

# WEST PIER RENOVATION AND IMPROVEMENT

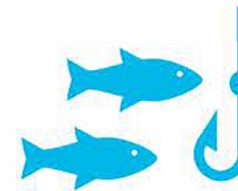



## PREVIOUS PROPOSALS


Planning and listed building consent applications were submitted for previous redevelopment plans in February 2024. The application attracted a lot of interest, and many comments were provided, which have been considered and taken into account when developing these revised proposals.

These comments are briefly summarised below, together with our response and how we intend to alter the development to address these concerns.


### HARBOUR OPERATIONS & FISHING:


 **Protecting the working harbour:**  
The revised plan keeps a clearly defined working harbour area with improved fishery facilities including new bait sheds and welfare facilities while restoring existing accommodation.


 **Mix of fishing and leisure uses:**  
Layout, signage and management will separate public areas from loading zones, to ensure existing harbour operations are not restricted.

 **Future marine uses (e.g. boat lift):**  
Key access routes and flexible industrial space will be safeguarded to accommodate provision for a future boat lift and pier expansion. Utility upgrades with spare capacity will allow for future requirements such as fleet electrification.


### LEISURE/ CHANGE OF USE:

 **Restaurant:**  
Building 1 will no longer be extended or altered to accommodate a restaurant. First floor uses will remain as existing while the ground floor WCs will be removed to accommodate alternative uses that are more sympathetic to the historic building and wider pier.

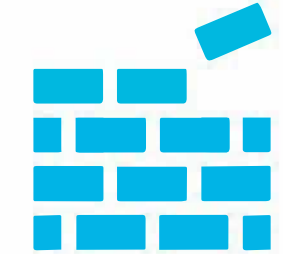
 **Pedestrian safety:**  
Improved separation will be provided between pedestrians and vehicles through improvements to the public realm.


 **Litter:**  
Additional litter bins will be provided. 3 retail kiosks are proposed to replace the existing kiosks fronting Foreshore Road.


### TRAFFIC, PARKING & ACCESS:

 The parking layout has been amended with clearly defined vehicular routes provided.


### HERITAGE & DESIGN:


 **Impact on listed buildings and West Pier:**  
The glazed extension and alterations to Building 1 will be omitted and the building will be restored to its original appearance.

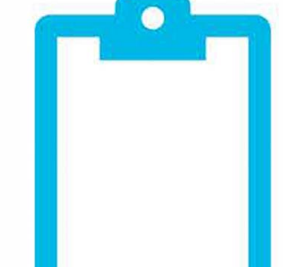
 **Public realm quality:**  
Surfacing and street furniture near heritage assets will use high quality materials such as stone setts and robust, well-designed seating and street furniture.

 **Demolition and new buildings:**  
The demolished kiosks and bait sheds will be replaced with new structures providing improved accommodation for these uses. The new buildings shall be constructed prior to demolition, so tenants remain accommodated.

### ENVIRONMENT, FLOODING & ECOLOGY:

 **Flood risk and resilience:**  
Improved flood resilience measures will be included for the existing structures with new buildings incorporating flood-resistant construction such reinforced plinths, flood doors and robust materials. The proposed substation will be elevated above flood level.

 **Bats & Wildlife:**  
Bat surveys will be updated, and any roosts will be protected through timing of works and appropriate mitigation.

 **Pier structure and ground conditions:**  
Extensive ground investigation and structural surveys have been used to inform the proposals.



### GET IN TOUCH!

We'd love to hear what you think about these revised proposals, as your feedback will be used to inform the detailed designs.

Visit [www.northyorks.gov.uk/westpier](http://www.northyorks.gov.uk/westpier) or scan the QR code to share your views. (closing date 13 July).



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