



Fig. 8.1: Primary and secondary pedestrian routes

### Policy Links

#### Bristol Local Plan Core Strategy – Key Policies

- BCS2: Bristol City Centre
- BCS21: Quality Urban Design

#### Bristol Local Plan Site Allocations and Development Management Policies

- DM27: Layout and Form
- DM28: Public Realm

### Policy BCAP31: Active ground floor uses and active frontages in Bristol City Centre

8.13 Policy BCS2 of the Core Strategy seeks the provision of active ground floor uses on the busier streets in Bristol City Centre. Policy BCAP31 refines this statement by identifying types of location where active ground floor uses may be sought. These areas are in addition to designated Primary Shopping Frontages and Secondary Shopping Frontages, where active ground floor uses are already a requirement of policies BCAP16-BCAP17.

Within Bristol City Centre, active ground floor uses will be sought where appropriate from development in the following locations:

- On primary pedestrian routes;
- On other busy streets; and
- At other suitable locations where active ground floor uses would make a positive contribution to the vitality and character of the area.

Active frontages will be expected in all locations in the city centre facing the existing or proposed public realm.

- 8.14 *Active ground floor uses* are within use classes A1-A5, D1-D2 or related *sui generis* uses. *Active frontages* refer to frontages which, for example, avoid blank walls and include frequent access points, windows and other features which create and contribute to an active and welcoming feeling.
- 8.15 Active ground floor uses will not necessarily be required in all locations referred to in the policy. They will be particularly sought at key focal points for footfall such as the intersections of pedestrian routes and adjacent to existing active ground floor uses, subject to consideration of the character of the area and the impact on existing uses in the area. The provision of active ground floor uses will be subject to the policies for those uses in *Chapter 4 Employment, Culture and Tourism* and *Chapter 5 Shopping, Services and the Evening Economy*.

#### Policy links

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- BCS2: Bristol City Centre
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#### Policy BCAP32: Quayside walkways

- 8.16 A further important element of the route network sought by the Public Realm and Movement Framework is the completion of a traffic free quayside walkway around the Floating Harbour for both recreational and general pedestrian use. In many cases walkways are also shared by pedestrians and cyclists. This policy implements that aspiration and extends it to all city centre waterways.

Development on or adjacent to existing Quayside Walkways shown on the Policies Map will be expected to retain and, where appropriate, enhance a continuous and accessible route.

Development on or adjacent to proposed Quayside Walkways shown on the Policies Map will be expected to provide or contribute appropriately towards a continuous and accessible route finished to a high standard of design including, where practical, seating and appropriate landscaping.

Buildings lining existing or proposed Quayside Walkways will be expected to have active frontages onto the walkway where feasible.

Development that would be harmful to the amenity or accessibility of an existing or proposed Quayside Walkway will not be permitted.

- 8.17 An open walkway should usually be provided on the existing quayside or banks of the waterway. However, where buildings are required for conservation or other reasons to directly abut the water's edge, consideration will be given to canted, colonnaded and floating solutions.

- 8.18 Active frontages are defined in paragraph 8.14 above.

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