



6. Strategic Development Areas

Having undertaken detailed analysis of Hinckley Town Centre, seven key strategic development areas were identified:

Area 1: Stockwell Head/ Concordia Theatre

The Masterplan identifies this area for potential mixed use development including high density residential, retail, commercial creative industry and live/work accommodation. It has also been identified as a location for a new consolidated car park and potential 5 screen cinema development.

Area 2: Atkins Factory

The Masterplan identifies this area for potential mixed use including residential, live/work and office/studio space for Creative Industries.

Area 3: Britannia Centre/ Castle Street

The Masterplan identifies this area for potential mixed use development including primarily retail and leisure uses incorporating new 5/6 screen cinema. There is also the opportunity to provide residential above retail premises overlooking Castle Street and the new arcade.

Area 4: Land North of Mount Road

The Masterplan identifies how this area could be redeveloped to provide a new Leisure Centre overlooking the park.

Area 5: Leisure Centre

The Masterplan identifies how this area could accommodate new residential development and basement car parking, providing an alternative location can be identified for a new Leisure Centre.

Area 6: Rugby Road, Hawley Road

The Masterplan identifies the potential for mixed use development incorporating new residential and commercial development providing a new gateway to the town centre.

Area 7: Railway Station, Southfield Road

The Masterplan shows how this area could be redeveloped for mixed use development incorporating new residential and commercial development. This area has also been identified as a potential location for a new consolidated car park.

Area 8: Bus Station, Brunel Road

The Masterplan identifies how this site could be redeveloped to include new Council Offices, a Supermarket, Conference and Community Facilities and an improved bus station.

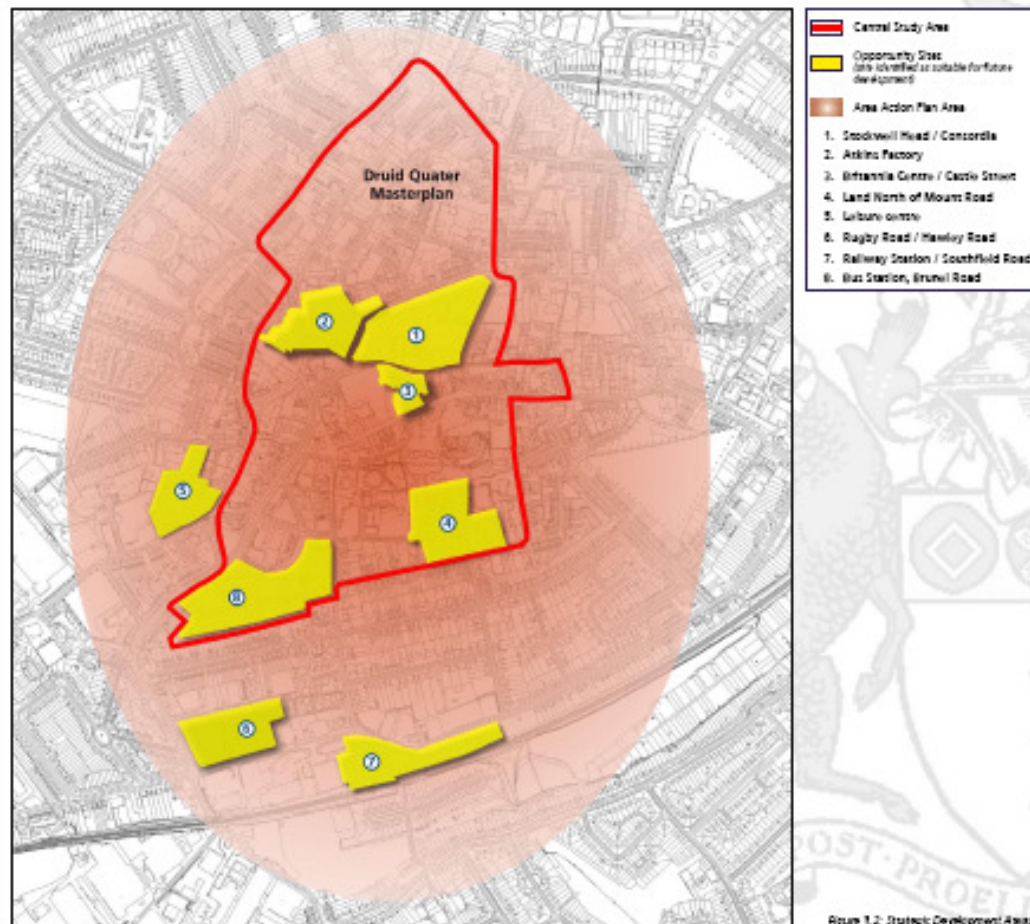


Figure 1.2: Strategic Development Areas