CHANGING RHYTHMS OF KARJARANTA –
The phased conversion of an industrial area into a diversified city district

LOCAL ACTION PLAN
FOR THE DEVELOPMENT OF KARJARANTA CITY DISTRICT IN PORI
2012–2025
City of Pori

SURE — Fostering diversification of local economies by using innovative Socio-economic methods of Urban REhabilitation in deprived urban areas
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Photo 2 (below) and photo 3 (next page) taken in summer 2012 by Lentokuva Vallas, display the neighbouring districts of Päärmänen and Malminpää viewed from the SURE target area. (The bird’s eye view photo of the publication’s cover page shows the area seen from 16 and 21 Karjarannantie Street towards the city centre.)

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Forewords

Developing the target area through a multi-voiced interactional model

The action plan for developing Karjaranta that was compiled during the SURE project includes many assignments of the city, which are aiming for a unified community and an improvement of the operational environment. Three years ago, this strategically important and changing land use area was chosen as the target area of Pori, based on a suggestion by the Pori City Planning. The several pending change projects of city plans in Karjaranta are a proof of the expectations that are directed at this city district. With the help of the SURE cooperation, funded by the European Regional Development Fund, and in addition to normal city planning assignments, we have created an interactional model that encourages the different actors of the area to participate in real discussions. The changes in the city plans are launched by the city and the initiative is based on the interests of private parties. The SURE model has created an interactive environment, where the key focus is on controlling the change process, predicting the future assignments together and merging together the various activities. During the working process, it is possible to listen to and emphasise new perspectives in a way that differs from the standard procedure and, this way, emphasise the importance of user expertise.

Challenging comprehensive participatory method

The SURE project-related work period of over three years has now ended and this phase of the learning process is over. In 2013, the new city council and the new local committees will start their work. The suitability of the SURE cooperation model will be tested as the operational model of socially sustainable decision making. The SURE model is a challenge to the ordinary decision making process. The support group works without any decisive power and it is a cooperation agent that is independent of any party politics and their power relations. The requirement for citizen participation written in the work programme of the URBACT programme reflects the ideal of local democracy and is, therefore, welcome to enliven the practices of both the member states of the EU and the individual partner cities. The goals formed on the programme level, clearly represented by the foundation and activation of URBACT support groups, will change the traditional local decision making process, based on municipal democracy, as well as the purpose and position of field-specific expertise. There is rarely as good an opportunity for the direct influencing of actors, which attempts to combine together the various interests of stakeholder groups, as in the work process of the URBACT programme’s SURE network.

International experiences enrich our operational culture

A suitable combination of local and international interaction has provided a great opportunity to study the operational field in a new way. The opportunity to see matters from the viewpoints of several actors and to get to know the different operational cultures of partner cities has enabled us to see the goals, standard practices and our achievements in a different light. The cooperation between the administration committees, initiatives of the development organisations and reinforcement of business life and strategic thinking in the partner cities will, on their part, make the locals more committed to voluntary work in many different ways. The received experiences will encourage the use of new approach methods in the interactions of stakeholders and to value the significance of open discussion situations. The learned skills and new experiences will increase the resources of the participants. The Pori City Planning will continue to utilise the new know–how, not only for the individual city plan projects of the target area, but also more comprehensively, in particular, in assignments of direct participation.

November, 2012

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Executive summary

Background of the URBACT programme

The purpose of the EU’s URBACT II programme was to improve the efficiency of urban development and to support the general adoption of the integrated development model. The thematic networks between European cities are focused on an exchange of knowledge and experience between authorities, professionals of the field and other participating parties. The programme defines two major themes for future urban development to focus on. This SURE project was part of the Priority Axe 2 called Attractive and Cohesive Cities and its subject range revolved around the sub theme of “Integrated development of deprived areas and areas at risk of deprivation”.

Pori City Planning coordinated the Finnish local SURE project, funded from the URBACT II programme of European Regional Development Fund, between the years 2009 and 2012. The City of Pori was invited to this network by the Hungarian City of Eger. The fruitful twin town relationship between them — that has existed for decades — brought up the idea for cooperation.

The composition and working methods of the SURE network

The SURE network consists of nine small and medium size cities in Europe. It was formed because on the initiative of the Lead Partner Eger in summer 2009 and worked under Eger’s leadership. Under the project name “Fostering diversification of local economies by using innovative Socio-economic methods of Urban Rehabilitation in deprived urban areas”, the partnership, in order to support the diversification of local economics, began to map out the socio-economic ways of urban areas making more coherent.

In addition to the Lead Partner, seven cities of the original assembly continued this multifaceted networking until the end of the project. Partner meetings that were valuable to learning and knowledge exchanges were organised and hosted by the various partner cities. In connection to these 2 to 3 –day study visits, the partner city participants took part in target area visits, lectures and workshops that handled the main themes chosen by the network.

Already during the project application development phase in autumn 2009, the partners were able to visit the wider target area in Eger, which includes the living area for the socially differentiated Roma people at the end of a traditional wine cellar street. The introductory meeting of the implementation phase was held in Transylvania, Romania, in the small town of Gheorgheni (hun. Gyergyószentmiklós), which is inhabited by a Hungarian speaking population. During the meeting, the partners discussed the significance of tourism on the development of various parts of the city. In addition, they had the opportunity to see, in practice, for example, how the Future City Game was used as a tool for envisioning the future of the target area by teams representing the local stakeholders.

During the following year 2011, four visits were organised to the different partner cities and themes, in order to deepen the network cooperation. In Larnaca, Cyprus, the visit focused on how the development of a deprived small-house area that was separated from the city’s central districts could be naturally integrated with a large-scale strategy development covering the whole city. In the modern university city of Louvain-la-Neuve, in the French-speaking part of Belgium, the partners dealt with the revitalisation of a marketplace area from the perspective of “placemaking”. In Albacete, Spain, the partners familiarised themselves with social enterprises that vitalise local economics, in particular, in creative fields. In Komotini, Greece, the partners examined the city district that was inhabited by the Roma minority as a challenge of social inclusion, which requires the building of trust between the authorities and the local community.

In spring 2012, the visit to Dún Laoghaire Rathdown, which is a part of the capital city area of Ireland, demonstrated the significant role of community building in interactions between the municipality and its citizens. The last actual partner meeting was held in Pori in June 2012. The representatives of the partner cities visited the Karjaranta city district and familiarised themselves with the strategic viewpoints of the area’s land use planning, the representatives of local entrepreneurs and service providers of the third sector.

Lead Expert Hans Schlappa supported the network in developing content. Furthermore, in the initial stages of the project, the Thematic Partner Studio Metropolitana and, later on, an External Expert Anna Demeter helped to familiarise the partners with participatory planning methods. For the basis of the comprehensive improvement of the selected target areas, the partner cities created a suitable discussion environment for local interaction, which utilised the best applicable participative methods that were learned through the partner city visits.

Work in the transnational network and on local levels was mostly focused on the exchange of knowledge and experience, as well as on introducing good practices. URBACT local support groups brought together the actors of the target area and other representatives of stakeholders and was the most important tool of local interaction.

The final seminar of the project was held in Eger in mid-November 2012. In addition to giving comprehensive presentations of the network’s results, thematic workshops were organised for the international public. This last SURE project meeting between the partners provided an opportunity to reflect on the possibilities of utilising the benefits of partnerships in the near future, as well.

All projects of the URBACT II programme, including the Pori’s local SURE project, had to compile a Local Action Plan that summarises the starting points, goals and results of the work performed with the support group. The core of this document consists of a description of the target area’s improvement actions, which includes, in table format, the basis and implementation details of the chosen actions, divided into different time periods.
The key role of the support group in local interaction

In accordance with the operational principles defined in the URBACT programme, the support group, including the representatives of the target area’s inhabitants, enterprises and communities, was used as a new kind of discussion forum and as a “learning environment” for interaction. The participant groups’ representatives who were interested in Pori’s local project had never before sat down with each other to discuss the future of the area. This new discussion environment, without the traditional roles of authority–customer relationship, has emphasized the significance of user expertise and shared commitment.

The working method of the SURE support group is going to be continued in Pori and developed into an operational model for future development tasks. The integration and suitable phasing of land use planning assignments were seen as a prerequisite for the implementation of each thematic goal. During the local support group work, it was understood that to comprehensively cover the whole target area, closer interaction between the authorities who are in charge of various tasks was needed. The SURE model enabled the extension of the limits of earlier discussion practices. Experiences showed that responding quickly to direct feedback from the users strengthens the degree of trust between the planners and stakeholder groups.

In addition, a varied cooperation with educational institutions was created during the SURE project in Pori. The course works or theses concerning the target area gave more background information of the area and widened the perspectives for research. With their active operation and creative approach, the representatives of educational institutions brought a great deal of variation to the local support group operations.

Pori target area: the new riverside district of Karjaranta

Pori is the main city of the Satakunta region. With 83,000 inhabitants, it is the 11th largest city in Finland. Thanks to its varied business structure, Pori has fared reasonably well, compared to other cities of the same size, during the economic decline that started in 2008. The significant changes in structure, due to the severe recession in the city in the 1980’s, have helped to cope with these challenges. The most important businesses of the technology industry have remained in the city and residential construction has remained active. These, combined with the multi-branch operations of the university centre, have all had a positive impact on the image of Pori as a city of easy living that offers varied recreational areas and cultural events of international quality. A sign of the city’s increasing popularity is the fact that the population number, which has been decreasing for three decades, has for the past few years, risen by a few hundred inhabitants per year.

The target area in Pori was the Karjaranta city district, an old industrial district, to be gradually changed into a residential district. Its future image and the related tasks with the necessary action plans have been designed in multifaceted cooperation between the various stakeholders.

Karjaranta is different from the target areas of other partners in many perspectives. There are no signs of social exclusion of any population groups or physical deterioration of the environment on the area. Karjaranta does not represent an actual example of a socially deteriorated residential area. It is rather a long-term project of the City aiming at creating an integrated city district. The purpose has been to create a sustainable change-control method that applies for the development of the whole city and that could be easily adapted to various phases of the business cycle.

Photo 18. Bird’s-eye view photo of Karjaranta taken in summer 2012. The Veturitalt area (former engine sheds) can be seen at the bottom left corner, and in the middle the triangle-shape property of Pori Energia, lined up with high-rise blocks.
Residential construction in Karjaranta began not earlier than during the last decade, and the changes in the area have since then been carefully scrutinized in public discussions. Several projects for improving high-rise housing areas have been implemented successively in Pori over the last thirty years. The last project of this series was the Kompakti kaupunki (Compact city) project that was implemented by the Pori City Planning as a part of the Suburban Programme of the Ministry of the Environment in 2008–2012. Its purpose was to strengthen the vitality of five suburban areas and to open them up to the surrounding city.

Thepresent high-rise housing area in Karjaranta differs from suburbs created during the period efficient, system-built production of housing. In decades it has been the first example of the implementation of a large-scale high-rise housing. These steadily constructed apartment buildings have multiplied the population of Karjaranta during the last 10 years. At the start of the century, it was around ten, whereas now (2012), it is well over a thousand. As this apartment building area is close to the city centre and has mostly been created with private funding, it differs from the earlier model of suburban construction. Karjaranta is in the direction of western expansion and makes use of the riverside of the city centre. The utilisation of the riverside and the city view gradually changes from Raumanjuopa River onwards, as new apartment buildings rise to replace the industrial buildings of the area. After a few decades, the vision of the new riverside city district of Karjaranta will become a reality. In the ongoing Jokikeskus (River centre) project, Karjaranta is referred to as a part of a modern, urban riverside zone. Due to the changes of the past few decades, the physical appearance of Karjaranta has changed visibly. However, as an experiential urban environment, its nature in the public vision has been restructured slowly.

The effective processes of the change and its results have been discussed in magazines, by both journalists and citizens. In this SURE project in Pori, the focus has been on the less visible ways of using spaces behind the change from a former industrial district into a residential district. Such ways are, for example, the special features of population structure and the sense of community. Given the lack of visible problems and the transformation process of land use, the project had a specific development path. It followed the weak signals of needs for transformation and aimed to collect experiences that could change future image and listen to the stakeholders’ interest-specific opinions.

These issues help to draw up the preconditions for future residential constructions, which are expected to create an urban environment even more resident-friendly, multifunctional and socially sustainable.

Concerning the themes defined by the SURE network, the local project in Pori concentrated on the strategic approach, questions of place revitalisation and community development.

The key themes of the action plan

Defining the problems and analysing the reasons of the current situation helped to recognize the most important objectives of the action plan that also reinforced each other. Due to the previous industrial land use of the target area and its proximity to the riverside and the city centre, the neighbourhood has heavy traffic and busy roads. It resulted in a heterogeneous area divided into sharply separated parts. Actions aim at the improvement of traffic connections and the efficiency and safety of traffic, with taking all means of transport into account, and facilitating the inhabitants’ travelling within the target area. When increasing services and activities, the main focus lies on making the use of premises more diverse. It helps to attract the services that meet the inhabitants’ needs and also creates new, locally important business operations. The owners of premises have to be convinced that mixed use has a beneficial effect on societal sustainability and economical profitability. At the same time, incentives for the operations of new potential users have to be created. Better utilisation of the riverside is a central issue in making the recreational areas multifunctional. Experts, civil servants and entrepreneurs should be involve to stimulate diverse use of properties. Actions that enhance encounters among local actors have been assessed during the final phase of the SURE project. The introduction and maintaining of these actions that increase the sense of community and comfort demands a strong commitment to new ideas from local associations, communities and individuals.

The future image of Karjaranta district can be summarised as follows:

- A new, unique, unified and lively city district that utilizes its different areas, offers a wide range of services and the riverside area of Kokemäenjoki to be enjoyed by all the citizens.
- When constructing new buildings and designing the environment, the industrial history of the area should be brought out by harmonising various business activities and housing.
The first part of the action plan introduces the special features of Karjaranta in more detail and displays the relationship between the area and rest of the city. After this, an overview of the local support group operations is given, as well as a description of the participatory methods, partly learned on the partner meetings, which affected the choice of individual actions. The short descriptions of these actions have been compiled into a table. In addition to this, the most important actions have been described in more detail. You can read more about international project operations in English at the address www.urbact.eu/sure and you can find the general overview of the local project and the related documents that were created during the project life-time, in Finnish, from the Pori local project’s Internet page at www.pori.fi/sure.

Map 2. Pori target area in the city structure and the development phasing

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<td>Karjaranta city district (21.)</td>
<td>2,7 %</td>
<td>1,5 %</td>
<td>14,7 %</td>
<td>27,0 %</td>
<td>13,7 %</td>
<td>40,4 %</td>
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<tr>
<td>Malminpää (3.)</td>
<td>2,8 %</td>
<td>2,0 %</td>
<td>16,0 %</td>
<td>29,4 %</td>
<td>13,1 %</td>
<td>36,7 %</td>
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<tr>
<td>Päärnäinen (6.)</td>
<td>12,3 %</td>
<td>4,3 %</td>
<td>12,3 %</td>
<td>39,7 %</td>
<td>14,4 %</td>
<td>17,0 %</td>
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<td>the whole city</td>
<td></td>
<td></td>
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<tr>
<td>Pori</td>
<td>14,7 %</td>
<td>4,7 %</td>
<td>7,8 %</td>
<td>36,4</td>
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<td>Karjaranta city district (21.)</td>
<td>871</td>
<td>961</td>
<td>1 010</td>
<td>1 101</td>
<td>1 150</td>
<td>+ 32 %</td>
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<tr>
<td>Malminpää (3.)</td>
<td>1 959</td>
<td>1 963</td>
<td>1 952</td>
<td>1 967</td>
<td>1 941</td>
<td>-1 %</td>
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<td>Päärnäinen (6.)</td>
<td>1 633</td>
<td>1 621</td>
<td>1 606</td>
<td>1 588</td>
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<td>-2 %</td>
</tr>
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<td>the whole city</td>
<td></td>
<td></td>
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<tr>
<td>Pori</td>
<td>76 139</td>
<td>76 337</td>
<td>82 764</td>
<td>82 998</td>
<td>83 070</td>
<td>+ 9 %</td>
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Tables 1 and 2. Resident age structure in selected neighbouring city districts and the entire city in 2012 and changes in population between the years 2008-2012. (Noormarkku merged into Pori on 1.1.2010).
**Characteristics of the target area**

**Determining the target area**

A two-phase approach was applied to the process of determining the target area. The chosen target area, the Karjaranta city district, is clearly distinct from the rest of the city structure in the west near Tikkulan tie Street, in the north near the Raumanjuova riverside and in the east, aligned with Vapaudenkatu Street. Because the city district limit to the south is not clearly defined, it has been decided that the target area will also cover areas from the neighbouring city districts of Käppärä and Päämäinen, up to Maantienkatu Street. The city hospital areas and nearby cemeteries, including the parts belonging to the Pori National City Park, bind the fairly heterogeneous sections of Karjaranta into an easily discerned entity. Thus, the determined area, clearly defined by the main streets and the river, reflects the historical background of these city sections and its nature as the, so called, transition area, distinct from the rest of the city due to differences of experiences.¹

Concerning the actual actions, the SURE project has only focused on the Karjaranta city district and has considered the mental and city structural “interfaces” that it has developed with its neighbouring areas. During the project, it was noted that the special history of Karjaranta and its continuous change process must be seen as an unused resource for emphasising the district’s special nature.

**The position of the Karjaranta city district in the city structure**

When studying the special characteristics of the changing Karjaranta, the view that the area, thanks to its development potential and its location close to the city centre, is strategically vital to extending the city centre and offering more varied living quarters has strengthened². Karjaranta represents the most important new building construction area in the city centre district, only about 15 minutes’ walk from the Kauppatori marketplace in the city centre. The first plans for utilising land areas formerly in industrial use for residential construction were already compiled in the late 80’s and early 90’s, but the first high-rise buildings were only built at the start of the 21st century. The first high-rise building block, the, so called, Hankkija district, was built between Vapaudenkatu Street and Pori Energia. Next, the construction companies turned their eyes towards the riverside area west from Karjaranta’s Shell service station, i.e. the former Osuusteurastamo area. During the last few years, the high-rise construction has mainly concentrated on Makasinniinranta, the, so called, Teurastamo area.

¹ The special characteristics of the target area were brought to light by the photos taken by media and communication students at the Satakunta University of Applied Sciences. The works have been gathered in the publication “Karjaranta: ympäristössä tapahtuu” (Karjaranta: Being in Motion in the Environment). (Joensuu et al, 2011)
² Interview with Kari Hannus, the Deputy Mayor of Pori, 26.9.2012

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Map 3. The location of Pori target area in the city structure. (Pori tourist map 2011 used as reference)

Map 4. Choosing the former engine shed (Veturitaliit) premises as starting point of the accessibility analysis, the isolating effect of the railway line was clearly illustrated. (Handling of spatial data and indicating results on map: Kirsi-Maria Viljanen / Pori City Planning)

**Traffic network and accessibility**

The railway to the ports and busy access roads (Karjarannantie and Radanvarsi) to the city centre divide the community structure of the area into unique sections, which are all going through different development phases. The separation effect of the main street, Karjarannantie, is significant. The residents of the area feel that crossing the street at pedestrian crossings and accessing the traffic from the side streets is difficult. The residents of the neighbouring blocks stated that, in particular, the noise caused by heavy traffic disturbed the peace of the area. Every day, 10 to 12 freight trains pass between the Pori...
Railway Station and the ports. Crossing the railway within the target area is only possible at the Ruhanpustosto railway crossing. Moving from the Karjaranta high-rise area towards the city hospital is particularly difficult. Especially for pedestrians and those using aid equipment, moving from the Karjaranta high-rise area towards the city hospital is difficult. From the perspective of traffic connections, the Veturitallit area is quite separated. To improve the issue would require the creation of new connections towards the city centre and riverside.

The residents of the new high-rise buildings have, on several occasions, brought up the problem with parking areas. According to feedback, the amount of parking spaces that are allocated to the residents in land use plans and implemented by the construction companies is insufficient to driving residents. On the other hand, some have felt that the increasing traffic on mixed-use streets, the marketplace area and on roads that are meant for service and maintenance vehicles is disturbing and hazardous.

Diagram 1. The unemployment rate gap between Pori and the 20 largest municipalities has gradually decreased since the turn of the century. (Source: Porin tilastoikuna, 2012/I)

Resident age structure
The presence of four resident groups, different from each other in relation to their life styles and everyday use of spaces, is characteristic to the target area. Divided roughly, a little over two fifths of the residents belong to the age group of 25 to 64-year-olds. They primarily represent the working inhabitants. Retired citizens form another two fifths and the remainder of the residents are students. There are a significant amount of various forms of, so called, supported housing in the area. Residential services of the municipality and the third sector are offered to senior citizens and disabled people, as well as for those who are suffering from mental health or substance abuse problems. In the entire target area, an estimated 440 people from various age groups belong within the scope of supported housing. 300 of them living in the Karjaranta area³. The special characteristic of the Karjaranta residential district, compared to the neighbouring city districts, is the high average age of the residents and a lack of families with children. Only about 30 children, aged under 14-years-old, live in the Karjaranta city district. A significant part of the residents who have moved in the area are pensioners, and most of the resident operation actives are pensioners, as well.

Unemployment
During the 21st century, the unemployment percentage in Pori decreased continuously until 2007, but over the last five years, it has remained around 12.5 percent. Between 2009 and 2012, the unemployment percentage of Pori was only 0.9–1.5 per cent higher than the average of the 20 largest Finnish municipalities. However, over the last few years, the unemployment percentage in Pori has been even lower than that in some other, similar-sized cities. There is no detailed data available on the amount of unemployed people who are living in the target area, the Karjaranta city district. Based on the age structure of the residents and the available apartments, it can be estimated that the number of unemployed people in the area is quite low: only around twenty people. However, due to the residents’ age structure in the area, the number of working inhabitants is also quite low.

Companies in the area
The business structure of Pori is well reflected in how the jobs are divided between the different fields. According to this, close to 75 % of jobs are in the service sector and just under 25 % in the refining industries. Only around 1 % of jobs are in primary production tasks. The trend over the last ten years has been towards a decrease in the number of industrial jobs and, at the same time, an increase in jobs in construction and social services, as well as in trade, hotel and catering businesses. In Karjaranta, the area with perhaps the most colourful industrial background in Pori, there are still a great many various business operations. According to the company registry of Satakunta, there are, at least, around 60 companies working in the area. According to estimates, the number of companies with an address or place of business in the area is close to one hundred. The changes in the business life of the area somewhat reflect the characteristics of the business structure in the entire city.⁴

The 20 largest private employees in Pori and the whole of Satakunta include the engineering shop Hollming Works Ltd and the pulp and paper industry company Metsä Paper Ltd, which operate on the north side of

³ The areas that are determined as target areas, but are outside the Karjaranta city district, are exclusively inhabited by residents whose housing is supported. Their apartments are located in blocks along Veturitallikatu Street.

⁴ Sources providing data concerning the economic life of Pori: http://www.satakanta.fi ja http://www.satamittari.fi
Karjarannantie Street. Over the last years, the annual growth of Metso has been around 20 people. However, Holmimg has cut down on 50 jobs. Both of the companies have around 200 people working at their locations. The storage and product development facilities of Metso Paper Ltd are located in the west side of the target area, on a city-owned site between Karjarannantie Street and the river. The production facilities of Holmimg Works Ltd are located on the site of the Suistokinteistöt Ltd real estate company, formed by the company and the city. It is located on the north side of Puunaulakatu Street, close to the riverside. The third largest employer in Karjaranta is the headquarters of Pori Energia Ltd, with 140 employees.

Other business concentrations in the area, including construction company warehouses, surface treatment plants and garages, include the small business area near Lestikatu Street and the row of industrial halls that are located south of Karjarannantie Street, west of the railway crossing. The Porin Puukeskus company, a retail and wholesale seller of wood, as well as its extensive storage areas, is located in an area between the cemetery and the railway. The high-rise building construction in the Teurastamo area has produced several tens of new apartments annually over the last few years. This has been a significant factor in increasing business operations and it has also had indirect positive impacts on the local service industry companies.

Third sector as an important agent in the area
The most significant third sector employer in Pori is the Ruskatalojenpalveluyhdistys ry service association that focuses on caring for the elderly. The association maintains its business location in the Hankkija area in Karjaranta. It is called the Service home Ruskala and it offers service housing for 20 people. Many different associations that work with people that suffer from mental health or substance abuse problems have settled in the Karjaranta city district. The Porin Blue Ribbon Christian organisation works in cooperation with the city. The premises that it has constructed are located in the Karjanrantie Street. The Porin Puukeskus company, a retail and wholesale seller of wood, as well as its extensive storage areas, is located in an area between the cemetery and the railway. The high-rise building construction in the Teurastamo area has produced several tens of new apartments annually over the last few years. This has been a significant factor in increasing business operations and it has also had indirect positive impacts on the local service industry companies.

Municipality services in the area
As elsewhere in Finland, the purpose of the municipal sector in Pori is also to organise field-specific primary social, health and education services. The city is, therefore, the largest employer in its area and employs over 7000 people. Three service buildings for the elderly and severely disabled people, maintained by the city, operate in Karjaranta, along Karjapiha, close to the riverside: Jokisuo, Jokiranla and Jokihelmi. The SURE target area also includes the city hospital area, which is part of the Päärnäinen city district and forms a significant concentration of health services.

Porin Nuorten työpaja, the Youth Workshop of Pori, operates in old office buildings and two stalls of the railway’s old engine sheds, still owned by the VR Group. The workshop is meant youths aged under 29-years-old who have no vocational degree or who have dropped out of school. In the workshops, approximately 200 young people each year receive the necessary experience, through private and work training, in order to make it easier for them to get a job or return to their studies. The stalls at the eastern end of the engine sheds have been utilised by Varaosapankki (Spare parts bank) since the beginning of the 21st century. The operation is maintained by the Porin Seudun Rakennuskulttuuriseura ry (Pori region building culture association), with the support of the city. With their renovation operations, these two actors help to maintain this building, which is valuable to the cultural history of the area. Both of the organisations feel that the presence of the other organisation is a synergic benefit for them.

Retail services of the area
Karjaranta has only one retail shop, Sale, at the corner of Vapaudenkatu Street and Karjarannantie Street. It is also open at weekends. The two lunch restaurants and one café in the area primarily serve the employees of the largest companies in the area. Their opening times are limited to weekdays and they close in the afternoon, soon after lunch hours. The lunch café Mussaka is located along Karjarannantie Street, close to the railway crossing. Situated close to the parking area of Puunaulakatu Street, lunch restaurant Work Soppa is located in a building that dates back to the times when Rauma–Repola was still in operation. The lunch restaurant Viikin Helmi operates next to the customer service point of the electricity sales company, on a triangular site rented from Pori Energia, between the railway and the high-rise building areas. The Karjaranta Shell service station has the longest opening hours. The station has a small shop and a café.

An important addition to local services is the new use of the protected buildings in Karjapiha 2, which began in the last two years. The glazing company Puurila also offers framing services and part of the building has been rented out for art exhibitions. The opening nights for Gallery Elise’s opening nights have been small-scale cultural events, and short, two-week theatre shows have also taken place in the exhibition premises. The Hostel River has become well-established and offers, in addition to hotel services, premises for individual people and associations for organising meetings, courses and festive events.

The target area reflects the industrial history of the area
Throughout its modern history, Karjaranta was an important land resource for the city’s factories and a significant location for the growing industries. Before the mid-19th century, the Karjaranta area was used as grazing land and the citizens had garden plots there. The storehouses on the riverside remained part of the

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5 In the years 1940–1970, the northern side of the Mäntyluoto railway line in Karjaranta was transformed into a temporary residential district comprising cc. 20 houses. (Helminen 2006)
landscape until the 1980s. As befitted social welfare of the 1880s, the poorhouse, the sickroom and the cemetery were already situated on the unused strip of land near the border of the city, right where their modern equivalents are now located.

The founding of the railway connection from Pori to Mäntyluoto harbour before the turn of the century attracted new production plants that utilised the near-by river to link the first industrial plants. During the decades that followed Finland’s independence, the riverside was taken over from the timber yards by the operations of the oil port, and the slaughterhouse and meat processing industry. Cooperative milling, bakery and storage operations were situated next to the railways. War reparation works created a significant ship-yard industry on the riverside and strong engineering shop operations were built next to it. Throughout its modern history, Karjaranta remained one of the most important locations for industries, which was greatly benefitted by the actual town plans that were modernised since the 1940s. In the early 1990s, all the largest industrial plants were shut down due to the changing product structure. Only the large specialised enterprises – the offshoots of the multi-branch engineering expert Rauma-Repola – remained: Metso Paper Ltd and Hollming Works Ltd. They held their position in Karjaranta until recently.
Land use renewal’s focal point next to the city centre

Over the last two decades, many changes have taken place in the city landscape and land use of the area. The image of a declining industrial area has gradually improved. The many land use projects currently in progress in the area prove that interest in building development is still high. One of the key agents in the SURE target area is the City of Pori, which owns many significant land sites suitable for new building construction and densification. In the current land use renewal, namely the high-rise building construction plan concerning sites owned by Suisto Kiinteistöt Ltd real estate company, the city is in a critical position as the co-owner. It was therefore natural to connect several of the action suggestions required for the changes in the use of buildings with the separate land use projects to be implemented. This enables the promotion of recognised development themes by utilising the SURE methods, even after the URBACT programme’s funding stopped, within the framework of interactions of normal land use processes.

Hankkija area

The owner of the Hankkija area had started to plan the residential reuse of city’s land areas and former industrial buildings during the 1980s, but the process was interrupted by the recession that started at the turn of the decade (Furuholm 2007). Maa-Pori’s general land use plan at the time emphasised sustainable development. The area west of Vapaudenkatu Street was already a “concentration point of city centre housing” and was allocated as a residential area reserved mainly for high-rise buildings. In autumn 1998, the first city plan for the Hankkija high-rise building area was completed. In this plan, the buildings at the old railway station received the protection required by the general land use plan. The Sataleipä bakery and storage, which represented the functional style, was protected as an “important building for the city landscape”. For the buildings’ reuse plan, which included student housing and a convenience store, a separate city plan was compiled, and was confirmed the following year. The unit of 15 new four to eight floor high-rise buildings and their protected parts in the Hankkija area, constructed by three different construction companies, achieved its current form in 2005 and offered the area 620 new apartments.

Teurastamo area

Another significant new building construction area which is still undergoing development is on the site of a former cooperative slaughterhouse (teurastamo in Finnish) to the north of Karjarannantie Street. The results of a planning contest and bidding process organised in 2003 were utilised for planning the city plan’s changes in the area. The city plan that enabled the construction of five high-rise building blocks in the Teurastamo area was completed in summer 2004. In this plan, the protected status was granted to the cooperative slaughterhouse’s two-floor office and dairy buildings, a former dairy that was used as a changing room building and a low storage house. These buildings, no longer used for their original purpose, remained in the area between Karjapha Street and Karjarannante Street. Other production buildings were taken down in order to give space to the high-rise buildings that were going up rapidly on Makasiniinranta. The development of the high-rise building area to the west has been given momentum with two different changes to the land use plan in the last few years. The new building construction in the Teurastamo area provided nearly 300 new apartments by 2012, over one-third of which are serviced housing and assisted living apartments.

Housing for special groups

Concerning Karjaranta, one other city plan renewal project should be mentioned. It was completed in 2007 and enabled the construction of housing units for special groups in the area that borders on the old cemetery of the city district. The eleven Pori Blue Ribbon organisation’s apartments and two group homes were completed in 2004 near the old wooden houses that used to be part of the railway yard.

Veturitallit area

When the original use of the Veturitallit buildings as engine sheds diminished at the start of the 21st century, it launched the city plan project for the Veturitallit (engine sheds) area, which was a key factor in the renovation of the whole area. The city plan, effective since summer 2012, enables the construction of a new, varied residential area naturally incorporated with the services around the protected brick buildings of the Veturitallit area’s old engine sheds. The construction permit for a day care centre in the area as the city’s own construction project has already approved by the authorities. A renovation plan for the former engine shed buildings owned by VR Group and rented by the Nuorten työpaja (Youth Workshop) was compiled in the building design process of the technical service centre (Klemetti 2012).
Complementary data collection implemented during the project

The network project did not include a separate phase for collecting complementary background information and analysing it. In addition to our own parallel surveys, this task was performed with the help of cooperation from educational institutions, which became very extensive during the process. The courses and research-oriented works made by the students of Satakunta University of Applied Sciences (SAMK) — Faculty of Social Services and Health Care, Degree Programme in Business Administration and Degree Programme in Media and Communication Studies — as well as by the students of Landscape Studies at the University of Turku were linked to the analysis of the SURE target area. Representatives of both educational institutions were also asked to participate in the operation of the project’s support group.

Residents’ surveys in the target area

A comprehensive resident survey on Karjaranta high-rise building area

The results of the residents’ survey, organised in cooperation between Pori City Planning and Karjaranta Home Owners’ Association in spring 2011, showed that actions promoting the more varied use of the area and the revitalisation of the everyday operations would be welcome, as most of the residents who do not work spend their time at home. Therefore, they would be potential visitors of the proposed small cultural events, coffee shops and community centres.

The results of the residents’ survey confirmed the assumptions made when choosing the target area of the potential problems and residents’ improvement wishes.

Survey participants felt that the biggest problems in the residential area were the lack of parking spaces and the lack of intersections with the main streets, and these issues were taken into account as part of the comprehensive management of traffic-related issues when planning the actions. Building new access routes between various sections of the area and its neighbouring area with the help of a railway underpass and ferry and bridge connections was also part of the traffic theme. The residents also hoped to see some change concerning the dense manner of building construction. This, in turn, supported the need for a more varied future residential construction expressed in the support group discussions. The residents were happy with the proximity of the recreational areas, and the new recreational route along the railway suggested in the survey received support. The assumptions of the one-dimensional services of the area were supported by the wishes expressed by many residents about having more services (for example, café, ATM, care giving and health services).

Survey on empty business premises

The business premises at Asemapäälikönkatu Street 6 on the street level were no longer used as the constructions company’s construction site office since 2009, and since then, a leasing company has attempted to find a leaseholder for the premises. Support group member Lemminkäinen Talorakennus Ltd allowed the use of the premises, which stood empty for over a year, for several events, the first of which was the Pop-Up photo exhibition for photos presenting the target area taken by students. This exhibition was open for two weeks, four hours a day. In connection with the exhibition, visitors were asked to complete a survey and provide statements on how they would like to see the business premises used. Suggestions by thirty visitors showed that the residents of the nearby block primarily hoped for services that increased their well-being. Over a third of the participants hoped for a barber shop and hairdresser. Other important uses were a café, a lunch restaurant and a shop, and various health services such as health advisors, a podiatrist and a masseur. Community Centre operations were seen as one option.

Photos 23 and 24. Examples for the outcomes of the cooperation between SURE project and Satakunta University of Applied Sciences (SAMK). (Layout of the posters: Maija Hannukainen/SAMK).

The courses and theses of the Business Administration degree programme

Analysing newspaper articles concerning Karjaranta

In 2010, the students of Satakunta University of Applied Sciences’ Qualitative Research Methods course collected and initially analysed the newspaper articles related to Karjaranta. The most important topics of the texts were separated into images of the area, which concerned, for example, city landscape, quality of living and construction methods. The materials of these newspaper articles were also utilised in other courses for familiarising the students with research methods.

A participant of the above-mentioned course, Marka Elo, wrote her Bachelor’s thesis on the same theme. In her thesis she used qualitative methods to analyse newspaper articles related to the Teurastamo area that had been published since 2000 in two four-year periods. She considered the way the articles were linked to the mental images of the area and, in particular, to the saleability of the new apartments. The results showed that before 2004, during the planning phases, the mental image of

6 During the SURE co-operation, which grew into a multidimensional communication, the following teachers acted as the contact persons of Satakunta University of Applied Sciences (SAMK): Anne Kärki (accessibility study), Henry Merimaa (e.g. courses / Degree Programme in Media and Communication Studies), Elia Hirvonen (Human Impact Assessment) and Eila Minkkinen (newspaper analysis and theses / Degree Programme in Business Administration). In addition, we received help for collecting and presenting various materials from Riikka Tupala (accessibility studies), Jere Kuusinen (photography course), Hanna Hytinen (residential survey) and Maija Hannukainen (poster layout).

7 The finished works can be downloaded from the local website of the SURE project at http://www.pori.fi/kaupunkisuunnittelu/sure/oppilaitosyhteistyö.html

8 The outcome of the residential survey was evaluated by Social Policy student Noora Wallin (University of Tampere).
the high-rise building area was that of an exclusive residential area, but since 2008 the completed assessment of the new building construction area was more critical about the quality of the living environment. (Elo 2011).

Cooperation between small businesses near Lesti-katu Street

In her thesis on the unique small businesses concentration in Karjaranta, Susanna Leinonen studied the companies’ views on the opportunities and needs of the community and its future. The results of three interviews proved that the participating entrepreneurs did not have any special need for cooperation or for increasing it. The study stated that the small size of the businesses and their diversity is not an obstacle for developing the cooperation. However, the need for cooperation must come from the actors themselves. The business representatives said that their location on the borders of city centre was a great advantage, especially due to good public transportation connections (Leinonen 2011).

Residents’ views of their living area and the operations of construction companies

Saja Marjasto’s thesis considered comfort of living and factors that affected the process of selecting an apartment. She interviewed 15 people from the Teurastamo area. Based on the results, the residents are happy that they can share their opinions and they are taken into account. The most critical factors were the proximity of other buildings, due to the construction methods, the condition of the riverside and the yards and the heavy traffic on Karjarantan St. In general, the participants were content with their living area. In particular, the location of the area near Kirjurinluoto Islet and the city centre services was seen as an advantage (Marjasto 2012).

Social Services and Health Care students exploring the target area

Another important cooperation partner of the Satakunta University of Applied Sciences (SAMK) was the social and health care field, whose representatives helped to identify the improvement needs through accessibility criteria and via an impact assessment on residents.

Accessibility assessment in connection with service housing

The Sataesteetön project (“accessible Satakunta”) gave birth to an idea to perform an accessibility assessment on the surroundings of the Jokiskuo assisted housing unit. Eeva-Liisa Sirén, a physiotherapy student, carried out the assessment on the route from the housing unit to the local convenience store. She decided to consider accessibility in a more comprehensive way, concentrating on winter conditions, within the framework of her own Bachelor’s thesis written in English. As a result of her work, Sirén wrote that the most vital improvement activity was to keep the pavements clear throughout the year. In her summary, she stated that the above-mentioned route was generally accessible for people with disabilities, but the experiences of those using aid equipment should be taken into account as much as possible when selecting surface materials. (Sirén 2012a)

Human Impact Assessment (HuA)

This HuA review was carried out as group projects by the students in the social and health care field during the Evaluation and efficiency of health promotion course, and it was the first of its kind in Pori. It surveys systematically the impact of the city plan on the various resident groups. The environment created by the various implementations of the Veturitalli area’s city plan has been assessed from the perspective of four various, vulnerable groups. Based on the results, construction in the area has the most impact on the “children and families with children” and “disabled and physically challenged people” groups. Concerning the latter group, the Pori City Planning suggested a probe method be used within the framework of the SURE project. The method enables the users themselves to document matters with a disposable camera. Taking the residents into account as experts in order to emphasise their perspective was an important starting point for the whole interaction developed during the SURE project.

Landscape Studies’ approach to Karjaranta

Characteristics of a user-friendly living environment

In her Bachelor’s thesis for her Landscape Studies programme at the University of Turku, Anu Tuovinen studied, with the help of seven interviews carried out with the residents of the Teurastamo area, the residents’ relationship with their living environment. With the help of an environmental psychology theory, Tuovinen studied the quality of the living environment through the following vital needs and how they are fulfilled: privacy and sense of community, aesthetics, safety and activity. In addition to the assessment of the current state of the area based on analysing the results of the interviews, she compiled some improvement suggestions. The residents felt that traffic levels should be managed, there should be more parking spaces and shelters for cars near the apartments, the current trend to construct buildings very close to each other should be changed in the future, there should be more yards and green areas, and the riverside and the view of the river should be utilised more effectively. The use of the so-called party sauna in the protected buildings was seen as a disturbance, and the resident wanted it to be replaced with resident-oriented business operations, such as an art gallery.

Inspecting the target area in cooperation with the Degree Programme in Media and Communication Studies

The landscapes of Karjaranta on a photography course

Two photography courses, concentrating on the Karjaranta city district, were implemented together with Media and Communication students from Satakunta University of Applied Sciences (SAMK). The first extensive material collection was created during the autumn and winter of 2010. The materials were utilised on an Internet page design course implemented by the Media and Communication degree programme and as photos in the electronic publication on Karjaranta. The extensive and varied
photo material created by the students showed that they were more interested in interpreting the characteristics of the ambiguous Karjaranta industrial landscape than in documenting the new high-rise building area. Therefore, the theme of next year’s photography course was the surroundings of the living environment and documentation of various activities.

Both material collections were presented to all citizens in open exhibitions that were advertised on the project website and in newspapers. The exhibition of the first set of materials was held at Gallery Elise in the target area, combined with the presentation of the results from the website. Due to the small exhibition space, the photos were projected on the wall. The best photos in the next set of materials were exhibited as framed paper versions in the empty business premises at Asemakäälläkönkatu Street 6. The students’ photos strongly emphasised the perspective of the young. Through the visual approach, the attention was focused on the landscape experience and the feelings of someone observing the target area for the first time.

**Implementing an idea competition as a part of Internet page course**

The work programme of the SURE network included an assignment in which an educational institution had to implement an idea competition related to the target area. An idea to utilise the web page editing course of first-year students for the idea competition was created through the cooperation with Satakunta University of Applied Sciences (SAMK), launched swiftly at the beginning of Pori’s SURE project. Students were offered the opportunity of public presentation as an enticement for carrying out the group assignment. A total of eight groups, five students in each, were assigned to use Karjaranta in a creative way in the theme of the webpage they developed. The variety of webpages and the surprisingly clever way of using the theme already added value to the project. The SURE support group chose the best webpages, which represented three different approaches that all emphasised the different dimensions of the development themes at Karjaranta, presented using communicative and illustrative methods. In addition to the user-friendly feedback page that directly represented the purpose of the project, the students offered two alternative suggestions relating to the future of the target area. Utilising the industrial environment as a potential location for festivals was seen as a well-founded suggestion and the service pages of the finished city district built a mental image of the future – a harmonious and lively Karjaranta. Among the other suggestions, those that presented the stories and special characteristics of the area were defined as one separate, distinct group.

The results of the eight-week web course were presented at Gallery Elise in spring 2011 for two weeks. Visitors had the chance to study the webpages on laptops. The short article about the exhibition published in Satakunnan Kansa magazine brought publicity to both the SURE project and the operations of SAMK.

**The key challenges and opportunities of the target area**

The various above-mentioned assessments and projects have, in some cases, created distinctive “concentrated” themes. Based on the data collected at the beginning of the project and other complementary data, we can create the following assessment about the strengths, weaknesses, opportunities and threats for the Karjaranta city district.

**Weaknesses/threats:**
- The current heavy traffic levels in Karjaranta and reducing it as the residential area grows.
- The barrier formed by Karjarrantantie Street and the railway has to be solved while taking into account all modes of traffic.
- The one-dimensional resident structure is also linked to construction policies, and in order to get more families to move into the area, new visions promoting new ways of urban living have to be created.
- The lack of local services and increasing them is dependent on external factors.

**Weaknesses/opportunities:**
- The various operations existing side-by-side may create new ways of using the buildings and developing a new city appearance.
- Reinforcing the sense of community in the new residential area depends on the voluntary and stronger cooperation of the current actors.
- The public outdoor areas are in need of renovation and they have to be equipped to suit their user groups, city plan-related frameworks for vitalising spaces are mostly complete.
- It is possible to influence the parking space issues through the pending city plans.

**Strengths/opportunities:**
- The proximity of the riverside and islets is a location advantage that should be better utilised.
- The location near the city centre supports the development of more varied services.
- It is easy to use the City of Pori’s National City Park concept in the development themes of the target area.
- Several city plan projects are pending for the area, and merging them together will be natural in the long run.

**Strengths/threats:**
- High-rise building construction is strategically important to city development. Diversified housing can contribute to the creation of a stimulating environment.
- The industrial history of the area and its current operations are a significant resource for maintaining the unique nature of the area; methods of taking the buildings into new use have to be identified while taking into account the benefits of the whole city and the various user groups.
The key goals of the action plan

Thematic focus points

Problem assessment and the analysis of the improvement opportunities showed that in the Pori project, the focus lies on three of the six development sections chosen by the SURE network. They are prioritised as follows:

**Strategic development**

creates the guidelines for implementing the changes planned to the land use of the target area and for reacting to the external factors that have an unforeseen impact on the implementation process

**Community development**

helps the resident groups of the target area to recognise their own opportunities and to develop their skills towards influencing their environment. Stronger sense of community in the residential area will also facilitate interaction with the authorities.

**Placemaking**

reinforces the various user-oriented ways of vitalising public spaces, where the local actors build partnerships in order to change the public places, so that they can be used in a way that best serves the community and the whole city

The most important causes behind the problems

Carrying out the resident survey at the start of the project proved that most of the mentioned problems were primarily linked to the unfinished operational environment, lack of services and differences in the ways of using space. Many of the issues that were interpreted as the weaknesses of the physical environment were due to the construction practices and the growing traffic on Karjarannantie Street.9 The excellent location comes along with the disturbances caused by the busy main street and with the impacts on efficiency and the safety of traffic. On the other hand, some matters related to the location were also seen as strengths, such as closeness with the city centre, riverside and the islets.

At the support group discussions, it was stated that, in addition to anticipating issues, the forming of Karjaranta’s future image and drawing the guidelines for controlling changes were tools that enable us to meet the challenges required to develop the target area.

The actions in the action plan will impact the issues at different levels and during different phases. Dividing the actions into different phases, as well as the correct scheduling is part of the strategic approach that helps to create a varied and harmonious Karjaranta of the future. The current strengths of the area must be utilised for the operations of local companies and communities, as well as various residents groups.

The definition of key goals has been carried out in different phases via support group meetings and more comprehensive public events. The method used for the process was transforming the “problem tree” into a “goal tree”.10

The unfinished nature of the area will be changed as the remaining goals are achieved and the special nature of the area strengthens. It cannot yet be determined which characteristics will form the “nature” of the area.

Based on discussions with the support group, the most important guideline for developing Karjaranta is “A varied use of places and areas and more varied services”, in which “the history and location of the area are utilised as much as possible”.

The impact of international meetings on our target area process

The following viewpoints of the partner meetings were seen as being important to our work:

**In the first meeting in Gheorgheni**, the expert partner led a Future City Game workshop11, during which the representatives of various local stakeholders were given the opportunity to present their visions of the target area. SURE visitors took part in selecting the best suggestion. The result of the workshop proved to the visitors that the brave perspective of normal users and their open-minded way of presenting it may be even more effective than a development idea created by a group with professionals. These ideas that have been created from varied starting points and may seem strange to the professionals of the field may renew the commonly created image of the target area’s future in interesting ways.

Photos 29 and 30. The Future City Game Workshop was introduced to the participants on the partner meeting in Gheorgheni. The method had been developed in British Council’s Creative Cities project. (Source of the progressive model: http://creativecities.britishcouncil.org).

**In the target area in Larnaca**, the analysis of ownerships and the meaning of location were emphasised. During the discussion, the representative of the host city told about the method of transferring building rights due to construction limitations caused by protected buildings, so that the owner can use the rights elsewhere or benefit from them by selling them forward.12

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9 The daily amount of passing cars at the Karjapiha crossroad was approximately 13,500, according to a functionality assessment (2012).
10 The table 4 in this report (page 22) displays the most important, identified problems and the directly conducted goals. The short description of the working method, can be found in “The URBACT II Local Support Group Toolkit” (page 25).
12 In the USA, this method is known as “the transfer of development rights” (TDR)
In the meeting in Louvin-la-Neuve, the expert of a local development company presented the “placemaking” term as an important, city development-related process. Based on many well-known international examples, it can be stated that the Promenadi-Pori concept from the 1990s in Pori was similar to these, as is the new Jokikeskus project. The goal was also to create urban places that would serve all of the citizens by bringing together different parties and interests.

In the partner meeting of Albacete, the temporary use of empty premises (Pop-up shops) was discussed in relation to the role of social enterprises. Based on the same idea, the Irish partners had, with the support of the municipality, established two Pop-up shops. They have informed the network of this in great detail. This encouraged the support group to also survey the opportunities to launch new experiments in Karjaranta.

The partner meeting in Komotini focused on issues of ethnical minority, which did not seem that important from the perspective of Karjaranta. However, a visit to the target area and the workshop after it proved, in a surprising way, how important it is to build trust for the discussions between the authorities and the local residents. The project in Pori has a different background, but building trust between the different parties is the basic condition for interaction.

During the study visit to Dún Laoghaire-Ratdown, it was possible to see that even simple methods can add to the comfort of people and improve the living environment. Planning together with the residents and sharing responsibility for the implementation strengthen the community significantly.

Other issues considered during the work process
There are some issues that have been raised and discussed while considering the methods of development, but after prioritising, it did not seem purposeful to include them separately in the action plan.

The disturbances caused by extensive construction projects
Construction of new high-rise buildings and the disturbances observed during the earlier demolition work demand more careful monitoring of construction site arrangements. Concerning the change in land use of an extensive area and the building of completely new blocks, the construction process may still be under way when the new residents have already moved into the completed buildings. The noise of the construction sites close to Teurastamo, the traffic moving into the site and the temporary traffic solutions may all complicate the everyday lives of the residents for a long time. Sometimes, it may take years for the buildings to be completed. In such cases, the construction processes, even as a temporary operation, have a large impact on their surroundings. The usability of the living environment decreases to a stage that someone buying an apartment in the area based on just advertising may find it difficult to assess it correctly. This phenomenon has a significant effect on well-being levels, especially if moving around is difficult to the inhabitant or if he/she spends most of the time inside the apartment.

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There are some issues that have been raised and discussed while considering the methods of development, but after prioritising, it did not seem purposeful to include them separately in the action plan.

The disturbances caused by extensive construction projects
Construction of new high-rise buildings and the disturbances observed during the earlier demolition work demand more careful monitoring of construction site arrangements. Concerning the change in land use of an extensive area and the building of completely new blocks, the construction process may still be under way when the new residents have already moved into the completed buildings. The noise of the construction sites close to Teurastamo, the traffic moving into the site and the temporary traffic solutions may all complicate the everyday lives of the residents for a long time. Sometimes, it may take years for the buildings to be completed. In such cases, the construction processes, even as a temporary operation, have a large impact on their surroundings. The usability of the living environment decreases to a stage that someone buying an apartment in the area based on just advertising may find it difficult to assess it correctly. This phenomenon has a significant effect on well-being levels, especially if moving around is difficult to the inhabitant or if he/she spends most of the time inside the apartment.
Local interaction with the help of the SURE Local Support Group

Founding the Local Support Group

The local support group (LSG) for the Pori project was founded in the spring of 2010. Those interested in project operations were selected after two meetings. Invitations were sent to approximately 50 people, mostly representatives of various authorities and companies of the area. The first support group included 16 people. The city departments represented were City Planning, Employment Unit and Early Childhood Education. The police represented the authorities. From the very beginning, the Karjaranta Home Owners’ Association actively took part in the operation and acted as the primary representative for the residents. The perspective of business life was actively represented by the largest companies on the area and the representatives of stakeholders. After the first few meetings, a private entrepreneur who owned some the oldest protected industrial buildings in the area joined the group.

Identifying the stakeholders

As the work progressed, it was realised that some of the residents in the area lived in assisted living units. To represent their point of view, the representatives of associations offering supported housing or assisted living in the area were invited to the group, as well as one inhabitant of the Jokisuu assisted living unit. A representative of student housing visited the meeting towards the end of the project. A deputy member was chosen for most of the organisations, in order to enable a fluent information flow for the stakeholders. Even though the presence of different parties in the meetings varied, as did the number of participants, the discussion remained multi-dimensional and the different perspectives were brought up regularly.

Inviting the representatives of educational institution cooperation into the LSG

A significant strengthening factor for support group work was when the various Degree Programmes of the Satakunta University of Applied Sciences (SAMK), including Business Administration, Media and Communication Studies and the Social Services and Health Care Faculty, gained interest in the project cooperation. The SURE project offered a thematic frame and concrete need for a research-oriented approach, carried out through course works and theses. The first phase of the cooperation was the Business Administration Degree Programme’s course on newspaper articles related to the target area, after which, three students began their bachelor’s thesis. The social and health care field first linked the perspective of accessibility in the target area review and then they studied the impact that the implementation of city plans has on various user groups. The photography courses of the Media and Communication Studies Degree Programme produced two sets of visual material of the target area, created through the eyes of youths. The student cooperation work with SAMK extended quickly. Teachers from two different fields were also invited to the support group. A particularly important factor was an idea competition concerning an Internet page presenting the target area. It was carried out with the Media and Communication students during a webpage design course. Through the thematic choice of one student, the Degree Program in Cultural Production and Landscape Studies at the University of Turku joined the cooperation and support group work. The cooperation with educational institutions had a central role in the collection of background information, which backed up the assumptions of the target area’s problems and improvement needs formed in the support group. In addition to making the material collections of the target area more varied and comprehensive, cooperation with educational institutions also provided more important perspectives. During the support group meetings, some of the representatives of cooperation partners from educational institutions were almost always present and, as experienced project workers, they facilitated the review of the target area and helped to find the right questions.

The themes received from the collected complementary background material and resident feedback helped to identify the problems and their causes and to analyse the specific goals. The assessment of the current state and the image of the future, created together, were formed during the discussions of the support group’s work. They were elaborated on later, with the help of two presentation events and the “idea market” event towards the end of the project.

Varied experimental interaction activities

The URBACT programme has compiled useful online tools for the support of group work, and these have been efficiently applied to the Pori project as well. The actual support group work includes, in addition to regular meetings, e-mail interviews of the members and various surveys to back up problem and goal analysis. The Internet has been utilised in many ways for project communications. During the first stages of the support group work, an online file was produced. All of the support group members had access to this file for studying the documents created during the work. The founding of an Internet page in order to present the local work—www.pori.fi/sure—at the beginning of the project was important so that the information flow could be also secured for those who could not use the English pages to find the necessary data. The page was an important channel for communication about the events and the progress of the work, through which it was easy to present the project to new cooperation partners as well. A blog page was founded for those most active members who were interested in supporting the group’s online discussions in the autumn of 2011. Its purpose was to primarily support the interaction between the members as a continuation of the meeting discussions. The views of the support group’s members were utilised as much as possible in the production of the newsletter, so that it could be as many-a-voiced tool as possible for bringing up various thoughts on the operations.

13 The Local Support Group handbook of URBACT II programme (The URBACT II Local Support Group Toolkit) gives the general overview of the methods of collective planning based on the Logical Framework Analysis such as interest analysis of the stakeholder groups, and problem and goal analysis conducted from the tree model. In addition, the principles for producing an action plan are considered in the model examples produced during the URBACT summer university arranged in Krakow in 2011 (published online as a wiki site called “URBACT Café”).
LSG meetings
During the implementation stages of the project, the local support group (LSG) met 21 times. At first, the meetings were arranged at the premises of the Pori City Planning. If a chance to hold the meetings somewhere else was offered, it was usually taken in order to utilise the suitable premises in the target way the target area became more familiar to the members little by little. Preparations for partner meetings and sharing the experiences received from them arranged the meetings thematically.

Photos 40 and 41. The local support group generally met up at places inspiring from the perspective of the development work, such as Hostel River (on the left) or the premises of Apparaati on Liisankatu Street (on the right).

<table>
<thead>
<tr>
<th>Stakeholder15</th>
<th>Actor/Organisation</th>
<th>evaluation of participation's influence</th>
</tr>
</thead>
<tbody>
<tr>
<td>Residents16(A)</td>
<td>Jokisustio Service Homes (City of Pori, Services for the Disabled)</td>
<td>A1 ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Karjaranta Home Owners’ Association</td>
<td>A2 ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Student housing</td>
<td>A3 ■</td>
</tr>
<tr>
<td>Companies in the area (Y)</td>
<td>Hollming Works Ltd</td>
<td>Y1 ■ ■</td>
</tr>
<tr>
<td></td>
<td>Glazing company Puurila</td>
<td>Y2 ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Memepo Ltd / Ilmapori</td>
<td>Y3 ■</td>
</tr>
<tr>
<td></td>
<td>Metso Paper Ltd</td>
<td>Y4 ■ ■</td>
</tr>
<tr>
<td>Real property owners (K)</td>
<td>Kalevi Mäkinen (Asuntotori 24 Ltd)</td>
<td>K1 ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Sinebrychoff Ltd</td>
<td>K2 ■</td>
</tr>
<tr>
<td></td>
<td>Suisto Kinteistöt Ltd</td>
<td>K3 ■</td>
</tr>
<tr>
<td>Construction companies (R)</td>
<td>Lemminkäinen Talo Ltd</td>
<td>R1 ■ ■</td>
</tr>
<tr>
<td></td>
<td>Skanska Talonrakennus Ltd</td>
<td>R2 ■ ■</td>
</tr>
<tr>
<td>Business stakeholders and development (E)</td>
<td>Pori Regional Development Agency POSEK Ltd</td>
<td>E1 ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Pori Entrepreneurs Association</td>
<td>E2 ■ ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Prizztech Ltd</td>
<td>E3 ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Satakunta Chamber of Commerce</td>
<td>E4 ■ ■</td>
</tr>
<tr>
<td>Educational institutions/research (O)</td>
<td>Satakunta University of Applied Sciences (SAMK) / Faculty of Social Services and Health Care; Degree Programme in Media and Communication Studies; Degree Programme in Business Administration</td>
<td>O1 ■ ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>University of Turku / Degree Programme in Cultural Production and Landscape Studies</td>
<td>O2 ■ ■ ■ ■</td>
</tr>
<tr>
<td>City departments/authorities (V)</td>
<td>Pori City Planning</td>
<td>V1 ■ ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Technical Service Centre (Street and park planning) (City of Pori)</td>
<td>V2 ■ ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Education Department (Early childhood education), (City of Pori)</td>
<td>V3 ■</td>
</tr>
<tr>
<td></td>
<td>Satakunta Police Department</td>
<td>V4 ■ ■</td>
</tr>
<tr>
<td></td>
<td>Employment Unit (City of Pori)</td>
<td>V5 ■ ■ ■</td>
</tr>
<tr>
<td>Service providers (P)</td>
<td>Youth Workshop (City of Pori)</td>
<td>P1 ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Pori Blue Ribbon Association</td>
<td>P3 ■ ■ ■ ■ ■</td>
</tr>
<tr>
<td></td>
<td>Ruskatalot Sheltered Housing Association (Service home Ruskala)</td>
<td>P2 ■ ■</td>
</tr>
</tbody>
</table>

Table 3. Organisations represented in the Local Support Group (LSG).

15 The Appendix II provides a list of the attendants and the represented organisations of each meeting. Collaboration has been made with several other actors, such as the state-owned railway company VR Group/VR-Yhtymä Ltd, the owner of the engine shed premises and Gallery Elise, the tenant of the building of 2 Karjapila Street.
16 Through the various events and surveys, the inhabitants of the Artist’s Home, the Pori Blue Ribbon’s housing unit and the Salvation Army’s shelter also gave their opinions regarding the development of the target area.
17 Part of Prizztech Ltd from 1.4.2012
18 Finnish Blue Ribbon, the umbrella organisation for the Pori Blue Ribbon Association was represented as the leader partner in the “Third-sector-driven neighbourhood services” development project.
Events for the public

During the two and half years, two actual public events were organised, the first in April 2011 and the second in June 2012. Both times, the events included both lectures and workshops. The information meeting organised at Semafori in March 2011 was a reaction to the residents’ wish to have more information on the yard area construction process of the area and the use of the exercise equipment.

The exhibitions included photos and webpages created by students. They were exhibited in the various premises of the target area. The first of the two exhibitions was held in Gallery Elise in May 2011. The second exhibition was the Pop-up photo exhibition organized in an empty business premises in the Hankkija area in February 2012. The most varied event was the Karjaranta’s development opportunities marketplace event organised in September 2012.

Evaluation of the participation impact of the stakeholder groups

After founding the support group, a decision was made on what parties should be invited to take part in the operations. In connection to this, the influencing opportunities of the different stakeholder groups were also assessed at the meetings. Based on the local operation, it can be stated that, concerning the different parties, the significance and opportunities of influencing things vary somewhat. As the support group work was based on voluntary commitment, the participation activeness and ways can be thought to reflect the different levels of a commitment’s significance.

This marketplace event combined an “open house” feedback collection event and free discussion with the methods of a cultural event. In addition, the public was offered health advice, information about community gardening and musical performances. The final event for receiving feedback was organised in connection with an "event day" organised on 2 October, which offered a Mäklky competition (a popular Finnish recreational game) and a knit graffiti workshop. At the same time, the first memory walk was carried out. It was also recorded.
The effect of a larger support group on the comprehensive approach

At the start of the project, each action suggested for removing the problem causes was very welcome. At quite an early stage, most of the improvement actions concerning the physical environment had already been collected. These actions usually remained on the level of traditional city development, as they mostly demanded significant investments, primarily from the city.

Photo 48. The outcomes of the problem-tree analysis were applied to define the key challenges and objectives.

The coordination role of the Pori City Planning was visible in the goal of linking land use guidance tools with the actual actions. In principle, the land use planning methods that are applied in the biggest cities of Finland during the 21st century are, already due to the requirements of legislation, very much based on interactions with the different parties. For this reason, the active role of the Pori City Planning in this SURE project is well founded. Another focal point was the comprehensive analysis of traffic-related issues with the lead of the experts from the city departments responsible for the said issues. Increasing attention paid to all various forms of traffic has already been the trend in the street planning of Pori’s Technical Service Centre over the last few years. Taking the vulnerable user groups into account and inviting them to participate in the SURE work has increased the participatory approach. In addition to the experiences of partner meetings, the public events and cooperation with educational institutions have created sections that clearly reinforce the comprehensiveness of the project.

Photo 49 and 50. Representatives of Hukkatila Association on their visit to Hankkija area and to Oodo Association’s exhibition table on the neighbourhood fair event.

Operations of Hukkatila ry, Tampere

The association was founded in 2011 by 5 young adults who were familiar with city developments, either through their professions or their studies. True to its name, loosely translated as ‘wasted space’, the association attempts to find ways for revitalising unused urban Finnish examples affecting the development of actions

The first subject from which we hoped to receive encouraging examples from elsewhere in Finland was a city development that was based on the initiatives of the citizens. In Finnish society, merging the renewals into a part of the current practices primarily happens from the top to the bottom and is mostly carried out by the public authorities. The citizens have traditionally always trusted the organisations of municipalities and the state. City development initiatives are seldom launched from the “grass-root level”. The sufficient inhabitant base for the creation of an efficient urban activism only exists in the largest growing cities.

In Pori and especially in the culture field, a strong tradition of alternative activity, started already in the 1930s, is still going strong and has proved to be a suitable platform for organising, for example, public celebrations in the wooden house city district. The resident structure of the target area in Pori and its needs differ from the backgrounds of the two following examples, but the experiences in them were seen as encouraging and they fit the goals of the SURE project well.

Table 4. Problem-goal relations and their impacts on the three development tasks.

<table>
<thead>
<tr>
<th>Identified key problems</th>
<th>The primary goal conducted from the problem</th>
<th>How the causes of problems (&lt;) and realisation of objectives (&gt;) are linked to the various development areas</th>
</tr>
</thead>
<tbody>
<tr>
<td>Not enough services</td>
<td>Increasing and more varied services and activities</td>
<td>Strategic: &gt;&gt; Sense of community: &gt; Use of places: &lt; &gt;&gt;</td>
</tr>
<tr>
<td>Car traffic busy and still increasing. Not enough parking spaces</td>
<td>Improvement of traffic connections and parking possibilities</td>
<td>Strategic: &gt;&gt; Sense of community: &gt; Use of places: &lt; &gt;&gt;</td>
</tr>
<tr>
<td>Low utilisation rate of the riverside</td>
<td>Better utilisation of the location</td>
<td>Strategic: &lt; &gt; Sense of community: &gt; Use of places: &lt; &gt;&gt;</td>
</tr>
<tr>
<td>Unclear nature of the area; unfinished, still changing area</td>
<td>Creating a clearer image for the area; implementing the changes in phases and in a controlled manner</td>
<td>Strategic: &lt;&lt; &gt; Sense of community: &lt; &gt;&gt; Use of places: &gt;&gt;</td>
</tr>
</tbody>
</table>

19 See publications Accessibility Assessment on route from Karjaranta to the Bus Station (Esteettömyskartoitus Porissa välillä Karjaranta - Linja-autoasema) and Promoting Pedestrian Traffic and Cycling in Finland - Recommended Actions for Cities (Pyöräilyn ja kävelyn edistäminen Suomessa – Toimenpidesuosituksia kaupungille)

20 The operations of the association have been presented, for example, on the following pages of social media: hukkatiliary.tumblr.com; facebook.com/Hukkatila; vimeo.com/hukkatila.
land areas. These wasted urban spaces can be revitalised, for example, through cultural events, community gardens and café operations. The association’s "motors" are its few active leading members and it has achieved great negotiation results in connection to licence applications with both the large construction companies that own the areas, as well as with the various offices of the City of Tampere. The association has received support from many different parties for the launched Aspinniemi summer settlement project. The representatives of the association visited the city of Pori’s SURE target area on 11 June 2012, and at the public event, they told about their work in more detail. From the perspective of Pori, it was particularly important to hear that many of the association’s ideas could be implemented with modest resources, mainly with the help of volunteers and donations. On the other hand, these actions have demanded a great deal of open-minded cooperation with various parties, commitment and faith in the added value that the action brings to the citizens.

**Dodo ry’s Community Gardening activity, Helsinki**

The environmental association Dodo ry21, founded in 1995, is a national association, whose local operation, which has extended to many cities, aims to promote a more ecological urban living. The association has highlighted a user and resident-oriented, interactive approach for solving problems. Since 2009, the association has maintained an urban community garden on the railway yard near the engine sheds area in Keski-Pasilä, Helsinki. In this garden, the city inhabitants may collectively take part in, for example, growing plants in cribs. Local vegetables, honey from their own beehive and electricity are utilised in the coffee shop of the area. The steel structure of the old railway turntable has been utilised in building the greenhouse (Kaupunkiviljelypuutarha Kääntöpöytä), which was constructed as part of the Helsinki World Design Capital 2012 year. The association has also published various guidebooks that present the different forms of urban community gardening. These were presented to the public by an active association member from Tampere during the SURE project’s marketplace event day in Pori on 22 September 2012.

**The implemented changes in the target area and the operational environment during the SURE project**

**Continuation of high-rise building construction**

During the project implementation, the high-rise building construction in the target area has continued. New residents have already moved into the houses that were still in process in 2009. Now that the project has ended, two more high-rise buildings have been constructed next to them. Construction towards the west should continue, based on the city plan change confirmed in the spring of 2012. Last year, two hall buildings were demolished from the site owned by the Suistokinteistöt Ltd real estate company and, according to the pending city plan changes, more high-rise buildings will be constructed there. The clear transformation in city landscape and land use, where industrial halls are giving way to high-rise buildings (with a preparation delay of a few years), is happening right before our eyes.

**The new location of the Youth Workshop on Veturitalli area**

High-rise building construction has also had an indirect effect on the operational environment of the area. In the spring of 2011, the Porin Nuortentyöpaja youth workshop had to plan their move from their business location near the city centre due to a new high-rise building project called Pasaa. Within the frames of the SURE project, the Pori City Planning arranged a meeting with the representatives of the youth workshop and the VR Group, during which, it was surveyed whether the Veturitalli area’s old engine sheds could be an alternative, new location for the workshop. After many phases of negotiations, in the summer of 2011, the workshop did move into the office building of the old engine halls and began to renovate the two old empty stalls for their use.

**Photos 51 and 52. Pori Youth Workshop in the former engine shed premises (on the left) and the renovated properties on 2 Karjapiha Street (on the right), 2012.**

**Developing the use of the Karjapiha 2 building**

In a resident survey of 2011, the "party sauna" activity in Karjapiha 2 was regarded to be "inappropriate". Many wanted it to change. The owner was, therefore, invited to join the support group and the development of the building was followed with great interest throughout the project. During the project, the operations of the building changed significantly and, thus, the public opinion began to become more positive. The buildings of Karjapiha 2 now have many various uses, some of which support each other. After the owner changed, a glazing company was founded in one of the buildings and an art gallery continued its operations there, as well. The original owner changed the other building into a hostel, (Hostel River) and the renovated yard buildings have been linked to its operations.

**The participation of managing authorities to the work of the SURE network**

One of the goals of the URBACT programme is to extend the new practices learned through the project comprehensively with the help of the member state’s authorities. The representative of the Ministry of Employment and the Economy, who also acted as the Finnish contact authority22 during the programme, has twice taken part in the City of Pori’s SURE support group’s meetings. In addition, the representative visited the partner meeting that was held in Pori in June 2012 (Transnational workshop), giving out a presentation on the second day of the meeting. The representative became more familiar with the international

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21 The operations of the association have been presented online at http://www.dodo.org/ You can read more about the community garden at http://kaantopoyta.fi/ and http://kaupunkiviljely.fi/.

22 The Ministry of Employment and the Economy has granted the City of Pori Finnish national match-funding for expenses realized and approved in the project.
operation of the SURE network after taking part in the study visit to Ireland’s Dun Laoghaire and giving a speech at the end seminar in Eger.

**Discarding and prioritising actions**

At the meetings, we used a specific map template as a tool for noting down all the different numbered actions and dividing them into groups, based on their impact area. As the work progressed, we attempted to discard all those actions that would not bring any added value to developing the area, when compared to the normal development operations of the city. The purpose was to primarily keep the actions, the implementation of which was seen to have the potential to build new partnerships. We also aimed to analyse individual actions, so that their phases are visible, from small interventions to large-scale actions, which are usually also linked to the time continuum of the implementation process.

![Diagram 4. Phasing of the actions, their mutual influences and impacts. Different actions strengthen one another. (See also Table 5).](image)

![Map 7. Recommended spots on the target area for implementing different actions (orthophoto, 2009).](image)
The results of the SURE project

The action plan drafted in the framework of the SURE project

The working process, described above, led to the key result of the project: the action plan of the Karjaranta area and the multifaceted cooperation when structuring its contents. The action plan can be seen as a "project portfolio" for all the improvements to be implemented in the area. Furthermore, in the long run, the key objectives outlined in the action plan also set the framework for developing the area in a sustainable way. However, the turning of the individual actions of the action plan into projects requires commitment and willingness from the different participants to implement specific actions. Some of the actions were planned so that they can be further developed through studies and courses prior to their final implementation.

The objectives of the planned actions were grouped to four areas of influence, so that together, they formed a sufficiently diverse approach to the target area. Naturally, different actions also contribute indirectly to other objectives and target areas. The target groups and concrete objectives of the actions are described in detail in the table of Annex II and in the detailed descriptions of the key actions in Annex III. The dynamics between the actions aiming towards different objectives is outlined below.

### Increasing services and activities

Diversifying the services of the target area and expanding different actions are directly linked. The objective is to exploit the potential of properties and areas, so that they will meet the needs of the current users and new operators in the target area. Since the area is going through a change in land use, many of the actions require amendments to the town plan. In some cases (1.1 and 1.4), under an exception procedure, simply a change in usage can be a justified reason for using a property for a new function. The functions vary remarkably in their investment requirements. For example, the completion or enhancement of an existing function requires less resources from a company or a community than developing a whole new area with extensive building projects. Three of the actions (1.1, 1.3 and 1.4) are planned especially for finding temporary use for underutilised spaces or areas, whereas, the actions aimed towards diversifying housing developments focus on the preparation phase of two major plan projects (1.2 and 1.6).

### Improving traffic connections

Traffic in the target area is likely to increase, temporarily at first when the new building projects are being implemented and then permanently when the projects are completed and new users start coming to the area. Also, through-traffic will increase on the major road. Therefore, the traffic issues arising from this must be dealt with comprehensively. The biggest challenge is to minimize the hindering effect of Karjarannantie in the new crossovers and keeping the flow of traffic unimpeded (2.3). The network of streets expands with new town plans, and road safety and different forms of traffic must be considered when planning new junctions and crossings. When implementing the parking space assessment (2.2), the feedback that is received during the project shall be exploited and the predicted future changes in land use will be considered. New connections to islets (2.4) and between areas (2.3) will strengthen the link between the Karjaranta area and the surrounding town, and are also a prerequisite for the good accessibility of the services and recreation areas of the neighbouring area.

### Making the recreational areas more varied

The guiding objective in this category of actions is to take into account the proximity of a river and islets. The new recreation route plan (3.1) to be carried out will connect the park areas on the northern side of the railway. The temporary or seasonal ferry connection (3.4) will improve the accessibility of the islets’ recreational area from the new residential area. A permanent connection to the network of the surrounding town's recreational areas is only possible if the actions aimed at improving pedestrian and cycling connections are implemented.

<table>
<thead>
<tr>
<th>Increasing services and activities</th>
<th>Improving traffic connections</th>
<th>Making the recreational areas more varied</th>
<th>Strengthening the sense of community</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.1 Utilising empty business and storage facilities*</td>
<td>2.1 Increasing traffic safety*</td>
<td>3.1 New recreation route along the railway</td>
<td>4.1 Memory walks*</td>
</tr>
<tr>
<td>1.2 &quot;Suisto Kiinteistöt&quot; real estate company’s detailed plan project*</td>
<td>2.2 Parking space assessment</td>
<td>3.2 Renovating the Makasinitori area</td>
<td>4.2 Public marketplace events in the area*</td>
</tr>
<tr>
<td>1.3 Developing the surroundings of Lestikatu Street</td>
<td>2.3 Route for pedestrians and cyclists under the railway tracks</td>
<td>3.3 Memory park and a story path</td>
<td>4.3 Courses and workshops for the residents of the area*</td>
</tr>
<tr>
<td>1.4 Networking of service providers</td>
<td>2.4 Bridge connection to Hevosluoto islet</td>
<td>3.4 Ferry connection to the islet area</td>
<td>4.4 Community gardens</td>
</tr>
<tr>
<td>1.5 Intensified use of the “Pori Energia” property</td>
<td></td>
<td>3.5 Riverbank boulevard of Raumanjuopa</td>
<td>4.5 Turning the Engine sheds into activity centre</td>
</tr>
<tr>
<td>1.6 Pilot project for residential construction</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Table 5. List of actions and tasks, categorized according to their objectives and forecast effects. The actions are listed in a chronological order by their estimated time of implementation, in the period 2012-2025. The actions marked with an asterisk (*) were launched during the SURE project life time. (See also Map 7.)
Experiences of actions launched during the project

In order to enhance local interaction, not only public events were organised within the SURE project in Pori, but also events for residents to learn about the project in new ways, different from traditional communications. During the autumn of 2012, the Development Idea Market (22 September) and Event Day (22 September) were organised in Pori. The launching of new functions was tested in these events. The results indicated that the conditions in the area for organising events are good. If information is directed well, it will also reach the people in the area that are interested in conditions as the new buildings, in order to make the beautiful shore area also accessible to physically disabled user groups. By exploiting the sites that are suitable for trade that surround the Makasiinitori market area, the functionality of the area can be improved. A long term goal that connects the above-mentioned actions is realising the beach boulevard (3.5) that extends from Raumansilta Bridge to Pielipuisto Park and that all residents of the city can benefit from.

**Strengthening the sense of community**

Shared activities between the residents and communities of the area create a sense of community. Familiarising oneself with the history of their living area, for example, by participating in memory walks (4.1.), can strengthen commitment to the area and the local identity. Inviting entrepreneurs that are interested in local cooperation, as well as residents of neighbouring houses and blocks to common marketplace events provides a great opportunity for these groups to get to know each other. Local organisations can also network at this kind of events. Courses for local residents or organisations’ representatives can train them in how to support a sense of community or how to beautify their environment (4.3). Ecological community gardens (4.4) that are put up through voluntary work are a sensible use for unused pieces of land that can be used temporarily while they are waiting for property development actions to be implemented. When renovating the protected buildings of the Veturitali area, different models of increasing employment that are supported by the city could be applied. This building complex could be the heart of the above-mentioned functions that strengthen the sense of community, and it could act as a public activity centre (4.4) for diverse use and for the whole area of Karjaranta.

**SURE Mölkky Game as a local idea**

In the autumn of 2011, the Local Support Group got the idea of planning a local version of the Finnish throwing game Mölkky, in which the wooden pins would resemble buildings of the target area. The group decided to use, for the game, blocks of wood that resemble apartment blocks. The number of teams participating in the competition that was organised as part of the Event Day was higher than expected. Approximately 40 people participated in the game, with representatives from different local resident groups and the Pori City Planning. The feedback showed that the idea behind the Mölkky game was good. The positive experiences that were gained in this event might encourage the locals to organise more events of the kind in the future.

**Memory Walk in Karjapiha area**

A postgraduate of Landscape Studies from the University of Turku helped in organising the first memory walk, which then brought up interesting details about the LSO Foods Ltd company that used to operate in the Teurastamo area. Although there were only a few participants at the event, it was seen that a group of 5–8 remains well in one pack and a conversation can be led in a concentrated way.

**Graffiti Knitting Workshop**

The project began in the Idea Market, and it made the event more colourful. A group of women from the apartment block area of Karjaranta were very enthusiastic about the project, and they started planning knits and realising their plans. Their knits would later be displayed publicly in the Hankkija area. The core of the group were handicraft amateurs. Many of the participants hadn't met each other before. Meetings were held, both in private homes and in spaces provided by SURE project. The work of this group of ten yielded an impressing result. When the knits were displayed on 27 October 2012, there were almost 30 knits pinned in the area. The knitting group also independently organised a press conference that successfully drew media attention towards the environmental art created by residents.

Photo exhibition

The pop-up photo exhibition of spring 2011 (mentioned before in other contexts), which was organised in an empty retail unit, indicated the challenges of internal communication in the area. The property company Karjannan kiinteistöyhdistys started to work on this challenge right away. Approximately 40 people visited the exhibition and most of them participated in a survey regarding the space. However, only a few of them gave feedback on the material of the SURE project. On the other hand, newspaper articles brought by a resident of the building regarding new construction production in the area triggered animated conversation among the exhibition visitors on the history of the area and past experiences.

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Photos 53 and 54. The Karjaranta Home Owners’ Association, the Blue Ribbon Association and entrepreneur Kalevi Mäkinen were involved producing the SURE-mölkky outdoor game kit and organizing the “Mölkky” race.

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23 The Karjaranta Home Owners’ Association set up gymnastics classes in Semafori Square in June 2011. The activity, that were widely praised among the residents, was kept going in the following year, too.

24 Sirkku Laine got inspired and motivated by the knit graffiti idea, which proved to be essential in gaining participants for the activity and getting visible results.
The indirect results of the SURE project

In addition to the direct results outlined in the action plan, there were indirect results affecting inside the city organisation and among the parties that were working in the target area. These results primarily show in the working methods and the way of thinking. In Pori, the SURE model and extensive cooperation between schools can be considered especially fruitful and apt for use in the future.

The SURE model of “learning by interacting”

The work of the support groups in the SURE project has been an interesting example of building a multifaceted model for interaction. It can be regarded as an important outcome that different participants have discussed the current situation of the target area together, as well as its future. In addition to the participation of the primary target groups, such as residents, communities, companies and property owners, development organisations and research institutes (universities) participated in the cooperation that lasted throughout the project. In one of the meetings during autumn 2012, the idea was born that the meetings could continue informally after the project funding has ended, so that members would be able to monitor the launch of actions. Several members of the support group were interested in continuing the development work voluntarily, which goes to show that the SURE model has also succeeded in providing its participants with new information and useful experiences.

In smaller planning projects, interaction as a part of normal plan procedure is sufficient. When developing functions and public spaces, the participatory development work has additional value, when combined with traditional and statutory work phases. The SURE model that support groups represent is worth using in large-scale area development projects in the future. The creation of interaction and trust between different stakeholder groups provides a solid base for consistent interaction. A diverse enough support group can make adequately accurate and socially justified estimations regarding long-term strategies and prospects.

The following significant outcomes indicate the special role of support groups:

- A solid base of interaction and dialogue is created for future planning work.
- The views of different stakeholder groups and the differences between them become apparent.
- The possibility of partnerships being created between different stakeholder groups.
- Enhancing the knowledge exchange and cooperation between different agencies of the city administration.
- Promoting cross-administrational operation.
- Strengthening the networking between different operators in the city.

The model for cooperation with universities

At the beginning of the project, local operators showed little interest in participating, which brought up the need to invite “external” experts to participate. This developed into extensive cooperation with universities.

The Pori City Planning had cooperated with universities before, but never before had they had this many different fields represented. This multifaceted cooperation completed the department’s own analyses. Having representatives of different professional fields observing the target area has enriched the local cooperation remarkably. Those participating in the university cooperation were provided with an intensive in-depth understanding of city planning. The cooperation will continue: after the end of the project, there will be at least two more Master’s Theses that will touch upon the actions implemented in the SURE target area, and one course that will specifically cover the unique area of small enterprises in Karjaranta. The course that was last carried out with the Media and Communications Department of the Satakunta University of Applied Sciences (SAMK) covered models of community development and how these models could be developed further.


Photos 56 and 57. Examples of the posters produced in collaboration between SURE project and SAMK. (Layout: Maija Hannukainen/SAMK).
Conclusion

The additional value brought by an international network

The EU funded projects of the City of Pori have mainly been investment projects, funded through the Regional Council of Satakunta and the Satakunta Centre for Economic Development, Transport and the Environment. Throughout the years, these projects have included, for example, the Promenadikeskus event venue, the Kirjurinluoto out-door arena, the projects concerning the port area of Pori and revitalising the marketplace area. These projects were carried out with investment supports meant for the creation of jobs. The Regional Council of Satakunta has also funded various reports and small-scale operations (e.g. the Jokikeskus (river centre) project and the student house project), whereas other sponsors have funded projects of specialised fields (such as the energy consultation service of the environment agency of Pori, the education department development project and student exchange programmes). Prizztech Ltd and the Satakunta University of Applied Sciences are separate operators of the City of Pori Group, and the most active project operators. Prizztech Ltd is responsible for developing business life and SAMK for developing its educational, research and development activities.

The individual agencies of the city can be considered to have relatively little experience in administrating and coordinating international EU projects. The management of the coordination work of the SURE project was challenging for the Pori City Planning, because there was no previous experience of similar projects. However, the learning experience is very rewarding. During the three years of the project, the local project coordination that was run with part-time work (1/4) gained remarkable know-how on organising project maintenance tasks, such as reporting, cost control, communications, procurement procedures and organising seminars and events, and the importance of these tasks.

Unlike in many international partner cities, the project management and implementation as a whole in Pori was carried out by the partner organisation, the Pori City Planning. This means that the experience and skills gained in the multifaceted cooperation will remain within the organisation, and can, therefore, be easily used in the future. In particular, interactive planning tools are easy to adapt in planning processes, according to local needs and different situations.

The partner meetings that were organised under the SURE project were a key method of increasing international interaction. Through the presentations and discussions held at the meetings, the partner cities also represented the working culture and approaches typical to their respective countries. At its best, the encouraging atmosphere helped the partner meetings to function as a “showcase”, displaying the profile and professional skills of each city. The representatives of cities and support groups probably got the most out of these meetings. Maintaining continuous interaction is the prerequisite for a successful network. The partners of the SURE project have also expressed their interest in continuing cooperation in the future.

At the final conference held in Eger, one of the SURE partners put the positive experience into words as follows: “Cooperation this natural and warm rarely arises in international projects.” The things learned and experienced are worth passing on.

Photos 58 and 59. Moments of inspiring conversations on the Albacete partner meeting in Spain.

Photo 60. Group photo with city partners and local support group’s members, taken in Pori, on the first day of the partner meeting in June, 2012.
APPENDIX I. References


<table>
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<td>Kolehmainen Päivi</td>
<td>Occupational health Physiotherapist, member of the City Council of Pori</td>
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APPENDIX II. The SURE Local Support Group (LSG)

The table on the previous page contains all the local support group members and substitute members. In the table below there is a list of the people having participated on the SURE project support group meetings as guests.

During the project, in the years 2010 and 2012 there were altogether 21 official local support group meetings held with 8-12 participants on average. The project events have been listed in the lower table.

With the aim of demonstrating the diversity of the local support group work, the influential members of the nuclear group have given a short summary of their background and views on the SURE project. Their introduction can be found on the following two pages.

<table>
<thead>
<tr>
<th>Events organised in Pori during the SURE project 2010-2012</th>
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Introduction of the LSG Members

Maria Aarne
Pori Blue Ribbon Association's Board,
Chairwoman

After having worked long on the field of social- and health care, I returned to my home town to join the Pori Blue Ribbon Association, which is an organization offering rehabilitation- and housing services for people struggling with substance addiction. The Blue Ribbon home is situated in the Karjaranta district of Pori, in the very centre of the SURE project target area.

The co-operation that was achieved in the project between the city, the residents of the area, different enterprises, organizations and educational institutions has provided an inspiring experience. I considered the social strengthening of the area as the most interesting topic. The residents do have power and they can open up new perspectives for the City Planning. In November 2012 I had the opportunity to get to know refreshing examples in Dun Laoghaire, the Irish SURE target area, about how strong the feeling of belonging can be in a community towards a certain area. I am happy that I could be a part of the support group activities. I would like to thank for the project organisation for it!

Mari Antikainen
Prizztech Ltd,
Development Manager

I’m responsible for a wide range of activities in Prizztech Ltd, a non-profit business counselling and development organization. The activities include international projects, regional development plans, detached assignments and process management of the company’s entire project portfolio. I have extensive experience of private and public development activities, EU-related projects and other development processes. SURE project and study visits gave me new ideas especially for community development, involvement of the third sector and potential partnerships for future projects.

Jarmo Helkiö
Karjaranta Home Owners’ Association,
Chairman

I was involved in the SURE project as the chairman of the Karjaranta Homeowners’ Association. I got to know the SURE-partners’ projects in Romania, Cyprus and Hungary. Besides, I participated in a Summer University course in Krakow, organised for URBACT project members. The SURE project provided a good opportunity to get a closer look at how the City Planning works. I do hope that with SURE we managed to increase the willingness and activity of the city residents to improve the conditions of their living area and to strengthen the feeling of social belonging. Life to Karjaranta!

Ronja Kuokkanen
Finnish Blue Ribbon, Project Planner

I work as a project development manager in the national “Third sector-driven neighbourhood services” development project (2009–2013), that is partly implemented in Pori. The project is coordinated by the Union of Blue Ribbon Associations and subsidized by the Slot Machine Association.

By planning the land–use and the utilization of urban spaces, the SURE project’s participative working method brought up issues important for the “Neighbourhood services” project. These shared issues included: networking of service providers and opening the available spaces to shared use for them. The main objective is to strengthen the feeling of community in the residents’ groups and to increase local services and community house activities. As a member of the support group I got highly inspired by these issues.

The “Neighbourhood services” project aims at those social groups being abandoned or usually discriminated by the society, like people with addiction or mental problems, the elderly, the unemployed and people living alone. The more the abilities and the resources are decreasing to manage in everyday life, the more challenging it is to access the services. We need active local communities, as the most significant work, from the point of view of improving the standard of living, is done locally. In the above mentioned project our objective is to reinforce the networking of the service providers and to increase possibilities for voluntary- and peer support group activities. I hope, that the “support group” model developed in the SURE project will be applied also in the future in a larger area context creating a discussion platform for all the actors being involved.

Anne Kärki
Satakunta University of Applied Sciences, Research Director

I act as a research director at Satakunta University of Applied Sciences (SAMK). My main responsibility areas are enhancing barrier-free environment by R&D actions and user-centered research. The aim of regional development of SAMK is to support SMEs, public sector and voluntary organisations in their actions to enhance participation for all people. My role as a director and researcher is to lead the ongoing projects and spin-off the future ones in this area. SURE project has been a facilitator of regional activities of SAMK and has involved several students, lecturers and researchers. The actions carried out have a meaning to the on-going fruitful co-operation between town and university. The studies among people (HuLA) and their involvement to the hearing and decision making process, concerning the built environment, have shown to have a major positive impact to enhance wellbeing and satisfaction of people involved.

Juha Laine
City of Pori, Head of the Employment Unit

The Employment Unit of the City coordinates the employment of youngsters and the long-term unemployed to different offices. In addition, we provide assistance for third-sector organisations in finding work force. The Employment Unit has responsibility also in promoting school-children and students being employed for summer jobs. The Youth Workshop being subordinate to the Employment Unit is located in the Pori SURE-area (the old engine shed). The Pori SURE target area is not the one with the highest unemployment rate, but there are lots of students and young job-seekers living there.

I had the opportunity to participate in the URBACT Summer University in Krakow, August 2011, as a member of the SURE support group. The event proved to be very useful as it provided me with possibilities to meet employment project managers from all around Europe.
I have been the member of the SURE project’s support group, and first and foremost the one being in charge of the collaboration with the university. Participative planning and local democracy are the issues, that are dealt with a lot also in landscape studies. The SURE project gave us perspectives about how to put theory into practice and how to establish cooperation between different organisations. It is in the interest of the university to be actively involved in the town development.

Project has provided opportunity to approach the area from the point of view of media and communication. We have studied the nature, the characteristic features and stories of Karjaranta, based on which the area has gained its reputation and its gradually forming “brand”. Me and my students in the media and communication studies have been provided an extended training package by participating in this project in the Karjaranta district.

The enterprises that I run in Karjaliha street 2: Asuntotori 24 Ltd, KM Markkinakanava Ltd and sole trader Kioski Kalevi Mäkinen. In the premises of Hostel River I work as a Cambridge Program life coach. I am an active pensioner who is not involved in any kind of pensioners associations or organisations. I have been a participant in the SURE project since it kicked off, having been motivated in improving the Karjaranta district by setting up small-size – and sole trader local enterprises. In my opinion, the development of Karjaranta should be kept going on, even though the SURE project has already terminated. The real work has just begun. All the issues and activities that were initiated during the SURE project should be further developed and kept up to make the residents satisfied and to improve the level of well-being in the district.

I joined the SURE project already in its first phase and I consider the representation of business world essential. At that time I was a board member of the Pori Entrepreneurs Association (now I undertake the duties of the chairman) and my objective is to have an impact on city planning and to make difference. As I see it, the business world has been far too under-represented in city planning projects, even if the issues have always been afterwards commented on. Due to the project, I got a rather comprehensive picture about the challenges of the city planning and the possibilities for getting involved in it. The working method, in which stakeholders are called for participation in city planning, is an inspiring way for getting things done. I had the opportunity to get those issues forward that the enterprises are affected by. Besides, I could pass on information to entrepreneurs about Karjaranta projects. Other project members, as well as the Spanish study trip provided me with new perspectives on how a city and the enterprises can be developed.

I work as a horticulturist at the Pori Street- and Park Planning Office. In the project there were new methods discovered to improve the target area’s safety and to make it more enjoyable to live in. It has of primary importance to create enough green corridor and to ensure them to be accessible. In addition, area should be equipped with planting providing protection and orientation, too. During the project, the past history of the area was brought into picture to strengthen the local identity. Stories connected to Karjaranta are about to be collected with the idea of creating a so called memory path- or park.

I work for City of Pori, as the head of the Street- and Park Planning Office in the Technical Service Centre. In the SURE project it was possible to create an atmosphere for authentic interaction with the residents of the area. The most worrying issues of the project proved to be the heavy traffic on Karjarannantie Street and the lack of parking places. Possible solutions for sorting out the problems were found together with the residents. SURE project has made proposals for the investment program of the Technical Service Centre concerning the traffic safety.

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<tr>
<td>Empty business and storage premises at the street level; residents have no meeting place; not enough local services</td>
<td>Provide more information to the residents of the area about the opportunities of temporary use. Organising informative meetings and cultural events in suitable premises (business premises in Asemapäälikönkatu Street 6). (Prepare the action 1.1)</td>
<td>An informative meeting about the exercise equipment that is installed on the Semafori area in Hankkija [1.1.1]; Pop-up photography installation; Organising a survey on the future use of the business premises [1.1.2]</td>
<td>The inhabitants of the area and entrepreneurs, potentially interested in the empty premises</td>
<td>2011 / November 2012 / February</td>
<td>Pori City Planning</td>
<td>Pori City Planning and Satakunta University of Applied Sciences</td>
<td>URBACT II SURE project</td>
</tr>
<tr>
<td>In surveys and interviews, the residents of the Hankkija and Teurastamo areas have stated that the area is densely built and there are not enough parking spaces. Business premises at the street level are unprofitable to the constructors.</td>
<td>The defects that came up in the background research will be taken into account in future land use plans. Building business premises on the street level enables a varied use of the building. (Prepares the action 1.2)</td>
<td>During the drafting stages of the &quot;Suisto Kinettelä&quot; real estate company's detailed plan project, Pori City Planning has suggested that some areas should be built as car parks. Furthermore, in addition to building rights, the possibility to build business premises should also be secured. [1.2.1]</td>
<td>Inhabitants of the neighbouring areas and residents of the apartment buildings to be built.</td>
<td>2012 autumn</td>
<td>Pori City Planning</td>
<td>Planning project of the Planning Review 2012-2014/ City of Pori Municipal budget</td>
<td>Planning project of the Planning Review 2012-2014/ City of Pori Municipal budget</td>
</tr>
<tr>
<td>Noise problems due to the busy traffic on Karjarantaanly Street and difficulties in crossing the road near Rataamastarin-katu Street</td>
<td>Toning down the traffic with speed limits and security cameras (Prepares the action 2.1)</td>
<td>A traffic camera (with a speed limit of 40 km/h) on Karjarantaanly Street near Rataamastarin-katu Street [2.1.1]</td>
<td>People living in the area or travelling through it.</td>
<td>2011</td>
<td>The City of Pori, Technical Service Center</td>
<td>The City of Pori, Technical Service Center</td>
<td>City of Pori Municipal budget</td>
</tr>
<tr>
<td>The local identity of the area is weak/unclear; the new residents do not have much information about Karjaranta’s history</td>
<td>Mapping out and recording the memory-based knowledge related to the area (Supports the action 3.3)</td>
<td>A memory walk through the Karjaranta buildings and their surroundings [4.1.1]</td>
<td>Inhabitants of the area and other people from Pori who have memories and knowledge of the area</td>
<td>2012 October</td>
<td>Pori City Planning</td>
<td>Pori City Planning and University of Turku (Landscape studies)</td>
<td>URBACT II SURE project</td>
</tr>
<tr>
<td>The new exercise equipment at Semafori is not used very much</td>
<td>The residents will get to know each other better and use their living environment more</td>
<td>An arranged workout session at Semafori square [4.2.1.1]</td>
<td>Residents of the apartment buildings and other citizens</td>
<td>2011 / June and 2012 June</td>
<td>Karjaranta Home Owners’ Association</td>
<td>City of Pori / Leisure Office and Karjaranta Home Owners’ Association</td>
<td>Employee of the Leisure Office of the City of Pori leads the session</td>
</tr>
<tr>
<td>Low level of interaction between different inhabitant groups and the actors</td>
<td>Reinforcing the sense of community and the sense of the city district</td>
<td>A marketplace event in the Pori Energia building’s parking area and in the premises of the lunch restaurant Vilki Halmi [4.2.1.2]</td>
<td>Inhabitants of the area and other people from Pori who have memories and knowledge of the area</td>
<td>2012 September</td>
<td>Pori City Planning</td>
<td>Pori City Planning and Karjaranta Home Owners’ Association</td>
<td>URBACT II SURE project</td>
</tr>
<tr>
<td>Low level of communication between actors/housing organisations etc.</td>
<td>Increasing the interaction between the various parties</td>
<td>Organising a „Mökkä” outdoor game competition [4.2.1.3]</td>
<td>Representatives of the actors in the area</td>
<td>2012 October</td>
<td>Pori City Planning</td>
<td>Pori City Planning and Satakunta University of Applied Sciences</td>
<td>URBACT II SURE project</td>
</tr>
<tr>
<td>The residents of the area’s apartment buildings do not organise recreational activities together</td>
<td>Strengthening the competence of the residents and enabling them to realise their own influencing opportunities</td>
<td>Launching a knit graffiti workshop, meetings have been organised every few weeks [4.3.1]</td>
<td>Inhabitants of the area</td>
<td>2012 September</td>
<td>Pori City Planning and Satakunta University of Applied Sciences</td>
<td>The voluntary leader of the workshop is a resident of the area who performs crafts as a hobby</td>
<td>URBACT II SURE project</td>
</tr>
</tbody>
</table>

**Summary Table of Actions / Local Action Plan for the development of Karjaranta, Pori, Appendix III**
<table>
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<tr>
<td>Empty business and storage premises at the street level, not enough local services (coffee shop, barber etc.)</td>
<td>An attempt to increase the business operations in the area. (The premises can also be used for organising courses for the residents 4.3)</td>
<td>Utilising empty business and storage facilities (Pop-up Shop pilot project) [1.1]</td>
<td>Inhabitants of the area, entrepreneurs interested in the experiment and building owners</td>
<td>2013-2014</td>
<td>Prizztech Ltd</td>
<td>Prizztech Ltd + Entrepreneurs of Port Association + City of Pori</td>
<td>Separate project funding (ERDF)</td>
</tr>
<tr>
<td>The new apartment buildings in the area are too close to each other; not enough parking spaces; the street level premises are used as apartments or as storage/ garages; no shared premises or business premises to serve the residents</td>
<td>The weaknesses and defects brought up during the SURE project will be taken into account in future land use plans and will be reported to the constructors.</td>
<td>Organising a public event in connection with the &quot;Suistob Köntäist&quot; real estate company’s detailed plan project [1.2]</td>
<td>The inhabitants of the construction district’s neighbouring areas and the potential new residents of the planned apartment buildings</td>
<td>2014</td>
<td>Port City Planning</td>
<td>The City of Pori</td>
<td>Planning project of the Planning Review 2012-2014 / City of Pori (Municipal budget)</td>
</tr>
<tr>
<td>The small-scale industry sites on Lestikatu street are not used to their full potential and the surroundings are badly maintained</td>
<td>Turning the area into a varied and colourful entity, &quot;Colour splash of Karjaranta&quot;, which combines business operations, services, living and temporary creative use. (Art events in the area as part of the action 4.2)</td>
<td>Developing the use of premises along Lestikatu street [1.3]</td>
<td>Businesses in the area and neighbouring districts, future users</td>
<td>2014</td>
<td>Port City Planning</td>
<td>The City of Pori, in cooperation with the small companies of the area</td>
<td>Planning project of the Planning Review 2012-2014 / City of Pori (Municipal budget)</td>
</tr>
<tr>
<td>Individual service providers of social and health associations have low resources</td>
<td>Shared use of space and knowledge resources through cooperation</td>
<td>Networking of service providers in the area [1.4]</td>
<td>Inhabitants of the area, groups of special needs</td>
<td>2013 onwards</td>
<td>Port Blue Ribbon Association</td>
<td>Port Blue Ribbon Association and other service providers</td>
<td>Separate project funding (ESP)</td>
</tr>
<tr>
<td>Lack of parking space in the apartment building area near Hankkija and Teurastamo</td>
<td>Assessing the possibilities for creating new parking spaces</td>
<td>Assessing the use of parking spaces and the possibility to increase their amount in connection to the Port Energia site [2.2.1]</td>
<td>The inhabitants of the area and potential companies</td>
<td>2012-2013</td>
<td>Karjaranta Home Owners’ Association</td>
<td>Karjaranta Home Owners’ Association in cooperation with City of Pori and Port Energia Ltd</td>
<td>Does not require financing</td>
</tr>
<tr>
<td>The residents feel that there are not enough parking spaces for cars near the apartment building area</td>
<td>Acquiring an assessment from an external expert on how to improve the parking space situation in the already constructed areas and on how much parking space is needed for future buildings</td>
<td>Assessment work for the parking space situation [2.2]</td>
<td>The inhabitants of the area and construction companies of the future residential areas</td>
<td>2013-2014</td>
<td>The City of Pori, / Technical Service Center (TSC) / Street and Park Planning</td>
<td>City of Pori in cooperation with the TSC and Satakunta Museum</td>
<td>City of Pori (Municipal budget) / TSC, Street and Park Planning</td>
</tr>
<tr>
<td>When constructing new buildings, the old buildings and sites related to the history of the area have not been sufficiently taken into account</td>
<td>Presenting the history of the area in a new, interesting way (by utilising the results from action 4.1 and supporting action 3.5)</td>
<td>Planning and implementation of the Memory Park and Story-Path concept [3.3]</td>
<td>Inhabitants of the area, the whole city and tourists</td>
<td>2013-2015</td>
<td>Port City Planning (in coop. with the TSC and Satakunta Museum)</td>
<td>University of Turku, course and theses works from landscape studies</td>
<td>City of Pori (Municipal budget)</td>
</tr>
<tr>
<td>Local identity of the area is unclear; the new residents do not have much information about Karjaranta’s history</td>
<td>Mapping out and recording the memory-based knowledge related to the area (supports the action 3.3)</td>
<td>Organising memory walks and discussion circles in the Karjaranta area [4.5]</td>
<td>Inhabitants of the area and other people from Port who have memories and knowledge of the area</td>
<td>2013-2014</td>
<td>Karjaranta Home Owners’ Association (in coop. with the Port Region Adult Education Center)</td>
<td>Students, University of Turku, Degree Program in Cultural Production and Landscape Studies</td>
<td>Does not require financing</td>
</tr>
<tr>
<td>No local events for all the residents of the area or the citizens</td>
<td>Increasing the interaction between different resident groups and the local actors. Making the area more familiar for all the citizens.</td>
<td>Visalising the Semafon area / (for example: events, street art ) [4.2]</td>
<td>Inhabitants of the area and other actors</td>
<td>2013 onwards</td>
<td>Karjaranta Home Owners’ Association</td>
<td>Karjaranta Home Owners’ Association (in cooperation with the associations of the area and the city’s cultural actors)</td>
<td>voluntary work / + funding from local businesses</td>
</tr>
<tr>
<td>Lack of Community Centres</td>
<td>Reinforcing the skills of residents that increase interaction and well-being, utilising the suitable premises of the area (could be connected to action 1.1)</td>
<td>Organising courses (e.g. courses on the Internet and social media for senior citizens) [4.3]</td>
<td>Inhabitants of the area, who are interested in learning new skills</td>
<td>2013 onwards</td>
<td>Karjaranta Home Owners’ Association</td>
<td>Karjaranta Home Owners’ Association (in cooperation with the Port Region Adult Education Centre)</td>
<td>City of Pori (Municipal budget)</td>
</tr>
<tr>
<td>Many unused and poorly maintained areas</td>
<td>Through shared activities, the residents will participate in improving their living environment (as a part of action 4.2)</td>
<td>Community gardens [4.4]</td>
<td>Inhabitants of the area</td>
<td>2013-2014</td>
<td>Karjaranta Home Owners’ Association</td>
<td>Karjaranta Home Owners’ Association in coop. with other associations (guidance: City of Pori, TSC / Park Department</td>
<td>voluntary work / + funding from local businesses</td>
</tr>
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**Short-term interventions, 2013-2014**
Photo 61. The view of Makasiiniranta riverside seen from the Polsanluoto Islet’s bridge displays the change of the landscape, 2010.
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<td>A portion of the building rights on the site rented by Pori Energia remains unused, Pori Energia has no need to build more or move</td>
<td>Building more premises on the site, so that it will better serve the surrounding apartment building areas and also the operations of Pori Energia, which will remain on the site</td>
<td>Making the use of the Pori Energia premises more varied, changes to the detailed plan, if necessary [1.5]</td>
<td>The inhabitants of nearby areas and the city district of Karjaranta, companies</td>
<td>2020 onward</td>
<td>The City of Pori</td>
<td>City of Pori; entrepreneurs (PPP model)</td>
<td>City of Pori + private funding</td>
</tr>
<tr>
<td>The connection from the western end of the target area over to the islet area are bad; when the new residential area [1.6] is finished, the need for improved connections will increase</td>
<td>Facilitating travelling between Karjaranta and Hevosluoto Islet with a bridge connection</td>
<td>Bridge connection (for pedestrians and cyclists) to Hevosluoto Islet [2.4]</td>
<td>The inhabitants of the area and the whole city</td>
<td>2022</td>
<td>The City of Pori (Technical Service Centre)</td>
<td>The City of Pori (Technical Service Centre)</td>
<td>City of Pori (separate funding)</td>
</tr>
<tr>
<td>The opportunities offered by the river banks are not utilised sufficiently</td>
<td>Extending the boulevard of Eteleäranta over to Karjaranta, so that many resident groups, as well as other citizens, may utilise the riverside (utilisation of results from action 3.3)</td>
<td>Extending the Raumajuova riverbank boulevard and the connected park areas from Raumansilta Bridge onwards up to the Pihlajisto Park [3.5]</td>
<td>The inhabitants and workers of the area</td>
<td>2020 onward</td>
<td>The City of Pori (Technical Service Centre)</td>
<td>The City of Pori (Technical Service Centre)</td>
<td>City of Pori (Municipal budget)</td>
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**Long-term interventions, 2020-2025**

Photo 62. (above) Bird’s-eye view photography of the target area taken by Lentokuva Vallas Ltd brings out the diversity of the area: close to the riverside gradually enlarging area of blocks of apartments, supported and sheltered housing, facilities for special groups, different services and enterprises; in the background the Pori City Hospital.

Photos 63-65. (above). Places where actions are planned to be implemented. (The specific actions are indicated by numbers in upper-right corner of the photos.)

The project is co-financed by the EU in the frame of the URBACT II programme