

PLACE Analysis

Key Messages

Summersdale



- Summersdale is considered a green and leafy neighbourhood
- The footpaths around the fields and countryside are quite a community hub.
- Signs and street furniture are probably about right.

POSITIVE

East Broyle

- Entirely residential.
- The village green on the entrance holds events and is used for picnics, football, running, dog walking, sunbathing etc.
- Large plot sizes make the area desirable. Extensions are popular. They add variety but reduce open green space.

The Pallants

- There are some significant views which need to be preserved. Most important amongst these are the view of the cathedral looking along West Pallant.
- The built environment is generally of good quality and is entirely urban in character. Virtually all of the buildings in the Pallants are listed.
- It is perceived as the heart of the city and there are often guided tours of the Pallants.

West Walls

- Organic growth and natural change over the centuries have ensured a good land mix in the area.
- The lack of front gardens a strong feature.
- There is a well-placed and very well used bench on the North side of the roundabout.
- The area is well served for cultural venues.

Westgate

- One of the major attractions of Westgate is the leafy character of the neighbourhood.
- The diversity of family dwellings with their well-established gardens adds significantly to the character
- St Bartholomew's church and its churchyard is an important historic feature with potential for reuse for cultural/community purposes.

New Park Road Area

- There is a good mix of older and new buildings sensitively designed to fit in with the character of the city.
- The mix of garden areas/ playing fields with residential homes fits very well.
- Green spaces are well connected, albeit with the A286 running between them.

Arun Park Estate

- Florence Park (just to the west of Arun Park estate) is a very useful resource for the eastern edge of the city. It is well used with a good range of equipment.
- The old and attractive reception building to the south of Arun Park Estate could be kept when this area is developed as a residential area and become a community centre.

Newtown

- Newtown is an attractive urban, mainly historic landscape with a mix of styles and sizes. It is enhanced by mature trees.
- There are alleyways and arches in Newtown and the Pallants that provide interest.
- Many visitors examine the houses carefully and can often be heard saying "Isn't it lovely here".

Southern Gateway

- The area's open space is the canal basin and the canal as far as the A27 - it is our 'village green'.
- There is a helpful community spirit but no community centre. We need a centre which meets our needs.
- Front gardens of dwellings have a mix of walls, fences, hedges and plantings. This mixture works well and avoids an enforced uniformity of style.

Whyke

- The north of Whyke has the Amphitheatre which has open green space that is used for picnics, dog walking etc.
- There is a potential for events to take place in Florence Park.
- People seem to enjoy living in the Whyke area. It is perceived as a good place to live.

