



Simon Ogden
Head of City Regeneration
Regeneration & Development Services
Sheffield City Council
Howden House, 1 Union Street
Sheffield. S1 2SH

25th March 2014

Dear Mr Ogden,

European Regional Development Fund (ERDF) – City Centre, Grey to Green Project

I would like to express strong support for the above project. As you will be aware Carillion are the developers of The Square in the Castlegate quarter, for which we entered into an agreement with the City Council who are the landowners. Redevelopment has stalled for the past few years due to the economic downturn but we do expect to be able to move on to the remaining phases in the near future, building on the success of the early phases, and I firmly believe the Grey to Green project will help to boost to this part of Sheffield and give confidence that the City holds this area in high regard as it continues to invest in important projects like this.

The Grey to Green project is located on the Riverside Business District which includes Castlegate. It is a highly innovative approach to improve the attractiveness, connectivity, economic impact and environmental credentials of an important but underperforming business district in the northern edge of the City Centre. High quality large floor plate office and “knowledge intensive business services” will continue to be promoted in the development sites identified in this area, following the works on the highway, junction improvements and environmental works that are promoted by the scheme. The Square development will be significantly enhanced by the proposed works thus increasing the likelihood of attracting new occupiers and assisting in the redevelopment of the remaining phases.

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We believe the scheme will have the following benefits:

- Integration of the Riverside Business District and Castlegate into the core of the City Centre area
- Creation of a network of high quality public spaces and infrastructure which will establish the area as a distinctive location for new businesses in the City Centre, challenging investors' perceptions about the area
- Increase the likelihood of the development of the remaining sites at The Square, which has capacity for around 15000m2 of mostly commercial but possibly some residential floorspace, gross job potential of circa 1,500
- It will support Sheffield's bid for location of the High Speed 2 Station in Sheffield to be at Victoria Station (which is in close proximity to the proposed works) in line with the recent CBRE report about the economic benefits of this option
- It will provide a 0.65km corridor of porous surface providing a sustainable solution to surface water drainage as part of the River Don flood reduction measures

Carillion is a leading construction, property and support services company employing over 40,000 people in the UK, Canada and Middle East. We are committed to working with forward thinking Local Authorities to invest in and deliver regeneration projects and economic prosperity. It is because of Sheffield City Council's continued investment and support for private sector investment the City remains high on our agenda.

Yours Sincerely,

Neil McMillan

Development Director