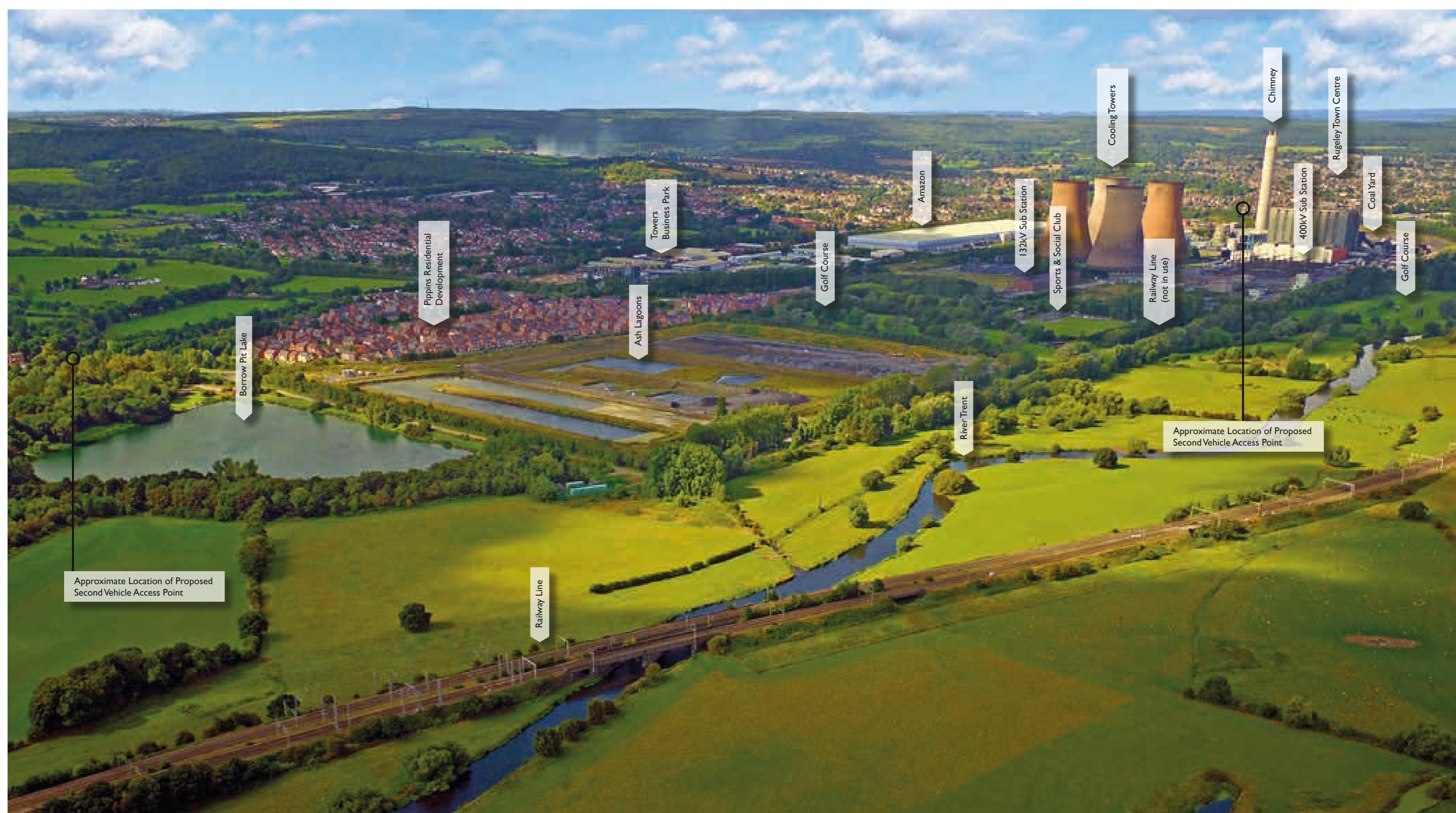
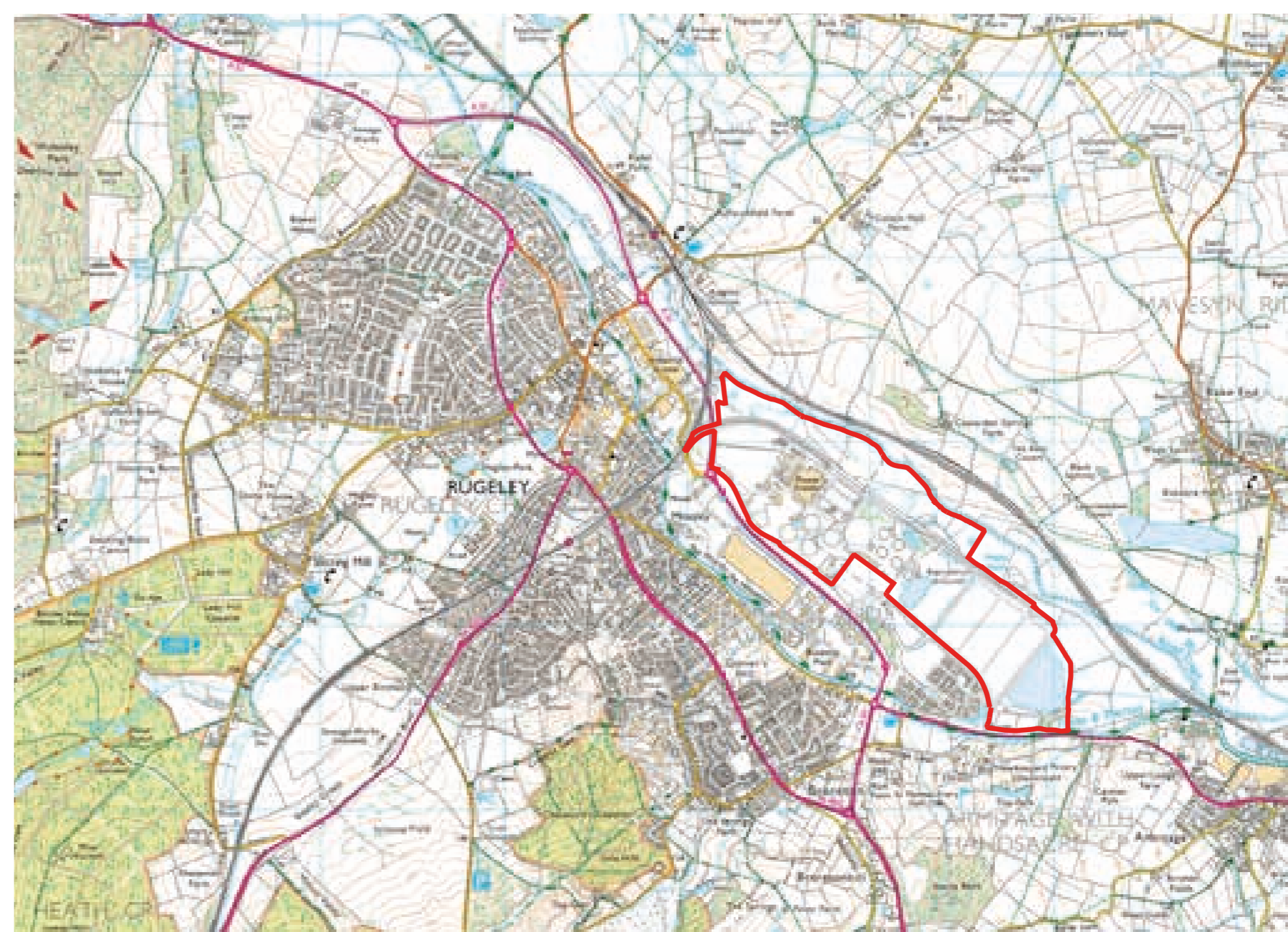


Rugeley Power Station Community Planning Weekend

Introduction

ENGIE, the owner of Rugeley Power Station, are a leading Energy, Services and Regeneration company focused on three key activities: production and supply of energy, facilities management and community regeneration. In 2016 Rugeley Power Station ceased production of electricity to the National Grid and created the opportunity to deliver an exciting new future for the site through a mixed-use development.

ENGIE is committed to working closely with the local community to plan the future for the site and has appointed architects and community planners JTP to facilitate the Community Planning Weekend. The aim of the Weekend will be to discuss opportunities for the scheme and create a Vision for the former Power Station site and its relationship with Rugeley and the wider area. Following the creation of the Vision, the ENGIE team will develop the proposals and draw up an outline planning application for submission in Spring 2019.



Rugeley Power Station



Rugeley Power Station Community Planning Weekend is being organised by JTP on behalf of ENGIE. For more information please visit jtp.co.uk/projects/rugeley or contact the Community Planning team at community@jtp.co.uk or on Freephone 0800 0126730.



Rugeley Power Station Community Planning Weekend

About Us



ENGIE is a leading Energy, Services and Regeneration company who has owned & operated Rugeley Power Station since prior to its closure in 2016.

As well as being a UK player in flexible and increasingly low-carbon electricity generation, ENGIE goes beyond traditional energy supply. ENGIE is also number 1 in UK Regeneration services – creating places where people want to live and work. ENGIE's breadth of capabilities enables it to partner with its customers and local communities - to serve them more effectively.

ENGIE is committed to improving the environment we all live in and is well-positioned to deliver the transformation of the Rugeley Power Station site. It works as a strategic partner to provide bespoke, outcome-based solutions that address each town, city or region's most pressing needs. Not only does ENGIE create these communities, but it also has the expertise to maintain and support them – ensuring that sustainable initiatives deliver a lifelong impact.

ENGIE's customers benefit from energy efficient and smart building solutions, the provision of effective and innovative services, the transformation of neighbourhoods through regeneration projects, and the supply of reliable, flexible and renewable energy.

ENGIE's 17,000 employees here in the UK improve lives through better living and working environments - balancing performance with responsibility, enabling progress in a harmonious way.

ENGIE is utilising its breadth of expertise to affirm its commitment to Rugeley.



JTP is a practice of architects and urban designers with extensive experience of delivering successful places for both the public and private sectors throughout the UK and internationally.

JTP seeks to shape places where life in all senses can flourish; places that are economically thriving, creatively stimulating, environmentally footprint-free, with a powerful sense of identity. In short, places where people can lead happy and healthy lives and feel they belong.



Rugeley Power Station Community Planning Weekend

About Us



LANDSCAPE ARCHITECTS

Bradley Murphy Design specialise in the creation of people-focused, sustainable landscapes, open spaces and public realm. Our experience has taught us that the key to successful project delivery is forging good relationships and establishing a shared vision that everyone can buy into. Our placemaking approach is informed by an iterative, contextual design process that focuses on realising a design vision and delivering places of enduring quality.



PLANNERS

Savills is one of the world's leading property agents with some 240 planning specialists covering every sector and area in the UK. The Birmingham Planning team and the Southampton Environmental Impact Assessment team will be providing expert guidance to achieve the best possible development at Rugeley Power Station.



ENGINEERS

AECOM is a global network of experts working with clients, communities and colleagues to develop and implement innovative solutions to the world's most complex challenges. We connect expertise across services, markets, and geographies to deliver transformative outcomes. We design, build, finance, operate and manage projects that unlock opportunities, protect our environment and improve people's lives.



TRANSPORT PLANNERS

Mode is an independent transport consultancy offering impartial transportation planning advice and transport engineering design to the development industry. We specialise in understanding the process associated with preparing planning applications for new developments and seek to deliver clear and commercially viable planning solutions.



ENVIRONMENTAL CONSULTANCY

Atmos Consulting is a highly respected, modern and dynamic environmental and planning consultancy practice, delivering on a diverse range of projects for a broad and expanding portfolio of clients. The Atmos philosophy is built on our passion for the natural and built environment, together with our commitment to sustainable development.



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Rugeley Power Station Community Planning Weekend

Collaborative Placemaking: Building a Vision Together

We put people at the heart of the planning process, unearthing the real needs of a community, empowering stakeholders, creating goodwill, inspiring community spirit and building consensus.

Far from imposing ready-made off the shelf solutions, we will build a vision together. This leads to places that are vibrant, valued and sustainable from the outset.

We approach all our projects through a process of **Understanding, Engaging, Creating**.

Understanding the DNA of a place is fundamental to successful placemaking. We don't stop until we truly get under the skin of a place and identify what makes it special.

Engaging stakeholders and the wider community at an early stage encourages understanding, creates shared ownership, and allows the construction of a collective vision.

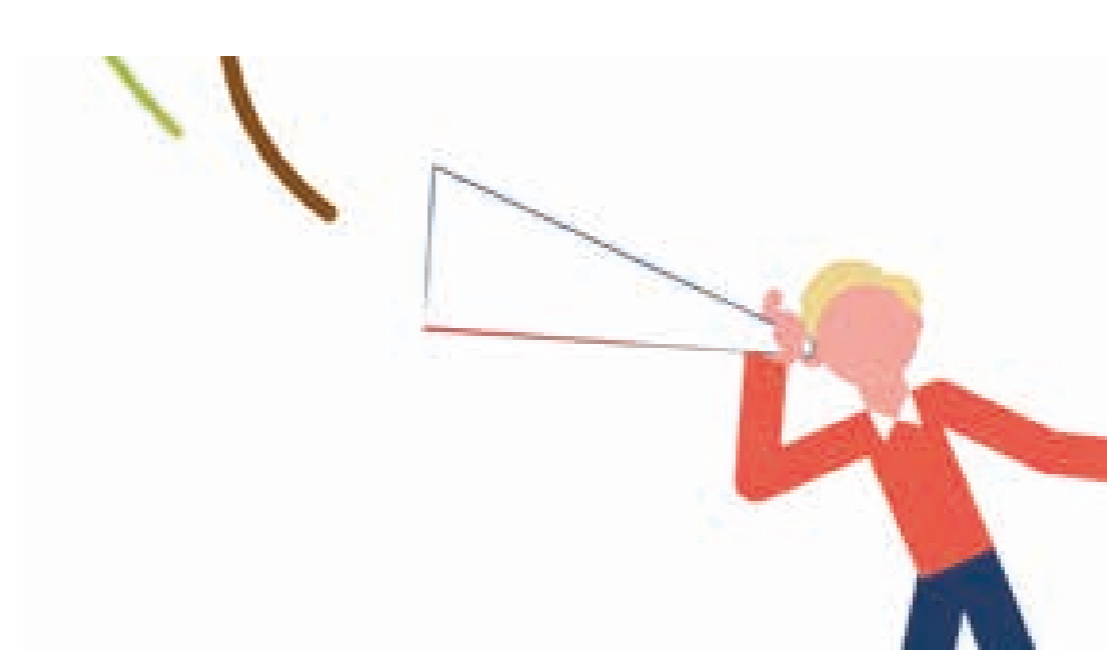
Creating begins with the visioning process and ends with physical interventions. Along the way there are many issues to resolve and many actions to co-ordinate.

This adds up to a process we call “**Collaborative Placemaking**”.

“Collaborative Placemaking”



We listen



We debate



We draw together



We create new places and breathe life into old ones



Rugeley Power Station Community Planning Weekend

Public Workshops, Exhibitions

The Community Planning Weekend from Friday 30 November to Tuesday 04 December will be an opportunity to share local knowledge and contribute to shaping the new Vision through facilitated workshops and hands-on planning groups. There will also be an exhibition explaining the background of the site.

Participation is on a drop-in basis – there is no need to pre-register – you can stay for a short while, a few hours or the whole event if you are able to. Team members will be on hand to answer questions.

After the public workshop days, the team will analyse and summarise the outcomes and draw up a Vision for the Rugeley Power Station site including an illustrative masterplan. This will be presented back to the local community on Tuesday 4 December.

Following the Community Planning Weekend, the ENGIE team will develop the proposals and prepare an outline planning application for submission in Spring 2019.



Young People's Workshop



Post-it Workshop



Hands-on Planning Workshop



Hands-on Planning Workshop



Site Tour



Post-it Workshop



Report Back

Community Planning Weekend Programme

Friday 30 November
Mansefield House

Afternoon

- 1.45 Background exhibition open
- 2.00 Welcome and Introduction
- 2.10 Dialogue Workshop
- Young People's Workshop
- 3.15 Refreshment break
- 3.30 Hands-on Planning Groups
- 4.45 Refreshment break
- 5.00 Feedback
- 5.30 Workshops conclude
- 6.30 Event closes

Saturday 01 December
Mansefield House

All day

- 10.45 Background exhibition open
- 11.00 Welcome and introduction
- 11.10 Dialogue Workshop
- Young People's Workshop
- 12.45 Lunch break
- 1.30 Hands-on Planning Groups
- Young People's Workshop
- 2.45 Refreshment break
- 3.00 Feedback
- 3.30 Next Steps
- 4.00 Workshops conclude
- 4.30 Event closes

Report Back Presentation

Tuesday 04 December
Mansefield House

Evening

- 6.45 Doors open
- 7.00 Report Back of the Vision for Rugeley Power Station
- 8.30 Close

Rugeley Power Station Community Planning Weekend

The Site



Rugeley Power Station Site

Rugeley Power Station Community Planning Weekend

Site Photographs



Cooling Towers



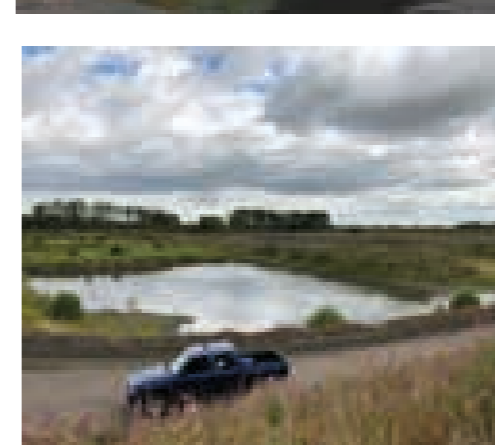
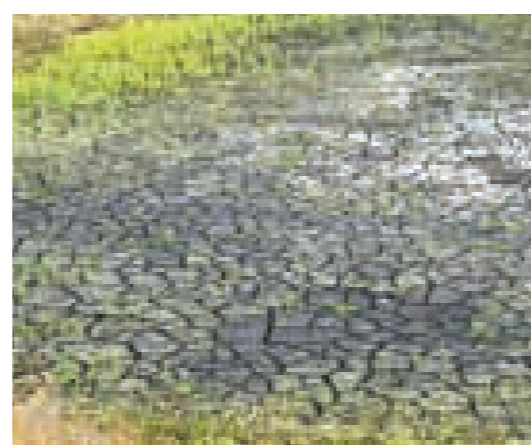
400kV Sub Station



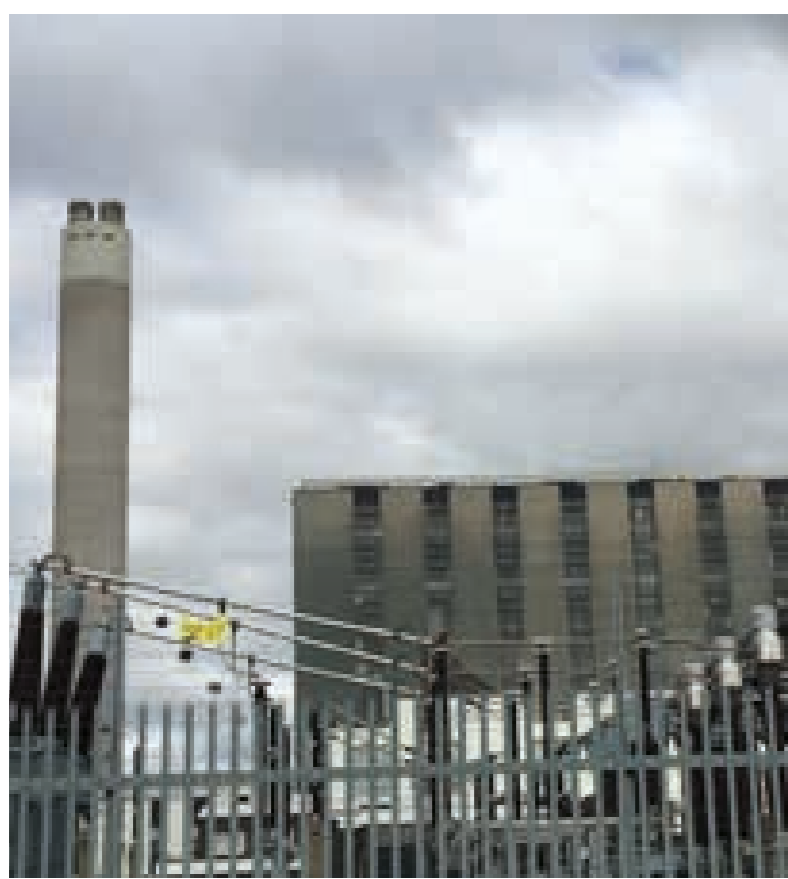
Railway Spur



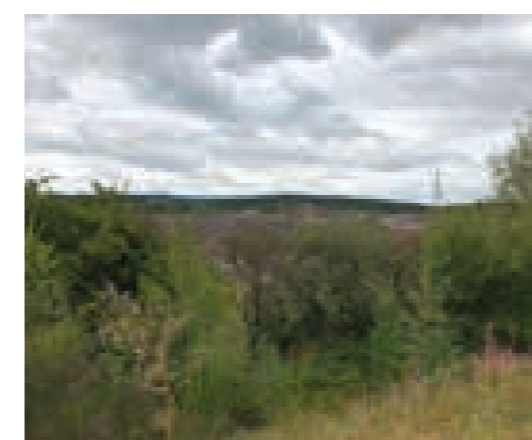
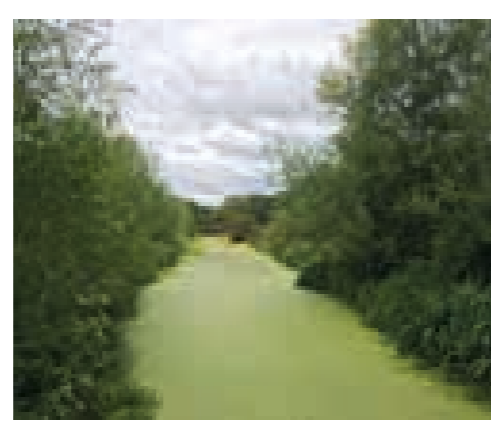
132kV Sub Station



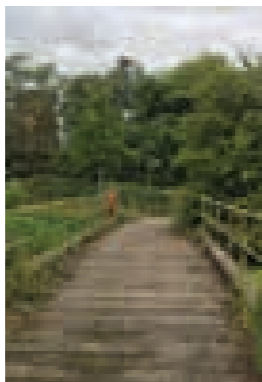
River Trent



Golf Course



Rugeley Social



Model Railway



Borrow Pit Lake



Ash Lagoons

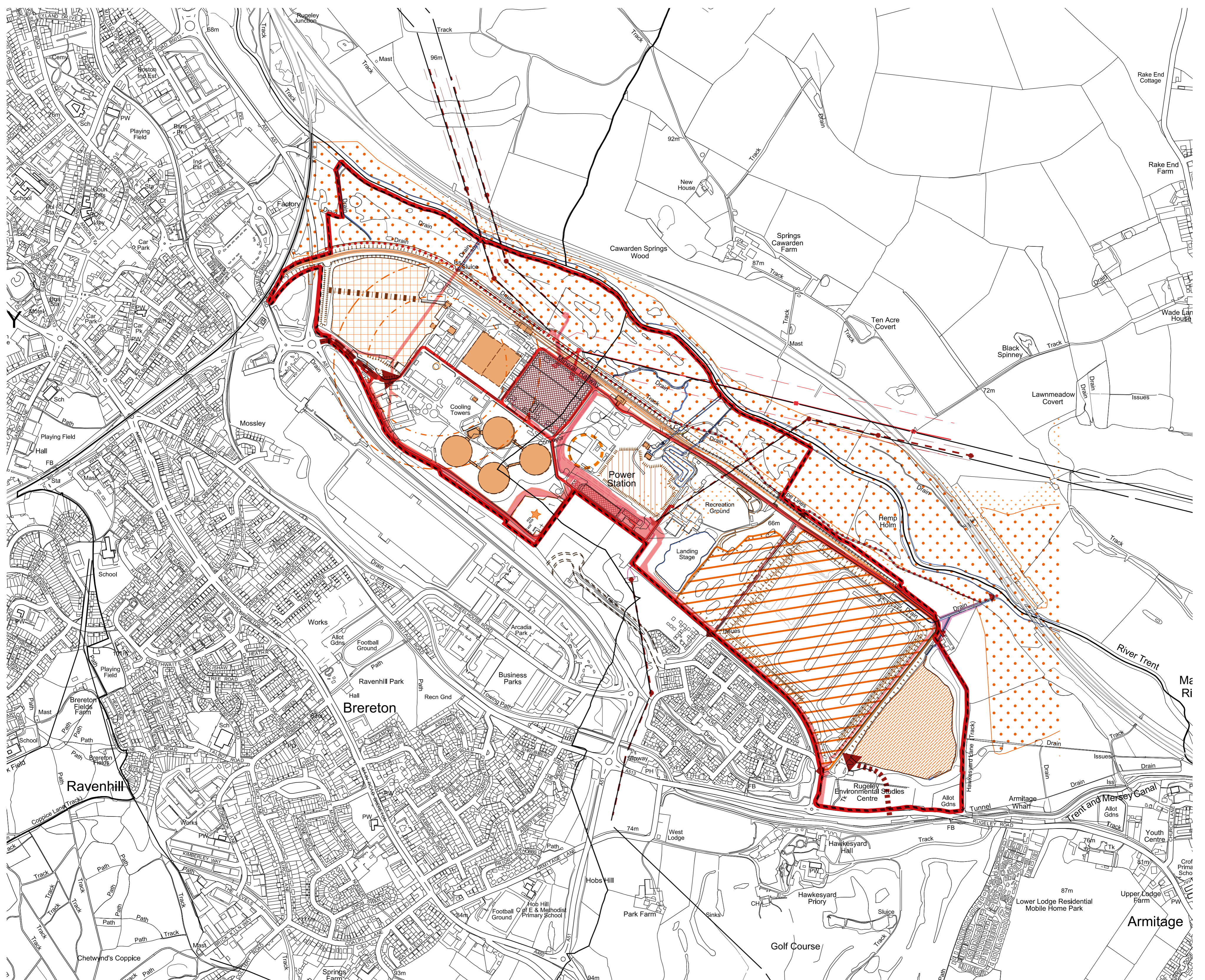


Allotments

Rugeley Power Station Community Planning Weekend

Site Constraints

- | | | | | | |
|---|---|---|--|--|--|
| Primary Access of existing main site access | Zones containing underground utilities to be retained | Existing alignment of Brook to be retained | Footprint of former Station 'A' dry cooling towers | Elevated area of ash & aggregate waste - potential need to restore | 200m & 300m demolition drop zones to FGD cooling towers |
| New Second Access off Rugeley Road | 132kV overground cables with recommended 15m offset | Drainage link to River Trent to be retained | Existing land embankments - potential need to re-grade | Existing Borrow Pit (approx 11m deep) | Footprint of former stacker track containing sub-structure |
| Areas to be retained to accommodate substations | 400kV overground cables with recommended 50m offset | Former coal stock area - some restoration likely | Existing railway tracks and sleepers | Areas with substantial sub-structure | Flood Zone 3 (1 in 100 or greater chance of flooding each year) |
| Existing Way-Leaves to be retained | Open drain linking mains water drain to River Trent | Former and existing Ash Lagoon area - restore ground conditions | Existing waterways - lakes, pools, ditches, steams etc | Potential location for proposed battery farm | Flood Zone 2 (1 in 1000 or greater chance of flooding each year) |

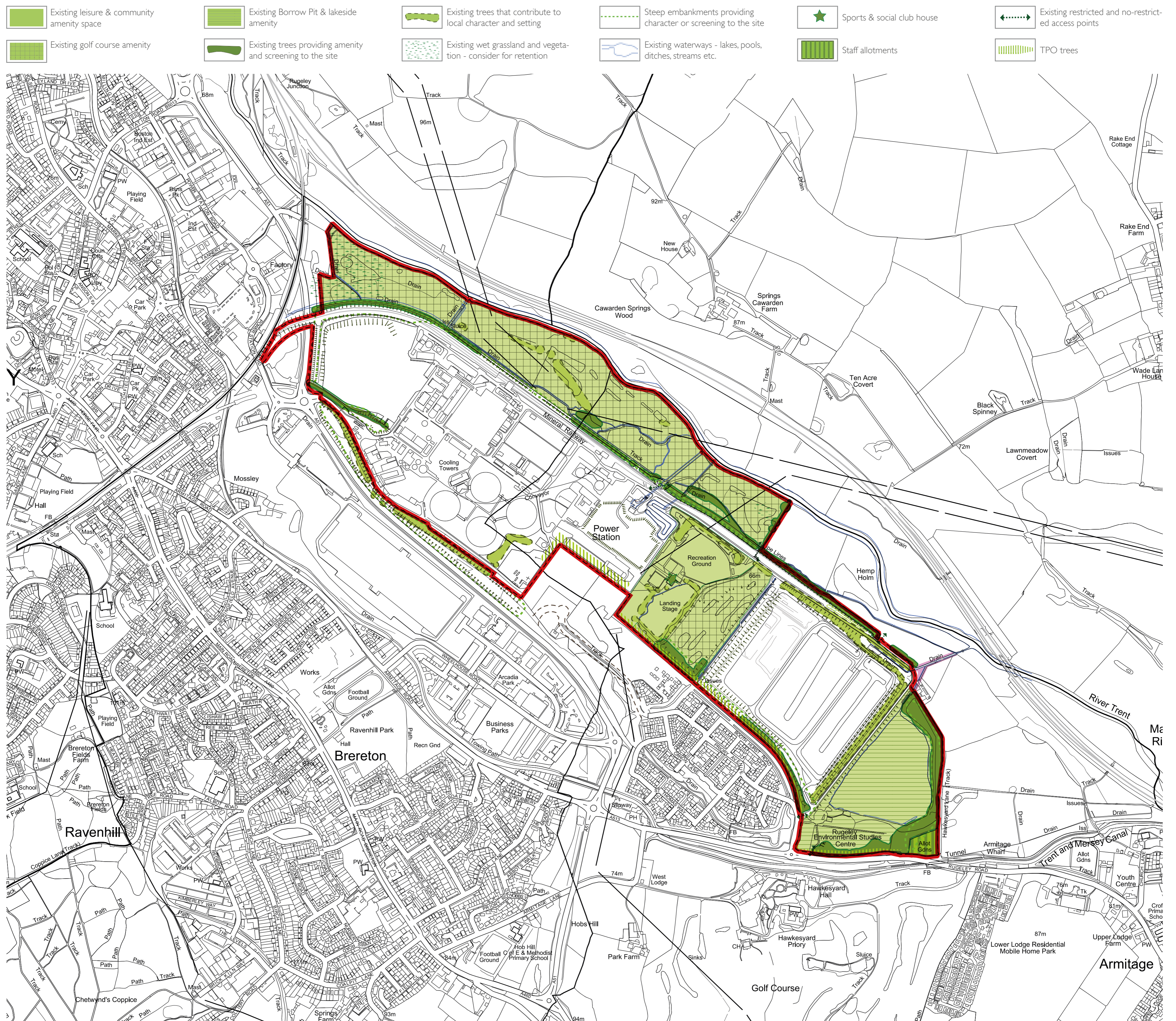


Site Constraints - Fixed & Intermediate



Rugeley Power Station Community Planning Weekend

Site Constraints

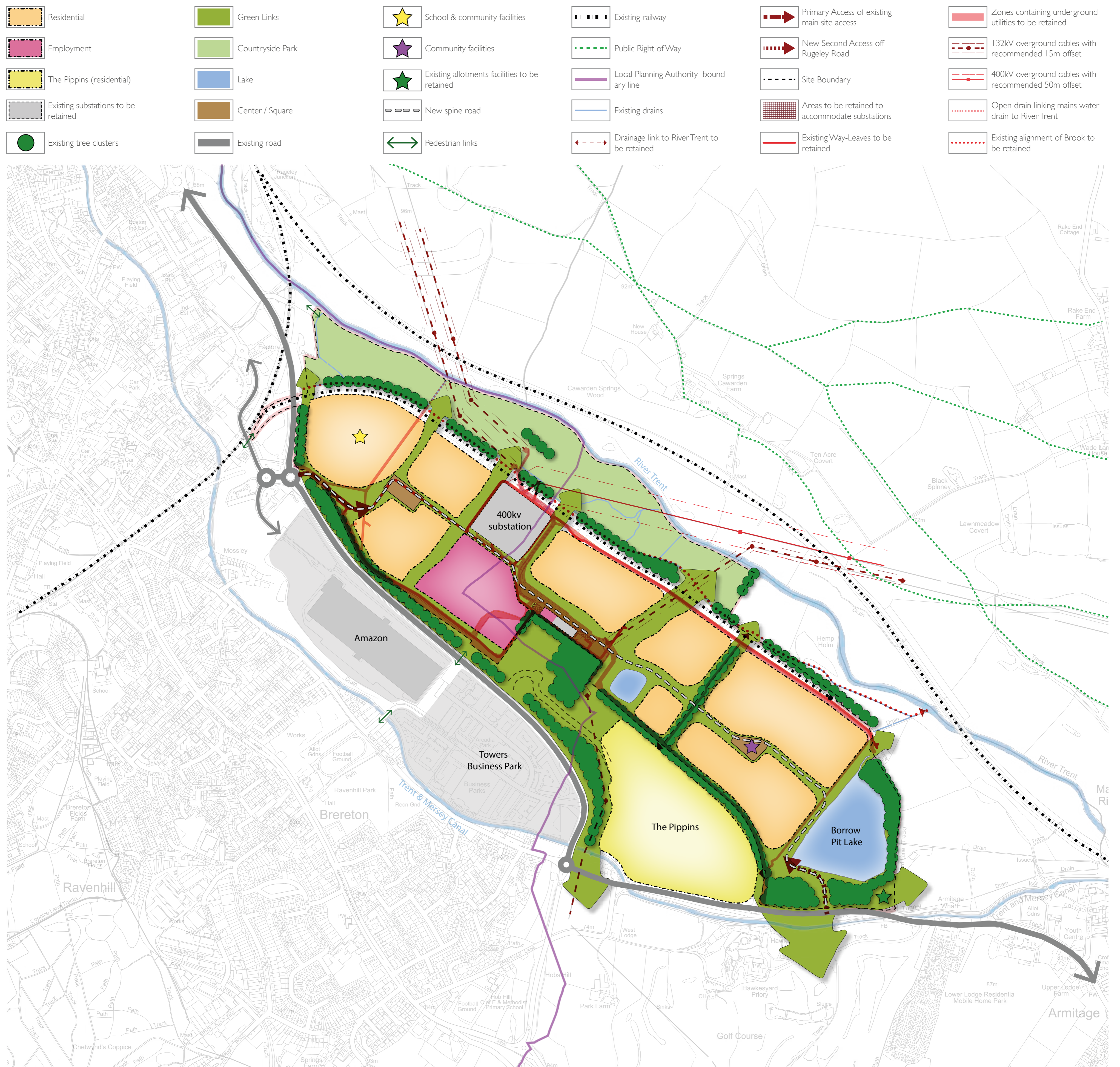


Site Constraints - Landscape & Community



Rugeley Power Station Community Planning Weekend

Site Opportunities



Site Opportunities - Conceptual Layout



Rugeley Power Station Community Planning Weekend

Demolition

ENGIE have received approval from both Lichfield District Council and Cannock Chase District Council to commence the demolition of Rugeley Power Station and have appointed specialist contractor Brown and Mason to carry-out the works.

Brown and Mason are one of Europe's largest Demolition, Dismantling and Decommissioning companies. Having carried-out the removal of asbestos and total Decommissioning, Dismantling and Demolition of over 50 power stations, Brown and Mason complete all projects safely, competently and efficiently - to an agreed programme. The company delivers total project management through their extensive team of experienced professionals. Brown and Mason are also long-standing members of the National Federation of Demolition Contractors (NFDC) and the Asbestos Removal Contractors Association (ARCA).

Brown and Mason have been mobilising on-site at Rugeley over recent months. In line with the conditions associated with the Council approvals, structural demolition will shortly commence once all the building interiors have been removed. Overall the demolition of the power station and associated buildings is scheduled to take approximately two and a half years.

