

**St Austell Town Centre Revitalisation Partnership  
Tuesday 26<sup>th</sup> July 2022 – 9.30am**

**Hybrid Meeting:**

- **Council Chamber, 39 Penwinnick Road, St Austell, Cornwall, PL25 5DR**
- **TEAMS**

**Attendees:**

Democratic: Deborah George (TC), Malcolm Brown (TC), Crystal Pearce (TC) (TEAMS) (part of the meeting).

Voluntary/Community: Sandra Heyward (Market House) (CHAIR).

Business: Dale Lovatt (Business Improvement District), Neil Woodward (South-West Financial Services), Peter Moody (St Austell Print), John Watkins (Running Hare Investment Management), Miles Lovegrove (Fluid Branding).

Advisors: Mark Ellis (CC) (TEAMS), Sara Gwilliams (TC); Bill McCardle (TC), David Pooley (TC).

Also in attendance: Mike Hawes, Mei Loci

**Welcome**

Sandra Heyward (Chair) welcomed everyone to the meeting.

**Apologies for absence**

Apologies for absence were received from: Richard Pears (CC), Chris Sampson (Community); Rev Howard Flint (Holy Trinity Church); Caitlin Lord (CC), Mark Lewis (Lewis Estate Agents), Dr Stewart Smith (NHS), Rachel Smith (CC), Steve Double (MP), Jordan Rowse (CC), Louise Wood (CC), Anne Double (CC) and Steve Facer (CC).

**Minutes of the meeting dated 28<sup>th</sup> June 2022**

The minutes of the meeting dated 28<sup>th</sup> June 2022 were accepted as a correct record.

**Actions from the minutes dated 28<sup>th</sup> June 2022**

Mr Hawes has prepared a presentation for the partnership to consider and a summary of the town centre walkabouts will be issued shortly. Inclusive St Austell have met to consider Output 2 of the revitalisation project.

Mark Ellis advised that Cornwall Council's preferred site for the Health and Well being Hub is Carlyon Road and that St Austell Healthcare is aligned with this current thinking.

Dale Lovett explained that the BID is reluctant to issue a timetable of events as it may become dated and suggested that partners refer to the BID website which is regularly updated.

Bill McCardle advised that he had not yet contacted Sky School.

### **Mr Mike Hawes – Mei Loci**

Mr Hawes advised that following stakeholder consultation he had put together a draft plan of key projects which he hoped reflected the comments/views put forward so far. He advised that he would like both positive and negative comments on the ideas so far and would be happy to take questions during the presentation.

Mr Hawes outlined conceptual ideas for the following key areas:

#### Fore Street/Truro Road/Trinity Street

##### Truro Road

- Visual gateways to the town
- General Wolfe – derelict building
- Narrow road/pavement

##### Options

- Remove building to widen the road (could be difficult due to historic nature of the building)
- Re-purpose building and area around it to create arts/café space
- Instal 2/3 pedestrian crossings to link Truro Road and Bodmin Road with Fore Street

##### Priory Car Park

- Gateway to the town
- Potential location for EV charging points
- Potential location for the hire of Electric Bikes
- Potential location for a Kiosk Information point
- Potential for a better pedestrian route into Biddicks Court via Grants Walk

##### Old Fire Station Site

- Potential for residential dwellings/retail
- Height restrictions due to Conservation Area
- Current access issues
- Potential location for a pedestrian crossing to link with the town centre

##### Biddicks Court

- Current mixed use of vehicles, pedestrians and deliveries
- Backs of Fore Street buildings not aesthetically pleasing

## Opportunities

- Demarcation of vehicles and pedestrians
- Potential to create a vista to the town centre by re-purposing key buildings
- Potential to clad buildings that are not aesthetically pleasing

## Trinity Street

- Widen public realm to allow tables and chairs
- Green the area
- Green/light the wide steps into WRP from Trinity Street

## Old Vicarage Place

- Explore the potential for a roof terrace on top of the old car park at Old Vicarage Place
- Winter Garden/Leisure facilities
- Little disruption to the town during construction

## Duke Street/South Street

- Create better traffic/pedestrian flow utilising one way systems, better pedestrian connectivity and open space

## Market House/Church

- Create better traffic flow utilising a one way system around the church
- Potential for piazza area outside of the Market House

## Post Office Site

- Planning permission granted for the site
- Potential for better public realm in the area
- On the cycle network – potential area for an information point

## High Cross Street Car Park/Old Police Station Site

- Large site in private ownership
- Positive usable space with good access
- Could be considered for a Health and Well Being centre or Education Centre

## High Cross Street/Station

- Conflicting space at the entrance to the station
- Potential for a key information location
- Lockable bike units

The Chair thanked Mr Hawes for his very comprehensive presentation and invited comments from the partnership. Comments received were:

- The Partnership generally welcomed the potential to create public open space and suggested that interpretation is needed for the recently installed art work;
- Very supportive of the potential for a roof top terrace
- Reservations about re-configuring/removing buildings particularly if it means displacing a business that cannot be re-located;
- General support for removing unoccupied low value buildings to create a vista/open space
- The need for quick wins
- Mixed views with regard to the General Wolfe building and the surrounding area;
- The need for any Biddicks Court improvement scheme to continue to allow service vehicles into the area;
- Support for cladding buildings in Trinity Street to improve aesthetics.

Mark Ellis expressed a view that the project is progressing well and that Cornwall Council is ready to help and support projects as they progress.

The Chair thanked everyone for their comments and suggested that if anybody had any further comments or suggestions, they should be sent to Mike Hawes within the next 7 days.

### **Project Update (BM/DP)**

Bill McCardle advised that over recent weeks he had been working closely with Mike Hawes and Inclusive St Austell and Shop Mobility.

St Mewan primary school has completed a contributory project which was passed to Bill McCardle at a presentation in the school on 21 July. Other primary and secondary school projects will be completed in September. The BID is leading on a skills survey through a mailed and online questionnaire which began on 25 July. Discussions on local skills needs and requirements have taken place and are ongoing with the Jobcentre, Federation of Small Businesses, Chamber of Commerce and the Isles of Scilly & Cornwall Enterprise Partnership. Bill McCardle is following up with Cornwall College St Austell for their contribution. Mei Loci has access to all activity.

David Pooley advised that Mr Hawes was due to attend the Town Council meeting that evening to provide an update to Town Councillors. He added that Town Councillors are currently trying to engage with Cornwall Council about the future of the Penwinnick Road site and that a planning application will shortly be submitted by Home Bargains for a store on the former lab site at Pentewan Road. There is S 106 money attached to this application for town centre improvements.

### **Cornwall Council – Health and Well Being Hub**

Mark Ellis advised that consultants have advised that centralising the surgeries into a single site would be beneficial and that further work is being done to take this forward.

## **Cornwall Council – Levelling Up Fund**

Mr Ellis advised that Inner Circle consultants have been appointed to look at the Levelling Up Fund bids and that due to a lack of suitable schemes, St Austell has been withdrawn from the current round of bidding. It is hoped that St Austell will be included in Round 3 of funding. He added that the Mid Cornwall Metro bid is still progressing. It was noted that any Levelling Up Fund bid needs the full support of the MP.

## **Code of Conduct/Register of Interest**

Sara Gwilliams asked Mr Woodward and Mr Lovegrove, as recently new members of the group, to each complete a Code of Conduct/Register of Interest Form.

## **Financial Update**

Bill McCardle advised that £26,500 had been spend against the total budget of £140,000. The project was on target in terms of both budget and time.

## **Any Other Business**

The Chair advised that following a question at the previous meeting, Mr Facer had confirmed that the planned work on the A30 link road is unchanged and that the complementary traffic management measures will be confirmed once the new road is operational.

She also advised that Ann-Marie Rogers had resigned from the partnership as she feels unable to commit the time to it that it requires.

**Action: A formal note of thanks to be sent to Ann-Marie.**

**Action: Voluntary/Community Sector members to consider a new member.**

Councillor Brown advised that the Town Council had been consulted on a proposed pavement licence for the Market House café and that Members had given it their full support.

## **Date of Next Meetings**

The next meeting was noted as Thursday 1<sup>st</sup> September, 9.30am. Venue to be confirmed.