

6 Tiverton Town Centre Regeneration

DRAFT MASTERPLAN

Key projects

Key site 1: West Exe

Owned by MDDC. Potential for comprehensive redevelopment or property enhancement of the shops/ flats above. Wider long term development opportunities linked to West Exe car park site opposite. Potential opportunities for recreational uses on the river.

Key site 2: St Andrews street

Opportunity for riverside frontage and public access as part of the redevelopment. Currently being progressed.

Key site 3: Town Hall

Owned by Tiverton Town Council. Opportunity to enhance as events/ cultural venue, including an element of commercial space with new public square and gateway.

Key site 4: Beck Square Car Park

Owned by MDDC. Opportunity for mixed-use development, residential accommodation and restaurant/cafe.

Key site 5: Southern Gateway

Partly owned by MDDC. Potential to improve public realm and provide mixed-use development with bars and restaurants, offices and housing.

Key site 6: Bus station

Owned by MDDC. Potential long term redevelopment/ relocation of the bus station to be investigated.



Key sites 7/8: Phoenix Lane

Potential cinema expansion with new entrance to Fore Street and Phoenix Lane. Opportunity for residential development with restaurants and cafes on the ground floor to complement the cinema. New and enhanced public spaces linking to the planned hotel and multi-storey car park.

Key site 9: The Market

Owned by MDDC. Incentives needed to attract people and traders back to the Market with regular events/late night opening. Potential future role and use as food & drink/ arts and crafts hub. Support proposals in current action plan for the Market.

Key site 10: Private land

Long term redevelopment opportunity to further enhance the Market area.

Key site 11: Private car park

Potential for comprehensive redevelopment with land to the north to provide housing development in the town centre.

Key site 12: Northern car park

Owned by MDDC. Opportunity for rationalisation of car park and creation of an improved public realm as part of wider Market area redevelopment.

Key site 13: Private garage

Opportunity for future redevelopment as part of Market Walk.

Key site 14: Market Walk

Owned by MDDC. Redevelopment opportunity as a food and retail hall with improved frontages to Bampton Street and the Market.

Key site 15: Market Walk South

Potential for relocation of public toilets and creation of a new street with small craft workshops and retail/ exhibition space linked to the Market.

Key site 16/17/18: Private land

Long term development opportunities within the town centre to bring forward for development.

Various locations

Opportunity to create a new, inviting coach drop off/ pick up point.