



Undeveloped land at Catsbrain Farm has been earmarked for new facilities

## **New Facilities Will Boost Honda Area**

New roadside facilities near the Honda factory could bring an economic benefit to the area if a planning application is given approval.

A proposal has been submitted which would see a new petrol station, restaurant, a drive-through coffee shop and several takeaways built close to the South Marston Industrial Estate. The site earmarked for the proposal is Catsbrain Farm, which is on the A361, on land which is currently undeveloped. One of the key reasons this site has been chosen is because of its proximity to Honda, which employs 3,000 workers.

It is also anticipated it will serve passing motorists. The application states that as there are no other similar facilities nearby, there is a strong economic reason to give the application the go-ahead. On top of that, Orchid West, which is behind the application, has said more than 100 jobs could be created. The report says: The focus of the proposed development is now clearly directed at serving the adjacent industrial and logistics estates, and not least the Honda UK manufacturing plant, which employs 3,000 people. This application will generate substantial economic and employment benefits for the local community. In terms of the volume of employment, which the application proposals will generate, the roadside facilities element will create approximately 100 jobs. This is in addition to construction related employment and indirect opportunities which will be created in local, regional and national supply chains.

To access the restaurant a new road will be built off Kingsdown Road. As well as accessing the restaurant, the new road will also provide entry to any further development on the Catsbrain site, which has been set aside for commercial development, but no formal application has been put in. The proposed outlets, family restaurant-pub and petrol/HGV filling station will be arranged along a new access road, which passes through the centre of the site, said the report.

The proposed roadside outlets and family restaurant-pub will have dedicated rear servicing roads. A total of 149 car parking spaces will serve the development, including eight disabled spaces. The proposed roadside facilities described in this application will also deliver the core highways and access improvements required to facilitate the future development of employment uses, across the remainder of Catsbrain Farm.

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