

PUBLIC CONSULTATION: 21 FEBRUARY – 14 MARCH 2022



Illustrative CGI of potential regeneration

CREATING JOBS AND NEW BUSINESS SPACE IN LUTON

Prologis is bringing forward plans for a new **high-quality logistics and business park** to re-energise the former Vauxhall Motors headquarters, Griffin House, and BWI Group site on Windmill Road.

Before we submit a planning application, **we're holding a public consultation on the proposals.**

This leaflet contains information on our consultation, where you can find out more about the plans,

and how to submit feedback. It also includes an illustrative masterplan (see over).

Your views can help shape the scheme. To get involved, please visit our website.

There you'll find images, plans, details on what's being proposed, and a feedback form you can use to share your views.

PROPOSALS

Our proposals for Prologis Park Luton will create **modern commercial space** to meet local requirements. The scheme will support businesses that are growing in Luton or want to relocate to Luton. This is about re-building the Griffin House and BWI site to **create jobs and bring business back.**

The type of business space we want to build directly matches demand. These will be high quality, modern commercial premises built to the highest standards of sustainability and energy efficiency.

CONNECTED

This site is ideally located and **well-connected** because of its proximity to the town centre, Luton Airport Parkway rail station and to London Luton Airport and the businesses based there. It's also close to the M1 (a key route for logistics) and close to the consumer markets of London and the region as a whole.

Our plans will improve connections through the site too. We're proposing a **'green link' between Osborne Road and the Manor Road Park** so people can walk and cycle through, travelling alongside an 'opened up' river which we want to make attractive with new planting and landscaping.

ECONOMY

We want to make Prologis Park Luton an **economic asset** for the town. These proposals will create approximately **600 new jobs** on site, hundreds of others in the supply chain and bring new investment into Luton in growing sectors, such as logistics.

As a **long-term owner**, we are committed to making it a success. Our vision is to create a vibrant new business park which a mix of small and larger companies can call home. We want to build the facilities they need to be competitive, successful and to grow.

We're preparing a planning application to submit to Luton Borough Council. This illustrative masterplan shows you what's involved.

Because of the different buildings currently across the site and which parts of the site will be available to regenerate first, we're showing our detailed plans for new buildings to the north and the west of the site. The area to the south and east will come later so the plans for that are less fixed at this stage.



*This masterplan is illustrative and subject to change. Further plans are available on our consultation website.

FIND OUT MORE AND HAVE YOUR SAY

We'd welcome your input and views. We're inviting comments on our proposals from **21 February to 14 March 2022**

To find out more and to submit feedback, please visit our website: www.prologisgriffinhouseconsultation.co.uk

If you don't have access to the internet and would prefer to submit comments via a hard copy questionnaire, please get in touch using the contact details at the bottom of this leaflet and we will send you a copy.


All feedback provided during the consultation will be considered by our design team ahead of us finalising the proposals and submitting our planning application to Luton Borough Council this summer.




CONTACT US

If you have any questions about the proposals or would like to speak to a member of our team, please contact us:

 consultation@prologisgriffinhouseconsultation.co.uk

 **020 7323 3544**
(between 9am and 5.30pm,
Monday to Friday)

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