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**UNANIMOUS APPROVAL FOR MAJOR REGENERATION PLANS AT
KENT THAMESIDE**

Dartford Borough Council's Development Control Board last Thursday unanimously approved National Grid Property's plans to regenerate the Northfleet West Sub Station site near Swanscombe, following a recommendation for approval by council officers.

National Grid Property's vision is to create a new sustainable community with up to 1,500 new homes, shops, space for small businesses, a hotel and extensive open space. The new homes and apartments will include a large proportion of family-sized housing, and 30 per cent of homes will be designated as affordable.

The plans form a key part of the ongoing large-scale regeneration taking place in North Kent, and complete the larger Eastern Quarry site, the rest of which is owned by Land Securities. The new community has been designed to integrate with the rest of Eastern Quarry and also the neighbouring communities of Swanscombe and Greenhithe. The plans encourage the use of public transport, as well as cycling and walking, and include a network of footpaths and cycle ways linking local communities.

The development will provide attractive and high-quality open spaces contributing towards Kent Thameside's green grid policy, which aims to provide a network of green spaces across North Kent. The plans also include an attractive two hectare park at the heart of the scheme.

Charlie Connoly, Property Manager at National Grid Property, said:

"This is excellent news because the regeneration of the Northfleet West Sub-Station site will bring sustainable and sensitive growth to a very important site in North Kent. I am confident the plans will make an outstanding contribution to the area and integrate well with both new and existing communities."

ENDS

For further information contact Jared Ingham on 020 7529 1719.

Notes to Editors:

1. National Grid Property takes National Grid's disused and redundant sites and regenerates them for beneficial community use. It has built up a wealth of experience in this field, having successfully regenerated sites all over the country to create homes, schools, jobs, shops, community facilities and attractive open spaces.
2. The plans include:
 - Up to 1,500 homes, 30 per cent of which are designated as affordable
 - Shops
 - Space for small businesses
 - A hotel
 - At least 33 per cent open space
 - Access to the Fastrack bus service and funding for existing bus services.
3. National Grid Property consulted the local community and local stakeholders about its plans before a planning application was submitted, and a Community Participation Strategy outlining this activity forms part of the planning application.
4. Removal of much of the existing sub-station equipment on the site is ongoing and subsequent development of the site is expected to begin from 2010. A legally-binding Section 106 Agreement will be completed to ensure the regeneration delivers the community and infrastructure benefits required by Dartford Borough Council.