

## **CPD/004/121/096: Masterplans for new settlement / development options around East West Rail stations**

### **Scope of commission – summary**

#### Background

1. The Oxford-Cambridge Arc (the Arc) is a globally significant economic area between Oxford, Milton Keynes and Cambridge. The Government's ambition for the Arc is to unlock transformational economic growth, supported by delivery of new housing and infrastructure. Delivery of growth in the Arc also provides an opportunity to deliver exceptional design and placemaking, underpinned by sustainable transport and environmental enhancement.
2. East West Rail (EWR) will provide a new direct rail connection linking Oxford, Milton Keynes and Cambridge. The project comprises the Western Section between Oxford and Bedford, and Central Section between Bedford and Cambridge. The Western Section is well-progressed with a fixed alignment and some sections already delivered. The preferred route for the Central Section was announced by the Department for Transport (DfT) earlier this year and will serve stations at Bedford, the intersection with the East Coast Mainline (ECML) near St Neots/Tempsford, Cambourne, Cambridge South and Cambridge. In 2021 EWR Co plan to consult on more detailed route alignments and possible station locations.
3. At Budget 2020<sup>1</sup> Government outlined plans to examine and develop the case for new settlements at Bedford, St Neots/Sandy and Cambourne, and the case for Development Corporations to bring them forward.

#### Scope of requirement

4. This commission comprises development of twelve concept masterplans across four areas: Bedford, Bedford South, St Neots/Sandy and Cambourne. The work should identify a range of concept options for development at each location and will form part of a wider evidence base that will be used to determine Government's next steps.
5. The main output of this commission is concept masterplans accompanied by supporting reports. Additional outputs include a written vision/mini prospectus, a proportionate viability assessment and a Sustainability Appraisal.
6. A stakeholder group will be established to input to the commission and the supplier may be required to present interim and final outputs to this group and other stakeholders as specified by MHCLG.
7. The preferred timeframe for completion of the commission is 8-9 weeks, however if necessary, suppliers may propose an extended delivery programme completing no later than Christmas 2020.

---

<sup>1</sup> HM Treasury, Budget 2020. Available at: <https://www.gov.uk/government/publications/budget-2020-documents>