

# Royal Mail Community Newsletter

Update July 2023



Royal Mail

The proposed delivery office viewed from the new access road



## Royal Mail Patcham Delivery Office

 [www.royalmailpatcham.co.uk](http://www.royalmailpatcham.co.uk)  [royalmailpatcham@secnewgate.co.uk](mailto:royalmailpatcham@secnewgate.co.uk)

 FREEPOST Royal Mail Patcham

Royal Mail is proposing a new delivery office adjacent to the Patcham Interchange. Public consultation was undertaken in January 2022, and we have made several changes since then based on responses from public and statutory consultees. We recently submitted several updated technical reports to Brighton & Hove City Council, and this newsletter aims to update the community.



### The current site

The proposed site, formerly known as Patcham Court Farm, is owned by the council. It has been underused for over 25 years, despite being considered for a variety of commercial uses. A new Royal Mail delivery office at Patcham Interchange will clean up a contaminated site, provide a net biodiversity gain via local offsite provision and provide a significant capital receipt for the council.

The current rundown site adjacent to Patcham Interchange



### Our new delivery office

- A delivery office suitable to deliver more parcels, while improving the efficiency of the service to 121,000 delivery points in Brighton & Hove.
- All-electric fleet delivering an operational carbon emissions reduction of 67% compared to current delivery office operations.
- A single-storey building screened by trees and making use of natural materials to blend in with the surrounding area and protect the adjacent conservation area.



### You said / We did

In response to consultation last year:

- **Impact-limiting vehicle access**  
We moved the vehicle access point to the Vale Avenue/A27 approach road at the southwest of the site. This will be a right-turn-exit only for HGVs and allow immediate access to/from the strategic road network keeping larger vehicles off local roads completely. This has been agreed in consultation with National Highways and the councils's highways department.
- **Protecting the Aquifer**  
All Sustainable Drainage Systems (SuDS) are to be lined with an impermeable membrane to prevent infiltration. Additional mitigation will be in place for operation and construction phases where risks are identified. All measures have been approved by Southern Water.
- **Increased screening**  
Introduction of a wall around the sub-stations and adjustments to the extent and alignment of the palisade and acoustic fences in conjunction with increased soft landscaping.

Read our comprehensive FAQs at:  
[www.royalmailpatcham.co.uk](http://www.royalmailpatcham.co.uk)





Royal Mail

# Patcham update

The proposed operational yard



## Benefits to Brighton & Hove

A new delivery office at Patcham would provide many benefits to Brighton & Hove:

- Switch from diesel to a fully electric LGV fleet of 132 vehicles.
- Provide a significant capital receipt for the council via the sale of the site.
- Regenerate an underused site, removing asbestos and other contaminants.
- Retain employment in the city of around 380 directly employed staff.
- Total distance travelled by HGVs reduced by 50%.
- Eliminate HGV movements on local road network and reduce HGV movements from 25 per day to 14 per day.
- Provide an opportunity to deliver much-needed homes at the current Royal Mail delivery offices in Brighton & Hove.
- Provide a net gain of 10% in biodiversity, delivered through local offsite provision.

**Have a question or comment on our proposals?**

Email us at [royalmailpatcham@secnewgate.co.uk](mailto:royalmailpatcham@secnewgate.co.uk) or use FREEPOST Royal Mail Patcham