

# Council approve housing at Fountainbridge



At the Development Management Committee meeting this morning the council approved the building of 400 new homes at Fountainbridge. The permission will allow developer Grosvenor Group to build the remaining houses for rent in the former industrial area, where they have already completed 150 houses.

This was the second version of a development scheme to be produced by the builder, and although the planning officials said it falls short in some minor ways, it has nonetheless been given the go-ahead.

There are three local community councils involved and two of those Tollcross and Merchiston both objected to the planning proposals saying that the development is too big and would impact on the views to the Castle.

The public realm works outside the blocks will be completed to comply with the Fountainbridge Development Brief which seeks to establish a townscape and infrastructure in the Fountainbridge area.

*The planning permission in principle is for a mixed use development which would include residential use, Class 1 (Retail), Class 2 (Financial, Professional and other services), Class 3 (Food and Drink), Class 4 (Business) and/or Class 7 (Hotel).*

Following the decision, David Yaldron, Director City Centre Developments, Grosvenor Britain & Ireland, said: "We welcome the City of Edinburgh's forward-thinking decision in granting planning consent. Our project team has collaborated closely

with local neighbourhood organisations and today's decision marks an important and exciting step forward for the area's wider regeneration.

"In addition to new homes, this consent includes plans for a new public square, community spaces and commercial and retail space, which we hope will add to the vibrancy of the neighbourhood and re-position it as one of the best places to live in Edinburgh."

The first phase of development at Springside, Fountainbridge, is already complete, and comprises 250 homes, including homes for sale, affordable homes for the 'frail and elderly,' serviced apartments and two student residences providing accommodation for over 600 students.

The tram contribution which will be paid by the developer amounts to £523,653 and the education contribution will be just over £2,000 per unit. Electric car charging points must be provided.