



## Press release

**10 October 2012**

### **Telereal Trillium achieves landmark planning consent for former 'ERNIE' site**

Telereal Trillium has secured planning permission for the redevelopment of a 20-acre site in Lytham St Anne's, following a protracted application process with the local council.

Fylde Borough Council initially turned down the proposed plans for the Heyhouses lane site, former home to the Premium Bonds prize-selecting computer ERNIE, which included up to 250 new homes and 30,000sqft retail space. Additionally, the site also offers potential for an 85 bed retirement and care home development.

Following the refusal, Telereal Trillium launched an appeal against the decision and subsequently resubmitted the planning application for the site, giving the Council opportunity to reconsider the proposal in light of recently issued National Planning Policy framework.

A planning committee report on the resubmitted application found no sufficient grounds to justify refusal and the development was given the green light.

Telereal Trillium Development Manager Eric Williamson said: "We are delighted with the outcome of the recent planning committee meeting. The plans will see redundant Government buildings demolished to make way for a vibrant, mixed-use development that will provide housing and valuable local employment.

"We look forward to progressing plans to bring the site back into use, so that it can once again make a positive contribution to the local area."

Turley Associates advised Telereal Trillium in securing planning permission for the scheme, and property consultants G L Hearn advised on viability studies and affordable housing provisions for a section 106 agreement.

Further to the application being approved, the Manchester office of GL Hearn has also been instructed to dispose of the site as a whole or in parts.

Commenting on the approval of the application, Stephen Downey, Director at GL Hearn said: "We are very pleased to be working with Telereal Trillium on this development. This is a very good consent which will permit redevelopment of the redundant property. We are confident there will be strong demand from both developers and operators for the site."

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**For further information, please contact:**

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**About Telereal Trillium**

We are experts in managing large, complex property portfolios and ensuring that accommodation supports transformational business change.

We have long-term partnerships with some of the UK's largest occupiers, such as BT and Department for Work and Pensions, and own a £6bn property investment portfolio, including over 8,000 properties nationwide.

We focus on understanding our customers' business and property requirements and delivering them through excellent service, active asset management and innovation.

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