

To: Development Management
From: Economic Development
Date: 5th August 2025
Subject: Support for Navigator Quarter Planning Application

Economic Development is strongly supportive of the planning application for the Navigator Quarter, a key strategic employment site adjacent to Southampton Airport and within the Solent Freeport Tax Site.

This site is one of the most significant employment allocations in the Borough (Policies E7 and E9) and has long been identified as critical for unlocking high-quality business space and investment. We welcome the momentum now being shown by landowners and the Freeport partnership in bringing this forward.

Key points of support:

- **Job creation:** The scheme has the potential to deliver in the region of 1,800 new jobs once operational, with further benefits during construction. The range of proposed uses (Classes E(g), B2 and B8) reflects local economic priorities — particularly in logistics, low carbon industry and advanced manufacturing.
- **Flexibility and delivery:** The trip budget approach is a pragmatic solution that allows for flexibility in occupier mix, while still ensuring transport impacts remain within agreed parameters. This approach will help avoid delays and allow the development to respond quickly to market demand.
- **Enabling infrastructure:** Early delivery of the new access via Mitchell Way and associated site works is a vital first step in unlocking this long-stalled site. It also lays the groundwork for potential delivery of the Chickenhall Lane Link Road, a long-term infrastructure aspiration.
- **Skills and inclusion:** We welcome the applicant's stated commitment to working with local partners to maximise local training and employment opportunities during both construction and operation phases.
- **Skills and Employment Plan:** The preparation of a formal Skills and Employment Plan will provide a clear framework for how these commitments are delivered in practice. This will help ensure that local people benefit directly from the jobs and training opportunities generated, and that the development contributes to wider inclusive growth objectives.

In summary, this proposal represents a major opportunity to support sustainable economic growth, deliver much-needed employment space, and secure long-term benefits from Freeport status. We therefore strongly support this application.