

Appendix 2 : Town Centre Fringe Sub Areas

Table 3.2.1: Town Centre Fringe Sub Areas – proposed mix of uses and phasing

Sub Area	Employment Uses	New Homes (H)	Other uses	Timing of delivery		
				2011-2016	2016-2021	2021-2026
Area 1: St. Cuthberts Way South	12,000sqm (B1) office space	0	Green infrastructure Leisure/cultural Car parking?			
Area 2: Bank Top Station West	2,000sqm office/workshop/atelier (B1/B2)	80	Car parking?		H	H
Area 3: Borough Road	6,000sqm office/workshop/atelier (B1/B2)	30	Green infrastructure			H
Area 4: Valley Street South	6,000sqm office/workshop/atelier (B1/B2)	130	Green Infrastructure Retail Leisure/cultural		H	H
Area 5: Valley Street North		200			H	H
Area 6: John St/ Eastmount Rd		300			H	H
TOTAL	26,000sqm	740				

H – indicates new housing delivery

