



Neighbourhood Plan Summary Report

Draft version

Introduction

The Jewellery Quarter Development Trust (JQDT) initiated the JQ Plan; a group of volunteers then set about researching what needs to be improved in the Jewellery Quarter. The volunteers are made up of a cross-section of local businesses and residents that care about where we work and live. We are developing a set of planning rules for the JQ, protecting what is good, but also helping it to flourish with a healthy balance of business, commercial and residential uses.

In the summer of 2015 we publically launched the JQ Plan process to coincide with the first JQ Festival. At this point we put forward four goals for what we think the JQ Plan should achieve to the community. These were:

- To enable businesses and residents to co-exist and be successful together
- To drive up the quality of the new developments and tackle dereliction
- To protect our heritage of beautiful buildings, jewellery and creative industries and allied activities
- To facilitate the wider projects needed to support the growth and vitality of the Jewellery Quarter

Since then we have listened to the community and considered how the JQ Plan is going to achieve these aims. We have started to draft the Neighbourhood Development Plan and this note is intended to be a concise synopsis so that you can give us any feedback before we carry out our formal public consultation. As a key stakeholder we appreciate your input at an early stage.

This summary, and indeed the draft report itself, is a live document that needs input from stakeholders and the JQ community to ensure that it can fully meet its goals. Our solutions are fluid and are likely to change as your feedback is received. We hope that you will continue to be involved as the JQ Plan evolves.

For more information and links to our social media pages, please visit:

www.jewelleryquarter.net/jq-neighbourhood-plan



Neighbourhood Plan

Summary Report

GOAL: Enable businesses and residents to co-exist and be successful together

How will this be achieved?

- Encouraging suitable mixed-use developments and mix of uses within buildings.
- Ensuring new buildings are adaptable to suit a range of future uses
- Requiring active frontages along key routes
- Identifying and mitigating nuisances at planning stage, including the suitability of neighbouring uses, topical area issues e.g. gulls, establishing a precedence of prior use
- Promoting secure design to help the community feel safe
- Attracting, and keeping, more businesses and more residents by providing suitable accommodation to allow them to grow
- Encouraging a diversity of businesses and facilities so that the JQ is busy morning, afternoon and evening
- Creating a more sustainable and bio-diverse JQ
- Promoting cycling and walking and improving access for those with disabilities
- Using car parking more efficiently to reduce the visual dominance of cars
- Providing affordable accommodation for businesses in the JQ
- Considering constraints for certain types of use e.g. sex establishments, takeaways, opening hours in certain areas
- Ensuring there is a range of accommodation sizes for businesses and residents
- Implement the recommendations of Professor Michael Parkinson in his "THE BIRMINGHAM CITY CENTRE MASTERPLAN: THE VISIONING STUDY"



Neighbourhood Plan

Summary Report

GOAL: Drive up the quality of new developments and tackle dereliction

How will this be achieved?

- Refreshing and formalising the use of the JQ Design Guide
- Requiring the submission of detailed architectural drawings and materials for new developments
- Stress importance of Architectural Details and Predominant Materials (CAMP Refresh)
- Requiring independent design reviews to be carried out for developments over a certain size
- Reducing restrictions on residential development where this will benefit the JQ, particularly derelict and listed buildings
- Creating attractive spaces by better utilising courtyards and empty plots
- Creating pockets of high quality public realm with active uses around them
- Ensuring developments improve the streets around them for all
- Creating a more sustainable and bio-diverse JQ
- Identifying existing best practice
- Facilitating a benchmark project for the JQ
- Attracting, and keeping, more businesses and more residents
- Revitalise the canal and its links to other parts of the city centre
- Forbidding the automatic renewal of lapsed planning applications, requiring full applications to be resubmitted
- Tackle gap sites by preventing temporary use of sites as car parks and have requirement for community use or secure high quality hoarding
- Name high-quality new developments as exemplar schemes
- Reinforce Conservation Area Positive Contributors in design (CAMP Refresh)
- Stop erosion of special architectural merit and ensure it is reinstated (CAMP Refresh)
- Utilise the BCC JQ Shopfront Design Guide 1994
- Support BCC in enforcement of illegal works on Listed Buildings, works without planning permission, dilapidated buildings (CAMP Refresh)
- Consider requiring planning application fee to include for a site visit by Planning Officer during development (CAMP Refresh)
- Forecourt parking and gap site car parking not permitted (CAMP Refresh)
- Create design briefs/area action plan for key sites or key areas



Neighbourhood Plan

Summary Report

GOAL: Protect our heritage of beautiful buildings, jewellery and creative industries and allied activities

How will this be achieved?

- Conserving and finding uses for our Listed Buildings and other buildings of merit
- Providing suitable accommodation for the evolving jewellery industry
- Attracting a greater range of creative and design-related industries
- Ensuring new buildings are adaptable to suit a range of future uses
- Using car parking more efficiently to reduce the visual dominance of cars
- Reducing street clutter, unnecessary signage and one-way restrictions
- Encouraging the use of sustainable technologies
- Protecting key views and improving lighting
- Refreshing and formalising the use of the JQ Design Guide
- Creating pockets of high quality public realm with active uses around them
- Ensuring developments improve the streets around them for all
- Providing affordable accommodation for businesses in the JQ
- Identifying and protecting important buildings, streetscapes, public spaces and views that are not listed but need to be safeguarded. Incorporate recommendations for listing or of special interest (CAMP Refresh)
- Protecting key buildings and community assets e.g. pubs from change of use
- Redefine borders of Conservation Area as per the CAMP Refresh with the remainder of the NP area and borders as a buffer zone
- No loss of 'shopping' to ensure local conservation integrity and provide affordable practical space for the jewellery industry
- Reinforce Conservation Area Positive Contributors in design (CAMP Refresh)
- Stop erosion of special architectural merit and ensure it is reinstated (CAMP Refresh)
- Utilise the BCC JQ Shopfront Design Guide 1994
- Support BCC in enforcement of illegal works on Listed Buildings, works without planning permission, dilapidated buildings (CAMP Refresh)
- No demolition of historic buildings and other buildings of merit (CAMP Refresh)
- Forecourt parking and gap site car parking not permitted (CAMP Refresh). Alternative temporary uses that benefit the community should be considered.
- Create design briefs/area action plan for key sites or key areas



Neighbourhood Plan

Summary Report

GOAL: Facilitate the wider projects needed to support the growth and vitality of the JQ

How will this be achieved?

- Classifying streets based on land usage, movement function and vibrancy
- Creating pockets of high quality public realm with active uses around them
- Having development-funded projects in the JQ decided by the community
- Prioritising development of the 'Industrial Middle', Legge Lane, Great Hampton Street and canal areas
- Reducing street clutter, unnecessary signage and one-way restrictions
- Ensuring developments improve the streets around them for all
- Creating a more sustainable and bio-diverse JQ
- Renaming sub-areas of the JQ based on their history or character, helping to create local identity
- Creating new routes to help movement across the JQ
- Promoting cycling and walking and improving access for those with disabilities
- Using car parking more efficiently to reduce the visual dominance of cars
- Creating attractive spaces by better utilising courtyards and empty plots
- Identifying and protecting important buildings, streetscapes, public spaces and views that are not listed but need to be safeguarded
- Helping community events e.g. markets by permitting street closures
- Initiating a feasibility study for improving the Vyse St shopfronts by the multi-storey car park
- Implement the recommendations of Professor Michael Parkinson in his "THE BIRMINGHAM CITY CENTRE MASTERPLAN: THE VISIONING STUDY"
- Support BCC in enforcement of illegal works on Listed Buildings, works without planning permission, dilapidated buildings (CAMP Refresh)
- Reinstate Miss Colmore's Canal / Whitmore's Arm
- Consider using CIL funds to finance Specialist Resource (Conservation Officer) for the JQ (CAMP Refresh)
- Consider using CIL funds for conservation deficit grants if buildings kept in original use
- Strongly support jewellery-related uses which will be given priority
- Create design briefs/area action plan for key sites or key areas