

# BOOTLE STRAND WELCOME

Welcome to this three-week public consultation on the latest proposals to breathe new life into The Strand shopping centre in Bootle, led by Sefton Council.

Building on public consultation already undertaken with the local community, the Council and its partners have been working to finetune the proposals and respond to the public's desire to see a more open, welcoming and varied town centre offer.

Your views are incredibly important to us, and this consultation provides another opportunity to help us shape and finalise our plans. Please take your time to read this information and ask us any questions you have. Then, either use the QR code or web address below to have your say online, or ask one of our team for a feedback form.

## Meet the team

Sefton Council has appointed an experienced team of development partners, including Ellandi (a NewRiver Company), WSP, OPEN, Avison Young and K2 Architects. With a proven track record of delivering successful high-street regeneration projects, we are confident that this team will deliver an outcome that reflects the Council's big ambitions and meets public aspirations.



## BOOTLE STRAND

# THE VISION

**The Repurposing of the Strand will catalyse development of a more sustainable and resilient town centre that provides improved opportunities for local communities, residents and businesses. It will increase pride and raise ambition across Bootle, as well as improving perceptions of the town.**

The Strand is at the heart of Sefton Council's 20-year Area Action Plan (AAP), which will regenerate Bootle and reshape the town's future. Developed through extensive consultations with the local community in 2022 and 2023, the Area Action Plan sets out priorities in terms of improved housing, creating high-quality open spaces, new job opportunities and addressing climate change. The plan also highlights key areas within the town where regeneration and investment are urgently needed.

The Strand is one of these key areas. In response to the national decline of high streets, Sefton Council made a decisive move in 2017 by purchasing Bootle Strand shopping centre. This strategic purchase was the first step in the effort to significantly improve the town centre and kickstart the Bootle

Strand Transformation Programme – an ambitious initiative to create a more diverse mix of uses to support and complement the existing retail offer.

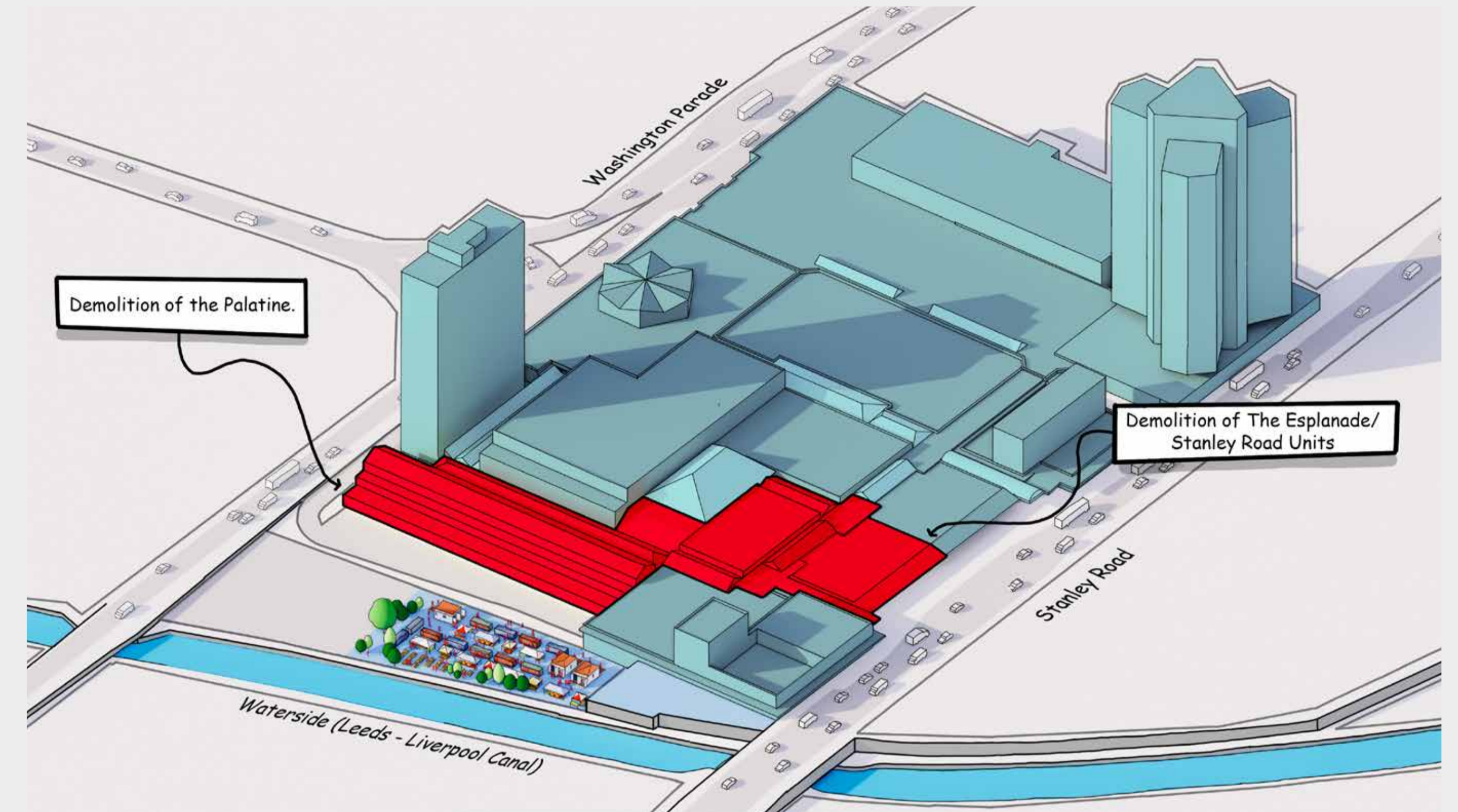
Modern town centres need to be adaptable and integrate a variety of different uses to help create open, liveable and interesting spaces. The Strand Transformation Programme introduces culture, leisure, education and healthcare facilities, along with new outdoor public green spaces. Supported by £20 million in funding from the UK Government, secured in March 2023, Phase One of the transformation will establish a new social and cultural hub through high-quality public spaces, improved accessibility, community wellbeing and event spaces.

Sefton Council is committed to making culture and community the cornerstones of Bootle's future. By creating a more ambitious and inclusive town centre, Bootle aims to draw in families and individuals who might otherwise spend their time and money in Liverpool or Manchester.



# BOOTLE STRAND THE SITE

The development site for Phase One of the masterplan focuses on the southernmost section of The Strand shopping centre – incorporating the former M&S building, vacant housing and the glass-covered Mons Square, as well as a plot of land running down to the canal towpath. The phase one boundary excludes Salt and Tar.



## Demolition

In December 2023, a planning application was approved by the Council to demolish parts of the shopping centre, primarily 'The Palatine', and the vacant housing on site. The drawings below show the key elements that are set to be taken down. The former M&S building is set to be retained.

Detailed survey works are now taking place to inform the demolition. Given the timescales attached to Government funding, initial works to take place to strip out buildings and prepare the areas to be demolished are already underway. Demolition works are due to start early in 2025, beginning with the vacant housing and units on the southern side of the centre.

## BOOTLE STRAND THE PLANS

Sefton Council has been working with Avison Young and K2 Architects to develop a masterplan for The Strand. We are pleased to now be able to share our proposals for Phase One of the redevelopment with you. These proposals involve breathing new life into the former M&S building, along with new public spaces and routes being created between Stanley Road, Salt and Tar, and Washington Parade.



### The key elements of Phase One include:



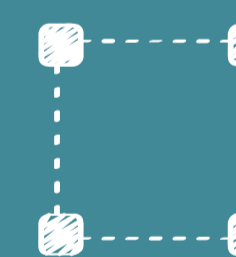
New landscaped public spaces alongside the canal that extends, enhances and seamlessly blends into the hugely popular Salt and Tar. Creating this space requires the demolition of some segments of the existing shopping centre structure (see previous board for more information).



Mons Square will be opened up to create a new town square. This revitalised Mons Square will be a space where the community can come together, while providing more attractive, inviting and accessible connections to the canal side and wider shopping centre.



The former M&S building will be refurbished into a community-led, mixed use space in the heart of the town. This includes a number of modern commercial units facing the new Town Square, along with new space on the ground floor (Stanley Road level) and in the basement area (Canalside/Washington Parade level).



The spaces within the former M&S building are being designed with flexibility and community in mind. They can be tailored to respond to the needs of the community and adapt to a variety of uses and occupiers. As part of this public consultation, we are keen to understand and start exploring what you would like to see in this refurbished space.

## BOOTLE STRAND

# PUBLIC SPACES AND ACCESSIBILITY

The Strand Transformation Programme is raising the bar for how creative public spaces can breathe new life into a historic shopping centre.

A series of sloped walkways, terraced steps and connected public spaces are proposed to open up the area, and create a green, accessible space that gently navigates the significant level changes between the canal and Mons Square.

Although it falls outside of the Phase One scope, a dedicated event space is being earmarked for the south-western point of the plot. As an extension to the popular Salt and Tar, this new public space could host events such as live music concerts or an outdoor cinema.



'Glassfields'. Used with permission from BD Landscape Architects.

### Safe, accessible and family-friendly

Not only will the new public spaces look great, but they will help The Strand to become a truly accessible destination for all. The design minimises steps across the site through cleverly landscaped slopes (suitable for wheelchair and pram users) and creates free flowing connections between key areas and public transport drop-off points.

The design of the scheme and its large open spaces will help create a well-lit and safe environment that welcomes you, both during the day and into the evening. It will be a place to enjoy and the naturally designed terraced seating will encourage people to dwell for longer. It will improve mental wellbeing and provide a crucial place to rest in the busy town centre.

### Materials

To ensure the new spaces blend seamlessly into the surrounding area, as much as possible of the existing structures will be retained, with concrete cladding cleaned to give them a new lease of life. New shops will feature inviting glass and aluminium fronts, giving the new outdoor spaces a modern and spacious feel.

### Sustainability

Retaining existing structures where possible will also reduce the carbon impact of the project. By taking a "fabric first" approach to sustainability, we can clean, repair and improve much of the existing building, with new insulation and glazing providing better energy efficiency across the site.

## BOOTLE STRAND MONS SQUARE



The demolition of the block directly to the north of the former M&S building will help open up and expand Mons Square. The new square will be a destination in its own right – providing a focal point for people of all ages to meet, relax and share experiences.

It will be a welcoming centrepiece for the town centre that can host regular community events and outdoor markets. It will also seamlessly interlink the new public realm with the retained elements of the shopping centre.

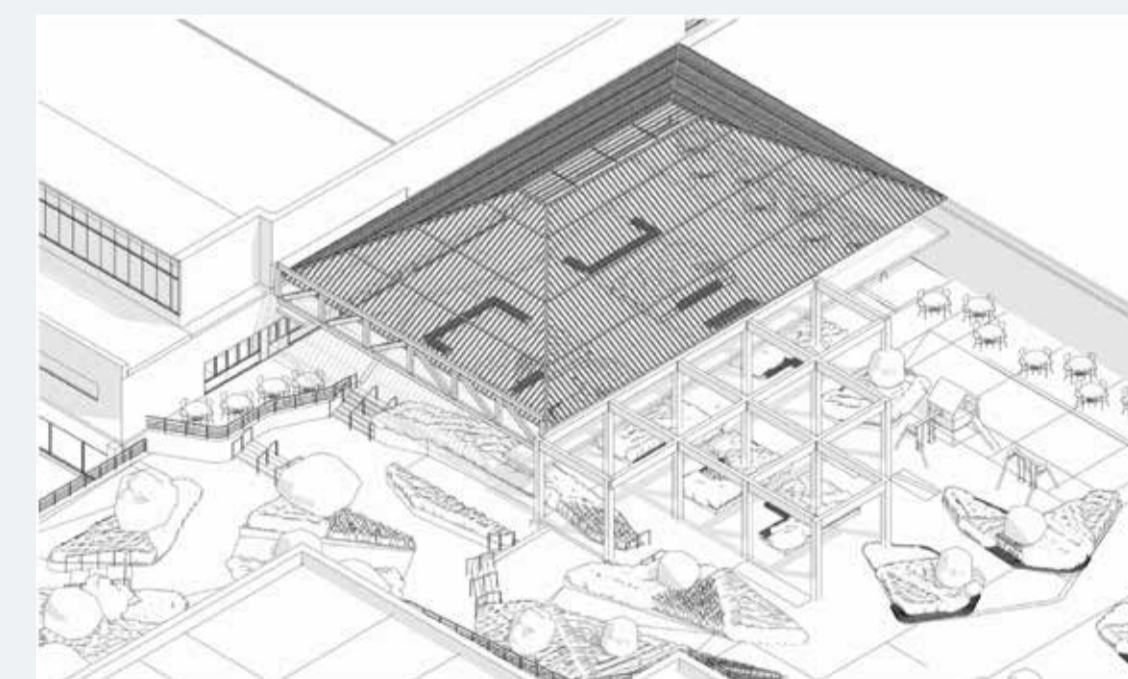
Retail and food and drink units will be refurbished to the north, west and south sides of the square, with cafes and restaurants spilling out into the pedestrian friendly square.

### Canopy retention

Many local people have expressed a fondness for the glass canopy that currently covers the internal Mons Square. Therefore, the project team are currently exploring the possibility of retaining the glass canopy while still removing the core structures to the east and south.

Even if this is not deemed possible, other options for coverings will be included in the design. Although the aim is for this to be primarily an outdoor town square, we understand there is a need for a certain amount of rain and sun cover, given this is intended to be an active space 12 months of the year.

Here are some options we are considering:



Option One



Option Two

## BOOTLE STRAND FORMER M&S BUILDING

We are exploring a range of options for the former M&S building, including health, wellbeing and social or community uses.

### This will help us to:

1. Meet current and future demand for services, and offer more services
2. Provide modern, accessible services in a friendly, welcoming environment
3. Support collaboration between services and share best practice and information
4. Provide a safe, healthy and sustainable environment that will help us reach net zero carbon
5. Improve health and wellbeing outcomes across Sefton

Sefton Council has been working with Health and Social Care and other partners to ensure the development of this space responds to the needs of residents, service users and providers. Whatever happens, this will be an inclusive space for use by the whole community.

Although still in the early stages, here is an indicative design for this space. We want to know what kind of services you'd like to see in this space. See the next board to find out how to have your say.



Artist's impression of how the space could look. Tell us what you'd like to see here.

## BOOTLE STRAND HAVE YOUR SAY

We want to hear your views on plans presented today. Let us know what you think by:

- Filling in our feedback form in person or at [www.sefton.gov.uk/BootleStrand](http://www.sefton.gov.uk/BootleStrand)
- Ring us and tell us your thoughts **0345 140 0845**
- Email us at [strandfuture@sefton.gov.uk](mailto:strandfuture@sefton.gov.uk)

If you have any additional enquiries or require the information in different formats and languages, please get in touch with a member of our consultation team via the contact details above.

**The consultation deadline is Friday 19 September 2024.**

Following this consultation, the comments will help the design team to finalise the proposals ahead of a planning application being submitted towards the end of September 2024.

