

# Plane TALK

## JUDICIAL REVIEW – SPECIAL EDITION

OUR COMMUNITY – OUR RESPONSIBILITY TOO

BAA Stansted 

# SO WHAT HAPPENS NEXT?

**'Second runway project firmly on track' is the strong message from Stansted Airport following the High Court judgement on the legal challenge to the Government's Future of Air Transport White Paper.**

Local councils and anti-expansion campaigners failed comprehensively to overturn key aspects of the White Paper policy document. The judgement firmly upheld the centrepiece of the Government's strategy – to build the south east of England's next new runway at Stansted.

The challenge to the commercial viability of the new runway project was also thrown out, as in the opinion of the Court, the Government had carefully and properly considered the issue. The next step is for BAA to demonstrate to itself and its shareholders that the project is commercially attractive – and we are very confident we can do just that.

The Court found in favour of anti-expansion campaigners that the Government had been too prescriptive in the White Paper over the precise position of the second runway, which means that other locations must be considered at Stansted. In fact, the BAA team has been looking at other possible locations for some months, but what this part of the judgement means is that no one particular Stansted location is now favoured above any other. But what has not changed is that when



*Terry Morgan (centre) talks to local and national media on the day the judgement was announced.*

we do submit a planning application for the second runway, it will still be subject to the rigours of the planning process, including a public inquiry.

This summer, we will be sharing information with you about our proposed scheme. As far as the project timetable is concerned, we know it is challenging, but the timetable has not changed as a result of the judgement. We expect to submit a planning application in Spring 2006 which will be supported by a full environmental impact assessment.

As airport MD, Terry Morgan, told 'Plane Talk', "The project is firmly on track, so it is time to ensure that we deliver a scheme that is designed to maximise the economic benefits and minimise the negative social and environmental impacts on local people."

## THANK YOU –

to the hundreds of people who have been in touch with us about 'Plane Talk'. We enjoy producing it just as much as you enjoy reading it; and you tell us loud and clear that you appreciate the facts and up to date information we give you, rather than the knock-about point scoring that is so often presented as fact by our opponents.

Our response? To give you exactly what you want! And we have almost doubled our circulation area to over 226,000 homes in the area. So whether you are a new reader (in which case "welcome") or you have seen us before, we hope you enjoy this latest edition.

And remember, your views matter to us – we want to hear from you. So if you have a question or comment for the airport Managing Director Terry Morgan, please email: [tmorgan\\_feedback@baa.com](mailto:tmorgan_feedback@baa.com)

## PROPERTY PRICES

All of us who live in the local area are well used to keeping a close eye on the ups and downs of the property market. But so far, the gloom and doom predictions that are often a feature of the national headlines, have not impacted here.

Independent Land Registry figures, published over the past six months, have seen local prices bucking national trends. In fact, figures just published for the last quarter show that many postcode areas closest to the airport outperformed both the Essex and Uttlesford averages (both over the last quarter and over the last 12 months). For example, in the area around Takeley, Hatfield Heath and Little Hallingbury, prices have risen by nearly 17%.

Over the last 12 months, the performance of the Uttlesford property market has been very encouraging – average prices have increased by a massive 21%, almost double the Essex average of 11%. This also compares with an average for Eastern England as a whole of just 12%.

We don't know whether the legal challenge to the Government White Paper will have an impact

continued over...

# Latest news on another legal challenge



At the time of going to press, we wait to hear whether leave will be granted by the High Court to hear another legal challenge – this time to Stansted's Home Owner Support Scheme. Takeley Parish Council is asking the Court to "quash" HOSS, a scheme that has already attracted over 130 applications. A large number of local residents have called us to say how concerned they

are about the uncertain future of HOSS. But we have given a guarantee that we will continue to operate the scheme in the interests

## Did you know?

- A higher proportion of travellers use public transport to and from Stansted, than to any other UK airport – currently 39%

of local people, in the hope that the legal challenge will be unsuccessful. But if the challenge does go to Court, you can count on us to defend HOSS, which we introduced on a voluntary basis nearly a decade ahead of when statutory compensation would be available. We will keep you fully informed. Our 'HOSS Helpline' number is 0800 0859918

## Property prices – continued from front page

on these figures but we will keep monitoring the Land Registry data.

Our message is simple and uncomplicated to those who we believe exaggerate claims about property blight – stop talking down the local area, it is a tactic that serves the interests of no-one. Of course, there are many influences on prices, both negative and positive, and the airport does impact on both. But overall, in the longer term we think that Stansted will play an important part in keeping prices strong. But, like everyone else, we are watching the trends very carefully.

## Did you know?

- Stansted has been pleased to give over £150,000 in the past year, to support the tremendous work of local schools and community groups.

## And some more good news...

If you are one of the 57% of local people who use the airport at least once a year, then you will be pleased to hear that yet another range of new routes is being launched to Spain,

Poland, Germany and Portugal.

For more information on these, and any of the other 130 routes available from Stansted, please visit [www.stanstedairport.com](http://www.stanstedairport.com)

## Did you know?



Stansted has launched a new 'Property Pack' for those who are moving into the area, or who are re-locating here. Available through local estate agents or direct from the airport. Please ring 01279 663104.

## WE MEAN BUSINESS!

Stansted recently launched a new business magazine called 'Meaning Business'. Over 93,000 copies were sent to businesses throughout Essex, Hertfordshire and Eastern England – and the feedback has been fantastic! The economy of our region – worth over £80 billion – needs Stansted as an enterprise gateway, and over 3 million passengers per annum travel through the airport on business. We are working very hard, with huge support from the business community, to secure jobs, build opportunities, and to provide access to new markets.

Locally, business is buzzing too! The results from our last 'Meet the Buyers' event, that links airport companies with local suppliers, shows that over £2m in orders for goods and services are in the pipeline.

With 10,000 people working at Stansted in over 160 companies on site, we want to make sure that everyone has a fair opportunity to do business here.

And if you would like a copy of 'Meaning Business', or to add your name to our distribution database, please e-mail the editor's office at the address below.



Email: [meaning\\_business@baa.com](mailto:meaning_business@baa.com)

## AND FINALLY...

'Plane Talk' hears of a public meeting, called by local protest group SSE as a post-mortem on the outcome of the White Paper. The venue? Stansted Mountfitchet High School. You will remember this is the school accused by a senior member of the SSE team of taking "blood money" when it received £20,000 from Ryanair last year. Goodness knows what they would say to donations from BAA that almost double that amount.

Ten out of ten for audacity SSE, but knowing the school as we do, the welcome you receive will be warm, friendly and respectful. Much more than you deserve perhaps?