

Merseyside Civic Society

LIVERPOOL

DEVELOPMENT UPDATE

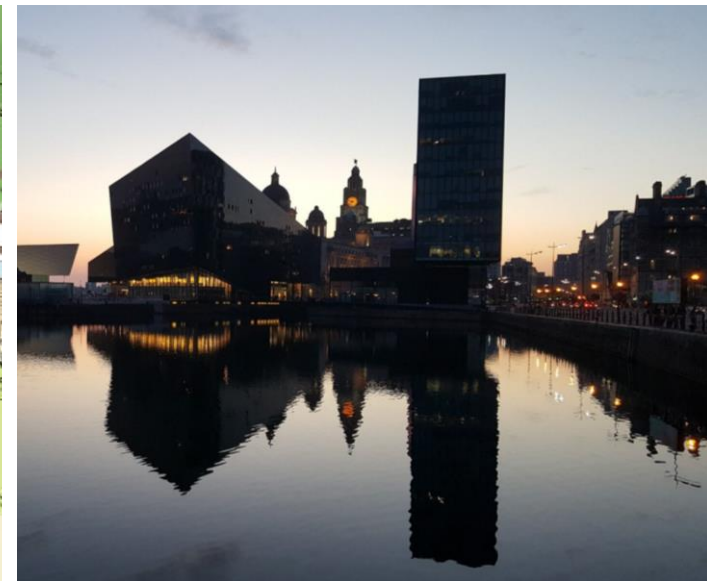
27 February 2025



Development Update



- Waterfront Plan
 - Consultation
 - Strand Phase 2
 - Festival Garden
- Local Plan
- Supplementary Planning Documents
- Heritage Projects:
 - Heritage Strategy
 - Heritage Capital Projects
 - Historic Buildings Approvals
- North Liverpool
 - New Towns submission
 - Proposed LLUDC
 - Bramley Moore
 - Anfield
 - Activation and Meanwhile



WATERFRONT PLAN



Waterfront Plan

- 10km length from Bramley Moore to Garden Festival
- Purpose: To set a Visionary and Ambitious framework
- Ambitious vision
- Place based SPD
- Governance and delivery

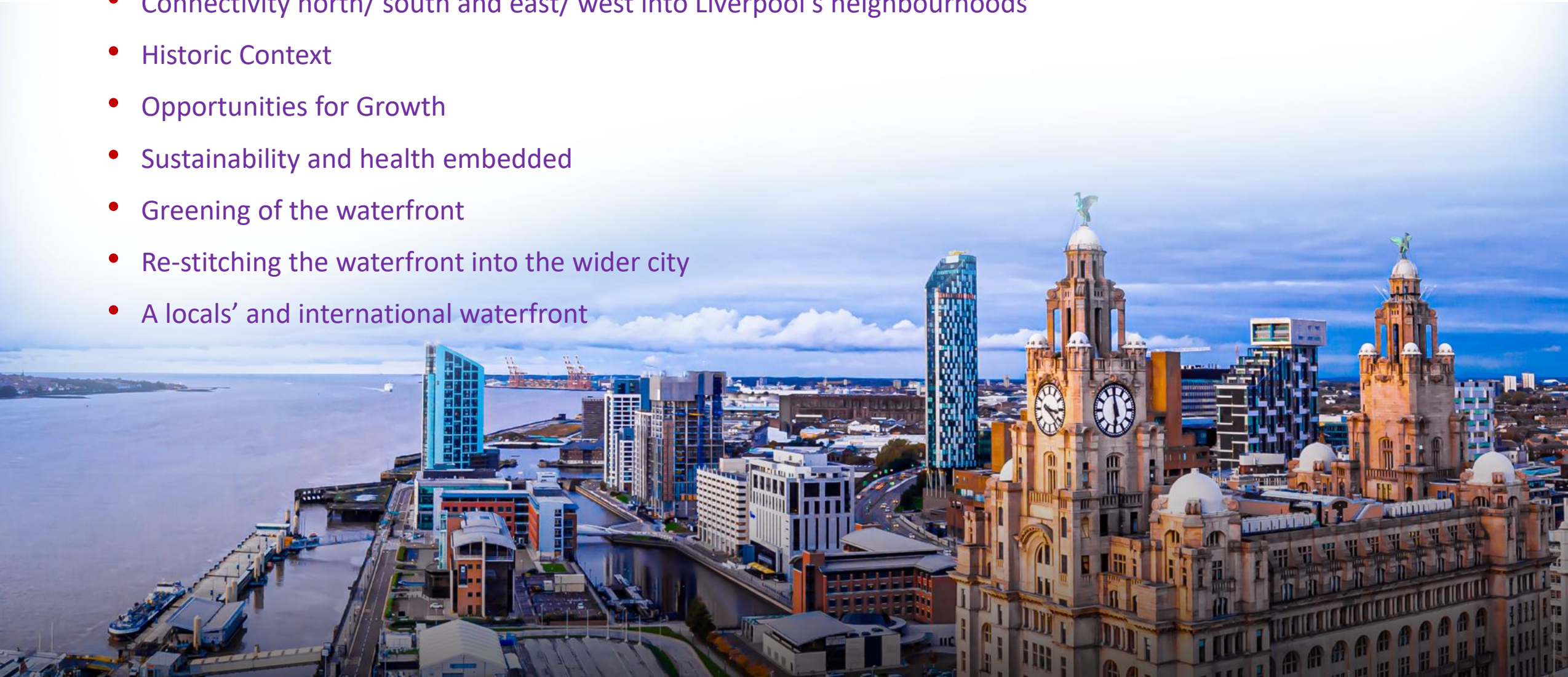


- | | |
|---|---------------------------|
| 1 | Stanley Locks Park |
| 2 | Howard-Leeds District |
| 3 | Baltic Beach |
| 4 | Marina Bridges |
| 5 | Brunswick Market District |
| 6 | Brunswick Beach |
| 7 | The Otter's Pool |

Waterfront – Key objectives



- Connectivity north/ south and east/ west into Liverpool's neighbourhoods
- Historic Context
- Opportunities for Growth
- Sustainability and health embedded
- Greening of the waterfront
- Re-stitching the waterfront into the wider city
- A locals' and international waterfront



Waterfront Plan - Timeline



- Engagement spring/summer 2024
- Drafting 2 Documents:
 - Vision – to set ambition and to inform and guide LCC and partners
 - Supplementary Planning Document
- Cabinet & Formal Consultation April 2025
- **Public consultation May-June 2025**
- Cabinet Approval & Adoption September 2025
- Governance and Delivery



Process

From Workshops to SPD



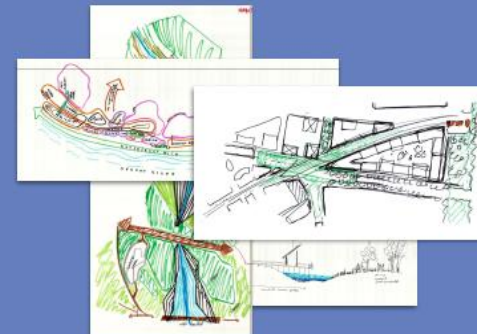
Workshops and Feedback Sessions



Design Vision and Proposals



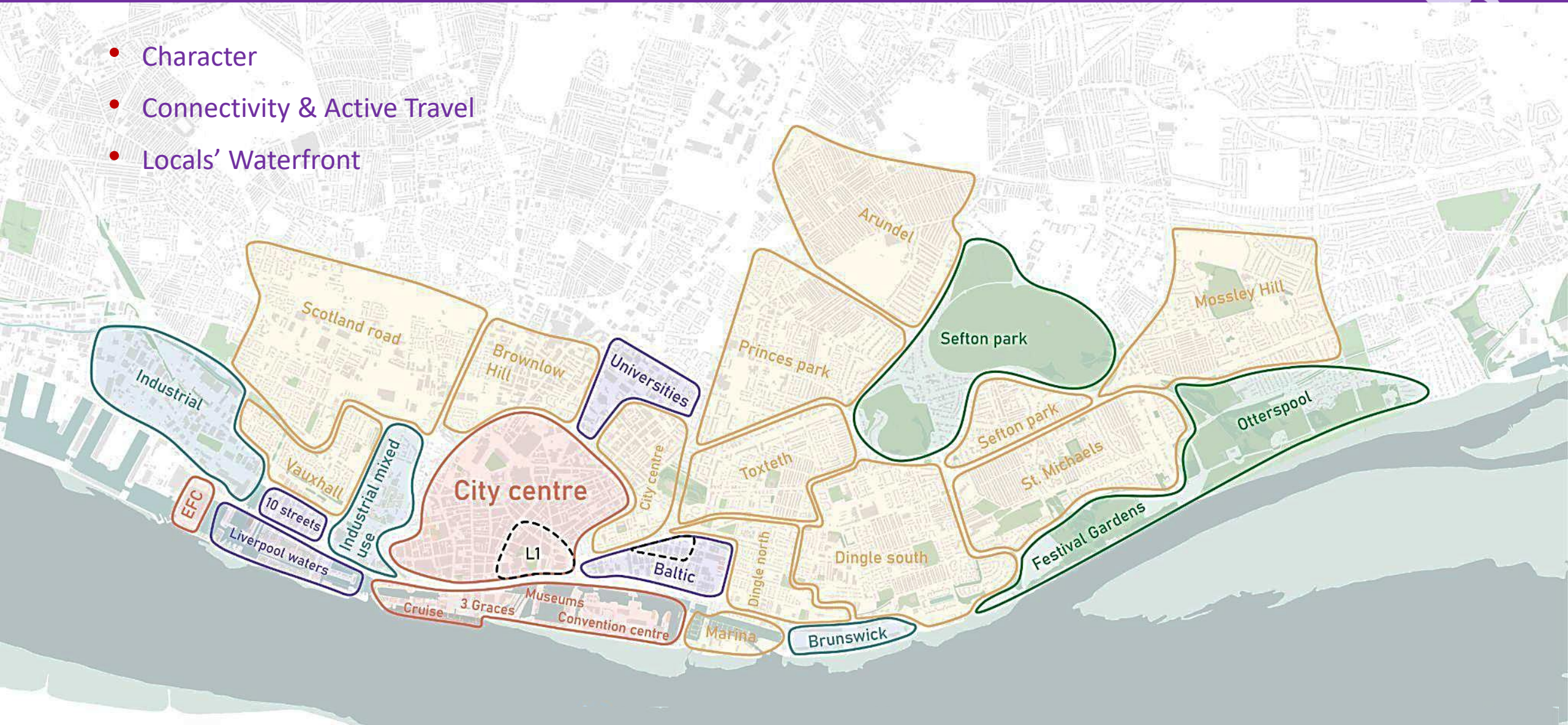
Strategic Planning Document



Neighbourhoods



- Character
- Connectivity & Active Travel
- Locals' Waterfront





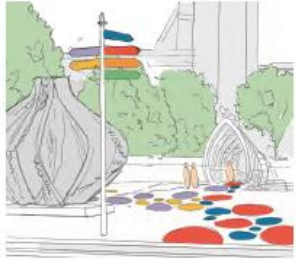
Connecting the Neighbourhoods



Toronto Waterfront, West 8



West Kowloon, West 8



Toronto Queens Quay, West 8

Water Route

A greenway with a unique character unites the waterfront from North to South. A consistent style and identity makes the waterfront easy to navigate: follow the elm-lined path along the river's edge on foot or by cycle.

Dock Route

A sheltered pedestrian route weaving through the central waterfront's main attractions, from the ACC and Albert Docks up to the stadium. Creative and clear wayfinding highlights a range of exciting attractions large and small, with something for every visitor.

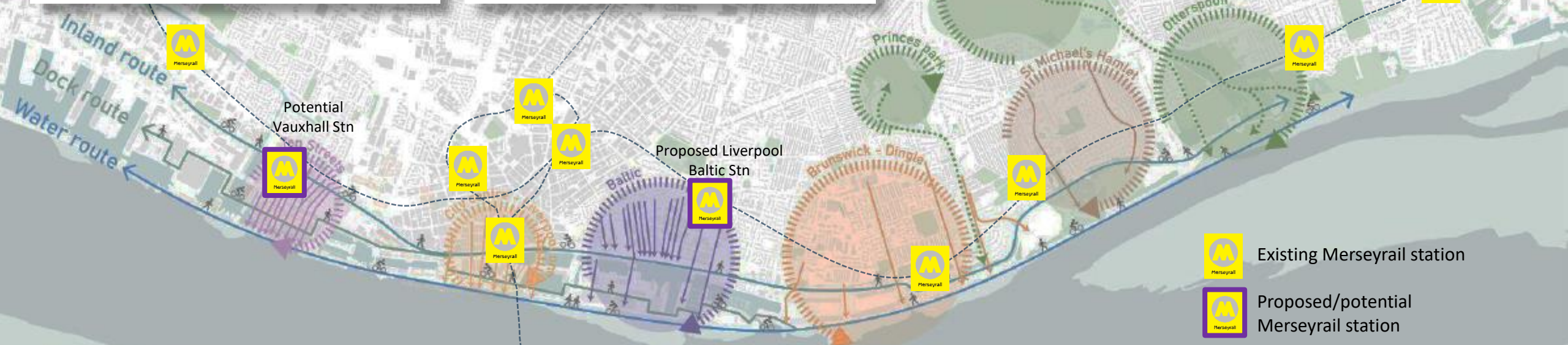


Rotterdam Coolsingel, West 8



Inland Route

A reimagined city-to-water interface prioritises active travel, public transport, and a friendly parklike atmosphere. Street safety is improved for pedestrians and cyclists, traffic is calmed, and the Strand is reimagined with two different strategies for stitching the city back together.



Existing Merseyrail station



Proposed/potential Merseyrail station

Opportunities for change



Key Anchors for Public Life

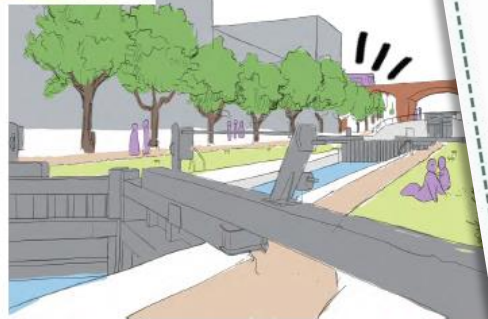
Five new parks and two new mixed-use developments

Green Infrastructure

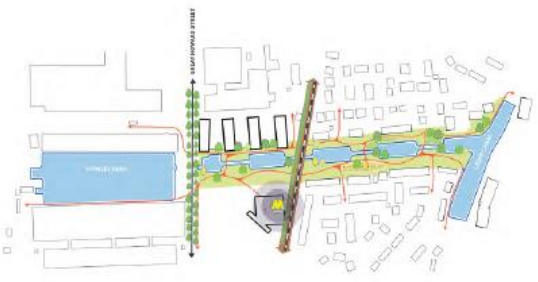


1 Stanley Flights Park

This existing neighbourhood park can become a major asset and connect The Eldonians more effectively to the upcoming development at Liverpool Waters. A new MerseyRail station better connects the stadium and new and existing neighbourhoods to crucial transit access.



Improved park experience with seating and planting

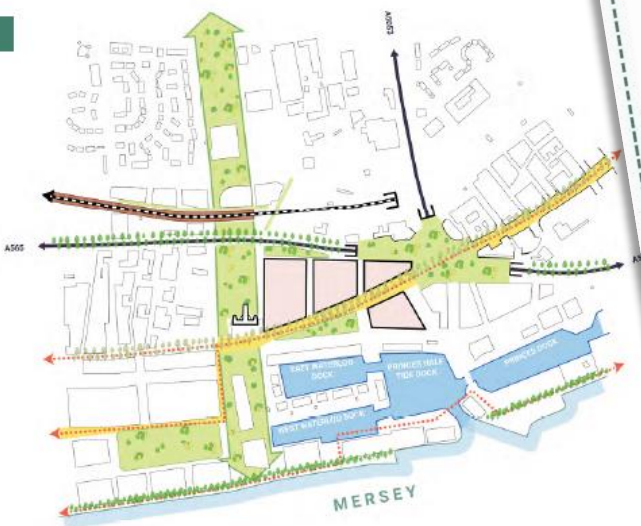


2 Howard-Leeds District

This new neighbourhood district stitches the northern waterfront to the rest of the city. By sinking and capping the three-way intersection and transforming the Costco site into a linear green corridor, new housing developments can land in a beautiful park landscape rather than a major roadway interchange.

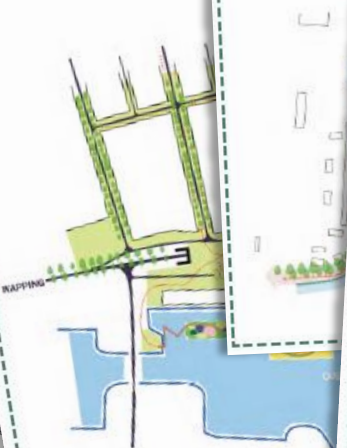


Love Lane Planning Applications



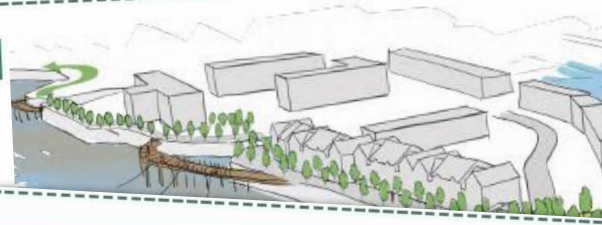
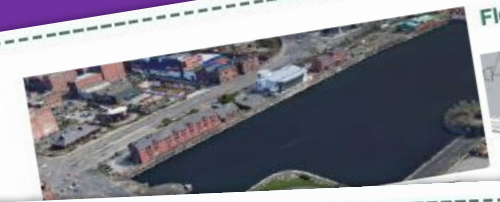
3 Baltic Beach

We propose giving the Baltic Triangle a piece of the water in the park, allowing the park to benefit the waterfront. This allows people to see dock waters on the park and host small creative activities. The Baltic to the waterfront back to



4 Marina Bridges

The Marina area is hard to navigate, with many breaks in a continuous waterfront path. We propose itself edge red and for



5 Brunswick Market District

Brunswick Business Park has a number of beautiful historic dock warehouses currently hosting adding between elevated This de boulev transf busin



6 Brunswick Beach

Sandwiched between the business park and the new Festival Gardens site is a long, narrow strip of Trans-Pennine Trail that is inset from the rest of the Mersey bulkhead wall slightly. This strip has an underused amphitheatre and is otherwise completely barren.



7 The Otter's Pool

This Mersey put a t eas lov all wh

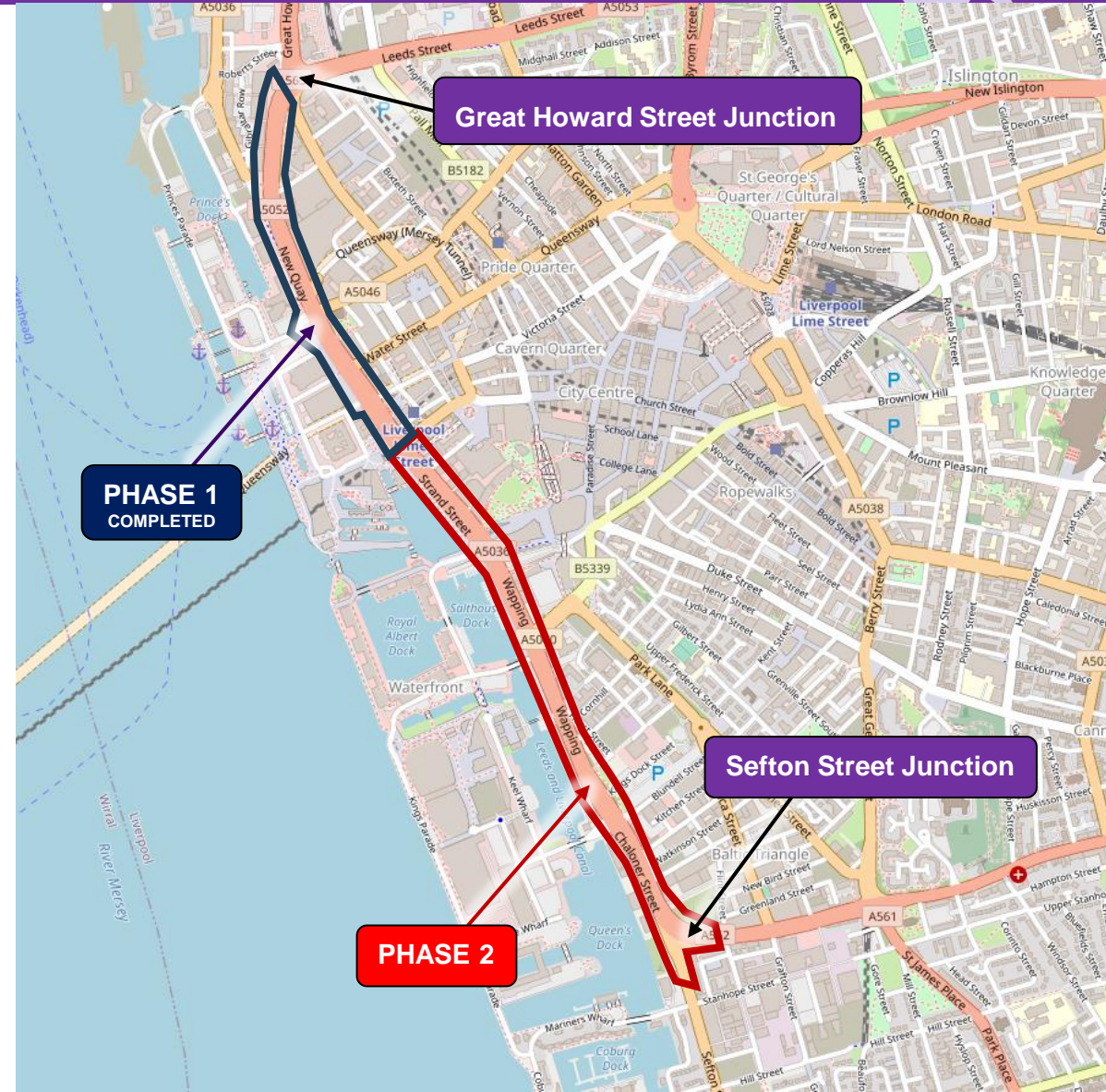


Floating parks and piers on Queer

The Strand – Phase 2



- Part of a £20m Highways Programme including
 - Improvements to Great Howard Street and Leeds Street
 - Wider footways with space for segregated cycle routes
 - South-bound bus lane from James Street to Liverpool One bus station
 - Redesign of crossing points at Queens Wharf junction to improve pedestrian safety
- Programme interface with
 - Kings Dock Master Plan
 - Liverpool Waters Masterplan
 - Waterfront Supplementary Planning Document
 - Bath Street Project
 - Active Travel Cycle Routes Programme
- Programme completing in spring 2028



Festival Gardens



LOCAL PLAN



New Local Plan – The Opportunity



- Coordinate and direct investment in a way that meets local objectives
- Advocate of place – the tool to positively shape our neighbourhoods and deliver place-based priorities
- Include a **positive and ambitious** Vision for the future sustainable growth of Liverpool



Timescales

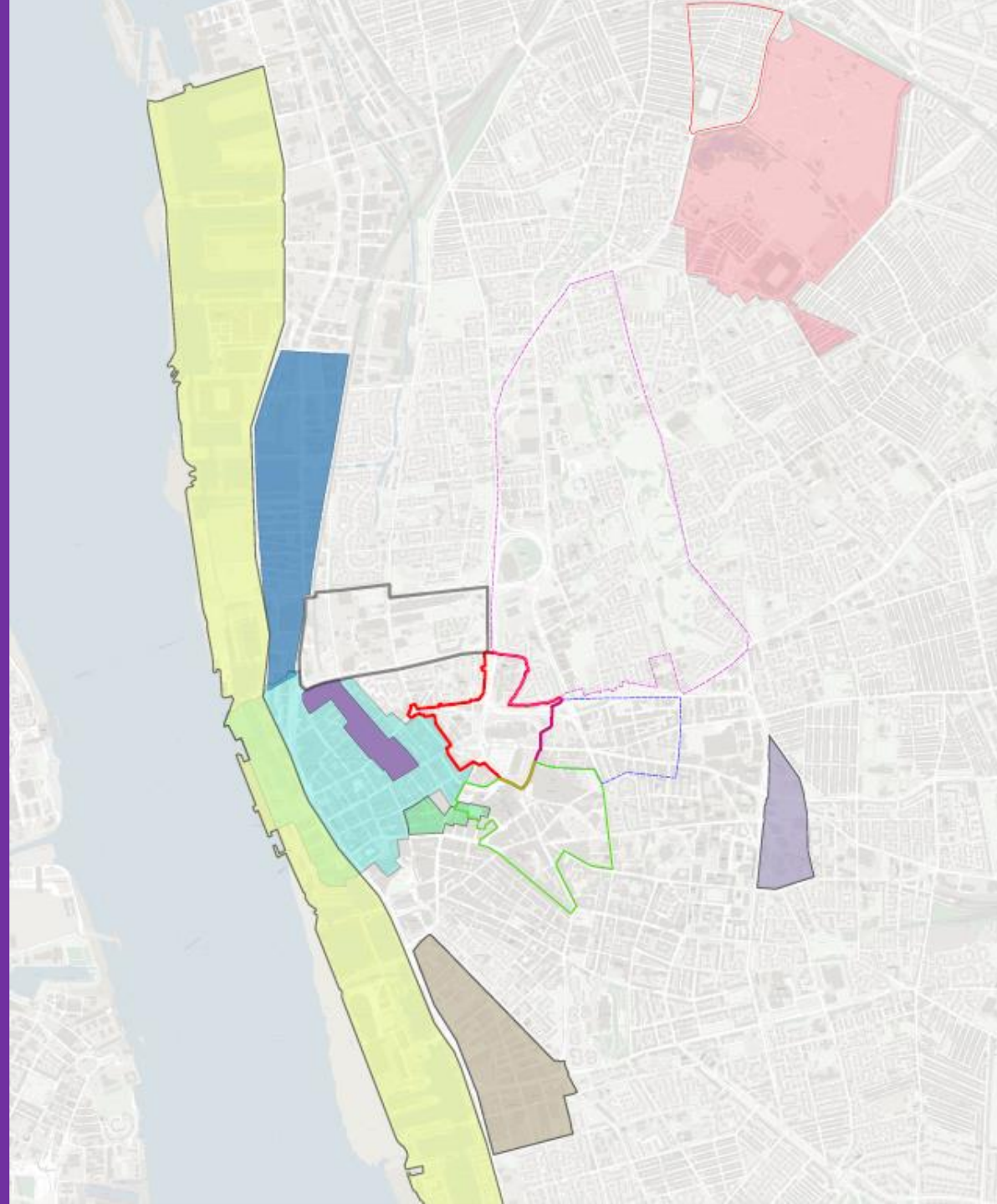


SUPPLEMENTARY PLANNING DOCUMENTS



Current & Emerging SPDs

- Fabric District
- Anfield
- Baltic Triangle
- Central Business District
- Central Station
- Everton West
- Paddington Village
- Pall Mall
- Pumpfields
- St Georges Gateway
- Ten Streets
- Waterfront
- Williamson Square / Cavern Quarter



St George's Gateway



- About to appoint team. Partnering with LJMU and NML
- Significant regeneration opportunity in Liverpool
- Conservation and enhancement of the significance of the City's heritage assets and the area's unique identity and character is critical
- Unlock development opportunities created by the removal of Churchill Way Flyovers
- Potential for transformational change and delivery of sustainable growth
- Engagement and drafting: Feb – Nov 2025
- Cabinet consultation draft: Jan 2026



Central Station



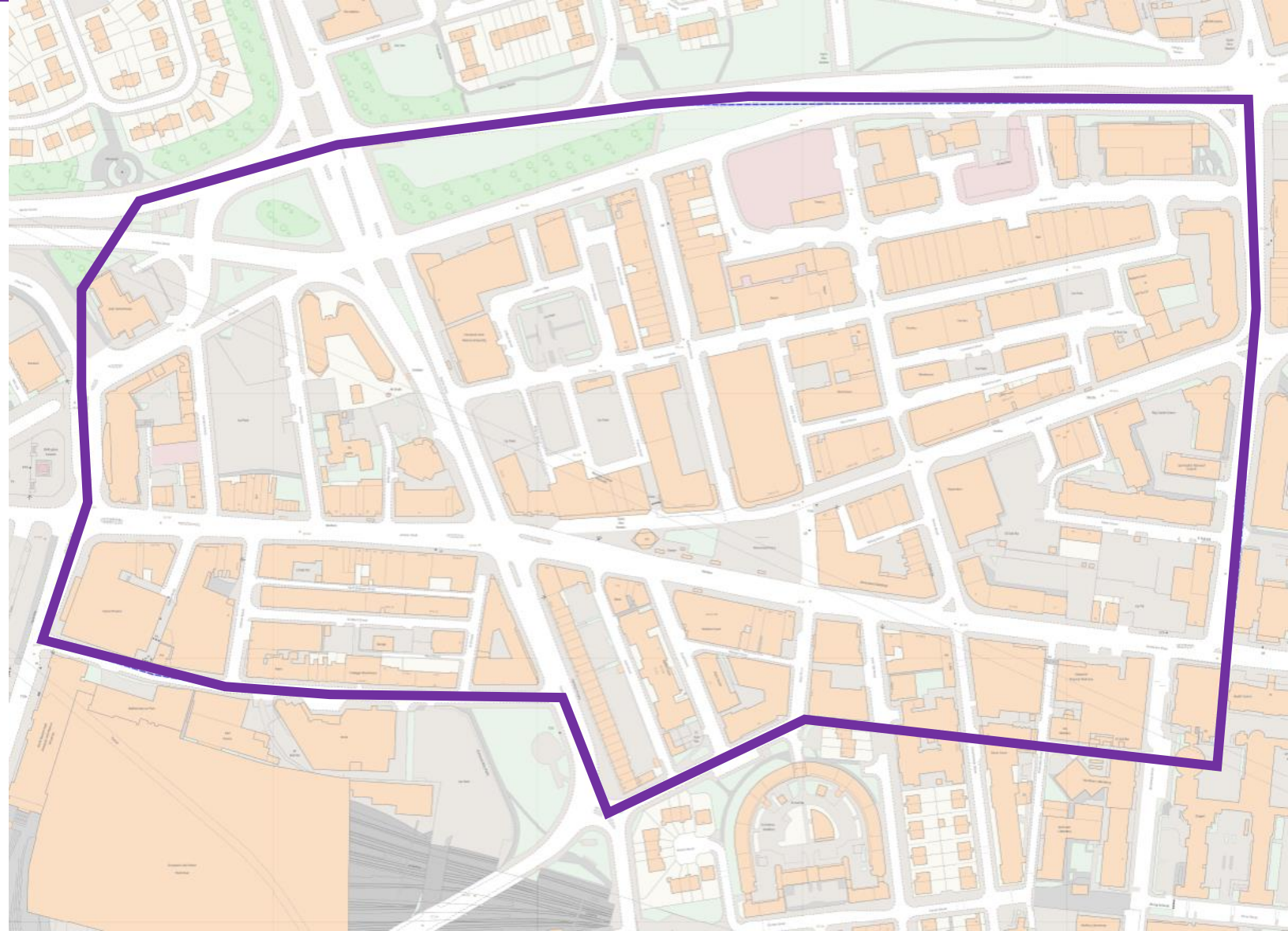
- To set ambitious vision and deliverable framework
- Maximise potential for positive change
- Connectivity and Sustainability at forefront
- Gateway to Knowledge Quarter and wider city centre



Fabric District – draft outline

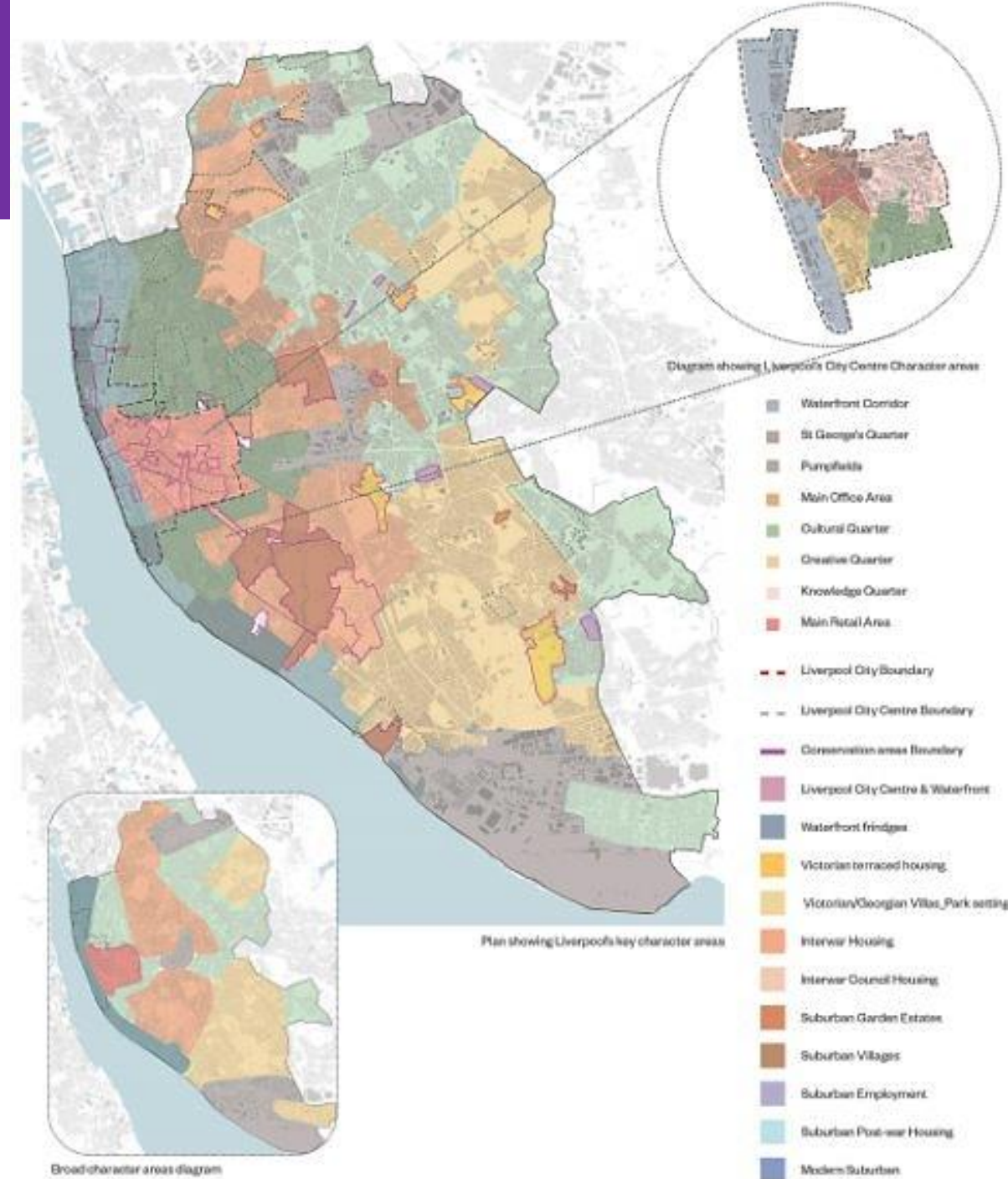


- Detailed policy and delivery framework
- Respond to and reflect intrinsic character of the area
- Identify appropriate use in context of Local Plan
- Maximise connectivity, permeability and sustainability
- Connect to communities to the North



Housing Design Guide SPD

- Outline diverse and distinctive characteristics of Liverpool's residential neighbourhoods to ensure development proposals:
 - Relate to physical context and character
 - Complement network of existing streets/routes and public spaces
 - Optimises the natural environment
- Cover the city's housing typologies and scales
- Include guidance on suitable development across types and use



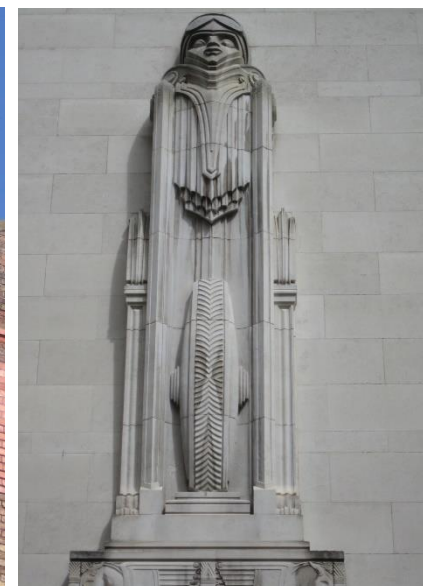
HERITAGE PROJECTS



Historic Environment SPD



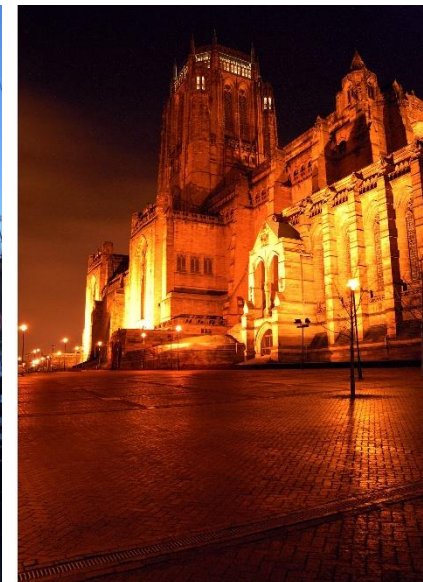
- Provide day-to-day guidance to assist in the implementation of policies detailed in Liverpool's Adopted Local Plan with regard to the historic environment
- Advice concerning the conservation and enhancement of the historic environment, in relation to any proposal potentially affecting the significance of a heritage asset.
- Detailed policy framework in respect of works that affect both designated and non-designated heritage assets both directly and indirectly
- Reflects Liverpool's unique character and context and provides a broader understanding of Liverpool's heritage



Heritage Strategy



- Proposed to prepare a 10 – 15-year city-wide Heritage Strategy including an Action Plan for Liverpool.
- The purpose of the Heritage Strategy will be to provide a vision and key aims and objectives for all aspects of the city's tangible and intangible heritage (historical, natural and cultural) and define a role for heritage as an integral element within the social, economic and environmental priorities for the future development and regeneration of the city.
- Currently scoping and putting together work programme



Historic Buildings - Scheme Approvals 2024/5



FRUIT EXCHANGE – VICTORIA STREET

Permission granted August 2024 for conversion to 81 bedroom hotel.

Applicant: JSM Ltd



MARTIN LUTHER KING HOUSE & INTERNATIONAL SLAVERY MUSEUM

Permission granted October 2024 for refurbishment and improvement.

Buildings currently being emptied ahead of scheme start in April 2025. Completion expected April 2028.



FORMER MAGISTRATES COURT – DALE STREET

Permission granted August 2024 for conversion to 91 bedroom hotel.

Applicant: VSHF Developments

Historic Buildings - Scheme approvals/submissions 2024/5



HUMYAK HOUSE, 13-15 DUKE STREET

Permission granted August 2024 to use upper floors as apart-hotel with 13 suites

Applicant: Taggy's In Town



WILSONS BUILDINGS, 9-11 DUKE STREET

Application submitted December 2024 for conversion to food hall with 3 serviced apartments above.

Applicant: H&Z Liverpool Property Ltd

(Proposal is to combine with Humyak House)



24-26 NELSON STREET

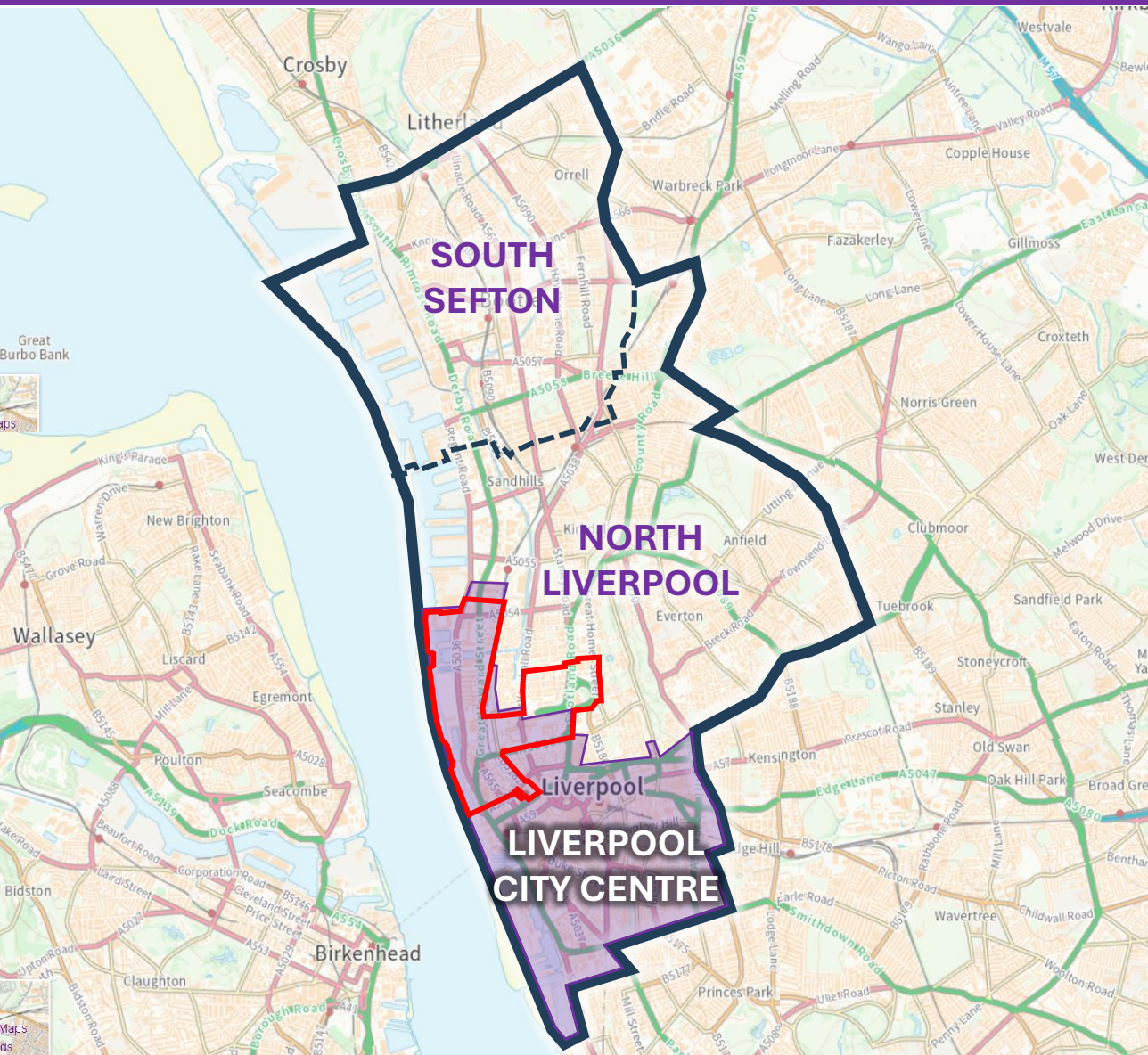
Application submitted December 2024 for extension and conversion to 25 bedroom hotel in the heart of Liverpool's Chinatown

Applicant: JMP (NW) Ltd

NORTH LIVERPOOL



New Town submission: “Liverpool North”



Proposed LLUDC

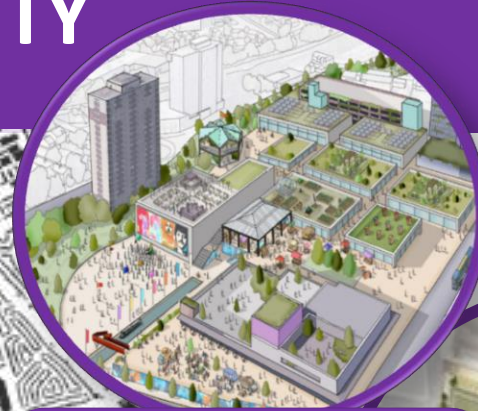
Locally-led Urban Development Corporation



North Liverpool: WHOLE PLACE OPPORTUNITY



Bramley Moore Dock



Bootle Strand



Goodison Park Legacy



Greatie Market



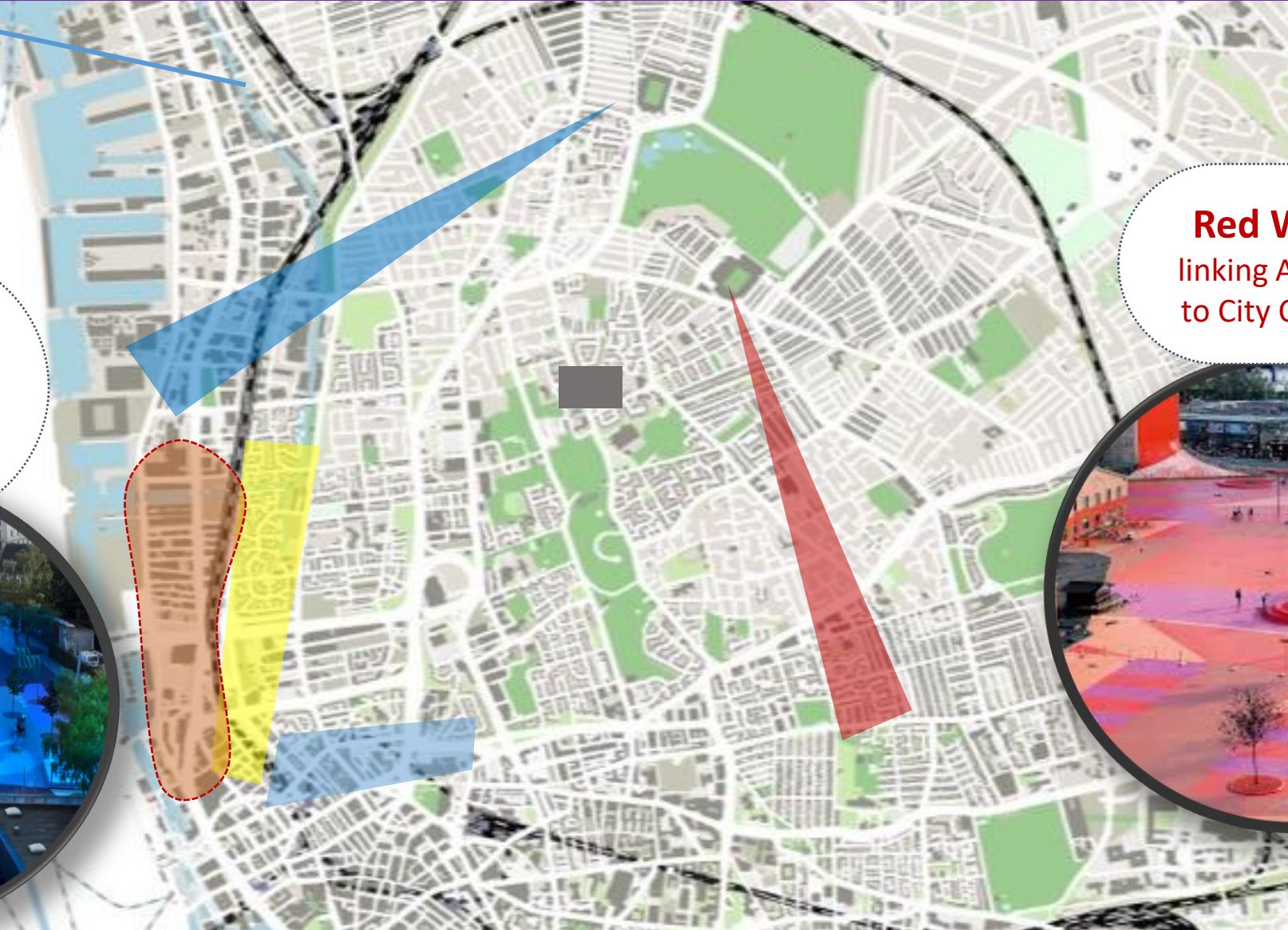
Anfield Regeneration



Reconnecting North Liverpool



Toffee Trail
linking Goodison to
Bramley Moore, via
County Road

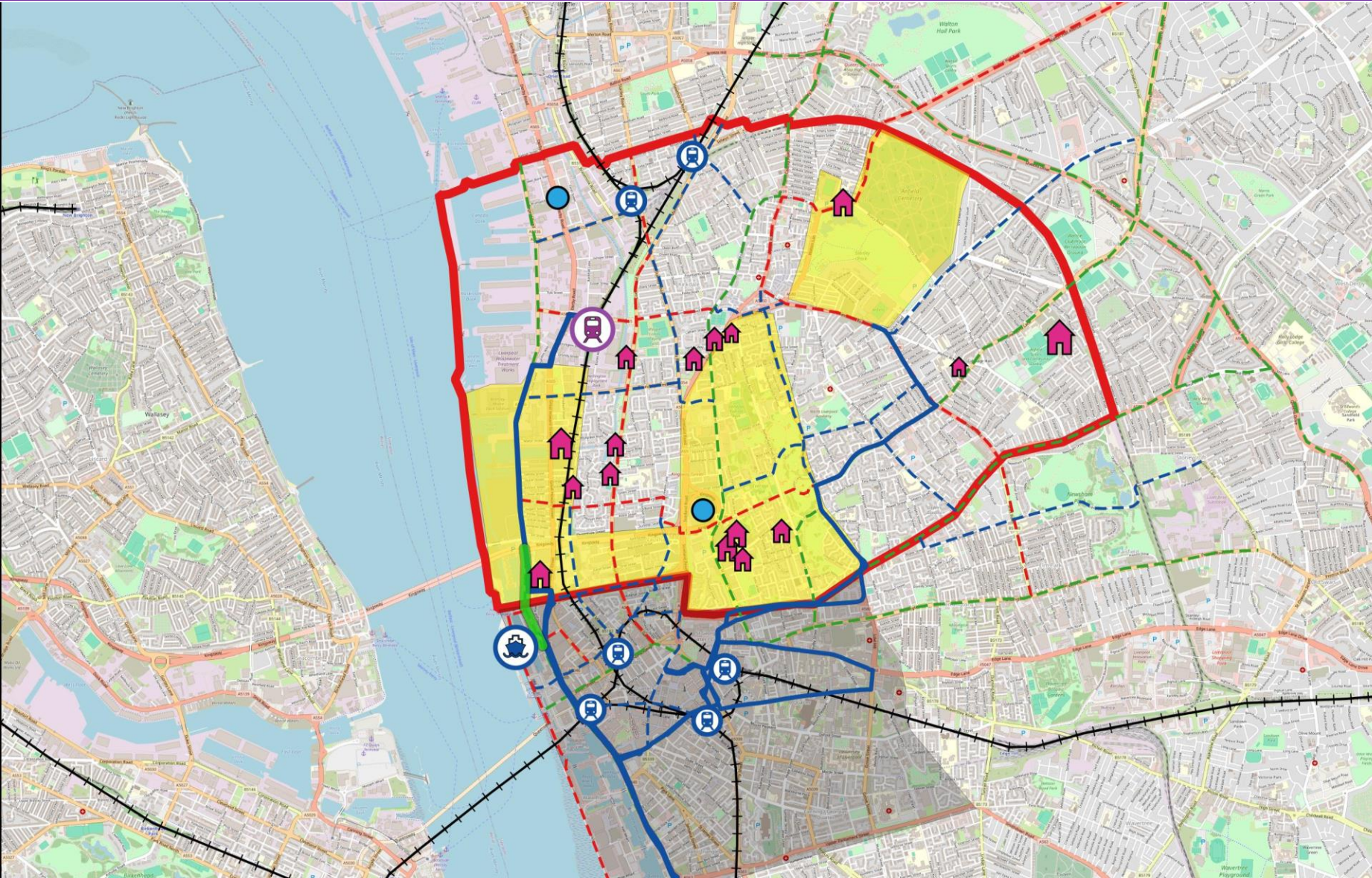


Red Walk
linking Anfield
to City Centre



Transport & Infrastructure

working with Liverpool City Region Combined Authority



North Liverpool

Liverpool North Boundary

City Centre

Mixed Use/ Residential Development

Proposed Housing Developments:

Up to 50 units

50 - 100 units

100 - 150 units

150 - 200 units

200+ units

Proposed Industrial / Business Developments

Sandhills Station Improvements

Cruise Terminal

Rail Stations

Bath Street / Waterloo Street Active Travel Scheme

Bus Rapid Transit Routes

LCWIP Network

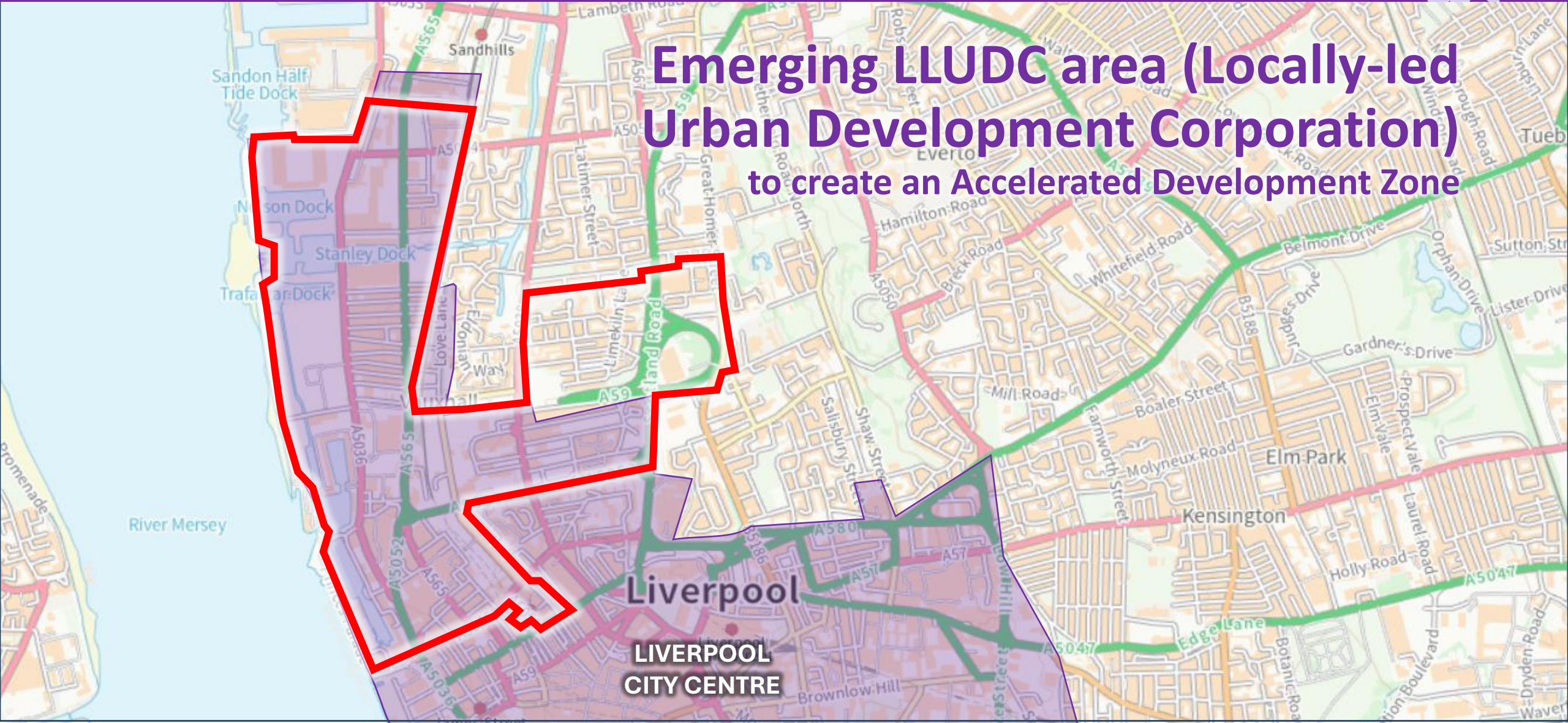
Strategic

Primary

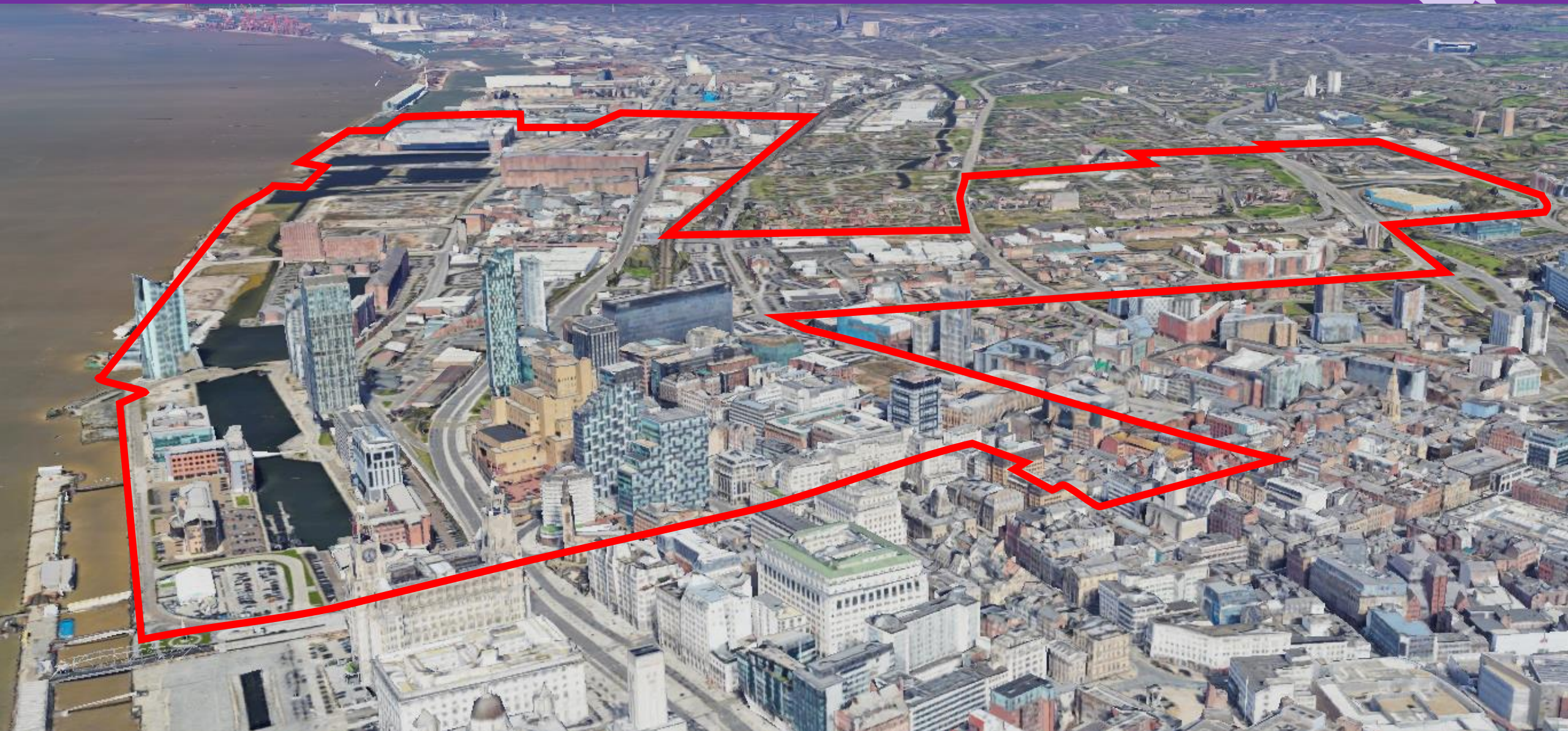
Secondary



Emerging LLUDC area (Locally-led Urban Development Corporation) to create an Accelerated Development Zone



LLUDC





Significant Investment



EFC - Bramley Moore Stadium



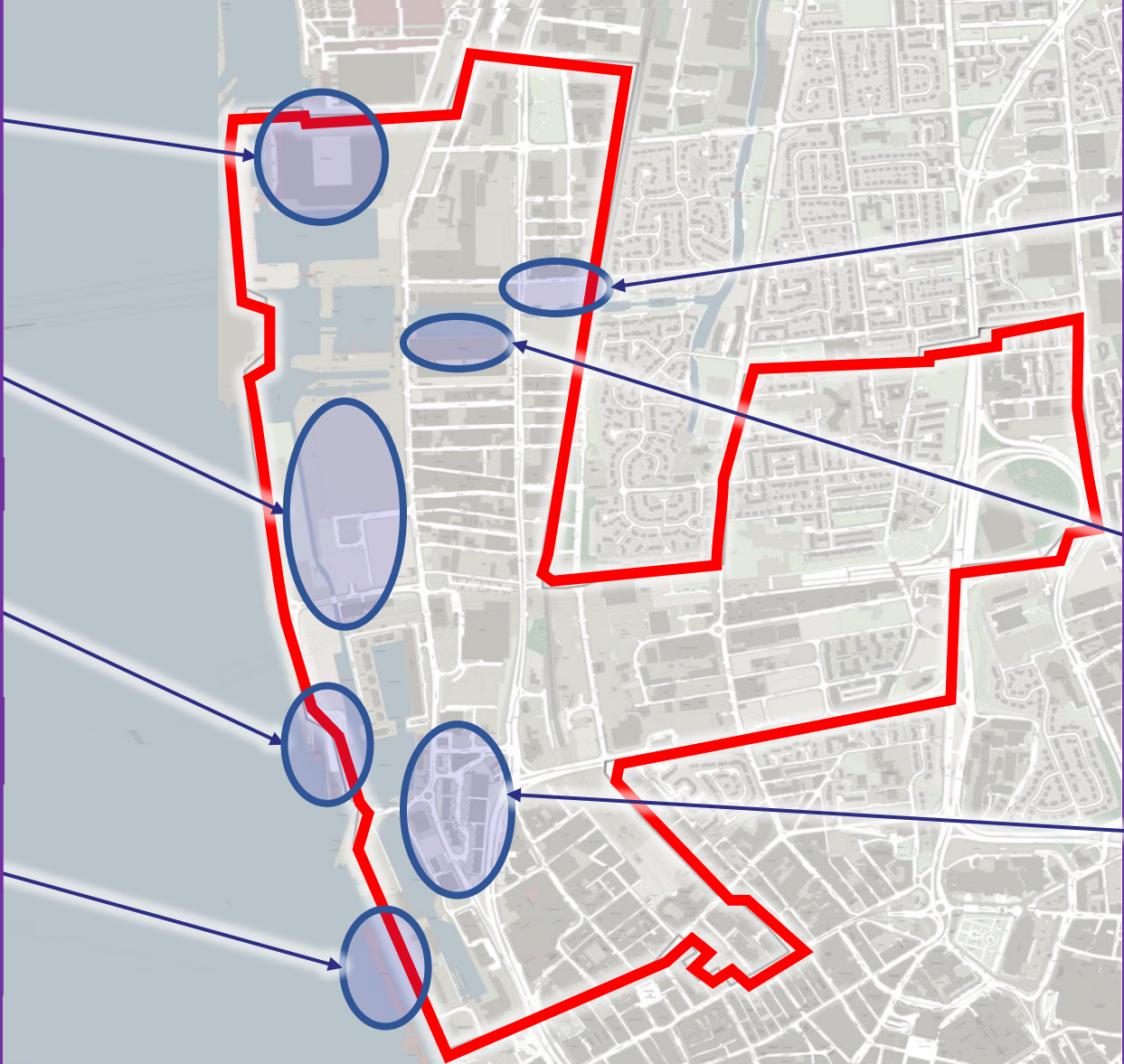
Peel - Central Docks



IOM government -
Isle of Man Ferry Terminal



Global Port Holdings -
Cruise Liner Facility



Torus - Hartley Locks



Harcourt - Tobacco Warehouse, Stanley Dock

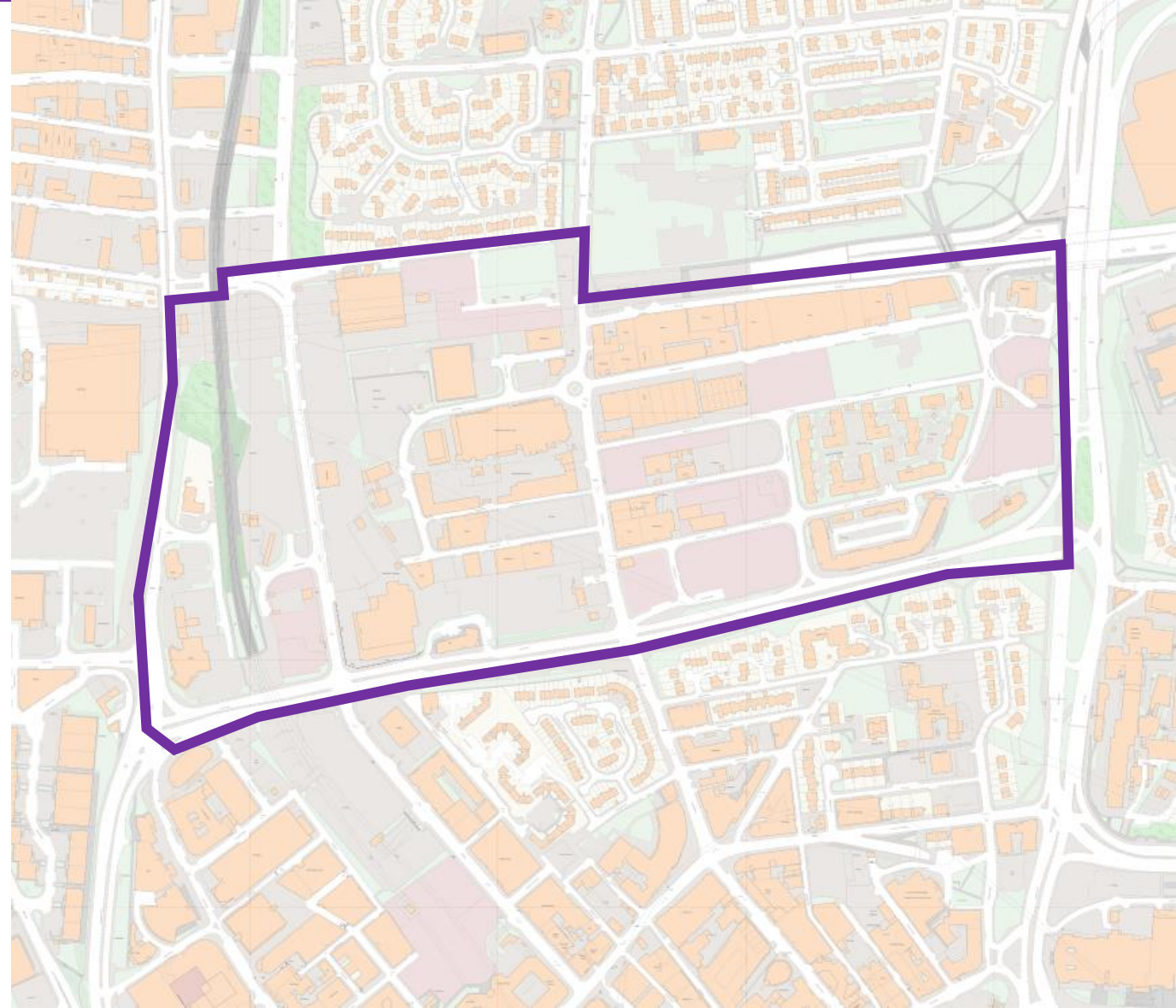


Beetham + Davos + T.J. Morris -
King Edward Triangle

Pumpfields



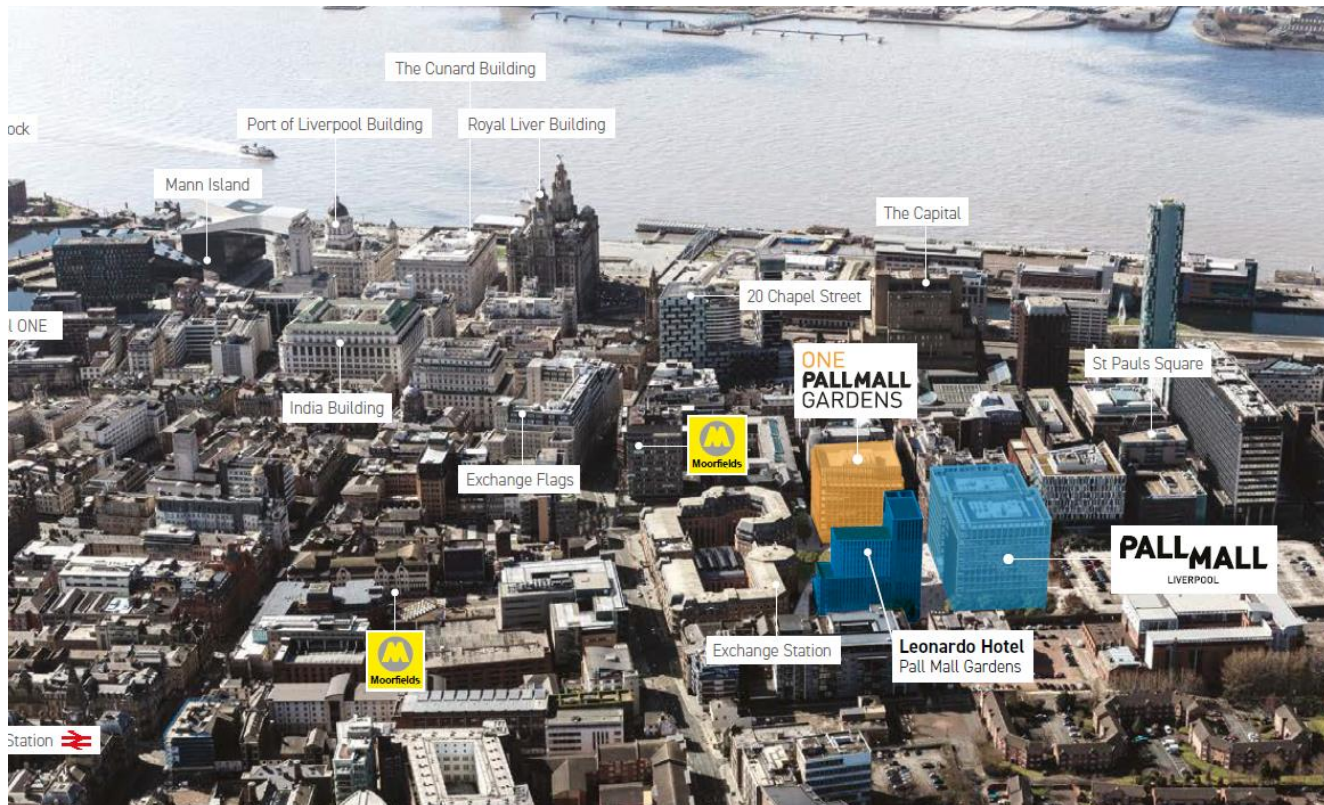
- Commissioned Levitt Bernstein
- Delivery SPD to unlock development
- Comprehensive planning and delivery framework
- Create stable and vibrant community with supporting infrastructure
- Reflect Character
- Connect City Centre and North Liverpool
- Engagement and drafting: Jan – Sept 2025
- Cabinet consultation draft: Nov 2025



Pall Mall/ Moorfields



- To facilitate significant redevelopment potential and support delivery of mixed office led development



Bramley Moore Stadium



- Handover 19th December 2024
- Works ongoing to fitout premium lounges in west and east stands
- Everton Way installation on southern quayside commenced Jan-25
- DAS installation commenced



Activation, Meanwhile and Future of Area



Questions?

