

ON-SITE

SPRINGFIELD NEWSLETTER ISSUE 17 July 2009

Summer Sales Success

WE are hoping for some good news in the annual Scottish Home Awards as we go to press with the 17th issue of 'On-Site'.

Springfield has been shortlisted in several categories in these important annual awards and by the beginning of July we'll know how well we've done. Turn to Page 2 to see where we hope to shine.

Meanwhile sales are moving ahead with more than 50 new properties sold since the turn of the year and enquiries about new-builds continuing to roll in.

The big news is that we are on track for more new construction at Forres where, subject to a legal agreement between ourselves and Moray Council on road considerations, we will be building 94 new private homes at Knockomie.

In this issue you'll see who won our £100 monthly draw competition in June.

Remember 'On-Site' is your newsletter. If you hear of something you think could be of interest please contact Jane Innes or Brian Hadden at head office.

Regal Portsoy

THE Princess Royal will be the VIP guest of honour at this year's Scottish Traditional Boat Festival that casts off for at Portsoy for an extended run on July 2.

We are once again supporting the event that has been grown to four days and festival chairman Roger Goodyear expects 2009 to be a "homecoming special" that could bring in record crowds.

Springfield Homes is sponsoring the main stage at the event in addition to advertising in the programme and taking the opportunity to release our development of 12 apartment homes on the site of town's former mill that will play a major part in the regeneration of the central area of the community.

Scoring for Lossiemouth

ON June 23 the widow of a Lossiemouth footballing legend officially cut the tape on Springfield Properties' new housing development at the town's Canalside.

It was a proud moment for Mrs Joan Imlach, wife of the late Lossiemouth Football Club and Nottingham Forest player Stuart Imlach, as she officially named the 22-unit development after her husband – Imlach Way.

The development attracted funding of £1,993,797 from the Scottish Government as part of its continuing commitment to the provision of affordable housing in Moray.

The attractive and environmentally-friendly Imlach Way will perpetuate the memory of the famous local player who started his glorious career with Highland League side Lossiemouth in the 1950s before going on to play with distinction for Nottingham Forest.

Imlach was a Lossie loon who rose to the top, played as an international for Scotland in the 1958 World Cup and took part in the 1959 FA Cup Final.

The development that will bear his name has been built by Springfield Properties for the Moray Housing Partnership.

The two-bedroom homes make extensive use of sustainable materials like larch cladding and a ventilation system that allows the homes to "breathe naturally" and allow air to circulate while cleverly eliminating noise



A top signing for Mrs Joan Imlach and a fitting tribute to at Canalside for her late footballing legend husband, Stuart.

Premier Launch for Imlach Way

seeping into the homes from outside. Springfield Affordable director, Tom Leggeat, is pleased with the Canalside development, particularly the contemporary external appearance of the homes and the internal layouts all designed by Archial of Aberdeen. The homes are a storey and three-quarters high with dormers, skylights and porches.

He says: "This exciting project has strengthened the relationship between

Springfield Properties and Moray Housing Partnership. A lot of thought, time and effort went in to getting it right and that has paid off. I believe the people who live here will be delighted with their new homes which succeed in terms of architecture, build quality and 'homezone' setting."

Director of Moray Housing Association, Clare Bradley, said: "These homes will not be out of place in the Seatown area of Lossie and have been designed and constructed with as much local architectural sympathy as possible."

The Moray Housing Partnership has taken an innovative step to ensure that all of their 22 new tenants at Imlach Way can move into their new homes with as little fuss and red tape as possible.

The development layout's is based on the 'homezone' concept – an approach used successfully in Holland and Denmark. The principle is that pedestrians, cyclists and cars share the same surface with little or no signage and parking arranged to leave the street open and uncluttered with cars.

The end result is that drivers take more care and the roads which are not dominated by motor vehicles.



Sustainable excellence at Imlach Way with Springfield Affordable homes that utilise top quality materials and attractive natural cladding.

ON-SITE

Aran's Quid Pro Quo!



Bird box entrepreneur Aran McWilliam turned £1 into £97.

THE son of Springfield site manager Alan McWilliam has all the makings of another Richard Branson.

Along with the rest of his class enterprising Elgin West End Primary schoolboy Aran McWilliam was given a £1 by the school and asked to "make money" to help pay for their end of year disco.

While some pupils washed cars and did gardening Aran used his quid to buy materials for a bird box design.

With just two weeks to raise as much as possible the budding entrepreneur had to work fast and wasted no time in gathering timber and buying nails to allow him to move into production.

In no time Aran had turned out a series of bird boxes and proceeded to ask neighbours and friends if they would like to buy one.

"He had downloaded three bird box designs and a bird table off the internet," said Aran's Dad, Riverside site manager at Inverness.

"He really took to it and managed to sell 14 boxes and the bird table to neighbours, friends and teachers. I'm really proud of him."

The enterprise paid off. Aran (12) generated £97 for the school disco fund.

His fellow pupils were just as successful and by the end of the two week period the 31 members of Primary 7 had raised an astonishing £1000. That more than paid for their disco, met the catering bill from the Mansion House Hotel and left a substantial amount that was donated to charity. It's going to be some party!

• I want to hear your inspirational stories too, please contact me on 01343 552550 or through Brian Hadden. Jane.

Private Delight For Forres

WE have been given the go-ahead for 94 private homes on the south-west fringe of Forres.

Although subject to final agreement on road considerations we expect to be on site by January next year.

A Scottish Government Reporter issued a statement on June 19 stating that he intended to grant planning consent subject to a legal agreement between the developers and Moray

Council. This is expected to take no longer than three months.

The development site on the west side of the A940 Forres to Grantown road lies immediately south of the existing Knockomie Rise housing development and fields north of the Knockomie Hotel.

The site is designated as housing area R2 in the new 2008 Moray Council local plan.

Macduff Gateway

THANKS to Springfield Properties Macduff Primary School pupils are having their say in the design of a new gateway feature for their town.

We commissioned the public art feature as a planning condition and part of the developer contribution for the Golf View development in Macduff.

Acclaimed landscape architect Lisa Mackenzie and Edinburgh-based artist Elise Campbell took lots of inspiration from a full day workshop with Primary 5 children from Macduff Primary

School.

Work from a "homecoming" project was used to prepare for the day that allowed the artist and designer to hear the children's perspective on the town, their favourite places and views, and what makes Macduff special.

During the afternoon the class went exploring in and around Macduff armed with viewing frames, mirror cards and cameras. The route, which the pupils had planned, took in all their favourite places.



Macduff Primary pupils 'on safari' at the Temple of Venus to research a design for a gateway feature for the town.

Final Releases

THE final 10 plots at the Springfield's Paddock development at Alness are being released for sale in June. It will mean another boost in work with eight detached private homes with three or four bedrooms in addition to two affordables.

Our Winner!

A MEMBER of Springfield's Customer Care team is the lucky winner of this month's draw for a £100 Tesco voucher.

Dawid Stasiak came out on top after his name was pulled from the hat.

So who will it be next month? Who knows? It could be YOU!

Record Breaking Karen!

OUR aquatic accounts manager Karen McBeath has shattered the long course Scottish 50m butterfly record at the British Masters Championships in Cardiff.

The Forres Bluefins swimmer scorched home in 30.79secs and sailed past the standing record time of 31.09secs.

She's now within a whisker of breaking the British national record of 30.62secs and has set her sights on that target for next year.

Last year she dived into the record books when she won the British Masters Age Group 50m butterfly at an international meet in Glasgow.

Well done Karen!

Fingers Crossed!

AS this month's issue of 'On-Site' went to press we were waiting anxiously for news from the 2009 Scottish Home Awards.

Springfield has been shortlisted in no fewer than six categories and fingers are firmly crossed that we may figure in the winners' list that was due to be announced in Edinburgh at a special lunch event on June 26.

We are shortlisted in the following areas: House of the Year; Apartment of the Year; Luxury House of the Year; Conversion of the Year; Affordable Housing Development of the Year and Community Partnership of the Year.

All will be revealed on the 26th and hopefully 'On-Site' will have some more news on the awards next month.

Jenny's Honour

OUR new Macduff development at Golf View is honouring a well-known local head teacher by naming two streets after her.

Macduff Primary Schools' former headteacher Mrs Jenny Ewen served the community in that position for more than 30 years and is delighted to have Ewen Crescent and Ewen Place carrying the family name.

Mrs Ewen retired last summer and lives in Macduff with her husband Billy.