

Appendix 1: BCP Future Places Ltd Business plan October 2021 and June 2022 project sites

	Business Plan		Site	Work identified
	Oct 21	Jun 22		
1			Beach Road Car Park	Asset optimisation
2a			BIC/ARC	Redevelopment & regeneration of key site
2b			Winter Gardens Revision	Place making input
2c			BIC	Capacity Study and Re-Provision: requested by Council due to changing market and policy circumstances.
2d			Westover Road	Charette and urban design strategy: Activation of ARC project deploying stakeholder engagement techniques and co-design processes.
3			Boscombe	Area based regeneration
4			Poole Old Town & Quay	Area based regeneration
4a			Chapel Lane (North)	Poole Old Town and Quays to include Chapel Lane (North) mixed use development
4b			Chapel Lane (South)	Poole Old Town and Quays to include Chapel Lane (South). Pilot green car park recognising important role this high-quality car park plays in visitor patronage of Poole Centre.
4c			Poole Quays Design Code (DHLUC Pilot)	DHLUC Pilot
4d			Poole Town Quay – design and delivery	BCP design / delivery commission
4e			Poole Promenade (West Quay to Hunger Hill)	Design and delivery – key integrative project unlocking regeneration of the Poole Waterfront; coordinating live development proposals and optimising EA flood mitigation investment to produce high quality public realm.
4f			Poole Waterfront	Technical studies, aggregate impacts, development of evidence base to support Poole Quays projects.
5			Christchurch	Area based regeneration & asset optimisation
5b			Christchurch Civic Centre Green Car Park	Pilot green car park recognising important role this high-quality car park plays in visitor patronage of Christchurch Centre.
5d			Christchurch High Street to station	Urban Design strategy. Project adopted recognising important of securing improved connectivity to railway station and optimising adjacent development sites.
6			Heart of Poole	Area based regeneration & asset optimisation
6b			Carters Quay Design Quality Exercise	Design quality management and place making
7			Holes Bay	Area based regeneration & asset optimisation

7a			Holes Bay	Land remediation, stabilisation, and flood mitigation strategy. Technical studies with early point of capitalisation.
7b			Holes Bay	Meanwhile Use Masterplan and delivery: Recognising incremental approach to delivery.
7c			Holes Bay	Water, waste and energy strategy. Technical approach to optimise potential of site to meet key regulatory requirements and produce innovative solutions.
7d			Holes Bay	Water front and Public Realm. Linked to Poole Promenade project, generated by need to secure design coordination with Carters Quay scheme.
8			Poole Civic Centre	Area based regeneration & asset optimisation
9			Turlin Moor	Place making inputs & development strategy
10			Wessex Fields	Place making inputs & development strategy
11			Port of Poole	Capacity and connectivity issues; optimisation of asset
12			Constitution Hill	Asset optimisation
13			Extra Care Village	Extra Care provision strategy
14			Cotlands Road	Area based regeneration & asset optimisation
14a			Lansdowne	Charette and Design Code: DHLUC pilot to secure urban design framework for area and public realm approach.
16			Poole Station Quarter	MoU in discussion with Network Rail and SW Rail to optimise opportunity to secure a multi-modal movement hub supporting sustainable travel.
17			Seafront	Project support to delivery of Seafront Strategy
18			Thematic studies, not site specific	<p>The Big Conversation – project to explore resident and stakeholder values to guide placemaking programme.</p> <p>Place Potential Plan and Studies – Technical studies to develop emerging place narrative into a coordinated approach to regeneration and place-making.</p>
19			Cross cutting projects, not site specific	Charettes programme; Design Codes; Green Car Parks; Super loos; High streets renaissance, strategic landscape and natural capital investment approach.