

Appendix 1 - Introduction to The Co-operative Group

The Co-operative Group currently occupies a complex of seven buildings on the north-east edge of Manchester city centre along Corporation Street and Miller Street. The ambitious redevelopment of the site will begin with a new purpose built head office for the Group, which is already under construction and will be completed to BREEAM 'outstanding' criteria in summer 2012.

The 20 acre site has unique characteristics from its combination of existing historic buildings, dating from the end of the 19th century through to the mid 20th century, its rich heritage as the cradle of industrial manufacturing, and large swathes of open land including the historic Angel Meadows, one of the few green areas in the city centre.

The Co-operative wants the area to enjoy an international reputation for having raised the bar for environmentally sustainable commercial development that maximises the opportunity for creating exceptional public realm.

Our vision is to:

- Produce a commercially viable and financially successful development
- Work with partners to establish an ethical framework for the project that puts the interests of people and communities first
- Create a development that establishes new standards in its commitment to protect the environment
- Provide locally generated and innovative solutions to create renewable sources of energy
- Integrate the city's green transport strategy
- Attract new business and new jobs in a diverse mixed economy
- Bring new major occupants and head offices to Manchester

- Create opportunities for new residential living that will bring a permanent vibrancy to the quarter
- Build new public spaces giving the area a distinctive and unique character
- Enhance green space throughout the development
- Celebrate Manchester's heritage and the contribution it has made to the world in industry, science, ideas and culture.

"This site is a key piece in the jigsaw of our plans for the northern part of the city centre. It will act as a catalyst for further investment over the next decade. The development of the Co-operative complex represents one of the most exciting regeneration opportunities in the region and will deliver social, economic and environmental benefits on a scale rarely experienced. These plans will reconnect this area with the core of the city centre and surrounding communities, delivering real benefits including a very significant number of jobs."

Sir Richard Leese, Leader of Manchester City Council

"Our plans are ambitious and achievable. Working in partnership with Manchester City Council, we can transform this important area into a new and instantly recognisable quarter that will attract new business, retail and residential users as well as greatly enhancing the public space which leads into the city centre. In line with our values, we will be working closely with local residents and communities to ensure that the scheme is developed in a way which will enhance their own lives, while delivering value, economic benefit and environmental improvement."

Peter Marks, Group Chief Executive of The Co-operative Group