

TOWN CENTRE CONTEXT

SOUTH DERBYSHIRE

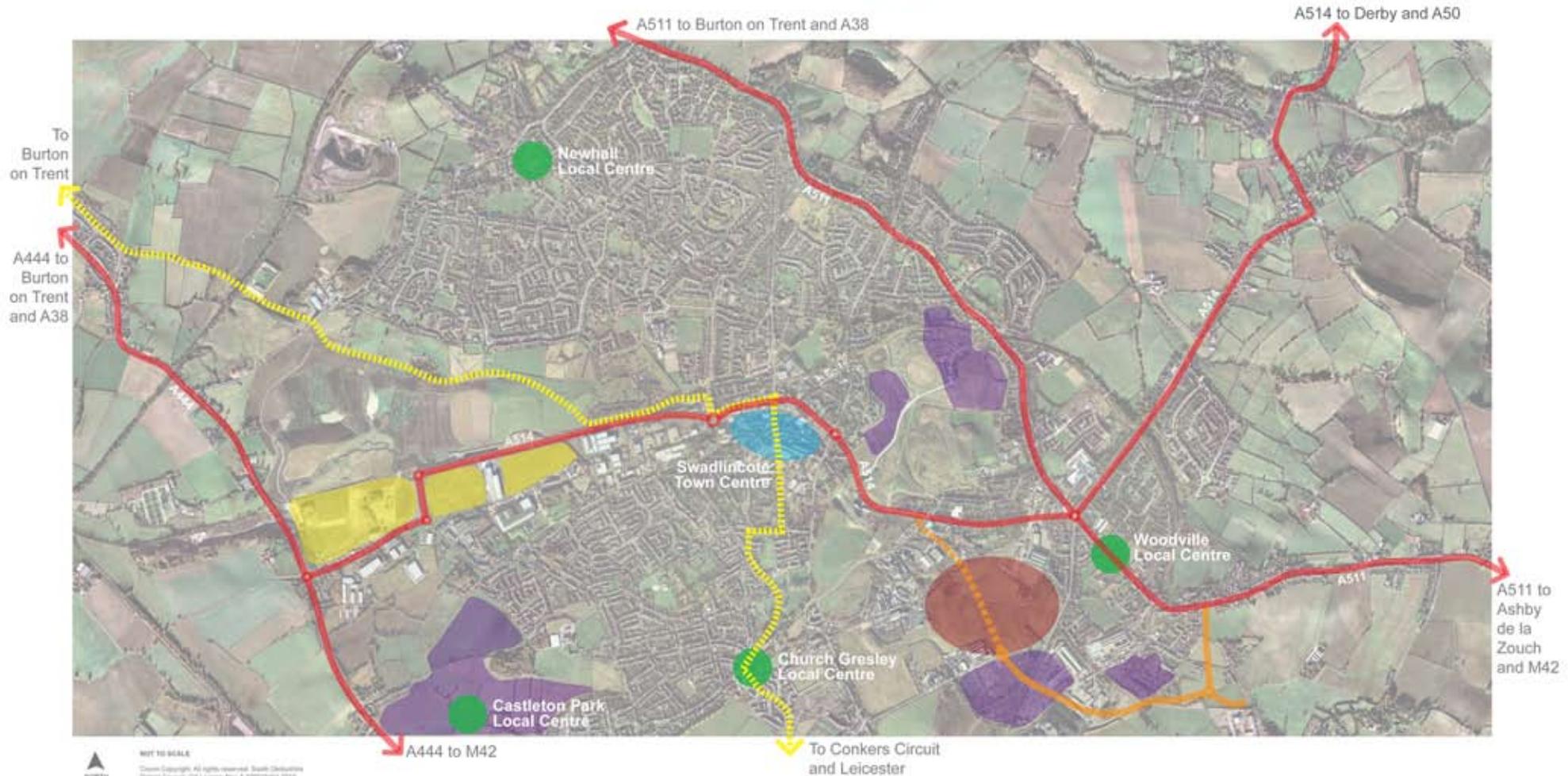
KEY

-  Green belts
-  Extent of The National Forest within the South Derbyshire boundary
- Rail links
 -  passenger
 -  freight
- Road links
 -  Road links
- Settlements
 -  Settlements
-  Trent and Mersey Canal
-  Rivers
-  Reservoirs



KEY - SWADLINCOTE

-  Woodville Regeneration Area
-  New business park
-  New residential sites
-  Swadlincote town centre
-  Local centres
-  Sustrans National Cycle Route No. 63
-  'A' roads
-  Existing relief road
-  Proposed relief road



- Major investments
- Public realm improvements including tree planting
- Enhanced frontages to buildings

New residential apartments

Enhanced bus station

New swadlincote Health Centre

New retail and food & drink development



Expanded Swadlincote Surgery

Extended Sainsbury's superstore and petrol station

Holford Court new offices and business units

90,000 sq ft

75,000 sq ft

110,000 sq ft

New Extra Care accommodation for older people

Expanded street market

Morrisons superstore & petrol station

Expanded Sharpe's Pottery Museum & Swadlincote Tourist Information Centre

The Pipeworks mixed use development (retail, cinema, food & drink, housing)

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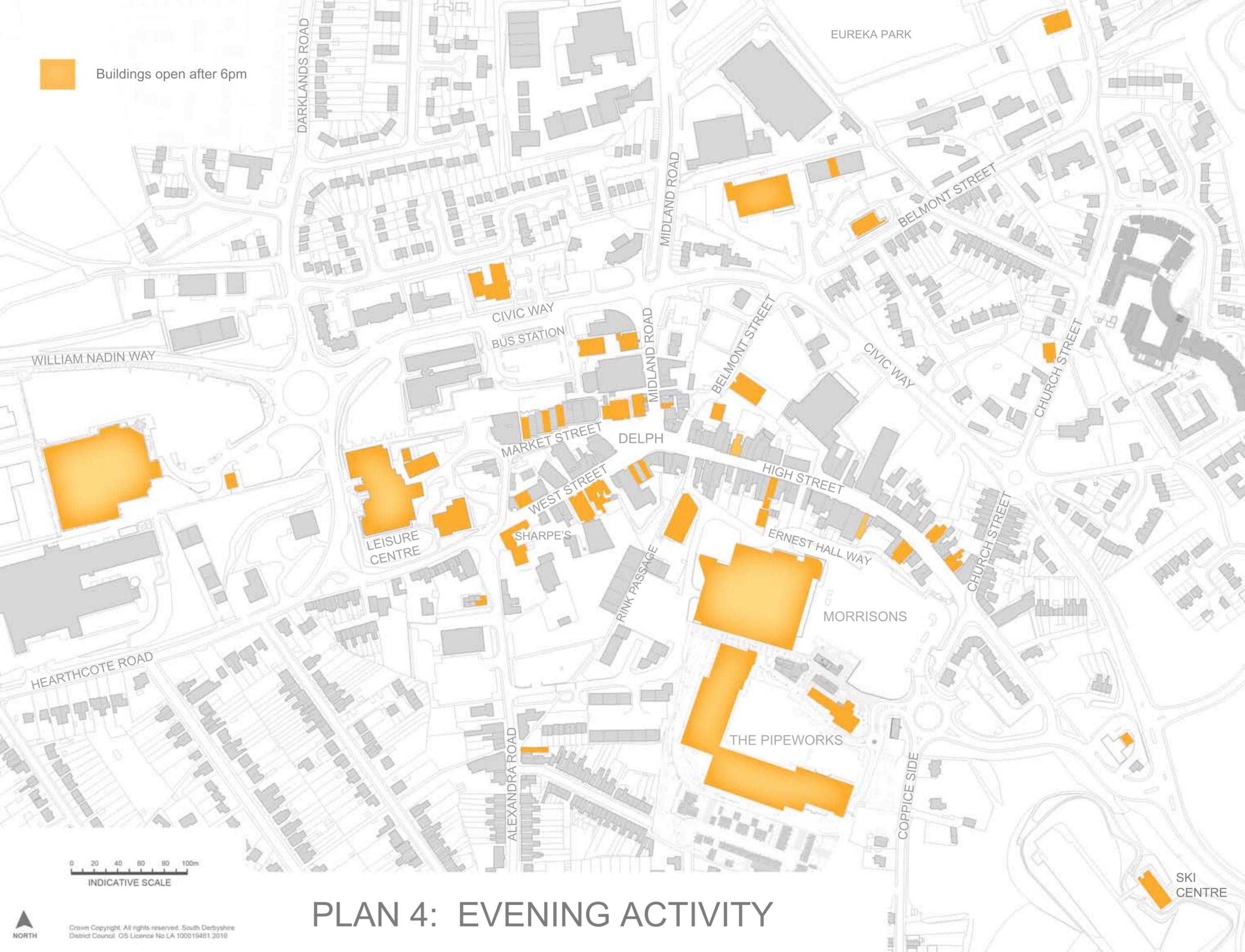
PLAN 2: MAJOR INVESTMENTS SINCE 2001



PLAN 3: GROUND FLOOR LAND USES



Buildings open after 6pm



PLAN 4: EVENING ACTIVITY

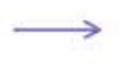


Plan 5: Views, Vistas and Landmarks

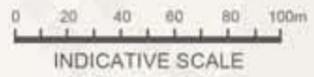
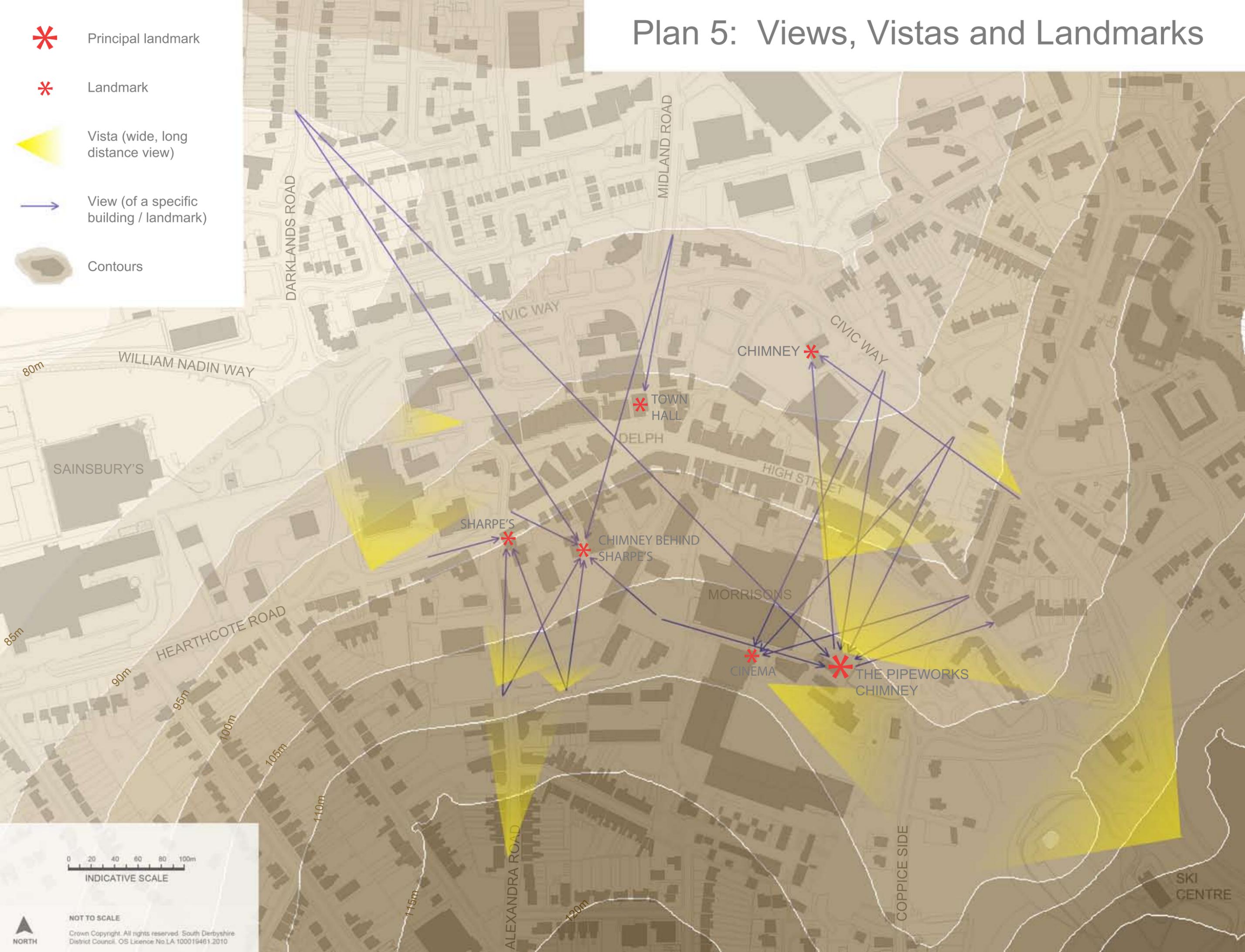
 Principal landmark

 Landmark

 Vista (wide, long distance view)

 View (of a specific building / landmark)

 Contours

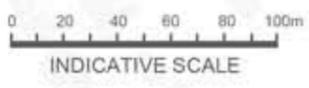


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- Conservation Area
- Listed Buildings
- Other buildings which contribute positively to the special architectural or historic character
- Areas of high archaeological potential



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PLAN 6: HISTORIC CONTEXT

- Mature / semi-mature tree
- Newly planted tree (2009 to 2011)
- Useable green spaces



PLAN 7: TREES AND GREEN SPACES



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