

North Fringe Area



**Cribbs Patchway
New Neighbourhood**

**Charlton
Hayes**

Charlton Hayes

- Up to **2,000 dwellings** (1000 completed to date)
- A primary school, elderly persons accommodation, and retail
- Employment land, in addition to that within Filton Enterprise area and the former Rolls Royce East Work site (now branded Horizon 38), for mixture of manufacturing, distribution and warehouse sites

Cribbs Patchway New Neighbourhood

- up to **4900 residential units**
- **YTL Filton Airfield** –
354 acre site & Brabazon hangars
2675 homes (included in 4,900)
24ha of employment space
Mixed use centre
Three new schools
Recreational spaces
Community facilities/church
£48m investment in infrastructure and remediation
New railway station (MetroWest)
Dedicated MetroBus route
- **JT Baylis** – Ice rink, skydiving, ski venue
- **The Mall** – Retail & leisure extension to the Mall
- Concorde Museum

North Fringe Area



**Cribbs Patchway
New Neighbourhood**

**Charlton
Hayes**

UWE

**Land East of
Coldharbour Lane**

**Frenchay
Hospital**

Frenchay Hospital

- 490 residential units
- new health and social care centre
- 1 form entry primary school

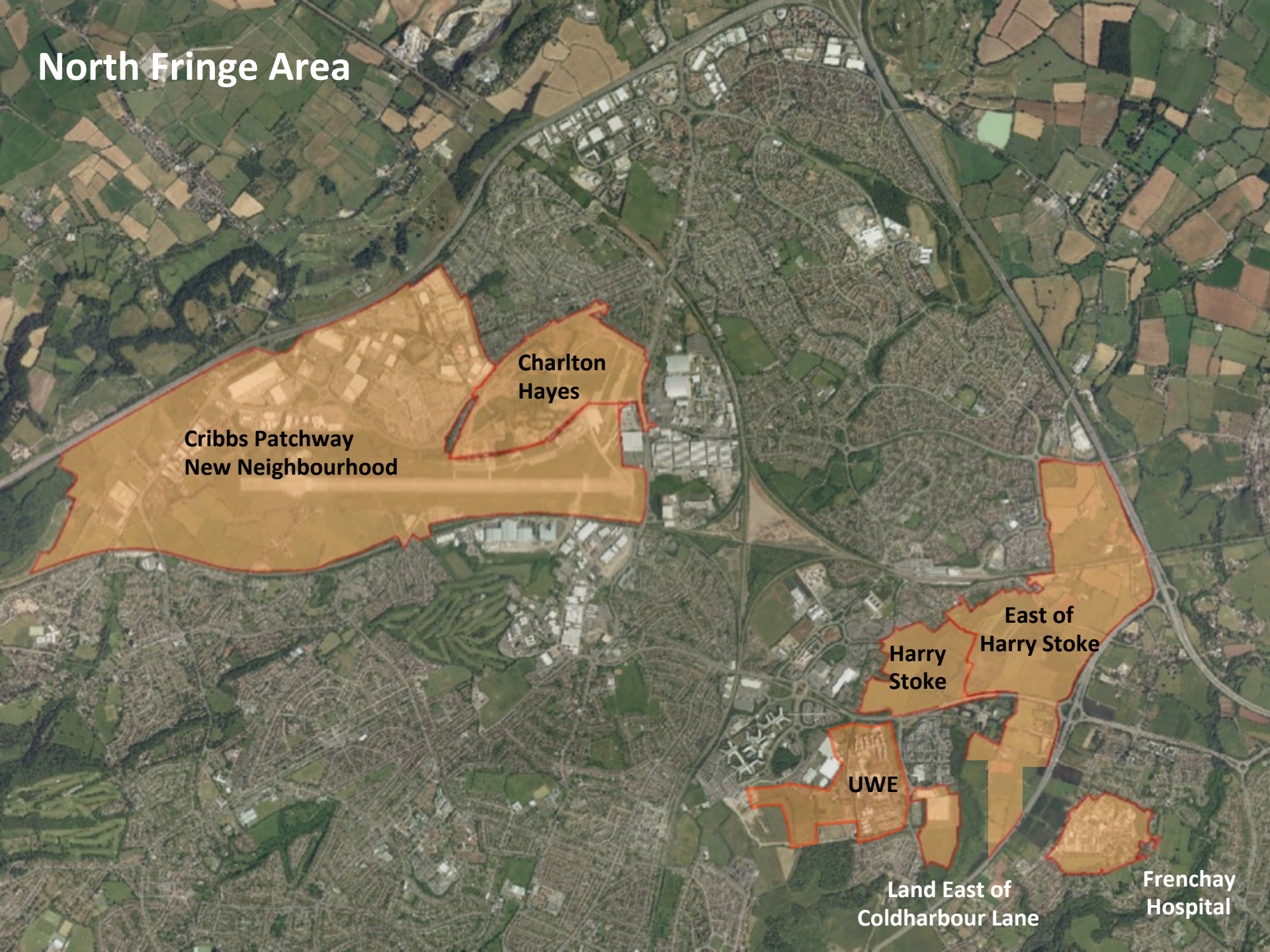
Land East of Coldharbour Lane (LECHL)

- Up to 694 dwellings (including a 261 unit extra care village)
- private nursery
- Contributions towards MetroBus
- Improvements to Frome Valley cycle route
- Highway capacity improvements in the immediate area

University of the West of England

- Over 55.1 hectares of land for; academic, recreation, administration, support services and research and development
- Student residential (1000 student bedrooms approved) and support services
- Mixed use commercial uses, consisting of a hotel, restaurant / public house / hot food take-away
- **New public transport hub**
- New Faculty for Business and Law building nearing completion

North Fringe Area



**Cribbs Patchway
New Neighbourhood**

**Charlton
Hayes**

UWE

**Land East of
Coldharbour Lane**

**Harry
Stoke**

**East of
Harry Stoke**

**Frenchay
Hospital**

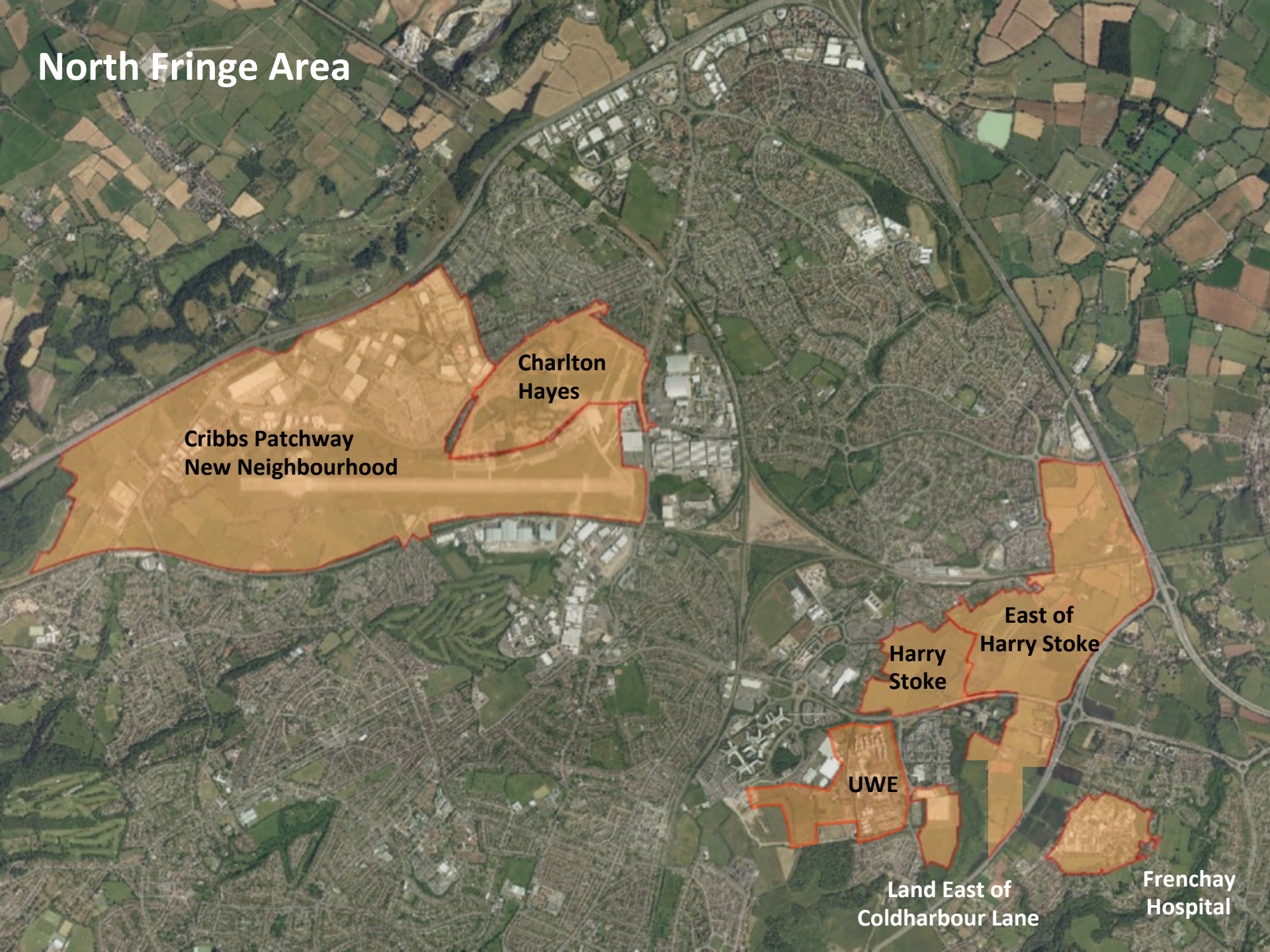
Harry Stoke

- 1,200 dwellings
- A primary school
- Local retail
- A community centre
- Currently being constructed – 166 units completed

Land East of Harry Stoke

- 1,617 dwellings
- A primary school and nursery
- A community centre and local facilities
- Land and contributions towards MetroBus which runs through the site (on the Stoke Gifford Transport Link)
- Delivery of part of the Cycle Trunk Route (linking Emersons Green East with Severnside)
- Contributions to the A4174 Ring Road Scheme and MetroWest
- Improvements to local bus services
- Improvements to the Hambrook Corridor recreational route

North Fringe Area



10,901 new houses/dwellings!

Not just housing but jobs too:

Circa 225 hectares of employment land

16,000 jobs being created

Focus on aerospace design, research and manufacturing, defence, advanced manufacturing, emerging materials technologies, micro-electronics research and design and supply chain businesses

Partly overlaps with Filton Enterprise Area within which the LEP anticipates growth in the region of 7,000 – 12,000 jobs over the next 10 years

Filton airfield alone is expected to generate circa 8,000 end-use jobs, on top of anticipated 700 construction jobs