

TAMWORTH TOWN CENTRE SPD SCOPING PAPER

Contents

EXECUTIVE SUMMARY

- Overview of Tamworth
- Purpose of this Supplementary Planning Document
- Vision and Objectives
- Key Development Areas
- Delivery and Implementation

1 INTRODUCTION

2 PREPARING FOR CHANGE

- Previous Consultation
- Current Consultation
- The Role and Status of this Document
- Tamworth Local Development Framework

3 VISION AND OBJECTIVES

- The Vision
- Strategic Objectives

4 PLANNING POLICY & GENERAL CONTEXT

- National Context
- Local Context

5 GENERAL DESIGN PRINCIPLES FOR THE URBAN ENVIRONMENT

6 GENERAL DEVELOPMENT PRINCIPLES

- Mixed Use
- Shops
- Offices and Businesses
- Leisure and Tourism
- Community
- Housing
- Traffic and Transport
- Flood Risk
- Climate Change and Sustainable Development

7 KEY DEVELOPMENT AREAS

- Quarters
- Development Opportunity Sites
- Routes
- Public Realm
- Activity Programmes, Events, Marketing

8 DELIVERY AND IMPLEMENTATION

- Partnership Working
- Planning Obligations
- Monitoring and Review

Strategic Objectives for SPD

Strategic objectives for the development of the town centre have been identified through the consultation process, baseline research and commissioned studies. Building on those set out in the Local Plan, the strategic objectives within the Tamworth Town Centre SPD are based on:

- To encourage and facilitate the revitalisation of Tamworth town centre's economy by improving its retail and leisure offer, tourism appeal and employment base. For Tamworth's town centre to flourish, new developments are needed that will attract shoppers, draw visitors into the town centre and attract inward investment across a number of sectors.
- To ensure the delivery of sustainable and high quality development in the town centre. Any new development in the town centre should be of the highest design, construction and resource efficiency standards and respect Tamworth's unique character and setting.
- To create a high quality network of streets and spaces to provide a more attractive town centre environment. First impressions are particularly important for making a positive impact on visitors, future residents looking to move here, businesses seeking to invest in the town and shoppers coming to Tamworth
- To further develop the potential of Tamworth as a sustainable community including provision for new affordable housing and social and cultural activities.

The needs of all sectors of the community should be met whenever possible in the town centre by providing opportunities for and access to shops, services, facilities and activities. The achievement of these objectives will make Tamworth an attractive, lively and prosperous town centre that will meet the needs of all sectors of the community. Only new development that respects Tamworth's character and contributes to the sustainable revitalisation of the town centre will be permitted.

Areas for Improvement

Links

Better links to the surrounding areas including Ventura Park, Snowdome, Railway Station

Public Realm

Improvement of the public realm - street furniture, lighting, green spaces, paving

Readability

Improvement of signposting and strengthening of view axis

Offer

Improvement of culture, tourism, leisure and the evening and night economy

Vibrant and Safe

Enrich the town centre life by activities, residents and natural surveillance

Assets

Making the most of the assets like the castle, town hall, river, church and complement them with new assets

Community

Development of new housing and support for a sustainable town centre community that balances the different land uses.

Development Opportunity Sites

1. Upper Gungate
Opportunity Site with Potential for Office Development
2. Spinning School Lane
Opportunity Site with Potential for Housing, Leisure
3. Bus Depot
Opportunity Site with Potential for Eco Housing, Offices, Hotel
4. Middle Entry
Potential for Redevelopment
5. Castle Holloway Car Park
Potential for Leisure Use
6. Ankerside Centre (rear)
Potential for Leisure Use
7. Jewson Site
Potential for Office Use
8. Gungate Precinct
Potential for Retail Development
9. Assembly Rooms/Cultural Quarter
Potential for cultural and tourism uses with associated public realm improvements

Gateways

1. Upper Gungate
Potential for Redefining as Gateway into Town
2. Railway Station
Potential for Redefining as Arrival and Departure Point
3. Lichfield Street

Potential for Redefining as Gateway into Town

4. Bolebridge Street
Potential for Redefining as Gateway into Town and Leisure Location
5. Castle Grounds
Potential for Redefining and Connecting Snowdome and Borrow Pit Lake