

# Regeneration, Culture and Environment Overview and Scrutiny Committee

BRIEFING NOTE – No. 05/23

Date: 3 February 2023

Briefing paper to: All Members of the Regeneration, Culture and Environment  
Overview & Scrutiny Committee

## **Purpose:**

This briefing note provides an update to Committee Members and outlines progress made on the Innovation Park Medway (IPM) project.

A more detailed report will be provided to Committee at the 21 March 2023 meeting.

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## **Background:**

The delivery of IPM is a regeneration priority for Medway Council and the Southeast LEP, which share an ambition to strengthen the local economy, and secure high-value job growth. IPM will be a hub for high-value, high-GVA, knowledge intensive industries, supporting Medway's burgeoning tech ecosystem, and complementing the nearby Innovation Centre Medway.

## **Investment to date:**

To deliver the site, phase 1 of IPM was awarded £4.4m Local Growth Fund round 2 (LGF) investment for Rochester Airport improvement works. As a result of this investment the second airport runway has been closed and the land required for the creation of IPM was released. Improvement works at the Airport included:

- Refurbishment of hangers 3 & 4
- New hanger 5
- New MAPS hanger
- New control tower, café hub, helipads (x2)
- Landscaping and carpark

The IPM site was awarded over £7m external funding from SELEP. Significant progress has been made in bringing forward the site, which is on track to provide over 60,000m<sup>2</sup> of commercial space and up to 3,000 high GVA jobs.

## **Ambitions and progress:**

The adopted IPM Masterplan, Design Code and Local Development Order sets the vision for IPM and provides a simplified planning process.

The northern site will offer 28 plots for E(g) and B2 use. 'The Runway Park' public realm is a fundamental element of the masterplan, creating a clear identity to provide high-quality open space.

The northern site enabling infrastructure works are currently taking place, including drainage, lighting, utilities, and the Runway Park, ahead of the development of 28 office and light industrial plots. Officers are in the process of agreeing legal terms for the potential purchase of one of the plots.

The southern site will offer a unique opportunity to occupy new build flexible B1 Hi Tech office space, which will also provide the much needed 'grow on' space for the nearby Innovation Centre Medway.

The southern site enabling infrastructure work is complete and design work for two office buildings and a carpark has begun. Officers are in the process of agreeing legal terms with a potential anchor tenant for building 1, which is expected to be delivered in 2024.

## **Marketing:**

Marketing of the site continues with promotional activity, campaigns and material being developed with our internal Comms Team. Officers are working with the appointed nationwide agent, Avison Young and local agent Harrisons to promote and market IPM.

A more detailed report will be provided to Committee at the 21 March 2023 meeting.

## **Lead officer:**

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