRO's, Heywood Distribution Park, has secured the creation of a Simplified Planning Zone (SPZ).

SEGRO, working in partnership with Rochdale Metropolitan Borough Council and advised by planners, Barton Willmore, have been granted the SPZ, which will operate over a ten-year period and will help stimulate development and encourage investment in the area.

The SPZ grants planning consent for specific building uses. Buildings at the Park can be constructed up to 21m, which will allow an operator to use the extra height of the unit to store more stock without having to lease a larger building, a unique selling point for a developer.

SEGRO now has the flexibility to develop a range of commercial buildings on the Park and under the SPZ, any development will not require a separate planning application. This will ultimately have a huge impact on how quickly and cost effectively buildings are developed at Heywood Distribution Park, giving the Park a unique advantage over distribution parks in the region.

BARTON WILLMORE

The permission, which was granted by Rochdale Metropolitan Borough Council, followed two six-week public consultation exercises and will see the creation of the first new SPZ since 1998. There are currently only two other SPZs in the UK at Slough Trading Estate, Slough and Kings Norton Business Centre, Birmingham.

Chris Billington, Development Manager at SEGRO said: “The announcement that the Park has been granted an SPZ is great news for the town of Heywood. The SPZ will provide planning certainty and will speed up the development process. The approval will help to stimulate economic growth, encourage investment and bring new jobs to the area. We have worked closely with the Council and the local community on this application, which will bring new employers to the area and allow existing companies to expand with ease on the Park.”

Mark Sitch at Barton Willmore, added: “We have worked extremely hard to gain support for this permission, which wouldn’t have been possible without the tremendous help we received from the local council. With such a complex application engaging positively with key stakeholders and general public was a critical part of gaining backing for the SPZ because it allowed us to communicate with the local community to help them understand our proposals and the potential benefits that the SPZ could deliver for the Borough”.

“To have achieved permission for the first SPZ in 12 years is a great result, and it highlights the unique and highly technical expertise Barton Willmore can provide to its clients.”

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NOTE TO EDITORS

About SEGRO

SEGRO is Europe's leading provider of flexible business space, operating from a network of offices across 10 countries. The Group is a Real Estate Investment Trust (REIT), listed on the London Stock Exchange and Euronext Paris. SEGRO's portfolio comprises £5.3 billion of predominantly industrial and warehouse assets concentrated in and around major business centres and transportation hubs such as ports, airports and motorways intersections. The group serves over 1,900 customers spread across many geographic and different industry sectors. It has 5.9 million sq m of built space and a passing rent roll of £372 million* as at 31 December 2009.

* Including £28 million of annualised rent associated with leases signed which were the subject of rent-free periods.

For more information: www.SEGRO.com