

# Andover Vision

Your aspirations, your future, your town 2017-2037

# Welcome



# Agenda

- **Welcome**  
**Phil North, Leader of TVBC**
- **The Riverside Park Project**  
**Fay Smiles and Paul Ramshaw**
- **Vigo Park**  
**James Moody and Imogen Colley**
- **Management of Walworth and Portway Business Parks**  
**David Davies, Robert Daniels, Sophie Salvidge**

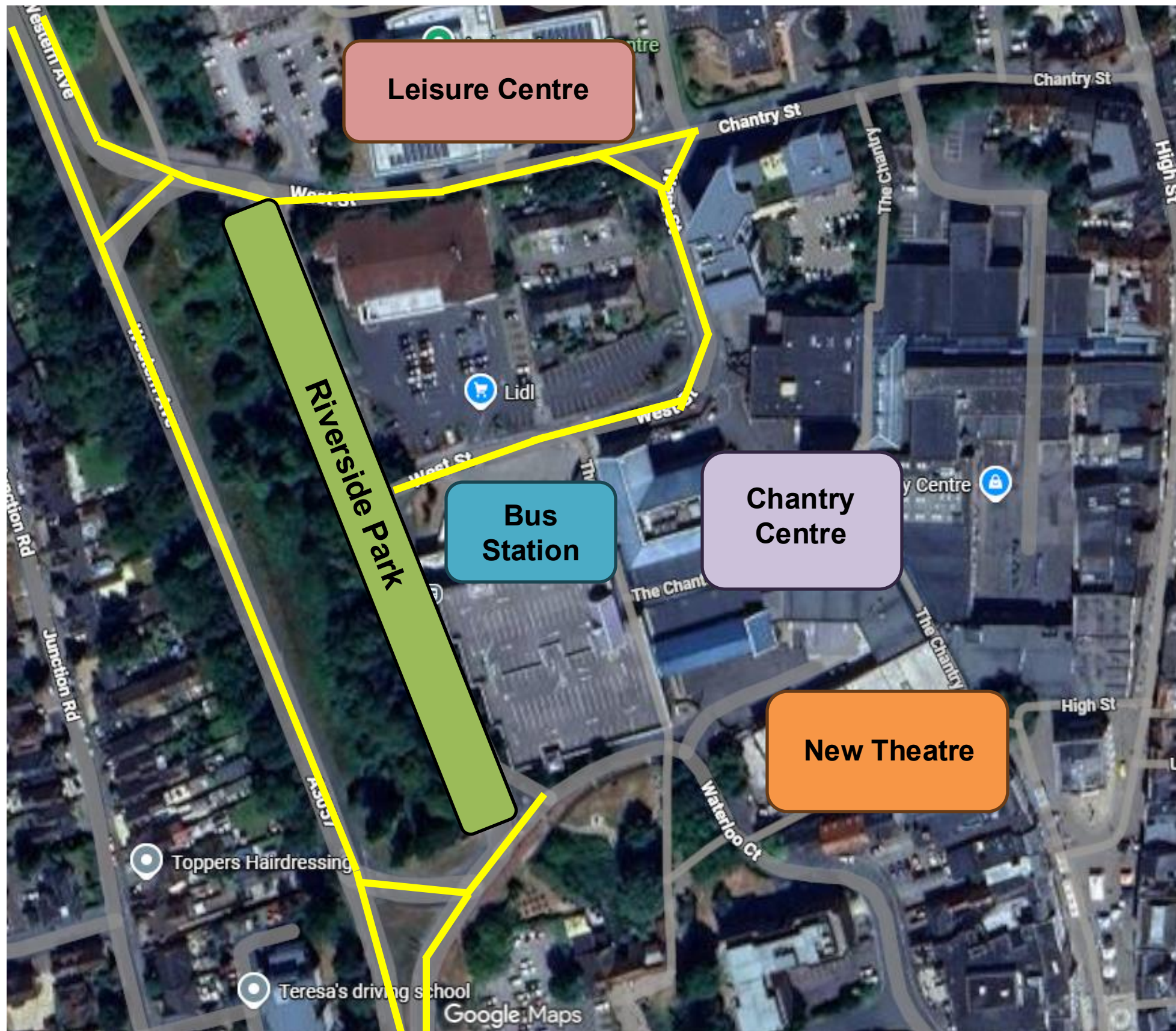




# Riverside Park Project Western Avenue

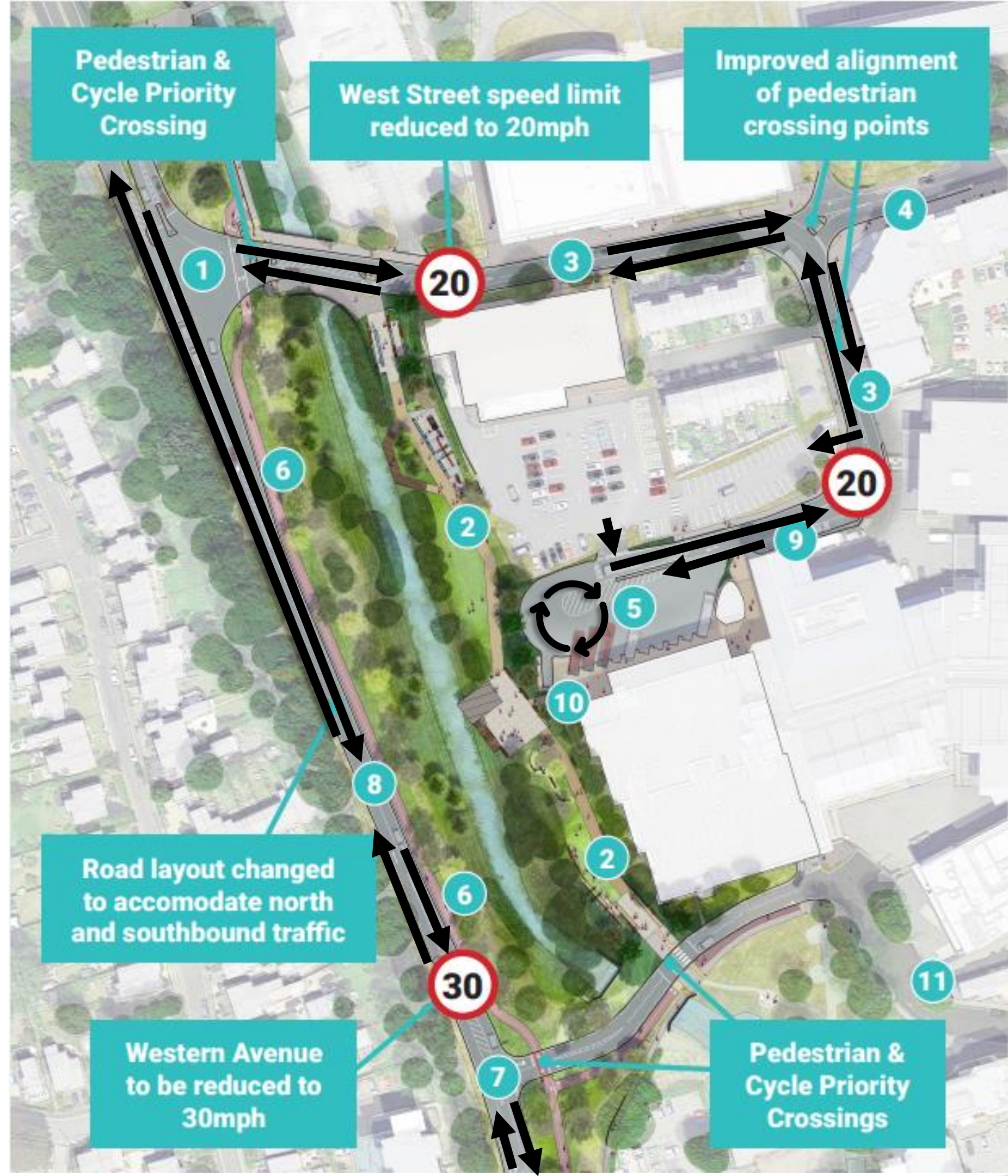
Fay Smiles







- 1 New signalised junction
- 2 Shared foot/cyclepath through new park space
- 3 West Street to be changed to allow for two-way vehicle movements
- 4 New loading bay on Chantry Street
- 5 Reconfigured Bus Station to allow for turning buses
- 6 Segregated cycleway
- 7 New giveaway T-junction into/out of Waterloo Court
- 8 Western Avenue layout changed from three lanes heading north to allow vehicles to travel north and south
- 9 Removal of taxi rank and limited wait bay to accommodate bus layover space
- 10 New Unity bus bay
- 11 Re-provision of taxi space outside the new theatre



- 1 Central square
- 2 Pavilion
- 3 River viewing platform
- 4 Play area
- 5 Grass area
- 6 Entrance square
- 7 River enhancement
- 8 Cycle lane
- 9 New Theatre













# Delivery timescales

- **Appointment of main contractor – September 2026**
- **Appointment of landscaping contractor – May 2027**
- **Start on site – January 2027**
- **Road re-configuration and hard landscaping works within the park – January 2027 to April 2028**
- **Soft landscaping within the park – Autumn 2028 to tie in with planting seasons and is weather/ground condition dependent**
- **Completion – Autumn 2028**



# Vigo Park

**James Moody, Imogen Colley**



# Vigo Park Pavilion and Splash Pad





£3.5m investment approved

Work underway to develop designs for:

- community pavilion/bowls clubhouse
- refreshment kiosk
- water play attraction
- secure public toilets



Plans reflect consultation already undertaken

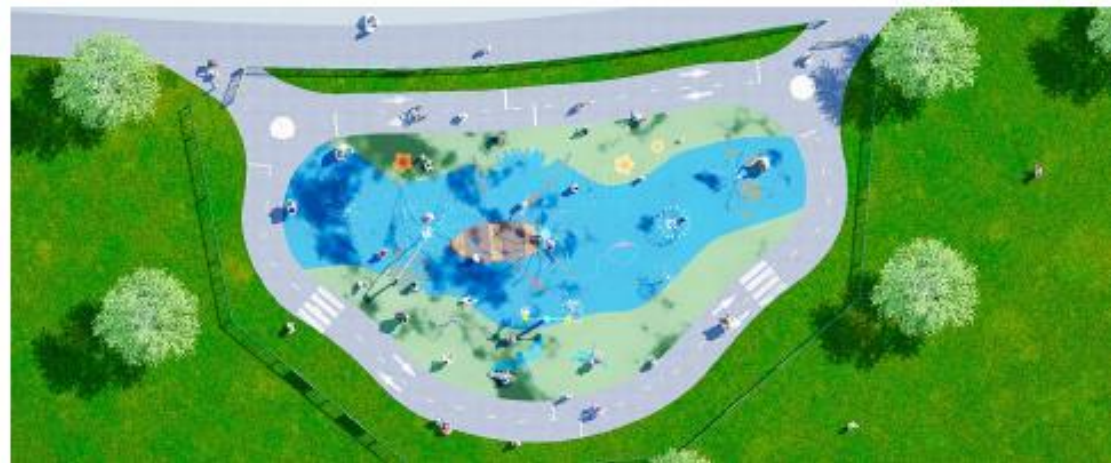
Current engagement to ensure designs are accessible to all and reflective of how facilities will be used



**Splash**  
thesplash.uk



Vigo Park Splash Pad





## Shaping the future of Vigo Park



[Vigo Park — ANDOVER TOWN CENTRE](#)

**Visit us in person!**

Pop-ups at the old O2  
unit on:

- Thursday 19th March  
3-6pm
- Saturday 28th March  
10-3pm



# **Management of Walworth and Portway Business Parks**

**David Davies**

**Robert Daniels, Sophie Salvidge**



# Andover Vision Business Breakfast

Walworth & Portway Business Park Update

18<sup>th</sup> March 2026

**Carter Jonas**

# About Carter Jonas

Property is a people business, and our people are one of our most treasured assets. We're committed to cultivating a place where people want to work, and to helping our people fulfil their full potential through continued learning and development and structured career paths. Our achievement of the Investors in People Gold Standard and our six-year average service tell us we're on the right track.

## Our firm and work at a glance...

Established in 1855, Carter Jonas is a leading property consultancy working across commercial, residential, rural, planning, development and infrastructure. With 33 offices across the UK, we are renowned for the quality of our service, expertise and the simply better property advice we offer our clients.

**1,000+**

property experts

**33**

offices across the country, including 9 in central London

**154**

we work for 154 local authorities

**84m**

our business turnover

**3,000**

number of homes we are currently overseeing the delivery of

**350+**

residential and commercial listed buildings surveyed across England and Wales since 2019

**62%**

average dilapidations savings across portfolios of over 500 buildings since 2017

**2.5bn**

of reinstatement cost assessments undertaken since 2018

**100+**

RICS Registered Valuers

**1.3m**

we manage over 1.3m acres of land across the UK

**Carter Jonas**

# Introduction to Carter Jonas...

33 offices across  
England and Wales:

Services | 5 national service-led divisions delivering:

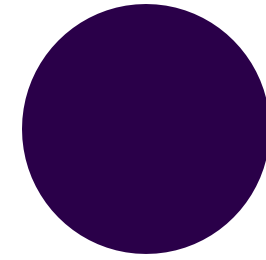
Agency	Master Planning
Asset Management	Planning Consultancy
Building Consultancy	Project Management
Compulsory Purchase	Property Management
Development Consultancy	Strategic Consultancy
Investment	Strategic Land
Leasehold Consultancy	Valuations
Mapping & GIS	Wayleaves & Easements



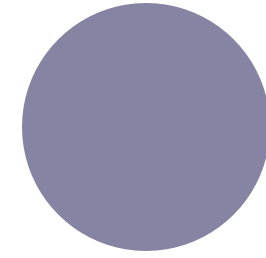
Carter Jonas

# Our Role

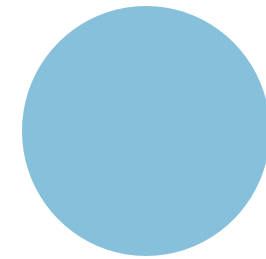
Carter Jonas has been appointed by Test Valley Borough Council to undertake the management of their investment assets at Portway and Walworth Business Parks from 11<sup>th</sup> May 2026



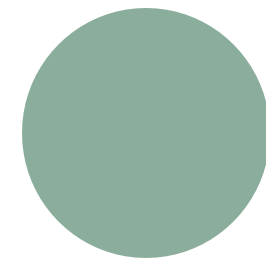
**Day-to-day property management**



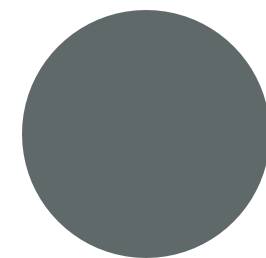
**Financial management**



**Lease advisory**



**Joint agency / co-ordination**

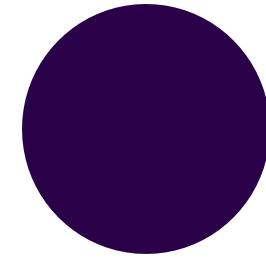


**Walworth Enterprise Centre**

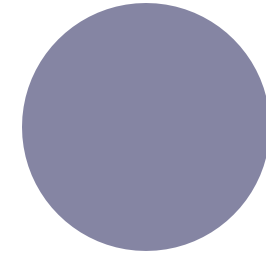
# What this means

Walworth Business Park – Transfer of management from Kier to Carter Jonas

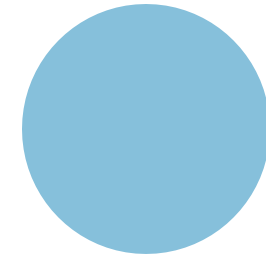
Portway Business Park - Transfer of management from TVBC to Carter Jonas



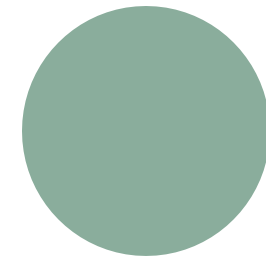
**Direct Leaseholders**



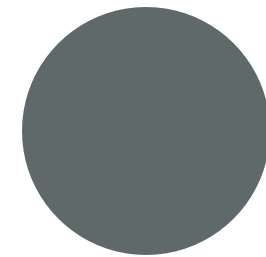
**Sub-Leaseholders**



**Specialist Professional Input**



**Additional Resourcing**



**Council Oversight**

# Carter Jonas

Thank you

Mayfield House, 256 Banbury Road, Oxford, OX2 7DE



# Town Centre Frontage Improvements



# Town Centre Frontage Improvements



# Feedback

