Wessex Economics
Economics Housing Regeneration

Working Space for All

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Outline

The Challenge

Propositions

Engagement

The Essentials

Delivery Strategy

The Challenge

The SQW Workspace Study

Gaps in the market

Financial sustainability

'Business communities'

Run by business for business
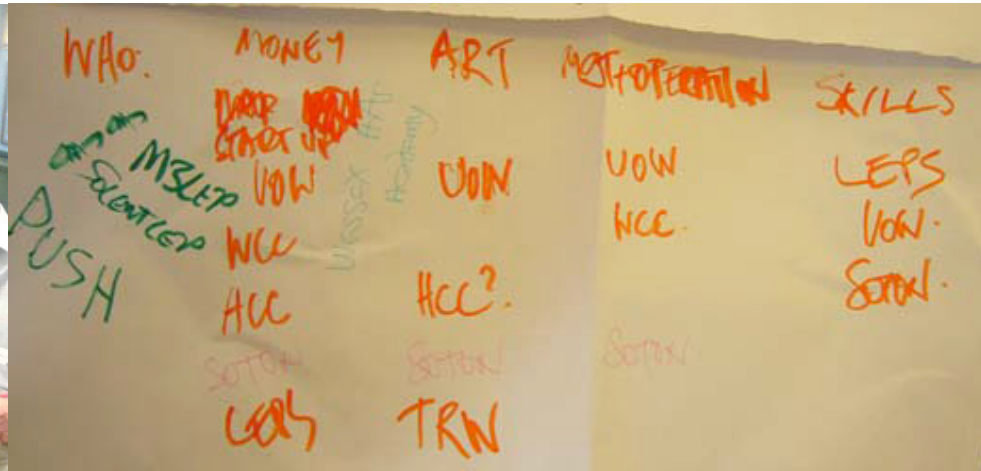
The Propositions

Co-working

Performance space

Studio space

Rural business space

Temporary space

Space Exchange

Engagement

The Essentials

The Concept

The Entrepreneur

Investors

Property

The Hub

Co-working space

Common bond

Community

'Cool'

Central

Design

Performance Space

Rehearsal & Performance

Commercial and Community

Flexible space with storage

Related business eg AV, Costumes

Warehouse space – Winnall?

Studio Space

Sculptors & Artists

Price sensitive

Light

Basic facilities

Parallel Initiatives

Rural workshop space

Temporary space

Space Exchange

The Essentials

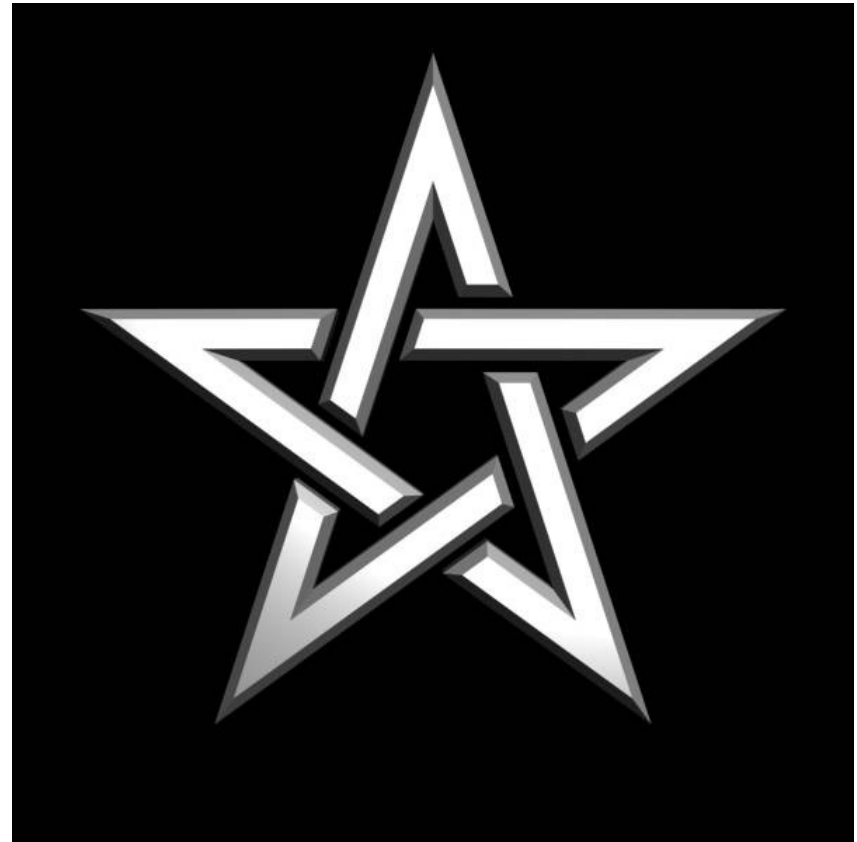The Concept

The Entrepreneur

Investors

Property

Making it Happen – A 5 Point Plan

1. The Property Portfolio

2. Invite Propositions

3. Appoint Panels

4. Select Partners

5. Secure Permissions

Making it Happen – A 5 Point Plan

1. Identify the Property Portfolio
   - identify all surplus assets
   - land and buildings

2. Invite Propositions
   - your objectives and aspirations
   - spread the net wide

3. Appoint Panels
   - champions
   - investors
   - user communities
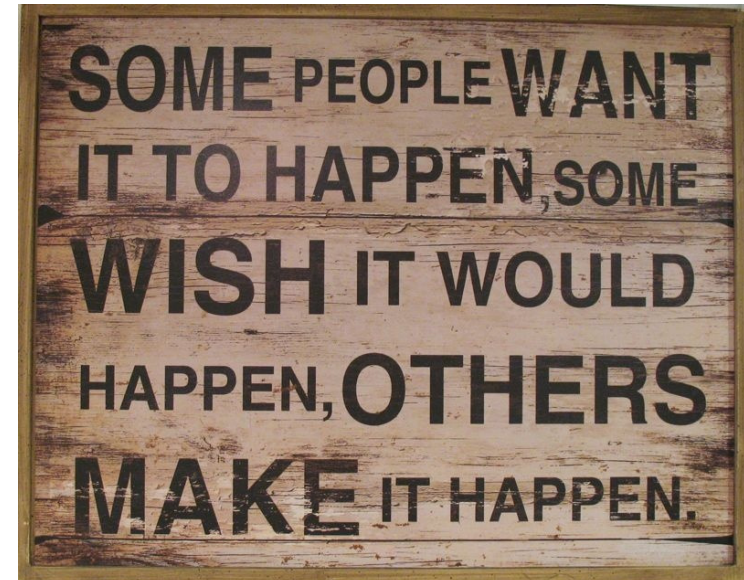
Making it Happen – A 5 Point Plan

4. Select Partners

   - responsibilities

   - ownership

   - risk and reward

   - business plan

5. Secure Permissions

   - role of planning and rating authority

   - progress chasing

   - nominated officer

SOME PEOPLE WANT IT TO HAPPEN, SOME WISH IT WOULD HAPPEN, OTHERS MAKE IT HAPPEN.

Conclusion & Next Steps

Agree Strategy

Property Audit

Potential Partners

- property entrepreneurs

- investors

- city leadership

Communicate with stakeholders

Supporting initiatives