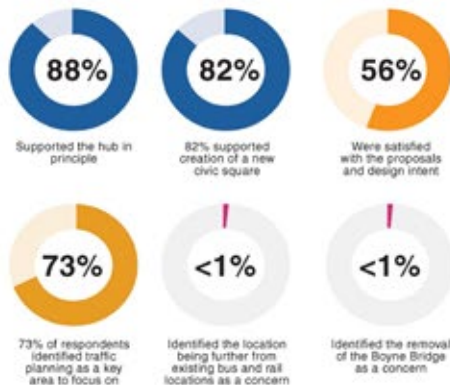


1. Building On Previous Consultations

In November 2016, we asked for your views on the Belfast Hub proposals. We were delighted that almost 2,000 people took the opportunity to complete an online questionnaire or write to us with their thoughts on the proposals. Thank you for such a level of engagement. Key findings from the responses;



SAMPLE QUOTES

1. 'Public space creates a welcoming, vibrant atmosphere in the city and provides a natural meeting place for people of different backgrounds, which contributes to social cohesion and mental wellbeing.'
2. 'Good provision of public transport and public space is vital in having an equal society that is fair to all.'
3. 'It should help to make public transport more appealing to those working in the city and reduce the demand for parking.'
4. 'The ability to grow and improve the number of trains from hourly to a more frequent service is vital to a modern economy.'
5. 'Open up more opportunities for the younger generation to travel.'
6. 'More integrated transport system will be more inclusive for economic dependants, such as the elderly, who may not be able to afford private car transport. The new system will allow greater flexibility and improve their mobility.'
7. 'Station Square: Opportunity to create good first impression of Belfast for arriving visitors, tourists, business commuters etc.'



FIRST CONSULTATION AND PREVIOUS PROPOSAL



ARTIST'S IMPRESSION

View from the station square to the new transport hub



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2. Masterplan Vision



AERIAL VIEW

Looking west towards new station square, hub and wider development

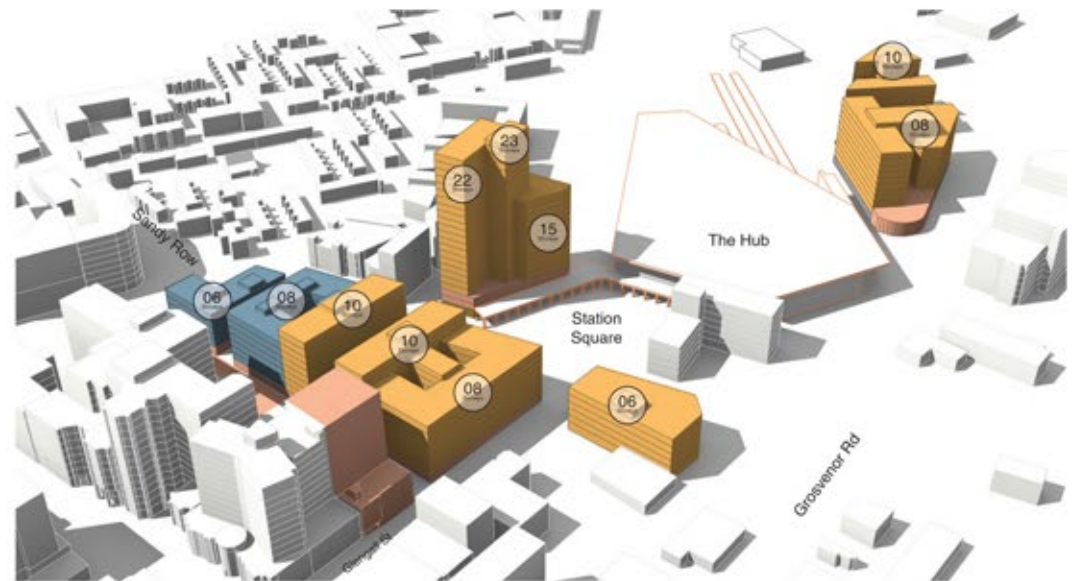
The masterplan vision is for a vibrant, mixed use extension to the city offering 120,000 sq.m of contemporary residential apartments, high quality office space and significant new retail, leisure and community facilities at ground floor level.

As well as general streetscape and public realm enhancements, The Hub proposals include a major new public square of 4,000 sq/m.



Diagram 1 - Bellast Hub will be at the heart of a new 'Station Quarter' and will be a major catalyst in the regeneration of the site and surrounding area.

Diagram 2 - The development of the Hub, masterplan and the public realm is rooted in the local context; from geography, urban character,



3D MASSING VIEW

View looking south west indicating proposed massing

- Residential
- Commercial
- Amenity Space (retail, hotel, community facilities, library, gallery, gym, showroom, leisure uses, etc)



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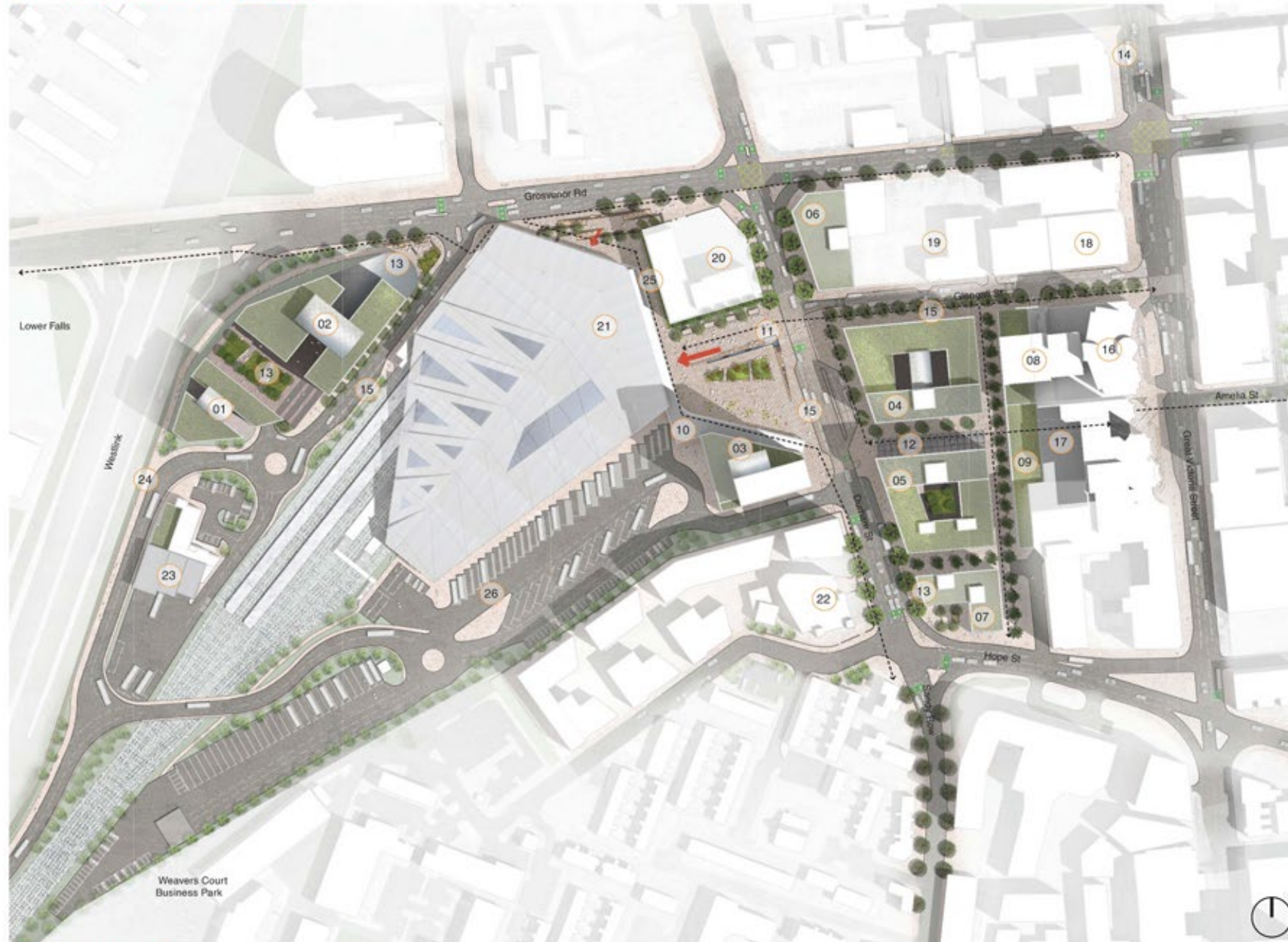


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Diagram 3 - Model illustrating the proposed building

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3. The Masterplan



- Key**
1. Development Plot 1 - Commercial Use
 2. Development Plot 2 - Commercial Use
 3. Development Plot 3 - Commercial/ Retail/ Amenity Use
 4. Development Plot 4 - Commercial/ Retail Use
 5. Development Plot 5 - Commercial/ Retail/ Residential Use
 6. Development Plot 6 - Commercial Use
 7. Development Plot 6 - Residential/ Amenity Use
 8. Extension to Europa Hotel
 9. Amenity space
 10. Colonnaded, linking Hub and taxi rank.
 11. Station Square
 12. Covered walkway connection to The Great Northern Mall
 13. Public Plaza
 14. BRT Stop
 15. Taxi Rank & Drop off
 16. Europa Hotel
 17. Great Northern Mall
 18. Grand Opera House
 19. City Mission Site
 20. BT Exchange
 21. The Hub
 22. Murray's Tobacco Works
 23. Bus Maintenance Facility
 24. Shared footpath and cycle way
 25. Cycle parking
 26. Buses Operations
- Key**
- - - Pedestrian Routes
 - Primary Entrances

MASTERPLAN SITE PLAN



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4. The New Transport Hub



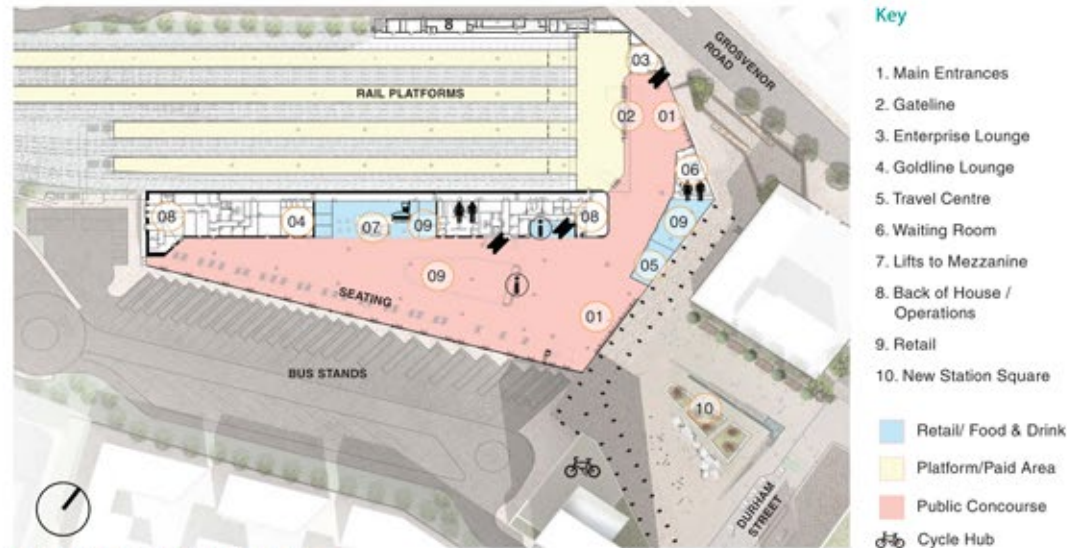
BUS CONCOURSE VIEW



PLATFORM VIEW



BUS CONCOURSE VIEW



INTERNAL LAYOUT - STREET LEVEL



5. Public Realm



ARTIST'S IMPRESSION

Station square from New Hub Colonnade

The major focus of the development will be a significant new public square with public art, planting, water features and terraced seating areas.

The new square will be an active and busy place providing opportunities for commuters, visitors, city residents and workers.

The importance of Glengal Street and the new pedestrian route to the Great Northern Mall will also be re-inforced with new paving, seating and planting.



Scale comparison: Station Square (Above) - Custom House Square, Belfast (below)



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6. Public Realm



STATION SQUARE

Close up plan of the Station Square

- The interplay of water features, terraced seating areas and planting is a reference to the culverted blackstaff river and this former tidal area of Belfast was where land once met the sea.
- The paving patterns are inspired by the local linen weaving industry.
- Art, artefacts and historic information will be embedded within the landscape to make connections between Belfast resident, visitors and the rich history of the area.
- Further consultation with the local community will be required to develop a brief for artwork and displays.



1 Seating Terrace



2 Water risk/cascade



3 Retail Kiosks



4 Linen weaves paving patterns



5 Historic / Cultural interpretation (indicative)



6 Raised Lawn / Seating Areas



7 Flexible Multi-Use Space, eg Markets



8 Time line/ Art Installation



ARTIST'S IMPRESSION

View towards hub from Great Northern Mall (View A)



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7. Transport And Connectivity

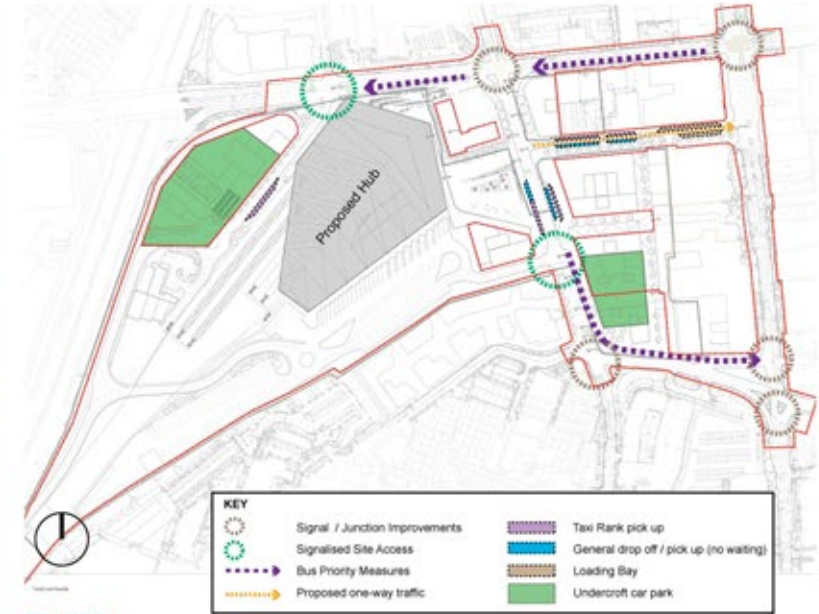


ARTIST'S IMPRESSION

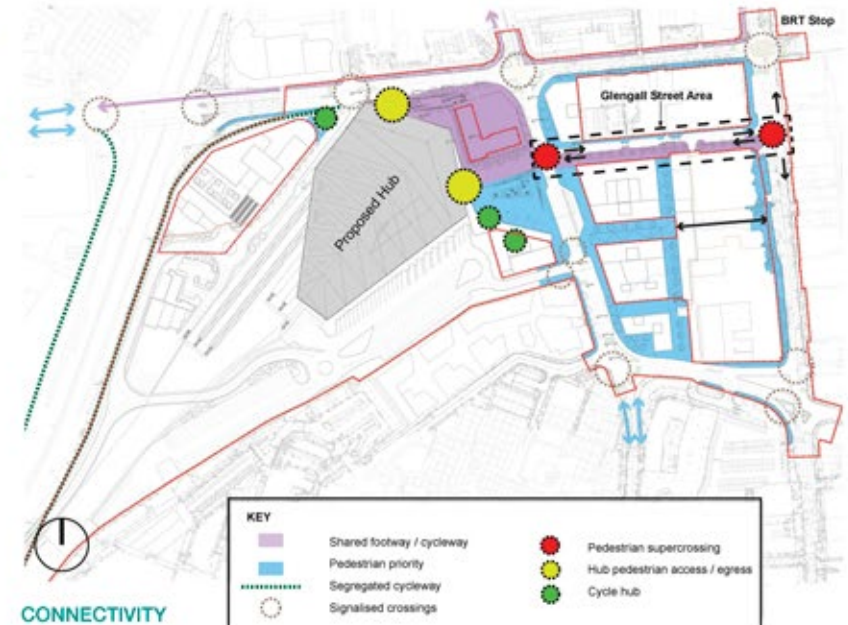
View along Glengall Street from Great Victoria Street



DISTANCE TO BRT HALTS



TRAFFIC



CONNECTIVITY



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8. Be Part Of The Journey



KEY BENEFITS OF THE DESIGN



REGENERATION + COMMUNITY
Supports, facilitates and integrates with wider regeneration opportunities for the area.



INTEGRATION
Designed to be an integrated multi-modal transport hub bringing Translink operations together for efficiency, safety and comfort and attracting more people to choose greener active travel options for a healthier city.



NEW STATION QUARTER
Creating a new heart for the city encompassing the adjacent Sandy Row and Lower Falls neighbourhoods.



NEW GATEWAY TO BELFAST & NORTHERN IRELAND
Attracting and welcoming visitors worldwide – including cross border train and coach services from ROI and airport express bus services from NI Airports, supporting tourism.



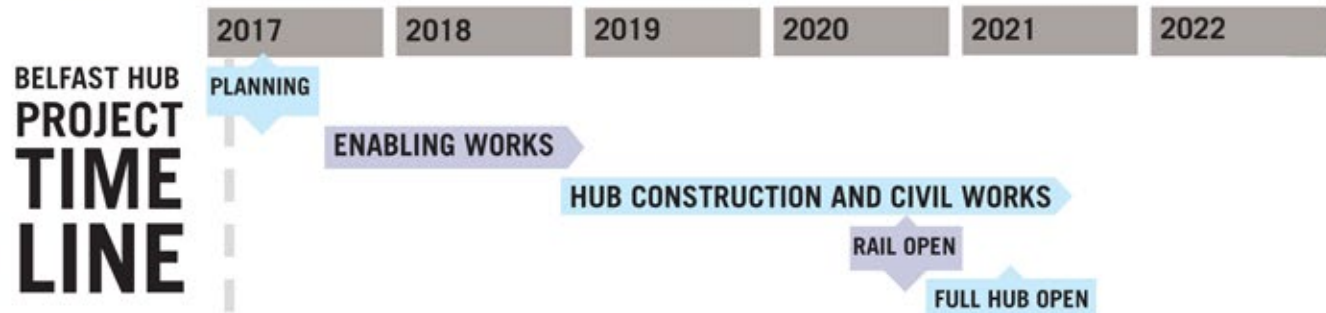
NEW ACCESSIBLE CIVIC SPACE
Inviting more people to access the local area helping to regenerate and invigorate adjacent neighbourhoods.



COMMERCIAL BUSINESS + INVESTMENT
Facilitates excellent commercial business development opportunities to support local economy and unleash job creation potential.



CONSIDERATE CONSTRUCTION
Minimises overall disruption for customers by maintaining existing services while The Hub is constructed and minimising impact on wider community during project construction phase.



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