

CSUS: ST AUSTELL

Character area 3:

Western 'gateway'

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This sheet summarises the comprehensive assessments of character and regeneration opportunities in sections 5 and 6 of the report.

Character summary

A nodal point in the town's communications links and an entrance point to the town centre. The area is well edged by several landmark buildings and offers views into the densely grained Fore Street to the east and out to the town's river valleys and 'green-belt' to the west.

Regeneration opportunities

Reinstate a tighter urban grain

- Reduce junction mouth of Trinity Street and redevelop the important corner plot of West Hill and Truro road – opportunity for a contemporary landmark structure
- Extend the urban scale of structures from Fore Street into Trinity Street, possibly including a gateway into the regenerated Aylmer Square quarter

Create a welcoming and impressive gateway to the town

- Planned traffic calming scheme to resolve vehicle - pedestrian conflict
- Enhancement of some of the landmark structures which edge the area
- Opportunities for additional greening to link the area visually with 'green-belt' suburbs and wider landscape

Development opportunities

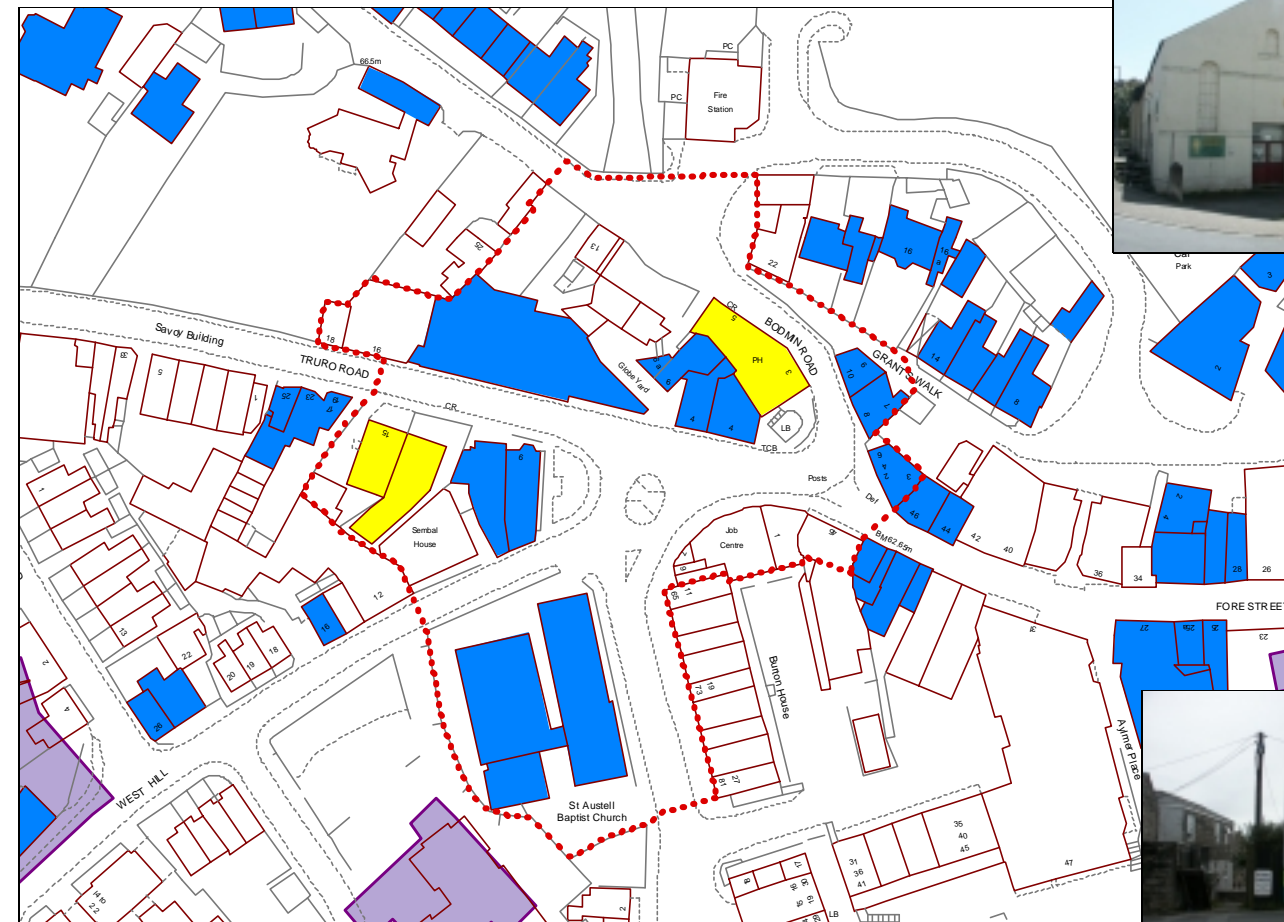
- Potential for extending secondary shopping provision through redevelopment / refurbishment of Globe Yard area



Opportunities to reinstate a tighter urban grain with the redevelopment of the important corner plot



Landmark buildings of the General Wolfe, the former Assembly Rooms and the Baptist chapel complex



Potential to enhance the gateway to Fore Street and the town centre



Globe Yard holds the potential to be an attractive commercial area of town providing an attractive link to Bodmin Road and the Priory car park

- Character Area boundary
- Scheduled Monument
- Listed Building
- Other historic building
- Other historic site

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