

Regenerating North Solihull

1 Introducing the Cole Valley Vision

This exhibition is part of Regenerating North Solihull, a 15-20-year project aimed at transforming the three wards of Chelmsley Wood, Smith's Wood and Kingshurst & Fordbridge by improving the range and mix of homes, shops, schools, health and community facilities, transport, the environment and creating jobs.

What's it all about?

In summer 2010 we held a Community Planning Event and Community Forum meetings to hear your ideas for a central part of the regeneration area around the Cole Valley. Since then the design team has been developing a masterplan that will guide improvements and change in the area over the next 5 years.

We want to feed back to you the changes we have made since last year and talk to you about what happens next.

Where is the area covered by the Cole Valley Vision?

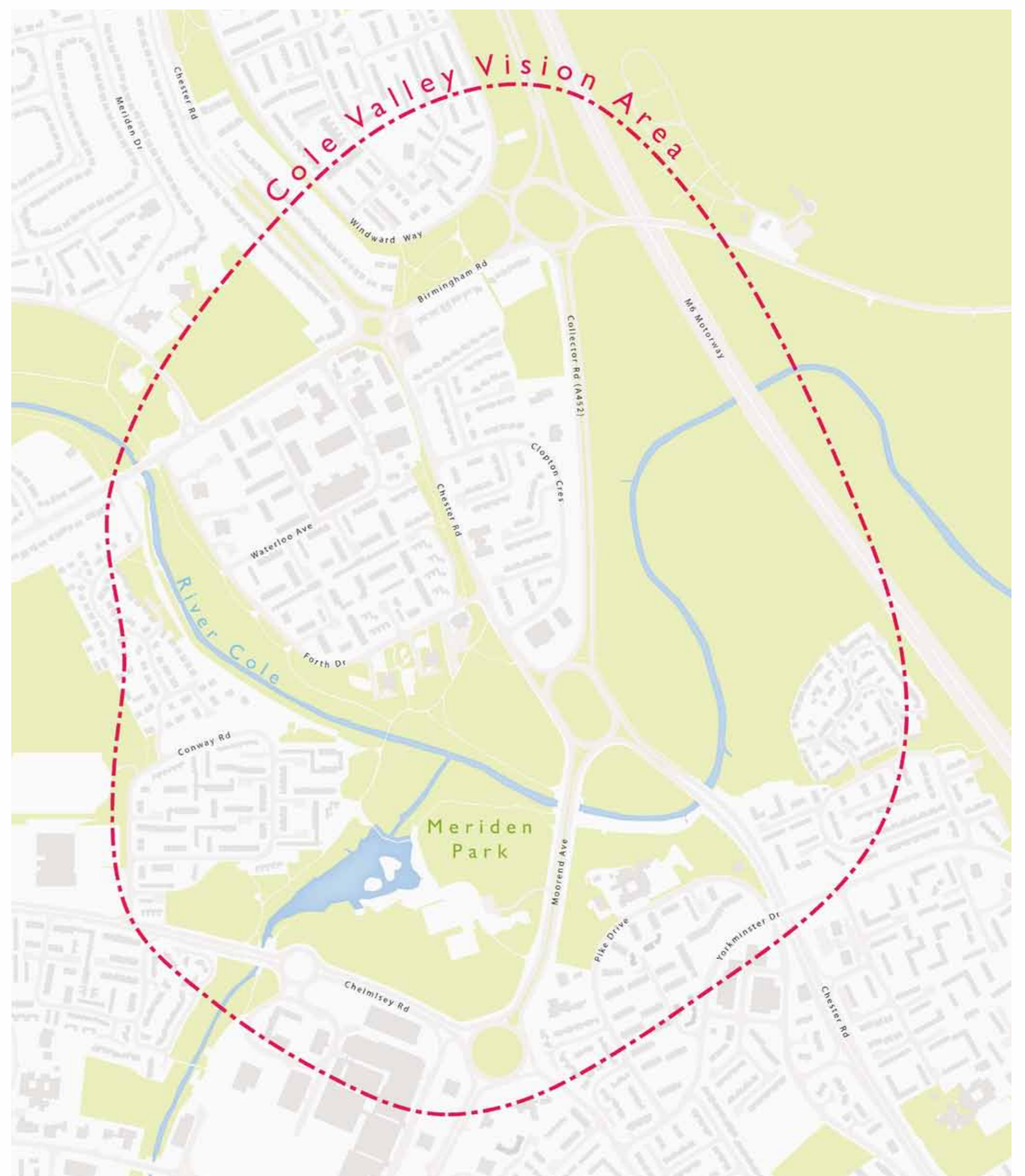
It includes the neighbourhoods of Bacon's End, Forth Drive, Conway Road and Yorkminster Drive, Meriden Park plus the edge of the Town Centre.

Why is this area important?

The area covered by the Cole Valley Vision is at the heart of North Solihull and is important for people travelling into Chelmsley Wood and between the surrounding neighbourhoods. The green spaces of the Cole Valley are big assets for North Solihull, but they are criss-crossed by major roads and the estates along their edges are cut off from one-another.

There are lots of options for how we can improve the green spaces and other facilities but in order to pay for these improvements, we need to identify some areas for new development. New development will also help support local shops, schools and public transport as well as providing jobs and new homes.

We are still working to complete the regeneration work in Craig Croft, North Arran Way and Kingshurst.



Regenerating North Solihull

2 Listening to You

The Community Planning Event at Bishop Wilson School in June 2010 was attended by around 150 people over five days. You gave us great ideas for connecting neighbourhoods, improving the environment and making the green spaces more usable. Together we initially identified 10 possible sites for new housing and community facilities.

Residents who attended told us their concerns about future development on some of these sites and issues about how things had been handled in the past. We have tried to pick up as many of these points as possible in developing the masterplan proposals.



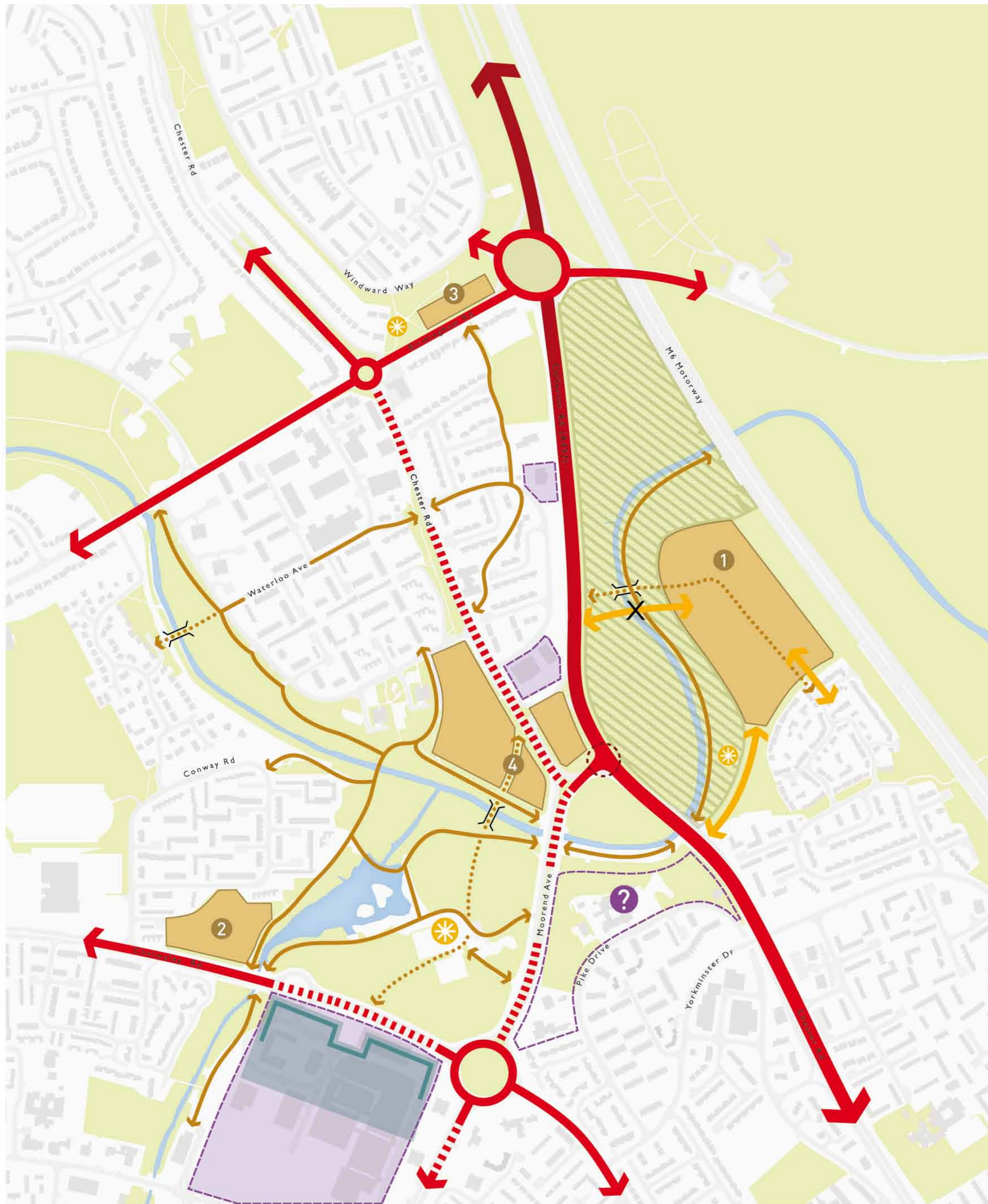
You said...

We have...

You are loyal to Chelmsley Wood and there are good and strong communities here but you want to see its identity improved to attract new people and investment	Included proposals that will significantly change how this area looks and feels. These include changes to the road network and new developments in highly visible locations to help improve the appearance and identity of the area.
Development of new housing needs to give something back to the community in return	The masterplan includes a range of improvements to roads and green spaces as well as housing. However, they are linked – land needs to be brought forward for development before the money can be reinvested in improvements to community amenities.
Redevelopment of estates has caused inconvenience and disruption for residents	Any change will mean a certain level of disruption, but we will work with residents to understand and address concerns as each stage of development moves forward.
It is important to protect and improve green areas and development on the green space should be limited.	The vast majority of open space is being retained. Meriden Park and the Cole Valley corridor will be improved to offer greater balance between recreation, improved habitats for wildlife and biodiversity. However some development on green space is proposed to help fund improvements within the area.
Large roads divide up the area and it is difficult to travel by bus to the NEC and airport	The masterplan includes ideas to reduce the impact of roads and roundabouts and create new crossing points for pedestrians. We are also working with Centro and the Council on their long term plans for bus travel across North Solihull.
Some people expressed strong views about some of the 10 possible sites identified for future development during the Community Planning Event	The number of development sites identified within this plan has been reduced to five and areas such as the Bacon's End Triangle, including the British Legion Club and the site of Labour Club are no longer included within our proposals. The future of the Bishop Wilson school site is yet to be determined.

Regenerating North Solihull

3 Revised Masterplan



Key

- New residential development
- 1 Simon Digby
- 2 Conway Road
- 3 Birmingham Road
- 4 Centurion Pub
- Future to be determined
- New footpath
- Existing footpath
- Traffic calming along road
- Reduction in speed on approach to Craig Croft
- Roundabout replaced by signalised junction
- Potential new access
- Vehicle access not possible
- Community facility
- New play facilities
- Wetland and green space enhancements
- New frontage onto park at Chelmlsey Wood Town Centre

Regenerating North Solihull

4 Open Space



The Cole Valley is important for wildlife, recreation and is a green setting for neighbourhoods.

- The masterplan proposes new foot bridges across the River and new footpaths to connect between estates.
- Meriden Park is set to become a Local Nature Reserve which will help to protect its special character. Habitat enhancements will take place here and to the east of the Collector Road to encourage the river wildlife.
- New play areas will be provided close to homes.

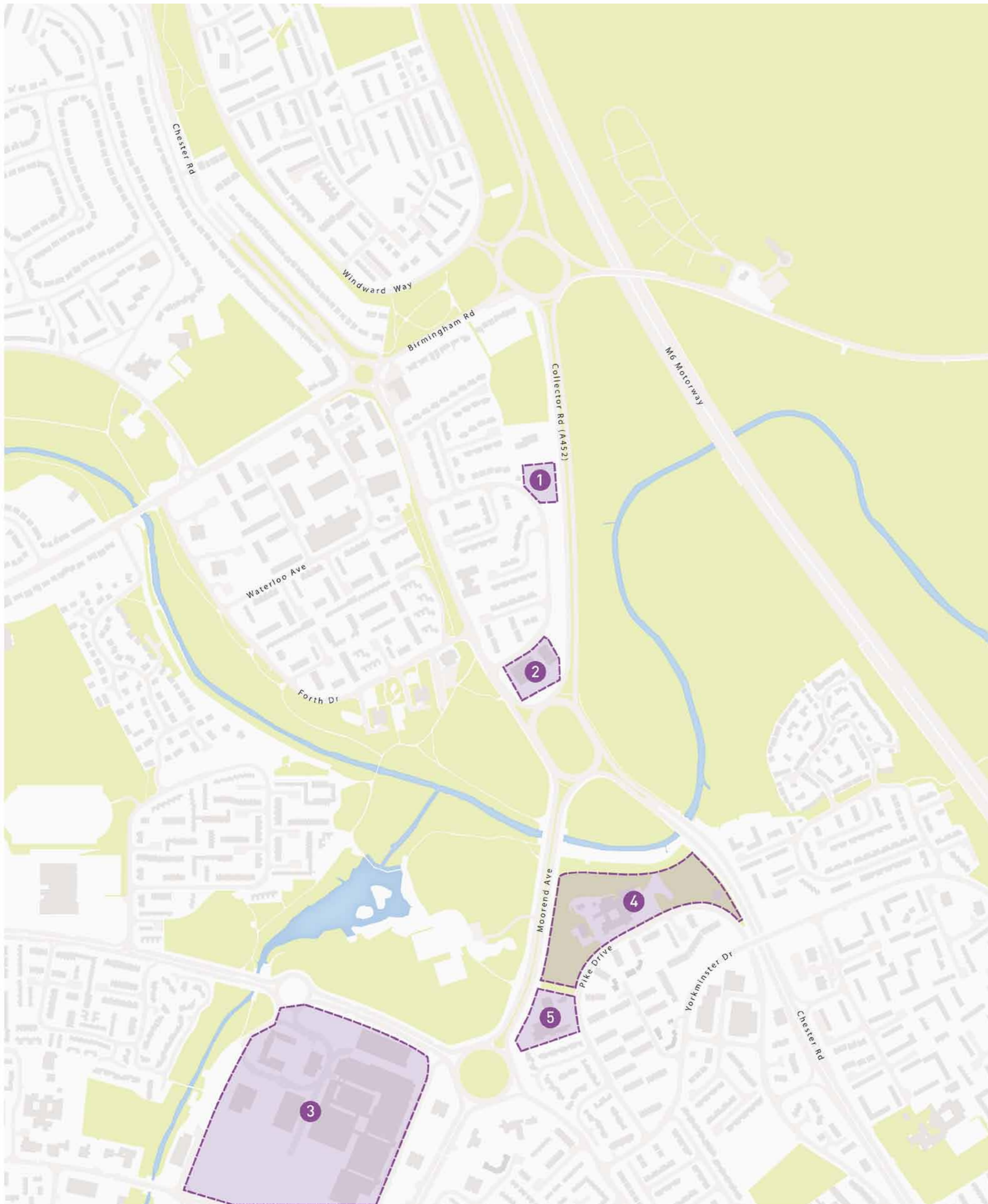
We also want to know how and where you think the environment could be improved in this area.

Key

-  Retained green space
-  New play facilities
-  Wetland and green space enhancements
-  New footpath
-  Existing footpath

Regenerating North Solihull

5 Existing Community Facilities including Schools and Shops



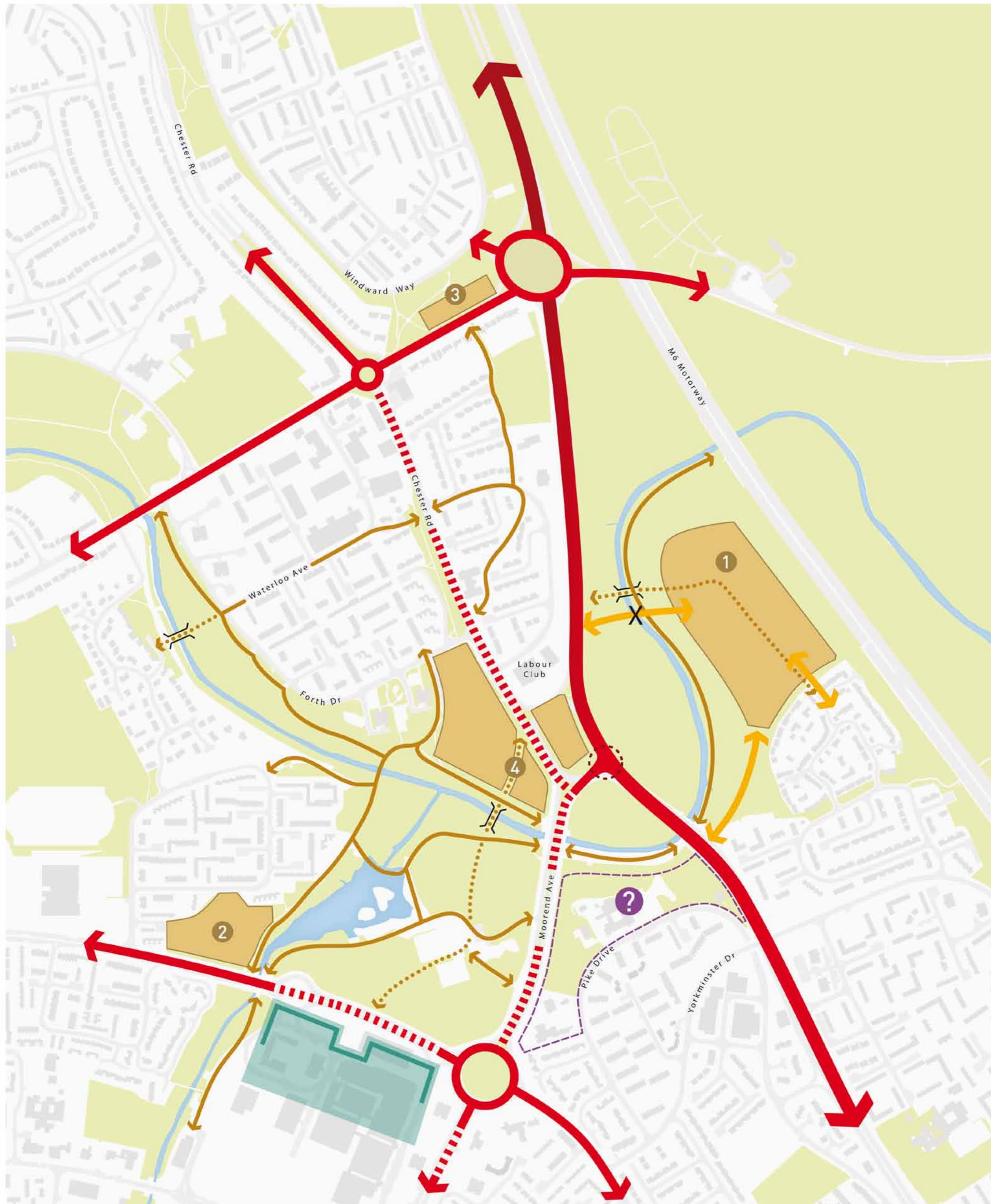
This plan highlights where your existing community facilities, including shopping centres, schools and other community buildings are located within the Cole Valley Vision area. The Labour Club, and British Legion are not affected by the masterplan. Proposals for improving primary school provision and the town centre are explained on the next board.

Key

-  Existing community facility
-  British Legion
-  Labour Club & Church of Jesus Christ of the Latter Day Saints
-  Chelmsley Wood town centre
-  Bishop Wilson school & Scouts
-  St Andrew's Church

Regenerating North Solihull

6 Proposed Development Sites & Changes to the Road Network



This plan shows sites for the development of around 300 new homes and other potential changes over the next 5 years. Homes for families of all sizes and people of all ages would be included in the plans and would have a mix of tenures. It also shows our long term proposals for changing the road network in the area including removal of the central roundabout.

The development sites identified in this plan are subject to further technical studies and viability appraisals.

Key

- New residential development
- 1 Simon Digby
- 2 Conway Road
- 3 Birmingham Road
- 4 Centurion Pub
- Future to be determined
- New footpath
- Existing footpath
- Traffic calming along road
- Reduction in speed on approach to Craig Croft
- Roundabout replaced by signalised junction
- Potential new access
- Vehicle access not possible
- New frontage onto park at Chelmsley Wood Town Centre

Regenerating North Solihull

7 Details of the Proposals

Sites for New Homes

Site 1: Remainder of Former Simon Digby College Land: This is the largest of the proposed sites. This site requires two points of access and we are looking at how this can be achieved. We have already ruled out a new access from the existing round-about on the Chester Road because of environmental sensitivities.

Site 2: Conway Road Open Space: We are looking at opportunities to create an attractive built frontage along Chelmsley Road and new homes which overlook Meriden Park to help improve surveillance and safety in the park.

Site 3: Birmingham Road: We are looking at opportunities to create new homes along Birmingham Road with some open space being retained along Windward Way.

Site 4: The Centurion Public House and adjacent open space: We are looking to explore the options around this site and will be talking in more detail with the owners of the Centurion Public House.

Other Sites (not specifically for housing development)

Bishop Wilson School: Planning permission has now been granted for a new Bishop Wilson School, which will be located within the new Craig Croft Village Centre.

The future of the existing school site on Pike Drive is still to be determined. The Council is currently working on long-term plans for improving primary school provision across North Solihull, including a new school within the Cole Valley Vision area.

St. Andrew's C of E Church: The new Bishop Wilson School site at Craig Croft includes space for the relocation of St. Andrew's Church. There are no specific proposals for the future of its current site on Pike Drive. The church is considering how they could make use of the existing buildings including the former youth centre, to help pay for the relocation of the Church itself.

Town Centre Improvements

Chelmsley Wood Town Centre is the main centre for the North of the Borough and it is important that links to the surrounding area, in particular Meriden Park, are strengthened. This plan shows ideas for new buildings, which could be residential or commercial fronting onto the park and improved footpath connections. We will be talking in more detail with the Town Centre management company about bringing these ideas forward.

Improving Connections and Reducing the Impact of Traffic

The Chester Road roundabout takes up a lot of space in the Cole Valley and makes walking between neighbourhoods difficult. Our plan is to remove the roundabout and replace it with two smaller junctions. These changes would create additional land for development. However, this is a very costly project which requires detailed technical work and outside funding before it can become a reality.

Other proposals include traffic calming, new pedestrian crossings and better pavements on the main streets throughout the area to help people move about more easily.



Regenerating North Solihull

8 What Happens Now

Over the next two weeks (14-25 March) you will have further opportunities to tell us what you think of our plans for the Cole Valley area. Please complete a feedback form and hand it to a member of the Consultation Team.

- **March –June 2011:** We will be undertaking detailed technical studies and financial appraisal work on sites 1, 2 and 3.

We will be evaluating your feedback and the outcomes of the technical studies and finalising our proposals.

- **June 2011:** Masterplan for the Cole Valley to be presented to North Solihull Partnership Board and Solihull Council's Cabinet for approval.

- **Summer 2011:** We will keep you informed of progress on the approval of the masterplan and on bringing forward sites for development.

We will talk to you about any detailed proposals before any planning applications are submitted (pre-application consultation).

If you have any questions about the Cole Valley Vision, please talk to a member of the consultation team.

