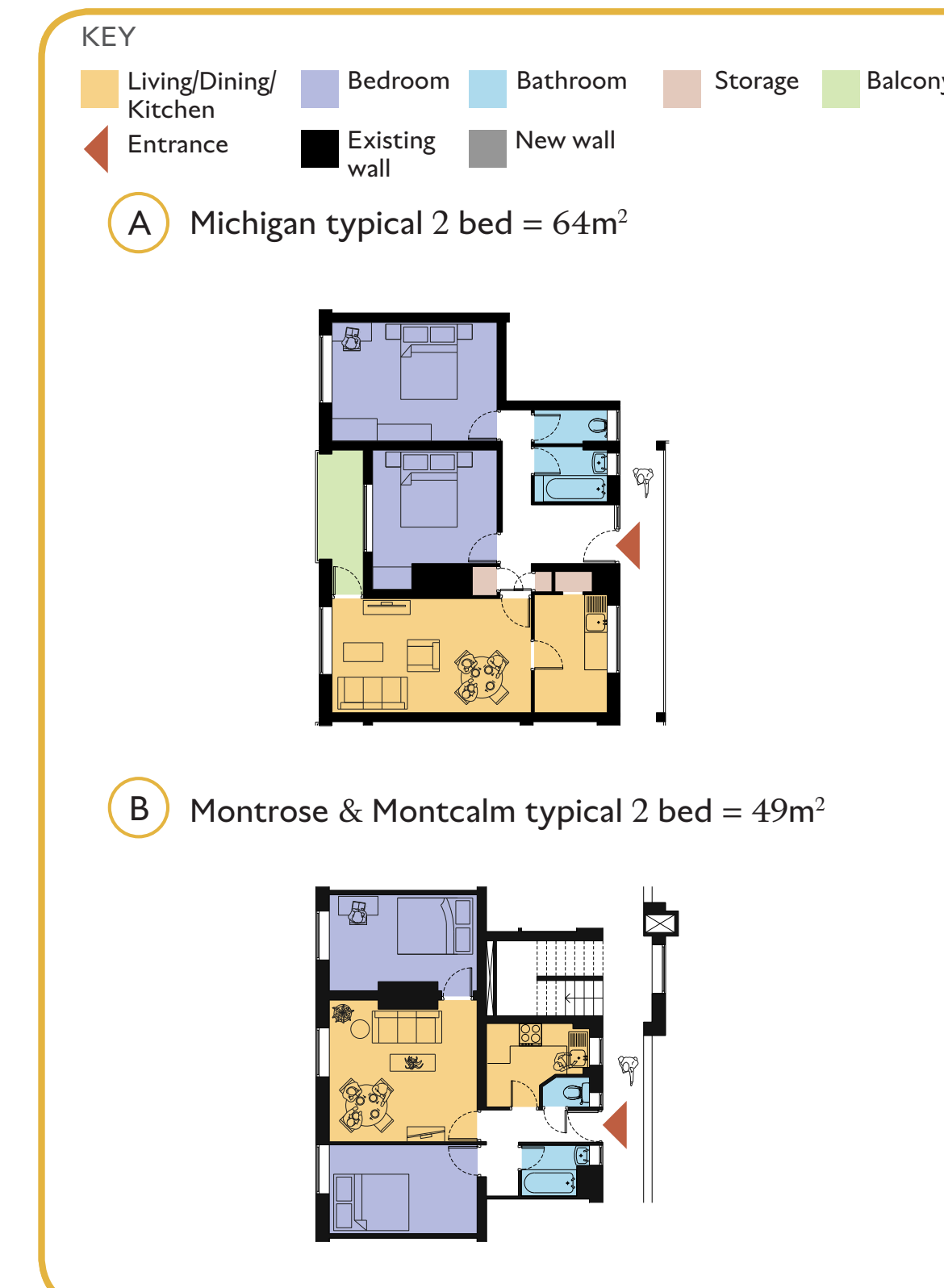
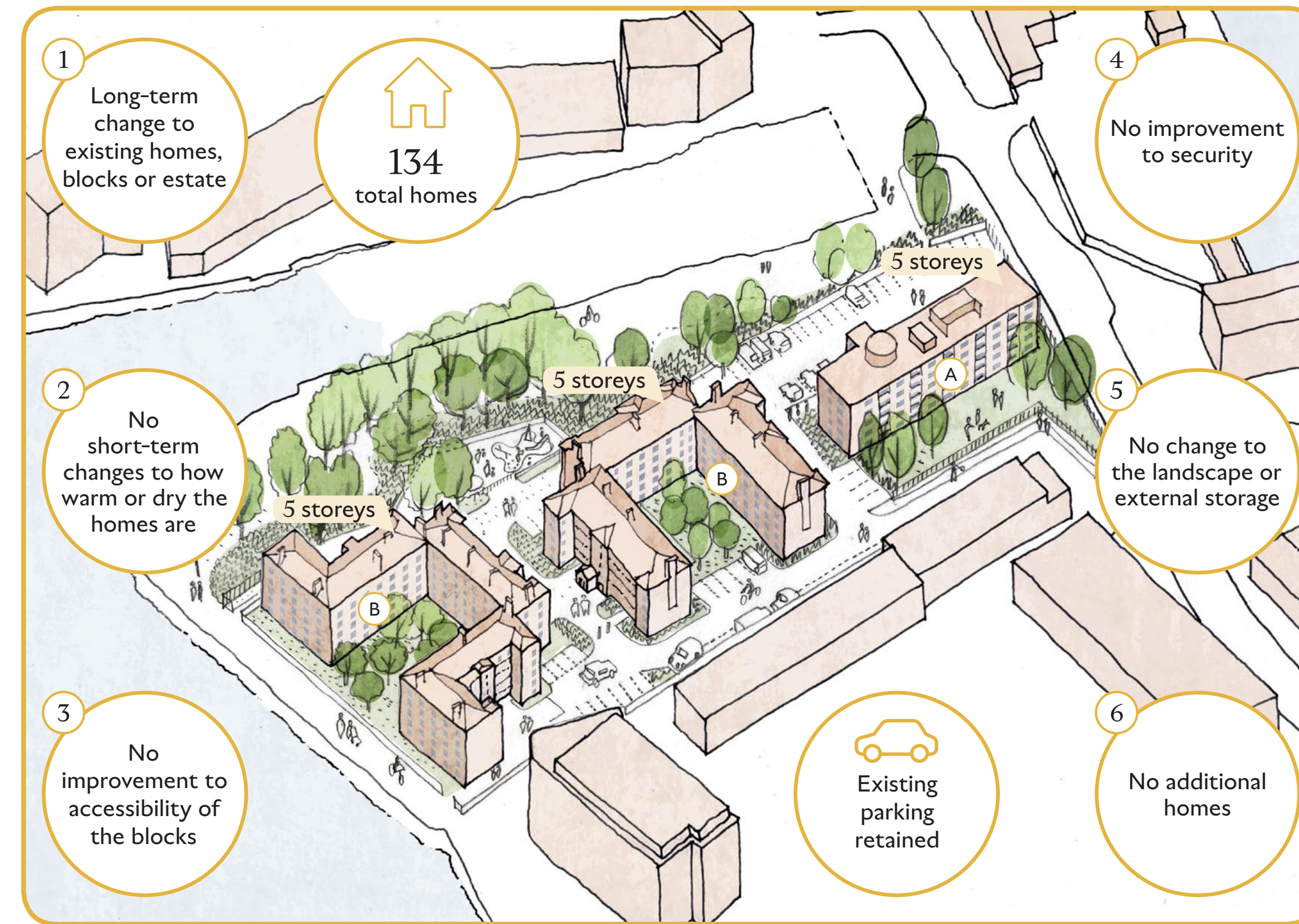
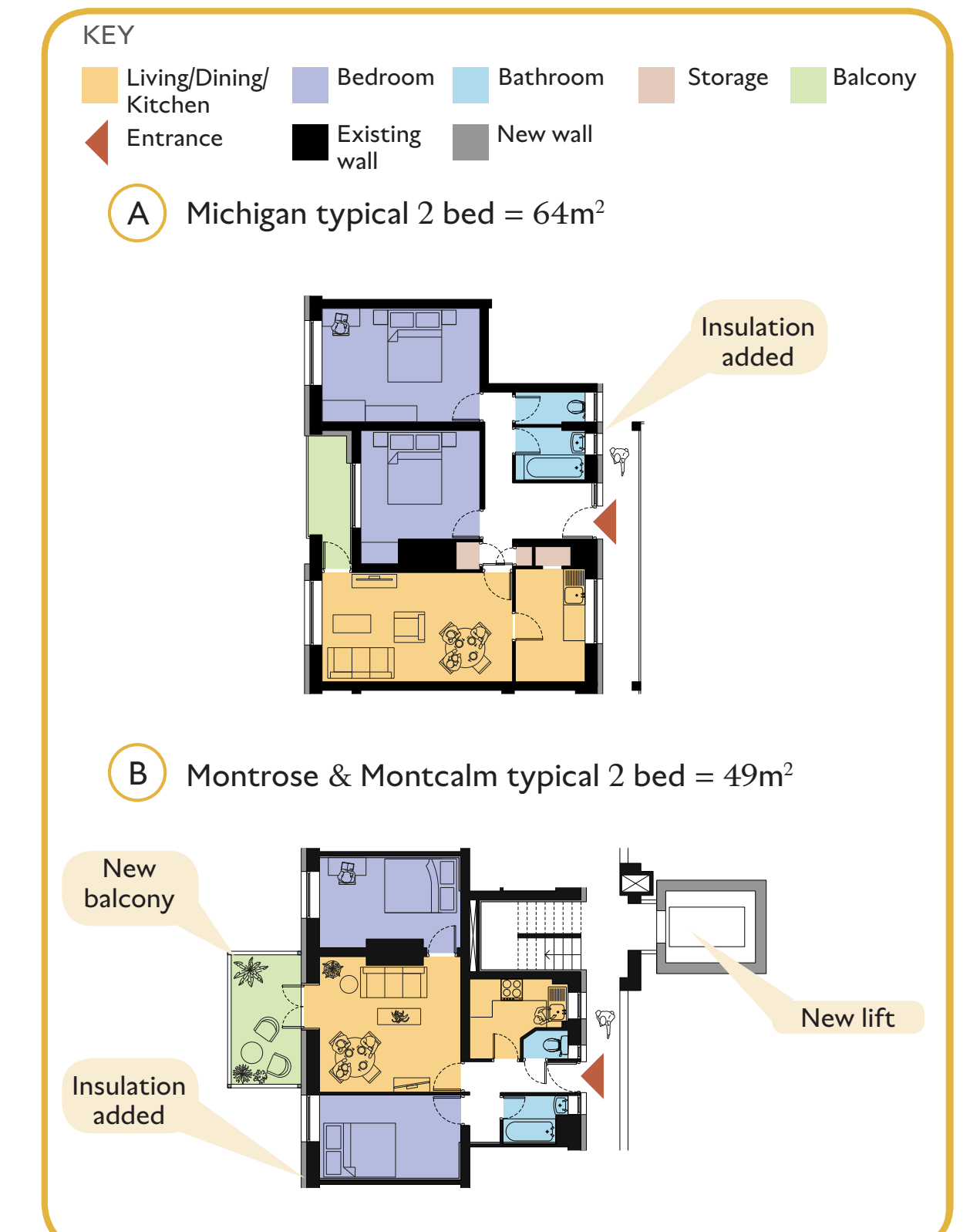
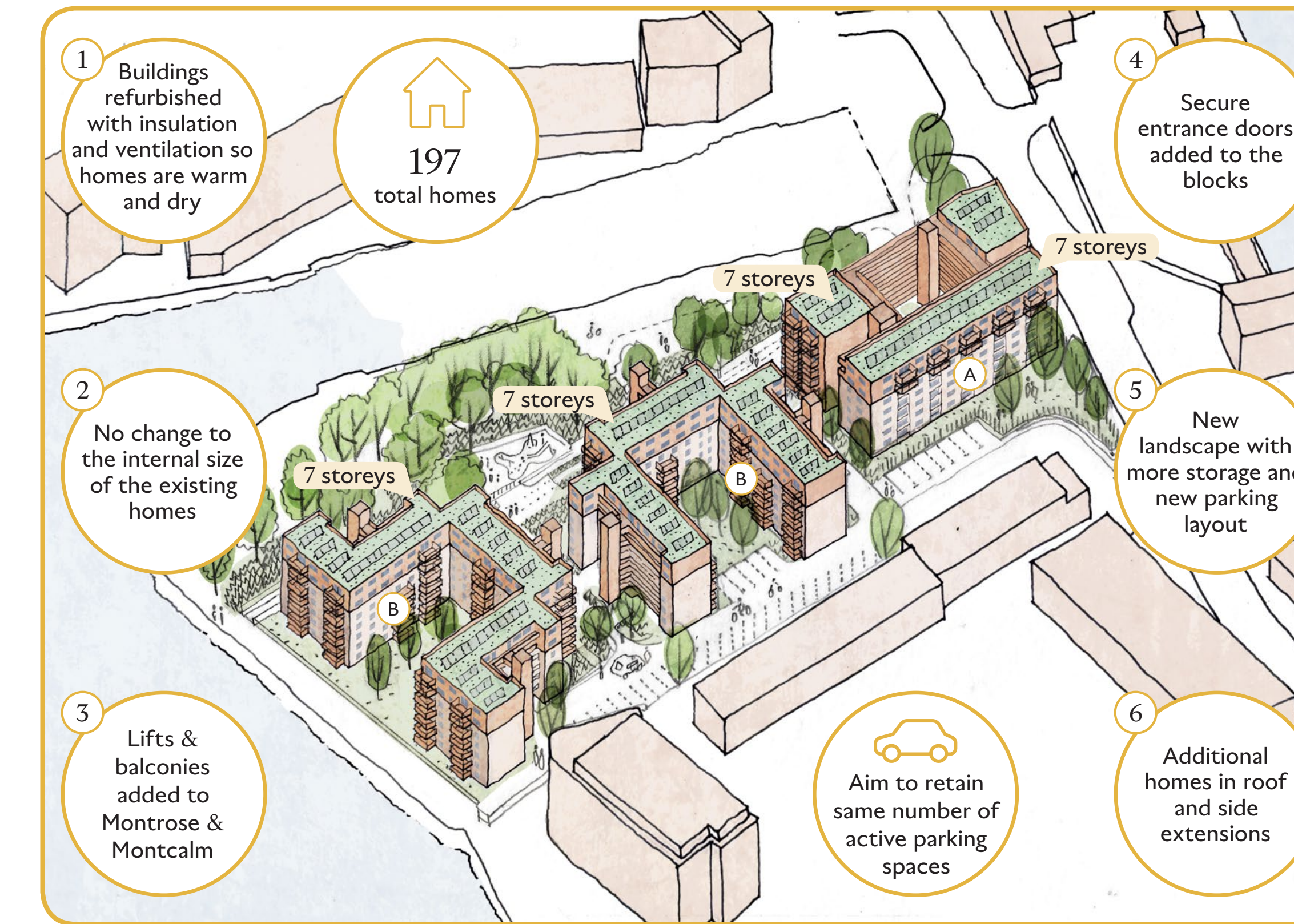


DESIGN OPTIONS

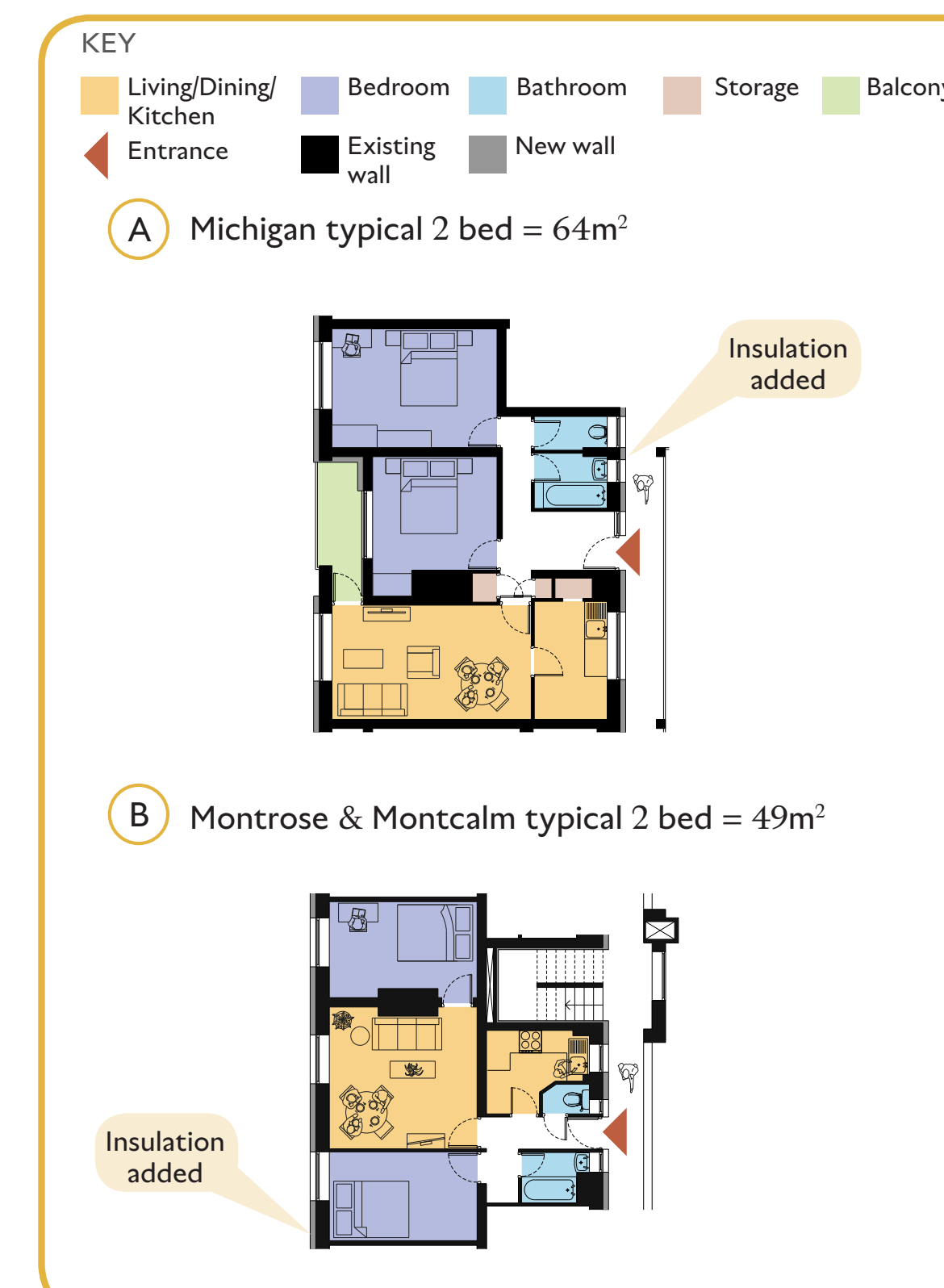
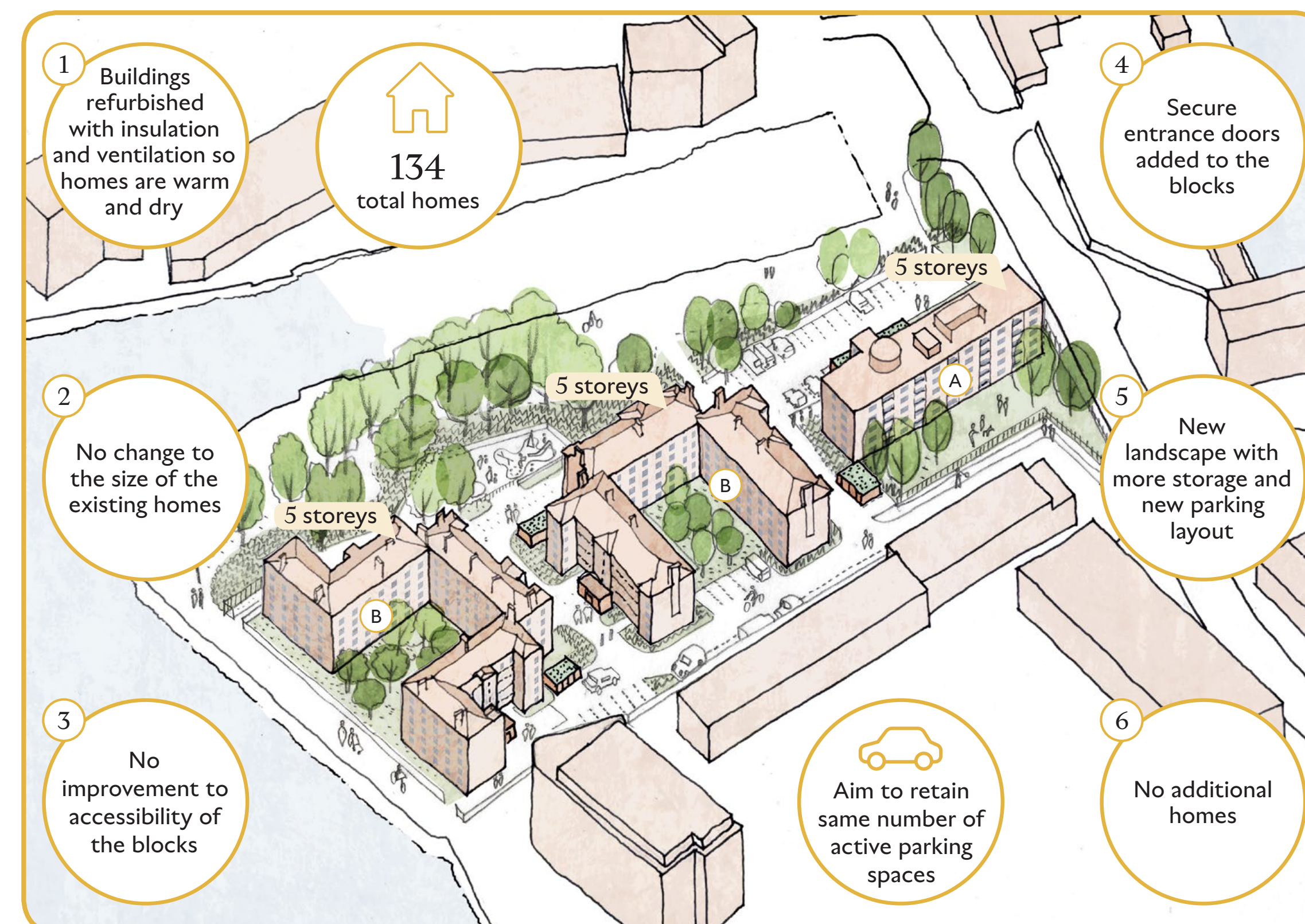
OPTION 1



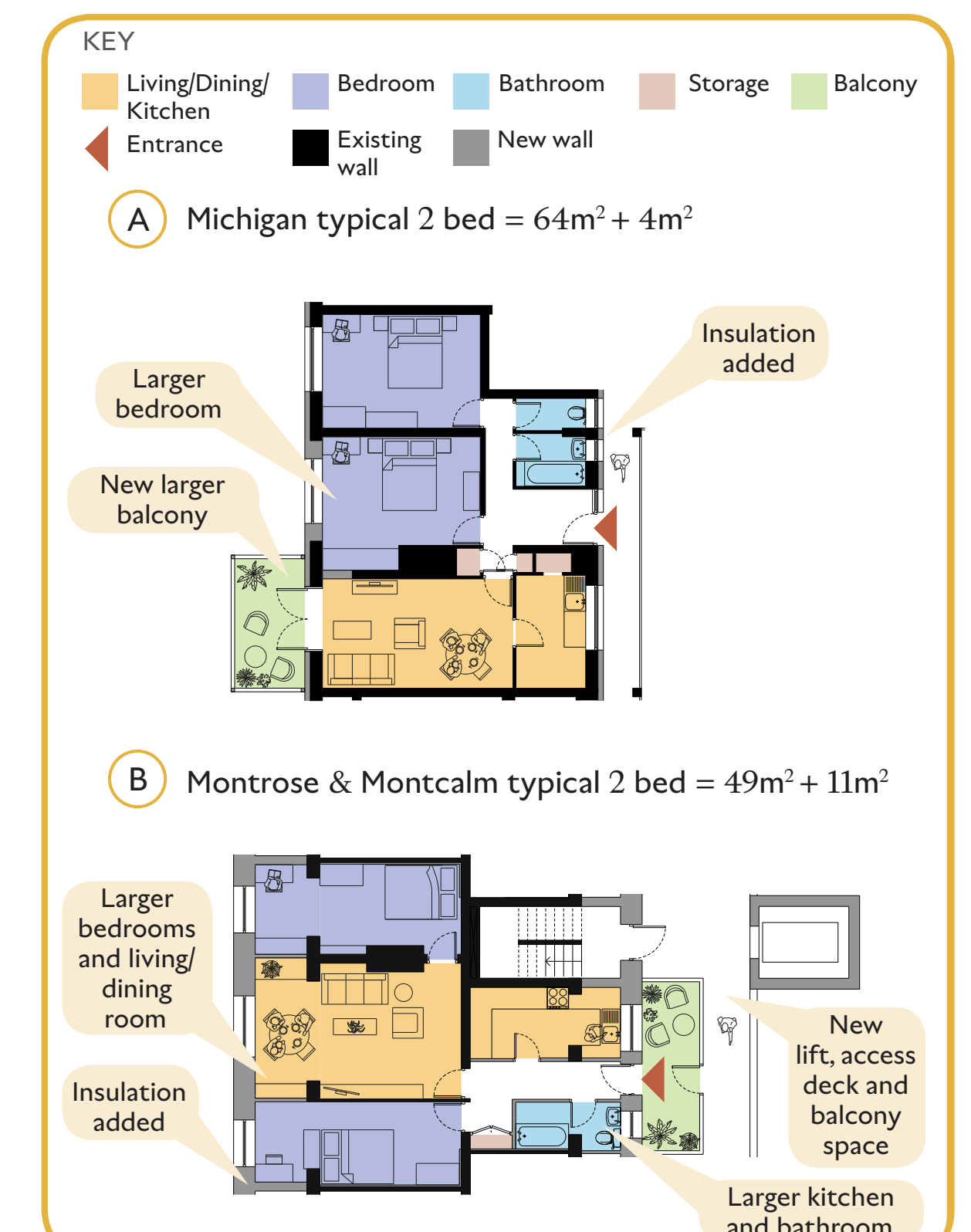
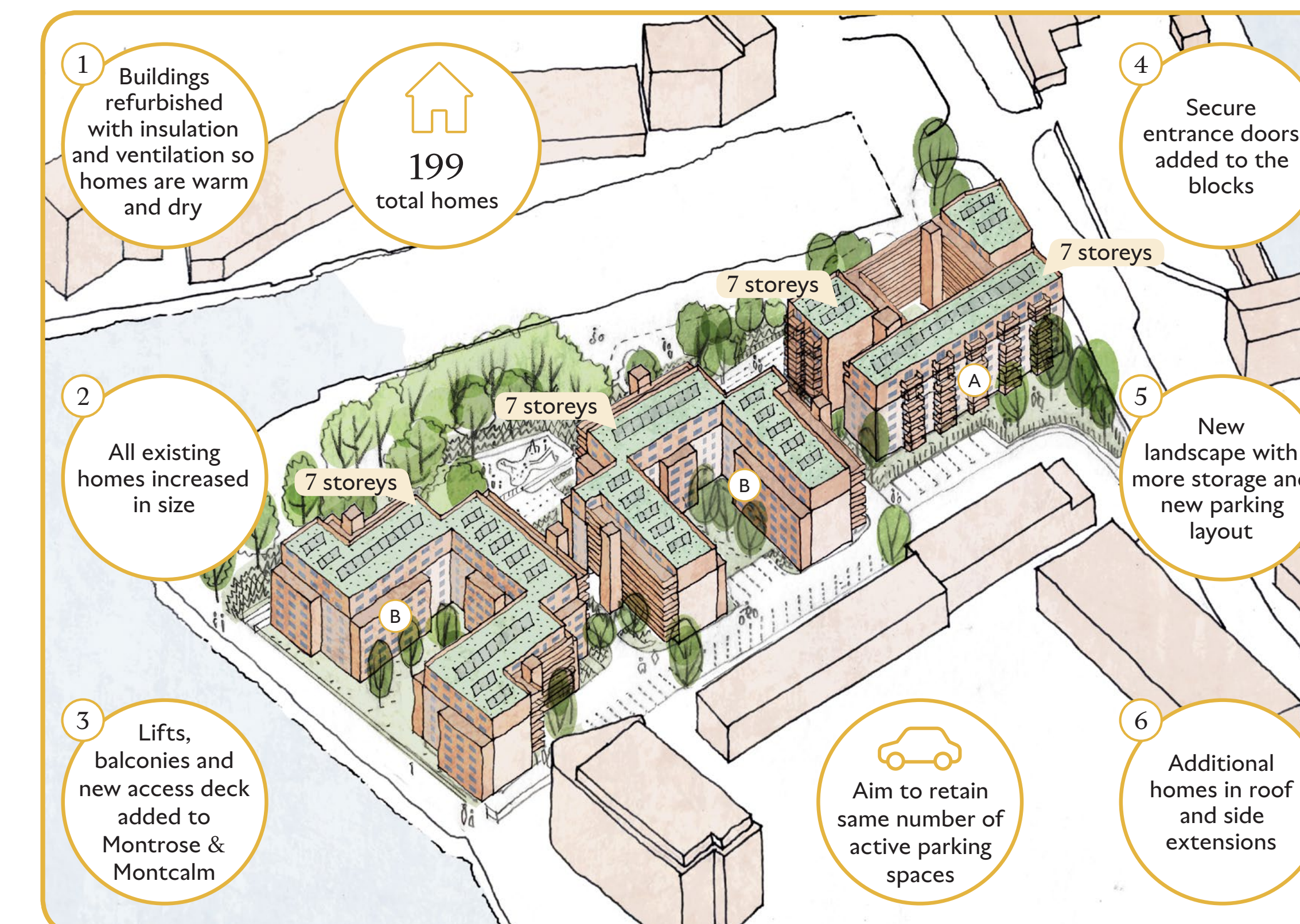
OPTION 3A



OPTION 2



OPTION 3B



EXAMPLES OF REFURBISHMENT AND LANDSCAPE IMPROVEMENTS



Example of improved landscape



Example of new storage



Example of new security door to each block



Before After
Example of external insulation

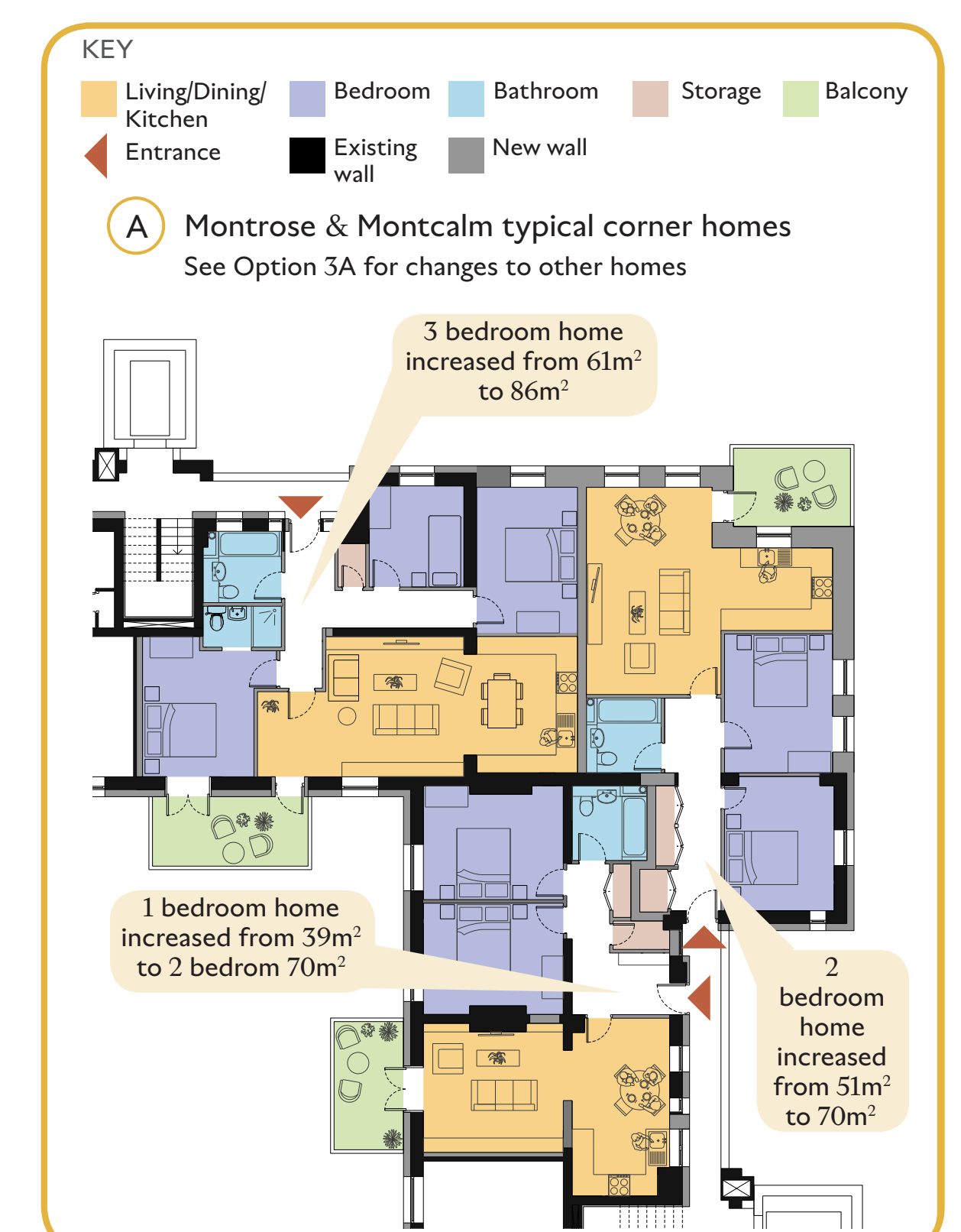
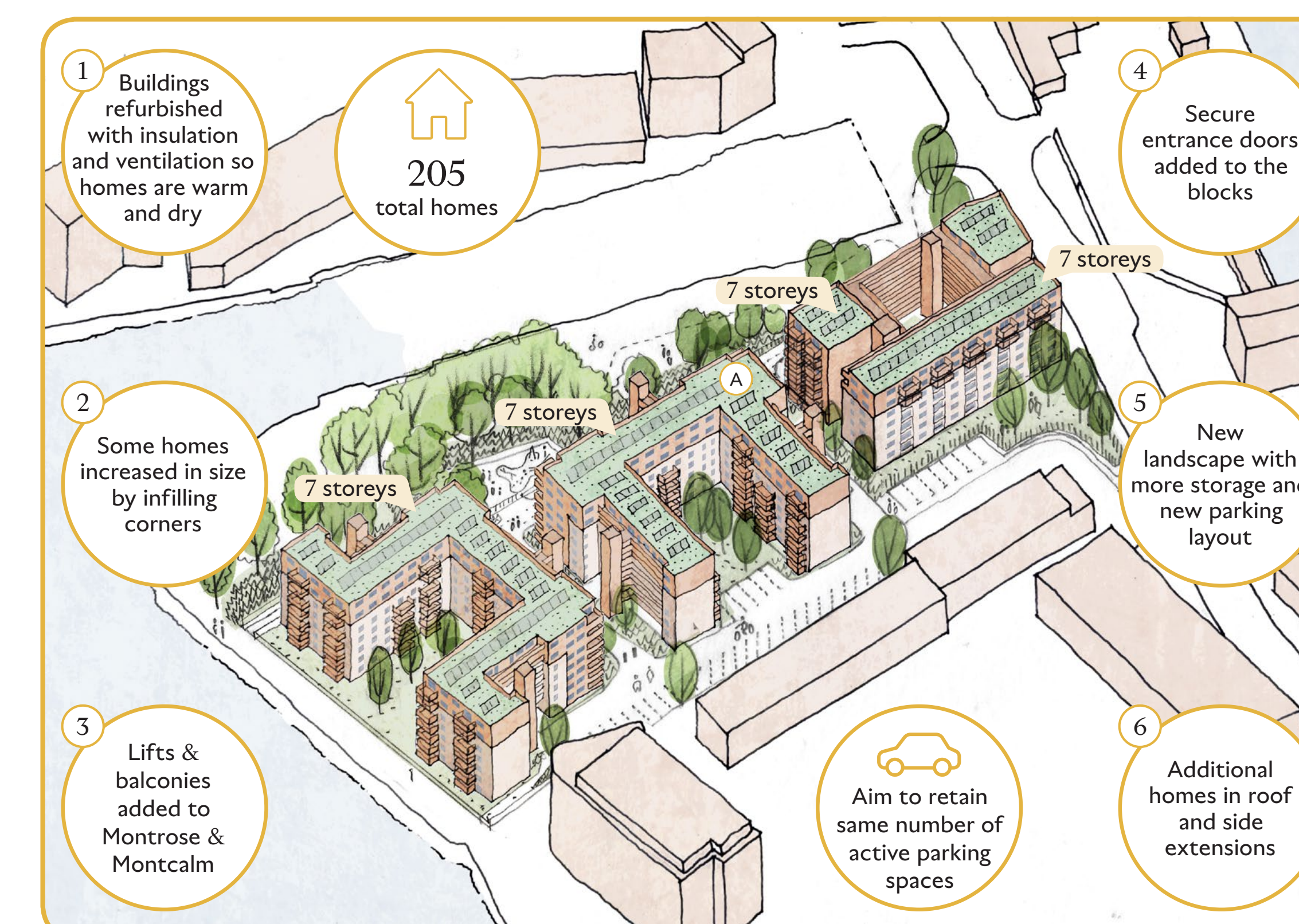


Before After
Example of new lift



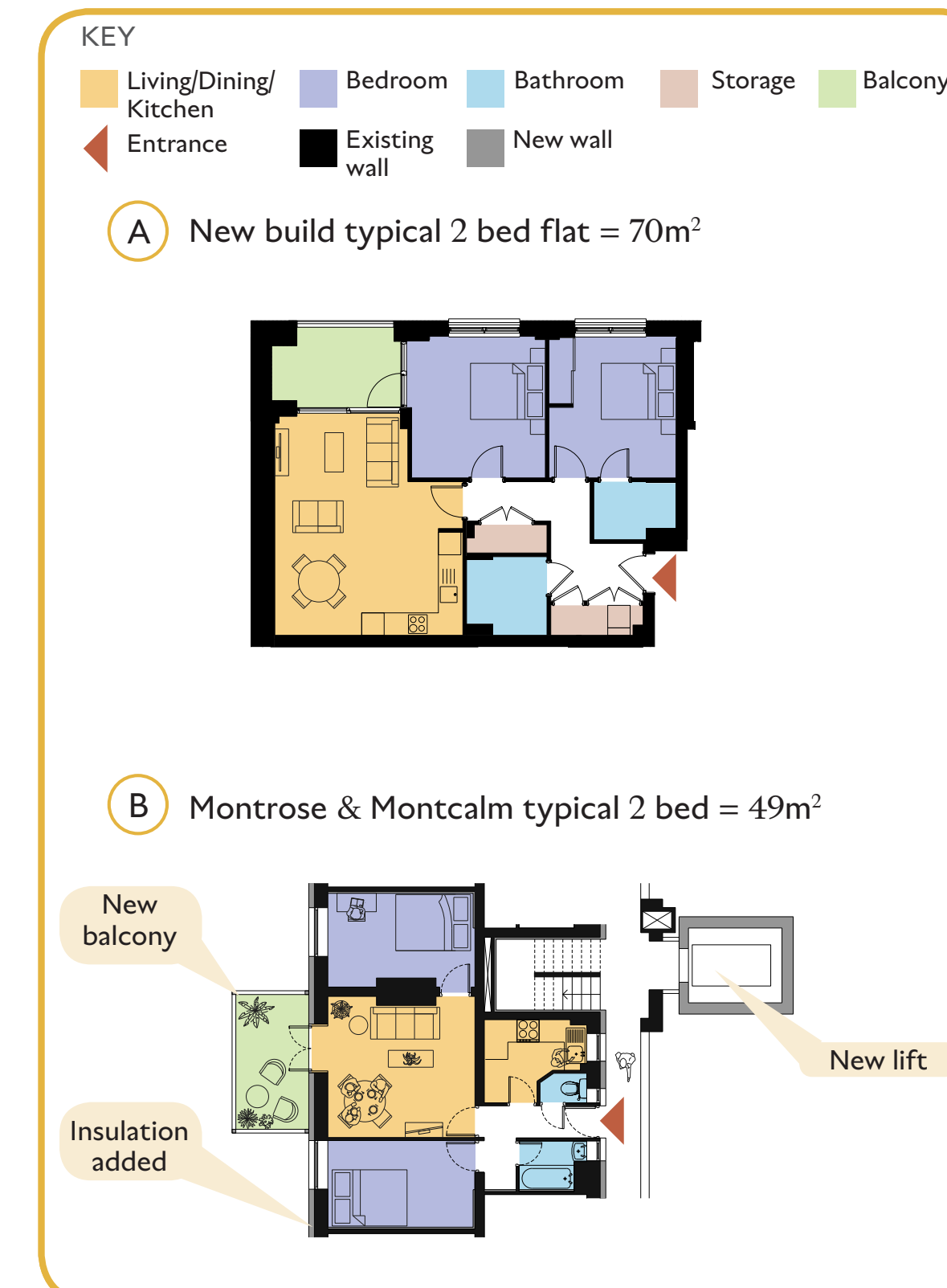
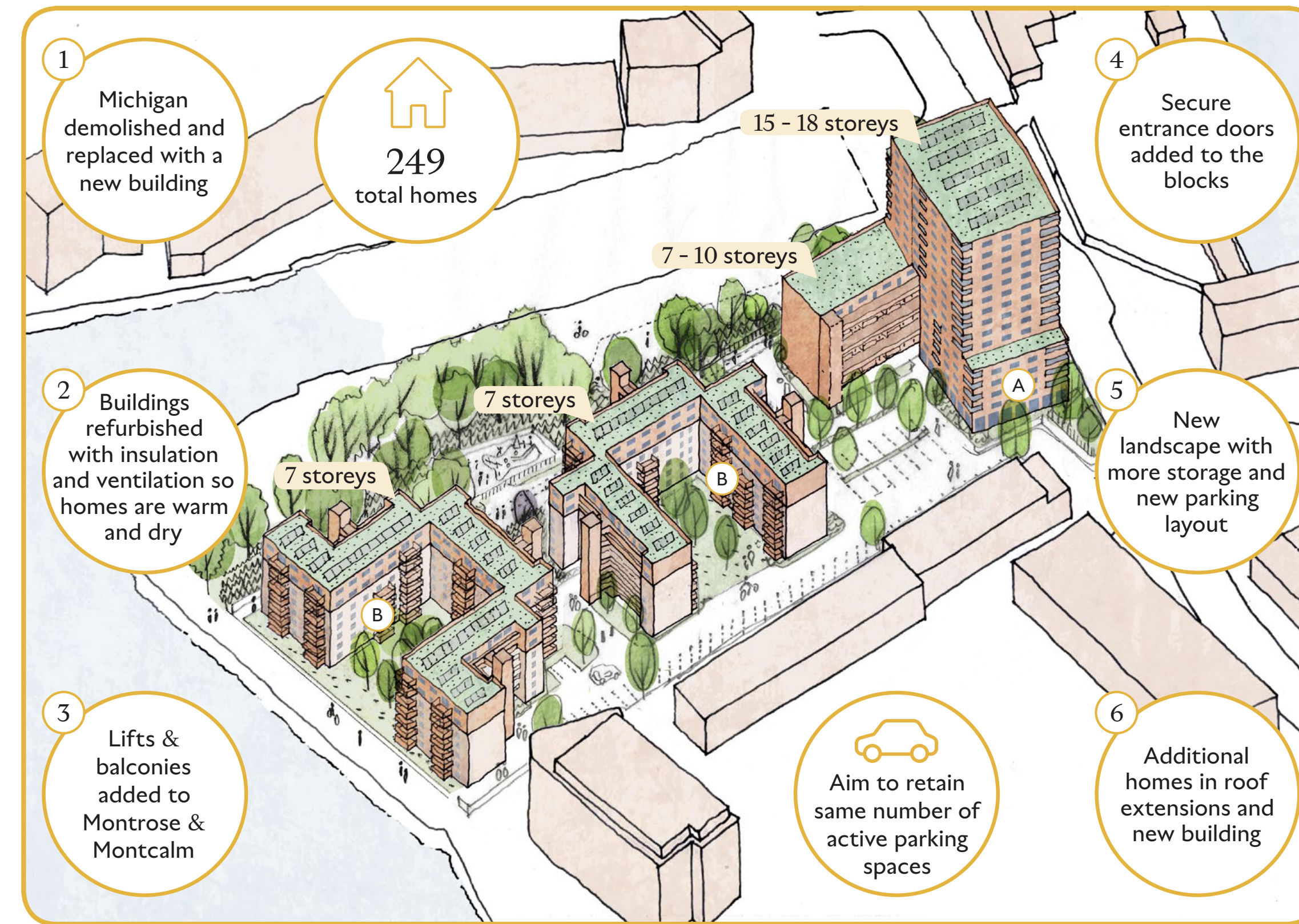
Example of new balconies

OPTION 3C

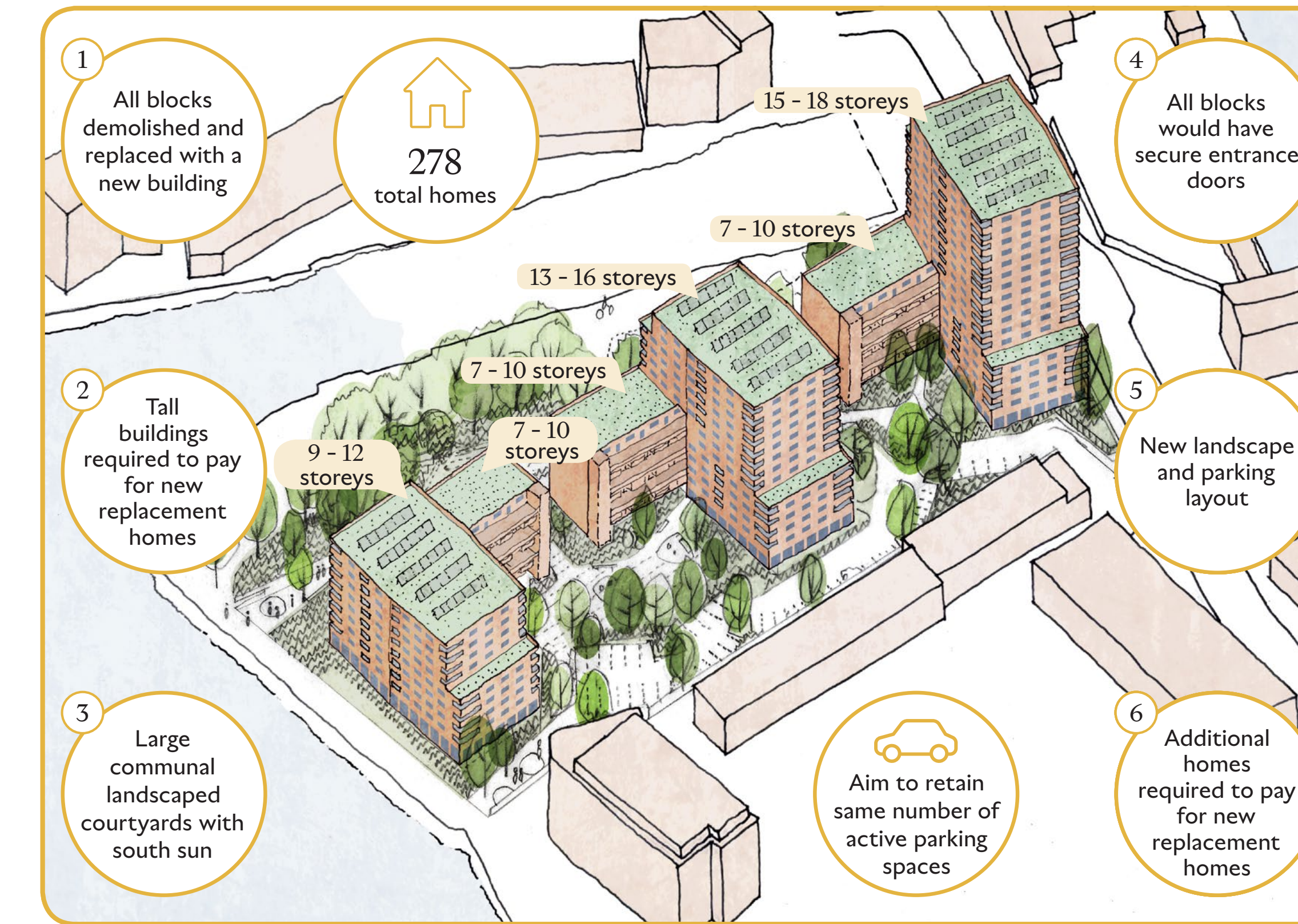


DESIGN OPTIONS

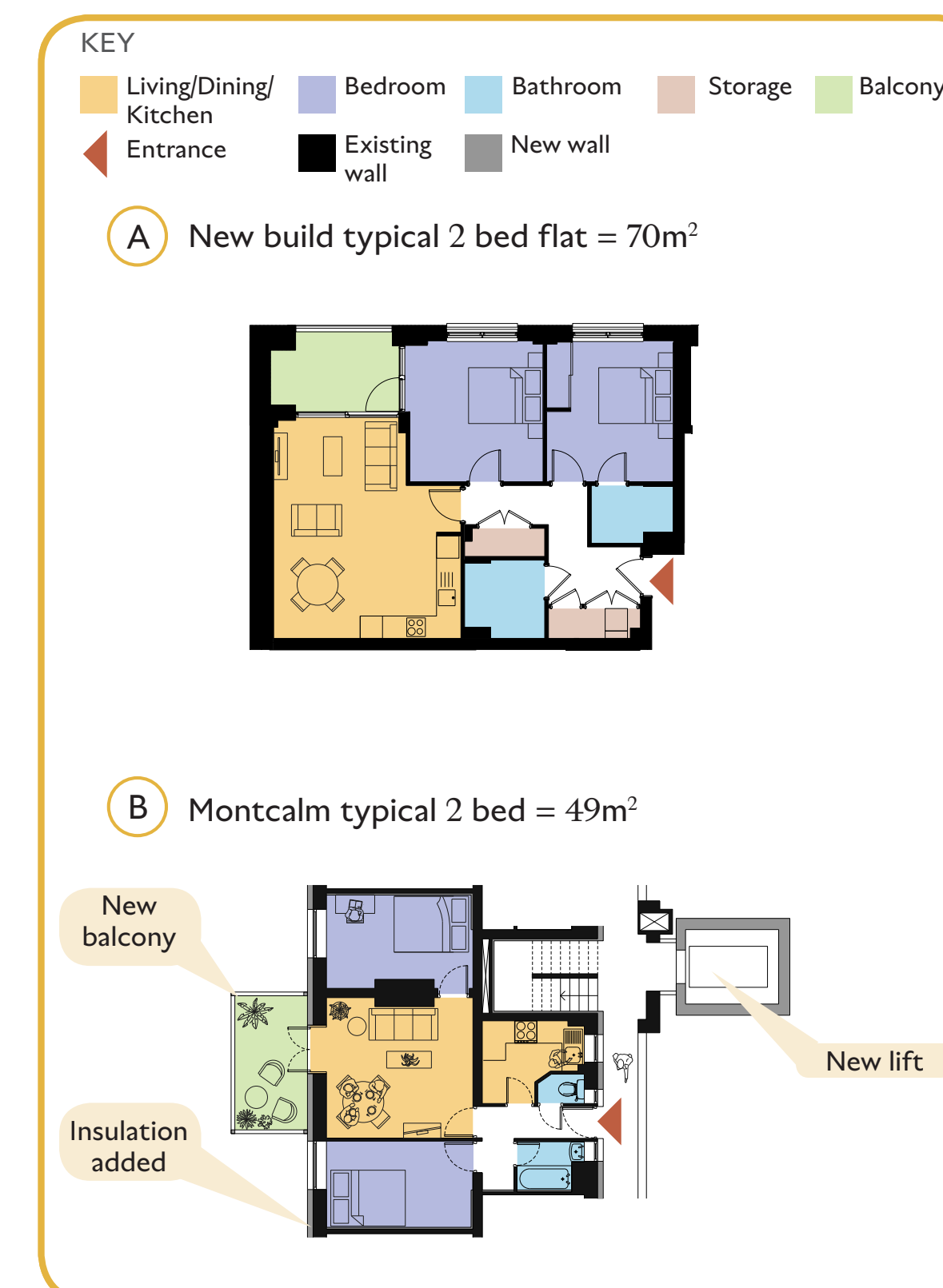
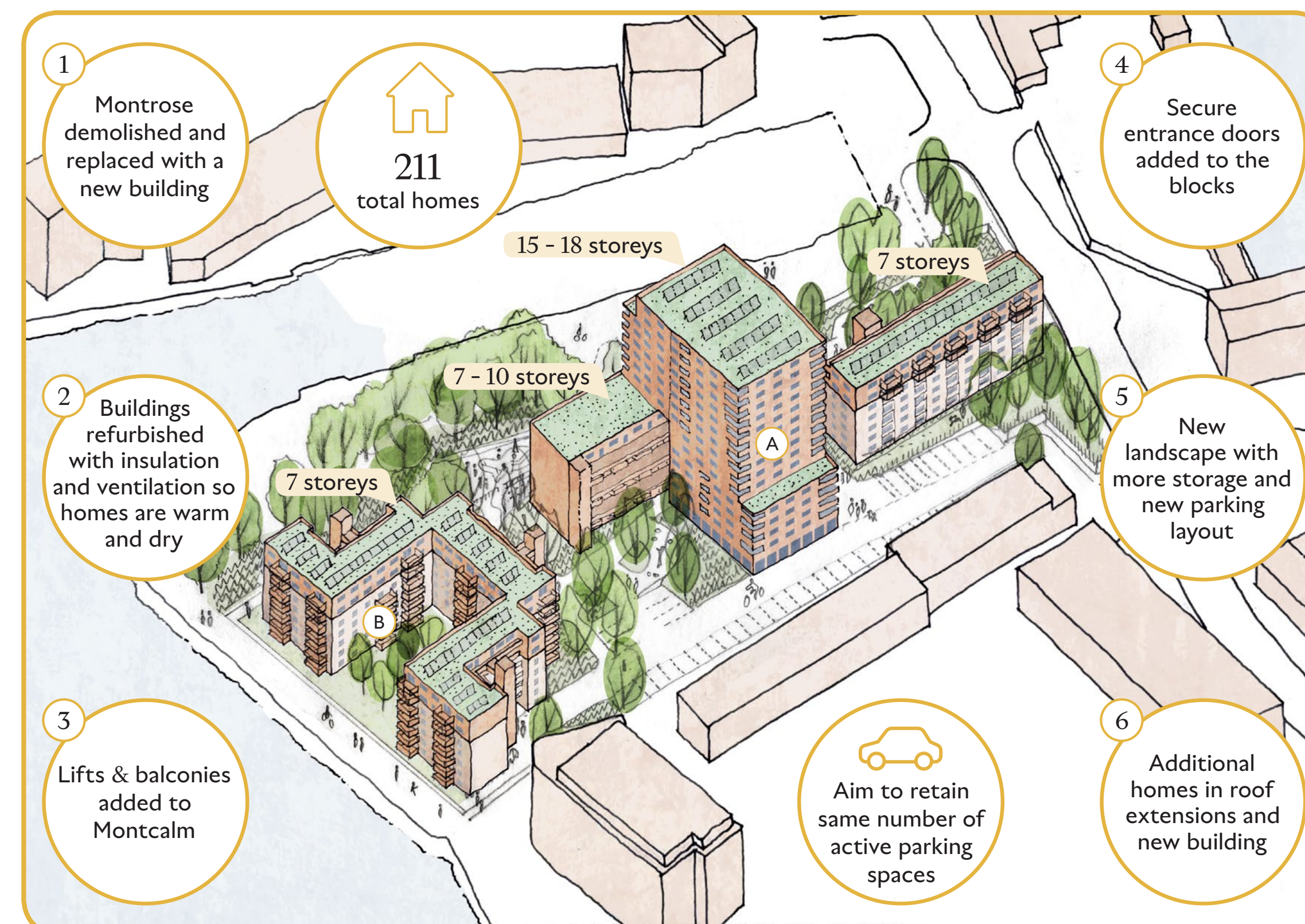
OPTION 4A



OPTION 5



OPTION 4B



EXAMPLES OF NEW BUILD



Example illustration of generous gallery access



Example illustration of landscape around new buildings



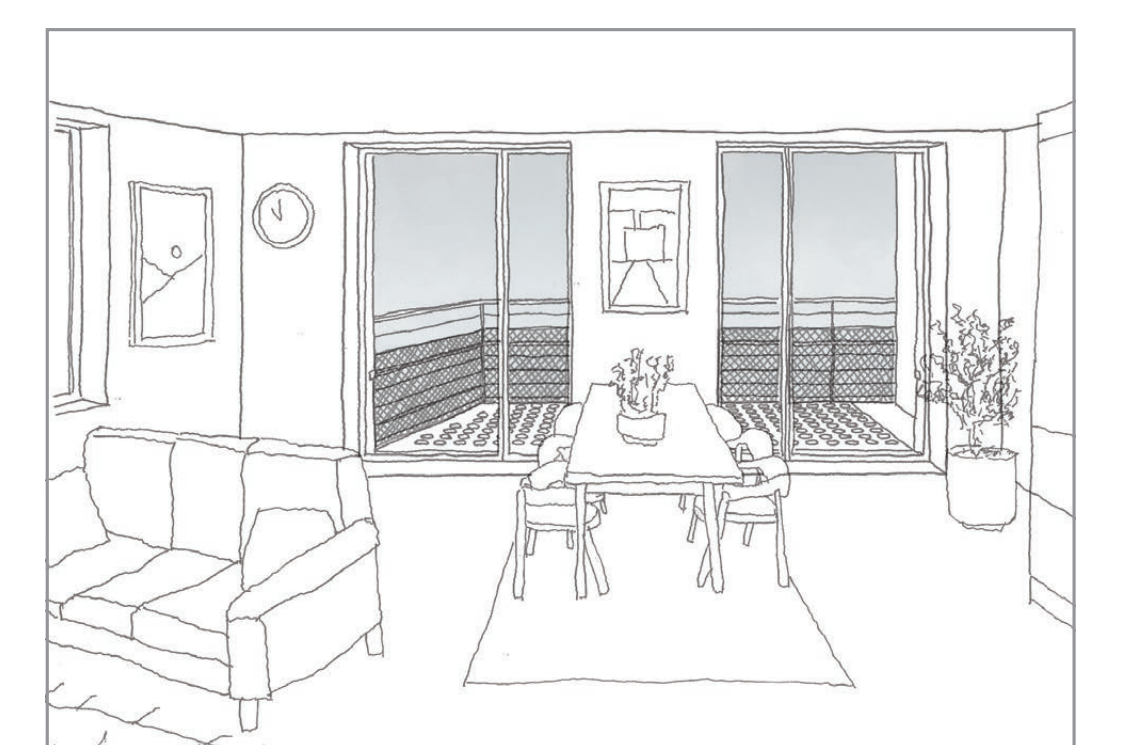
Example illustration of new cycle store for everyone to use



Example illustration of new building along Westferry Rd

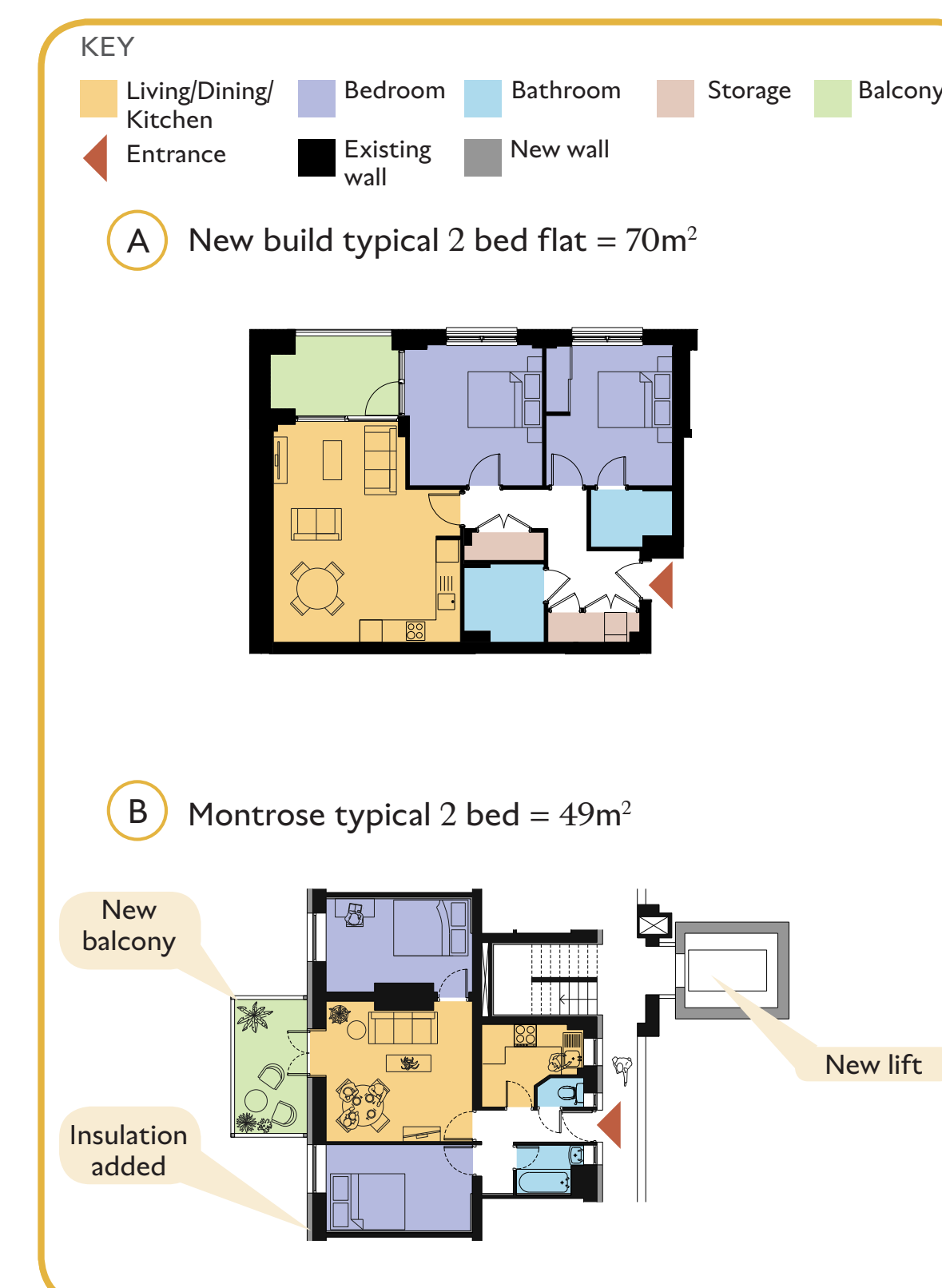
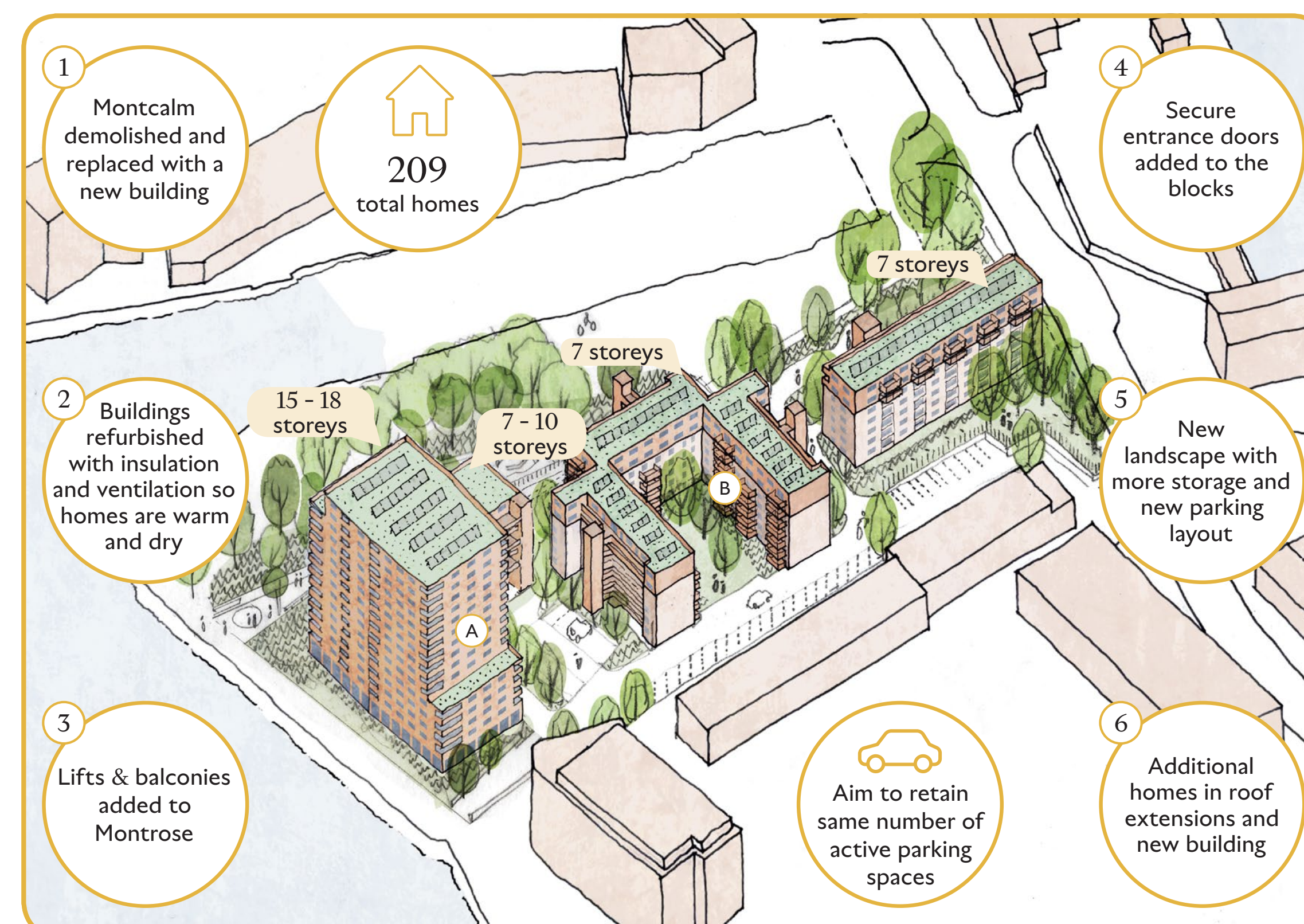


Example of balconies to new homes

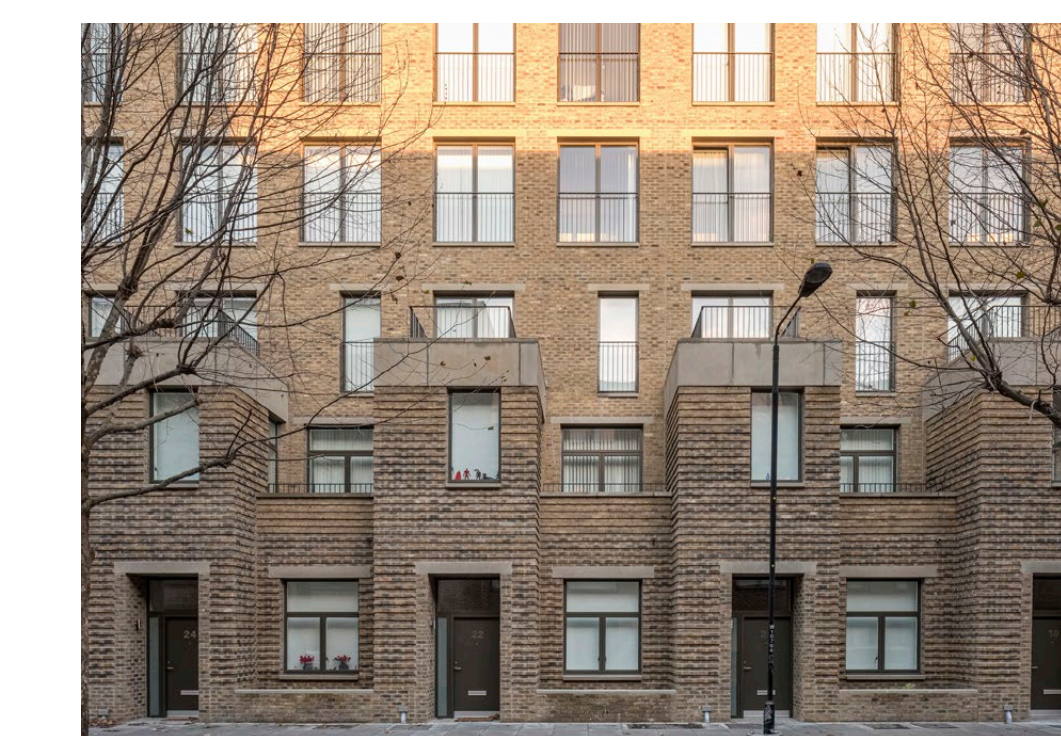


Example illustration of a new open plan living room with access to a balcony

OPTION 4C



Example illustration of new building along Westferry Rd



Example of new ground floor 3 & 4 bed maisonettes with their own front door



Example illustration of inside a new 3 or 4 bed maisonette

SUMMARY OF ASSESSMENT

[illegible]

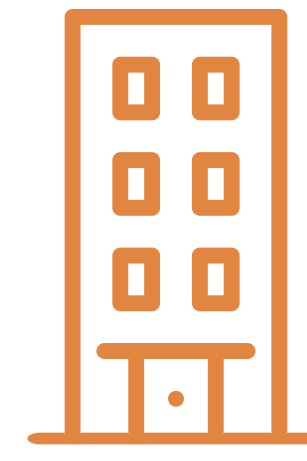
RESIDENTS' BRIEF

1. HOME



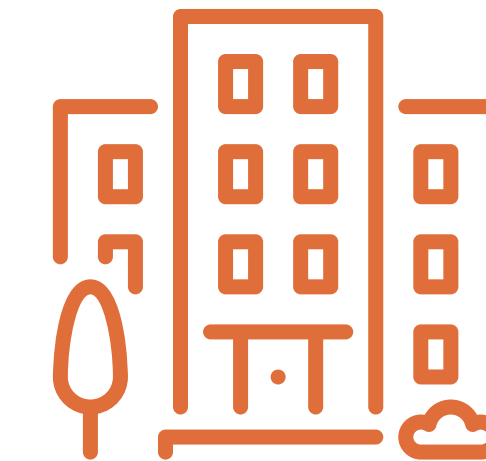
- Sized to meet modern space standards e.g. London Plan minimum space standards
- Make the most of existing views e.g. view to the River Thames
- Energy efficient homes i.e. lower energy bills
- Easy to maintain e.g. hard-wearing materials and surfaces
- Private outdoor space i.e. a balcony, terrace or outdoor room
- Good levels of natural light
- Good sound proofing
- Provide homes that meet residents housing needs
- Affordable place to live e.g. low service charge
- Comfortable homes e.g. warm, dry and quiet
- Good water pressure
- Working from home is factored into the design
- Existing residents' rents unaffected by any development and move back guarantee
- Excellent digital connectivity e.g. fibre internet for home working and Sky Q

2. BLOCK



- Access to a lift
- Keep the existing sense of community
- Secure access to each block e.g. a door with an intercom system
- Improve the appearance of the buildings
- Clear signage for each block
- Somewhere to dry laundry
- Robust communal bin stores and refuse strategy
- Ensure high fire safety standards
- Incorporate storage for buggies
- Reduce maintenance due to vermin e.g. pigeon droppings

3. ESTATE



- Create a safe and secure estate e.g. avoid blind spots and provide CCTV coverage
- Well managed car parking
- Make the most of the existing location e.g. access to the River Thames
- Provide a good play area
- Provide activity areas for different ages
- Retain peaceful and safe aspects of the estate
- Clear way finding signage
- Improve connections to the street/ neighbourhood
- Improve and increase greenery and wildlife
- Provide good communal storage facilities
- Explore potential for communal resident facilities
- No loss of housing or floorspace
- Provide new homes to meet (affordable) resident housing need

4. SUSTAINABILITY



- Reduce the energy use of the buildings e.g. prevent drafts and add insulation
- Increase varieties of plants and encourage wildlife
- Lower water use and recycle where possible e.g. short flush toilets and using rainwater to water plants
- Designs which prepare for climate change e.g. ability to shade windows if too hot in summer
- Use recycled and recyclable materials where possible
- Improve sustainable transport facilities, e.g. cycle storage and electric vehicle charge points
- Generate energy on the estate e.g. add solar panels to the roofs

5. ACCESSIBILITY



- Provide level access to all homes and community facilities, avoiding steps and stairs
- Provide car parking for the number of people on the estate with a disability that requires them
- Provide enough storage for the number of mobility scooters and wheelchairs on the estate

6. WELLBEING



- Allow communities to stay together if the wish
- Ensure any temporary moves are within the local area
- Provide homes for elderly people and those with specialist needs
- Provide more facilities for young people
- Improve the air quality
- Reduce noise and disruption
- Create a welcoming, open community that connects with the local area
- Improve landscape and public realm
- Minimising disruption
- Reduce anti-social behaviour
- Maintaining existing tenancy rights

7. ECONOMY



- Ensure the local community have access to employment and training opportunities arising from regeneration, including through apprenticeships
- Explore potential for new commercial facilities (shops, cafe, business space) for convenience and economic growth e.g. a cafe next to the slipway
- Explore potential for a community facility (such as a gym)

WHAT'S IMPORTANT TO YOU?

→ ...

KEY TO OBJECTIVE COLOURS

- Objectives in blue were agreed by most residents in Cycle 1
- Objectives in orange were suggested by some residents in Cycle 1
- Objectives in green were suggested by the project team in Cycle 2