

# Gravity

Smart Campus



**A blueprint for a smarter, cleaner future – faster**  
**CECA South West, 18<sup>th</sup> September 2024**



# Paul Lowndes



- ✔ Programme Director at Gravity
- ✔ Been part of the Gravity team since inception in 2017.
- ✔ Over 40 years of international experience delivering high value property (commercial and residential) and infrastructure engineering programmes including airports and marinas
- ✔ A Chartered Quantity Surveyor



# Prime Location – The South West



- ✓ Home to many international companies spanning R&D, engineering and advanced manufacturing
- ✓ Consistently recognised as one of the UK's best place to live / work / raise a family
- ✓ A region rich in culture, heritage and with a growing economic presence
- ✓ Thriving ecosystem of academia, talent, tech and R&D
- ✓ Developing regional inter-connectivity, enabling the SW to compete in a global marketplace



# What is Gravity

- + UK destination for inward investment
- + Attracting large scale occupiers in the advanced manufacturing space
- + Set to create up to 7,500 new, high value jobs
- + Supply chain jobs
- + Designated Enterprise Zone until 2042
- + Exemplar for future Low carbon developments

Fast-track to the future, naturally



# The site



## Transport

- ✓ Direct access to the UK's motorway network
- ✓ Rail reinstatement could provide freight and passenger access to national & international infrastructure including Bristol Deep Sea Port

## Utilities

- ✓ Up to 350MW of renewable electricity available onsite
- ✓ Large scale water abstraction license
- ✓ Dark fibre provision offering ultra-fast connectivity and site-wide 5G coverage



# Planning



- ✔ Consent through a Local Development Order (LDO) enables flexible development up to 1.1m s.q. m
- ✔ Instead of being restricted to one fixed project or plan, it sets overall standards and guidelines for a development to evolve
- ✔ An LDO can help accelerate delivery, taking climate action, enabling inward investment and creating social, environmental and economic benefits
- ✔ The goal is to attract new jobs in advanced manufacturing and high-value sectors, offering low-carbon energy and essential social infrastructure like health, business, and accommodation to draw high-quality tenants.



# Carbon footprint



## Land Management

- ✓ Brownfield rehabilitation including 4R's
- ✓ Sustainable development
- ✓ Environmental management



## Ethical, Social Responsibility & Green Business

- ✓ Healthy communities
- ✓ Local training and local employment
- ✓ Green jobs
- ✓ Health and well being



## Sustainable Energy

- ✓ Green certificates (REGO'S)
- ✓ Solar
- ✓ Ground and air source heat pumps
- ✓ Bio energy
- ✓ Battery storage



## Green Buildings

- ✓ Design, construction and operation



## Water management

- ✓ Rainwater capture/harvesting
- ✓ Water recycling and grey water
- ✓ Reduction in use of potable water
- ✓ River abstraction



## Sustainable Transport

- ✓ Rail and bus transport
- ✓ Vehicle sharing
- ✓ Walking and cycling
- ✓ EV's and EV charging



## Waste Management

- ✓ Construction and operational
- ✓ 4R's Philosophy



# Thank you

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