

Option PZ - Press Release

Penzance Business Network

23rd February 2010

Introduction: Following the rejection by Cornwall Council's Strategic Planning Committee of the application for Listed Building Consent for Option A, which puts into jeopardy the Isles of Scilly Sea Link, Penzance Business Network has commissioned a new solution, called Option PZ.

Option PZ is a modification of Option A that matches and exceeds many of the requirements for the new Terminal, solves many of the problems of Option A, and prioritises regeneration for Penzance.

The new solution arises as a result of the strong possibility that the Meadery and 'Green Sheds' engineering site will now become available for development.

Option PZ builds on the achievements of Cornwall Council and Route Partnership in securing funding and conducting all the technical research, but presents a solution for the new Passenger and Freight Terminal that is hoped will unite the town behind one scheme.

Option PZ provides a freight depot, dedicated unloading area and a two storey passenger terminal on the landward side of the Wet Dock, thus eliminating the need for expensive and damaging reclaimed land. It combines conservation and enhanced economic benefit, with a focus on regeneration.

Running costs: The new Terminal has the potential to reduce running costs – and hence stabilise freight costs for the Scillonians – through revenue generating facilities, including a flexible floor-plate which provides a premium commercial position, directly overlooking the revitalised harbour. Incorporating terraces, this facility may be the ideal environment for a quality restaurant and bar, creating a destination in the harbour area.

Regeneration: Mixed use and sympathetic development is the key to regeneration. For example, the availability of more harbour-side space allows the creation of a 50 berth Yacht Marina in the Wet Dock. This would be a much needed generator of income for the Harbour itself, and would also bring in income for local businesses. The North Pier can become the Harbour Engineering zone, serving both the Wet Dock and the Drying Harbour.

South Pier Protection: Option PZ will present another solution for the historic South Pier:

- It potentially provides protection to the Grade II Listed structure that is sympathetic to its conservation status.
- It does not involve building reclaimed land or placing such extensive rock armour.
- It does not require damaging openings to be made in the existing Harbour wall

The recommendations of English Heritage are key in the design process for Option PZ.

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Option PZ
Passenger & Freight Terminal
on 'Green Sheds' and Meadery site

Public square overlooking
reorganised dock

Engineering consolidated
on north arm

Pleasure craft reorganised
with support facilities

