

## **SPATIAL FRAMEWORK EVENT – FEEDBACK REPORT**

The Enterprise Zone is now moving to an active planning phase, building on the original Vision to model the use of the space.

The Spatial Framework being developed by Bristol City Council's City Design Group was presented to a group of 270 stakeholders in an invitation event at Passenger Shed on October 3<sup>rd</sup> 2012. It was accompanied by feedback sessions with Homes & Communities Agency, Network Rail and with the Design Group itself, and feedback was solicited from the attendees.

### **PRESENTATION**

The Spatial Framework was introduced by Andy Gibbins, City Design Group Manager at Bristol City Council.

It is a component of a wider principle of simplified planning

It provides a mechanism to integrate investment, and shape the development of the area, with the original Vision as a basis.

It combines the public realm with work and residential areas, and develops through data-collection and scenarios.

It reflects the history and legacy of the area (positive and negative), the issues and opportunities.

It includes a sophisticated 3D digital model will all the current structures that can add designs for specific places and buildings.

The full presentation is available here <http://www.bristoltemplequarter.com/the-zone/useful-documents.html>.

This is an emerging plan – it will have a full consultation process under the simplified planning rules, and the next steps for the team are :

- Scenario integration & testing, including :
  - Modelling development scenario impact on transport networks
  - Flood risk assessment
  - Economic assessment of market potential
  - Infrastructure requirements
- The development of the Temple Meads Conservation Management Plan
- A Feasibility study for the Arena

### **FEEDBACK**

The feedback asked participants to identify the key opportunity, and also how their experience to support successful delivery. The feedback maps to the Core Values of the Vision :

- Sustainable and ethical
- Visionary, innovative and collaborative
- Inclusive
- A beautiful, living place
- Evolving
- Benefiting humanity

Here is a summary of what was said (Offers of support are noted in brackets):

### **Imagination:**

We should use the vision as the basis for **imaginative planning** to create a truly **distinctive gateway** to the city, and revitalise the area.

Early concentration on the **public realm**, to create new places and streets that can evolve

Draw on other examples of mixed use, e.g. Bermondsey

Use events and exhibitions as the means to stimulate interest and debate (Architecture Centre)

### **Collaboration and Small Business Development**

Creating **shared spaces** and facilities.

The focus on company growth will require the networking of business-support services enabled by a **digital infrastructure**. (e.g. IBM)

The development of small businesses in a mixed ecology would benefit from the experience of **social enterprises** (School for Social Entrepreneurs)

Provide assistance in the development of funding bids (Deloitte)

### **Communication with construction**

Larger development and construction companies (e.g. Balfour Beatty) would value **greater communication** and **brokerage of business relationships** beyond the development of individual sites.

### **Sustainability**

Offers of expert advice were made. This covered areas such as **sustainable energy**, low energy building and the formation of a **nature reserve** on the River Avon (Friends of the Earth, Perfect-Green)

### **Attractive Space**

Requests to continue the **animation of the area** through a circus and performance area were made.

Create new café bar and **restaurant options**.

### **Community Inclusion**

In the development of the zone, relationships between the area and **surrounding residential areas** must improve especially with regards to **transport connections** (Redcliffe Forum, Barton Hill Settlement, Old Market Community Association)

In addition to the detailed feedback, the facilitation team also collected wider ranging comments, which gave a sense of the perception of activity around the development of the Enterprise Zone. This included:

### **PLANNING : The flow to & from the Zone**

This highlighted concerns over traffic flow, the impact of events at the Arena, ambitions to minimise car usage

### **PROCESS : Transparency in decisions and effective communications**

This highlighted the need for continuous communications with interest groups through a range of channels (beyond the BTQ website), and also a need for stakeholders to understand the team involved in the Zone, and where decisions are made.

### **PROGRESS & TONE : Defining growth and supporting current residents**

This highlighted the need for clarity on business incentives, and the need for continued contact with resident groups

**AMBITION : promotional value**

Bristol Temple Quarter is unique in being a city-centre Enterprise Zone – the opportunity to create a new Quarter in a modern city.

**INCLUSIVENESS**

This highlighted the need for a wider and more diverse engagement at meetings, a sense that “enterprise” means big business, and the need for mixed use and 24/7 activity in the planning of the Zone.

**SUSTAINABILITY**

It was commented that whilst sustainability is defined as a core value, it lags behind in the discussion of the development of the zone. Is there a plan for post peak-oil? How will the Zone be able to reduce Bristol’s ecological footprint?

**ACTIONS**

- Opening up the public realm (actioned in allocation of Revolving Infrastructure Funding in November 2012)
- Announcement of business rate incentive rules (actioned November 2012, through letters to current ratepayers, and communication on the BTQ website)
- Improved communications (actioned October 2012 with a dedicated communications manager, and ongoing)
- Clarity on the timescale for the installation of superfast broadband
- Clarity on transport planning process and priorities
- Closer community involvement in consultation, and wider diversity in meeting attendees
- Closer relationship with Planning/Developer/Construction group
- Clarity on the governance and executive team for the Enterprise Zone

**NEXT EVENT**

The group welcomed the proposal for large meetings roughly twice a year, and timed to consultations. In Spring 2013, Network Rail will have advanced plans for the station, and will be the main contributor.