

The next stage of regeneration will create a new neighbourhood hub with community facilities

New homes

119 new homes with 69 affordable - a mix of shared ownership and social rent

Community space

Stay and play and offices for Creation Trust

Over 55's Living

Independent living with a communal room and roof garden

A new library

Over 3 times larger than the existing East Street library

Cafe and retail

A cafe, pharmacy and other retail

A new health centre

GP medical centre, community health care facility and early years nursery

Public square

A new local centre to meet, relax and hold activities



Illustrative Masterplan
of the regenerated Aylesbury

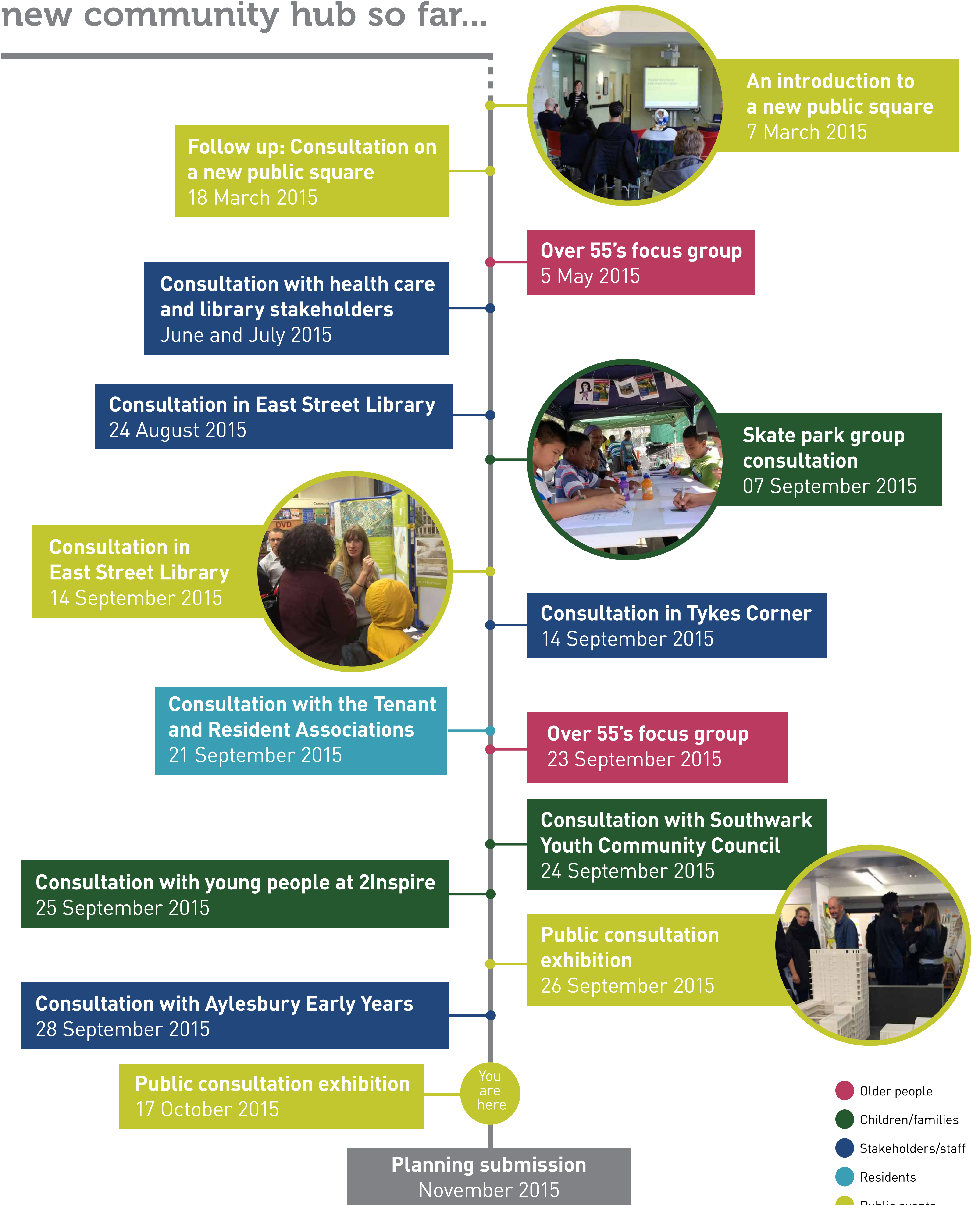


A community hub at the heart of the neighbourhood

The regeneration of the Aylesbury Estate will provide around 3,500 new homes along with a network of green spaces, new shops, work space and other new public facilities.

One of the first sites to be redeveloped is a new public square, which will offer a new health centre, library, early years nursery, shops, offices and new homes for social rent, shared ownership and private sale.

Consultation on the new community hub so far...





Tell us
what you
think...

Model options for the exterior of the new healthcare building



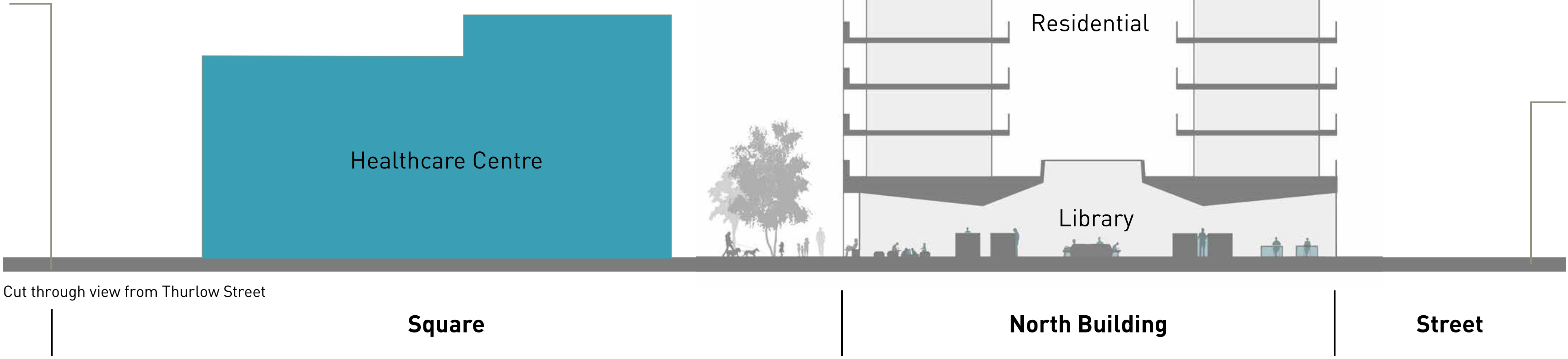
Artist's impression of the internal view of waiting space looking out

Possible material palette used throughout the building



The new healthcare building: space and layout

The two services currently operate separately on the neighbouring site. In the new building, these facilities will be co-located, operating as two distinct services, but sharing some spaces.



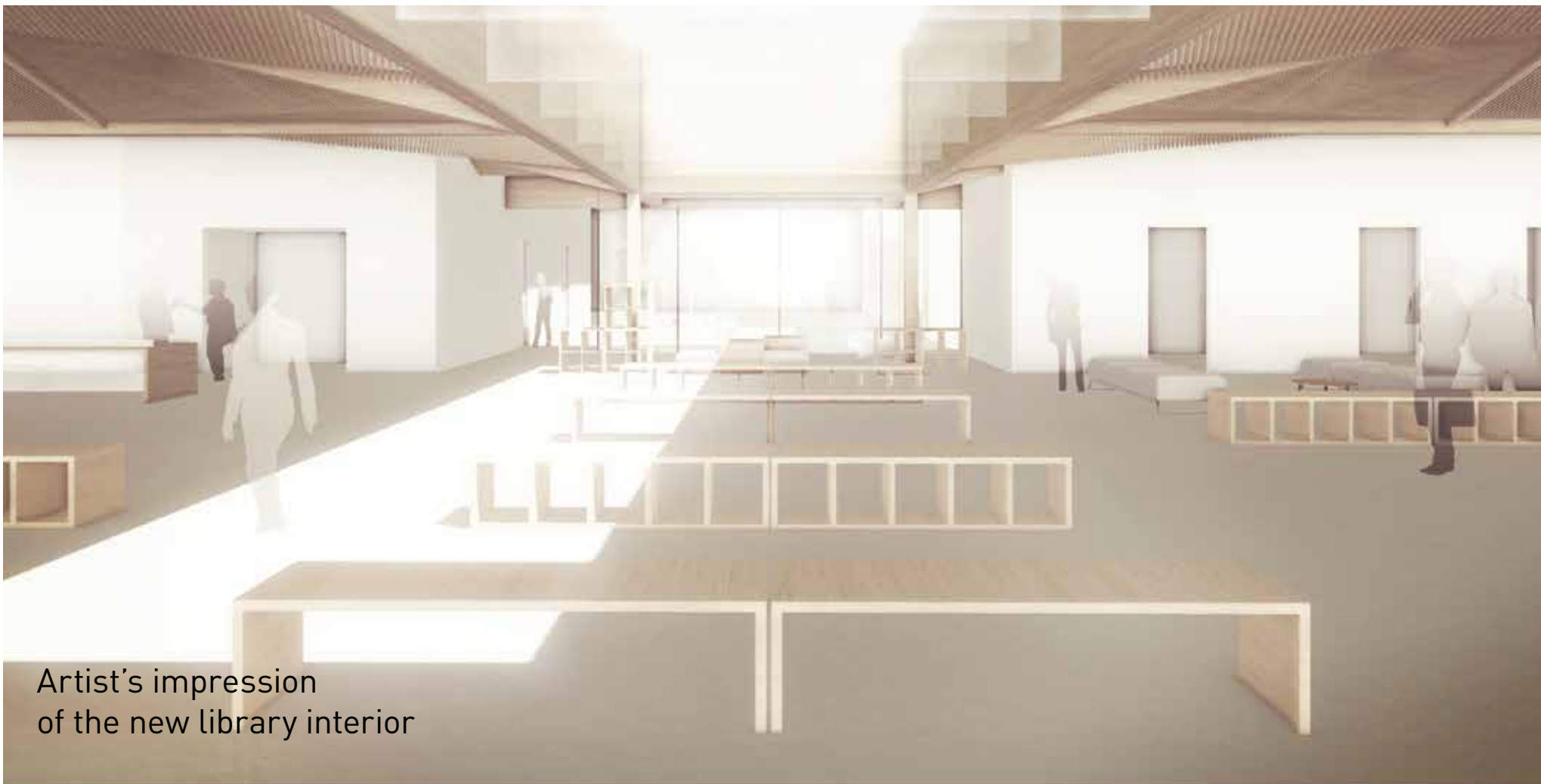
Cut through view from Thurlow Street



Artist's impression
of the new library entrance



Tell us
what you
think...



Artist's impression
of the new library interior



Artist's impression
of the new library interior

The new library

A new library will form a key part of the community hub. It is more spacious than the East Street library it will replace and will incorporate community facilities.

East Street library will remain open until this new library service opens to the public.



Cut through view from Thurlow Street

Square

North Building

Street

The new library: space and layout

Give us feedback on the plans for the new Aylesbury library:

- What facilities do you think the new library needs – have we got it right?
- How could our proposals be improved?
- How do you think you might use your new library?

- 1

Information desk
- 2

Young people's study area
- 3

Computer zone
- 4

Quiet study
- 5

Children's zone
- 6

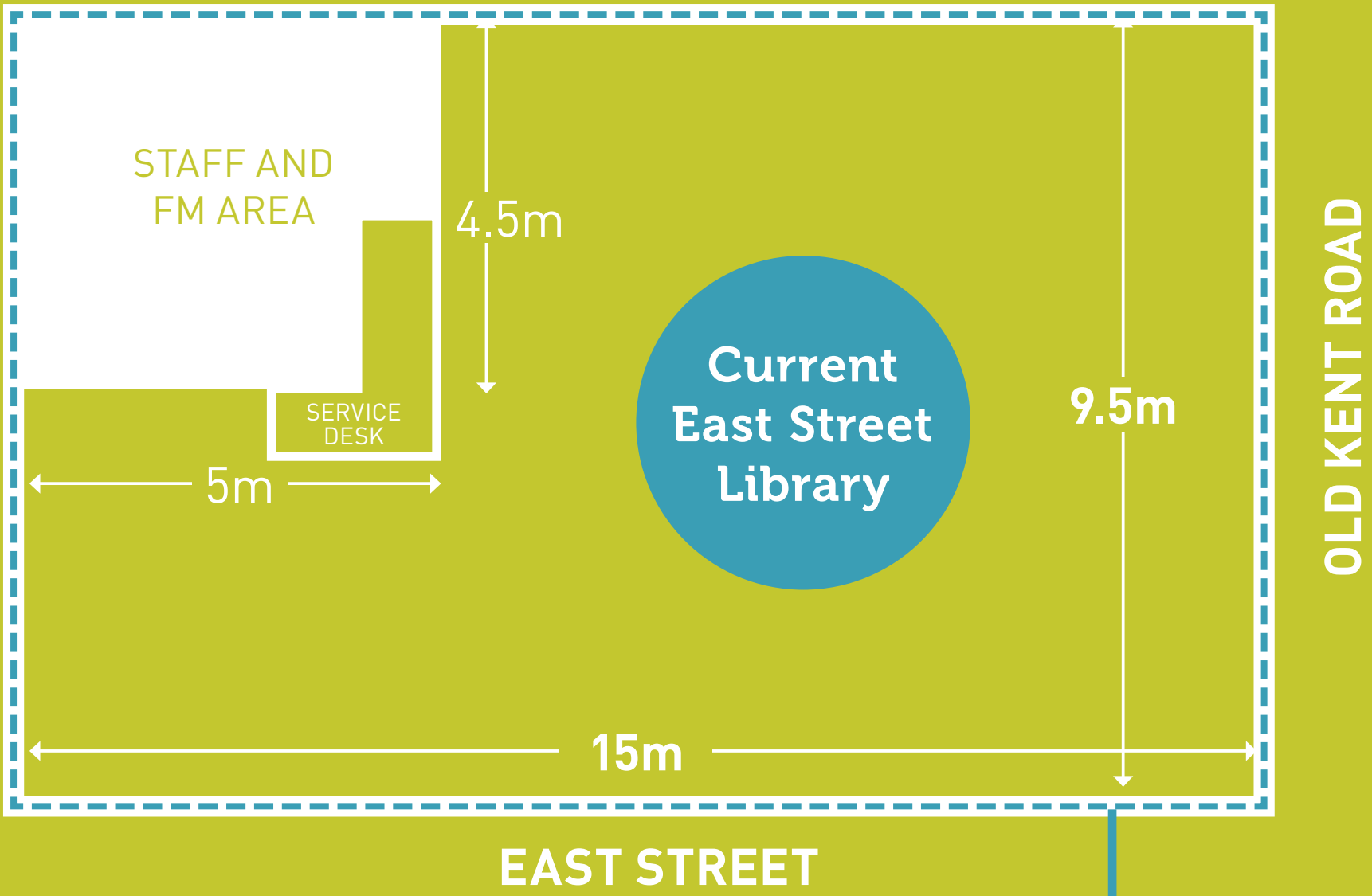
Toilets
- 7

Light well over courtyard
- 8

Meeting rooms
- 9

Creation Trust offices
- 10

Stay and Play zone



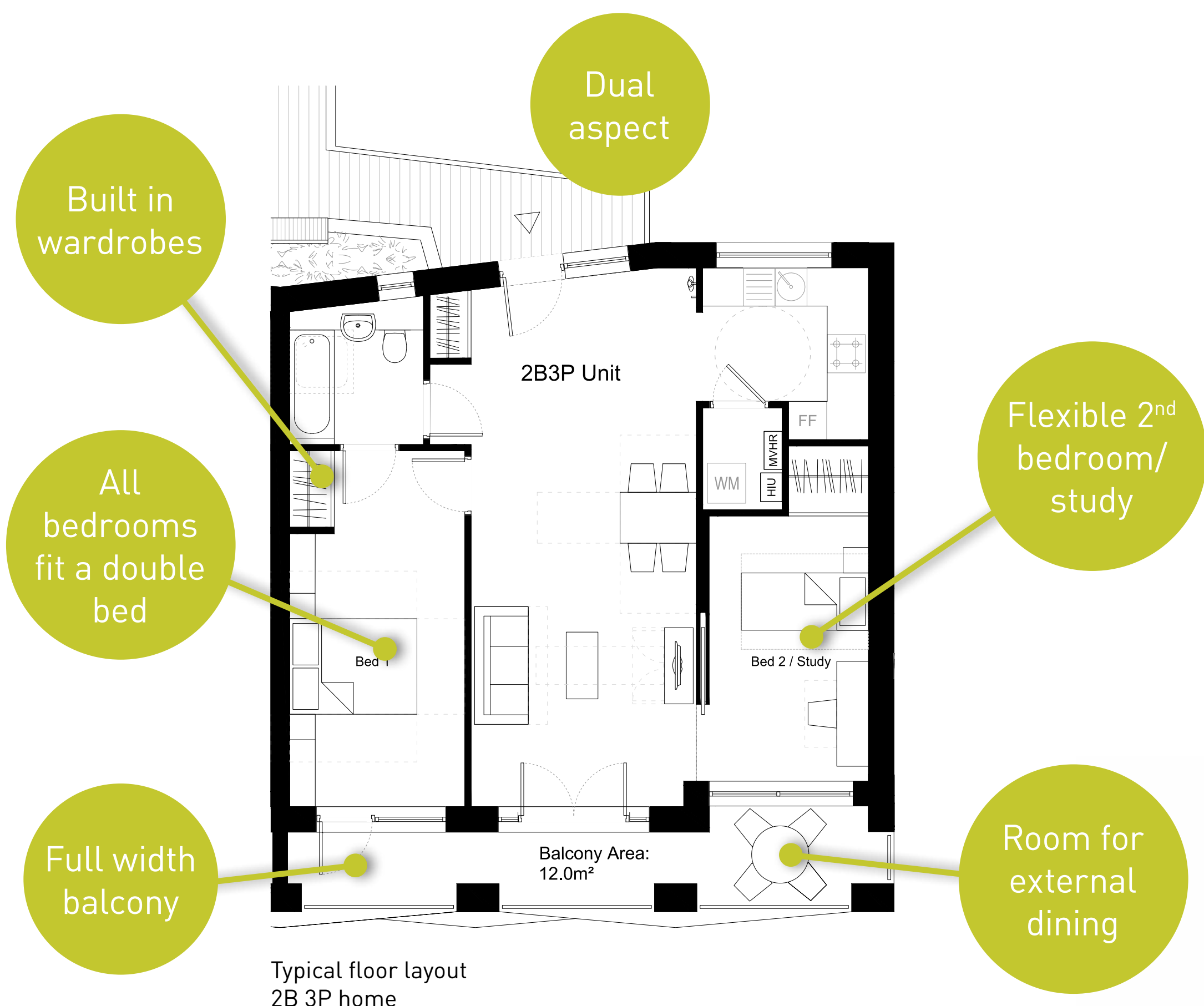
Artist's impression of the exterior of the older peoples living building



What you've told us:

- Best use of sunlight
- More storage
- Sense of community
- Deeper balcony

Over 55's accommodation and living



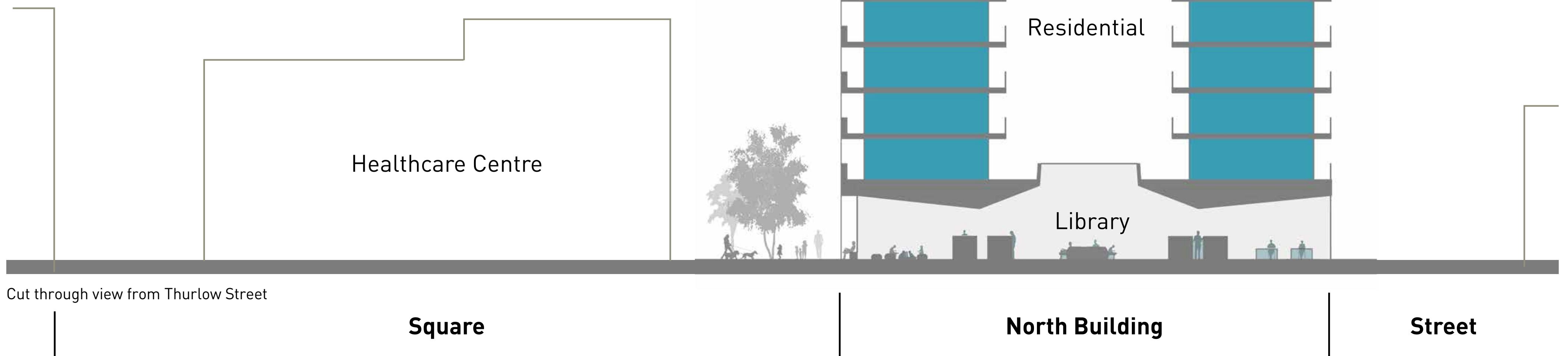
Roof Garden

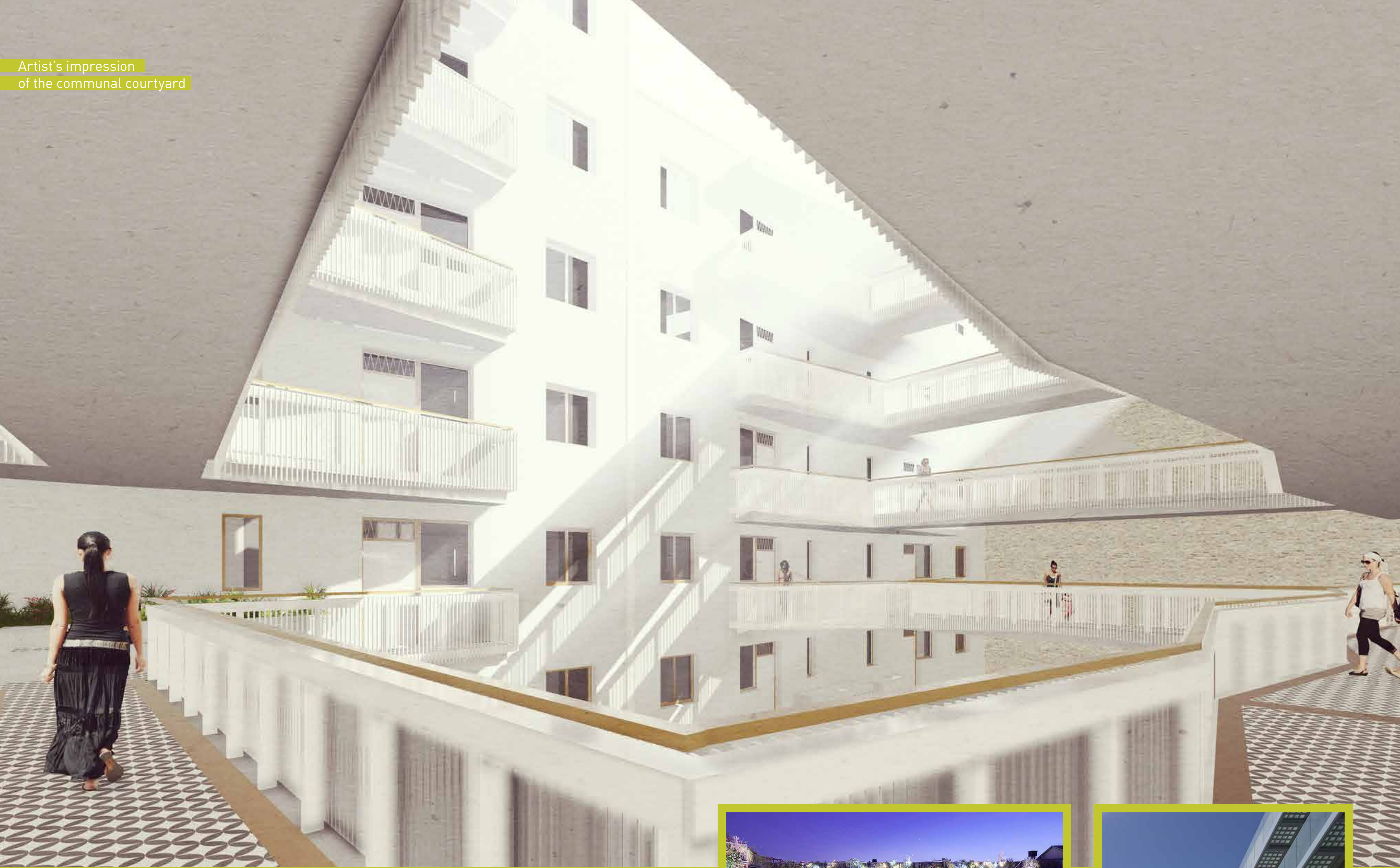
- Hard landscaping
- Raised beds
- Shed for tools



Communal Space

- Kitchenette with fridge, sink, microwave and storage
- Armchairs and seating
- Views over square
- 2 WCs including 1 wheelchair WC





Other residential accommodation

The residential accommodation is located above ground with obvious addresses at street level. The walkways help to maximise daylight by arranging the dual aspect flats around a communal courtyard.



Courtyard housing in Turin, Italy



Glass balustrade deck access



Tell us what you think...



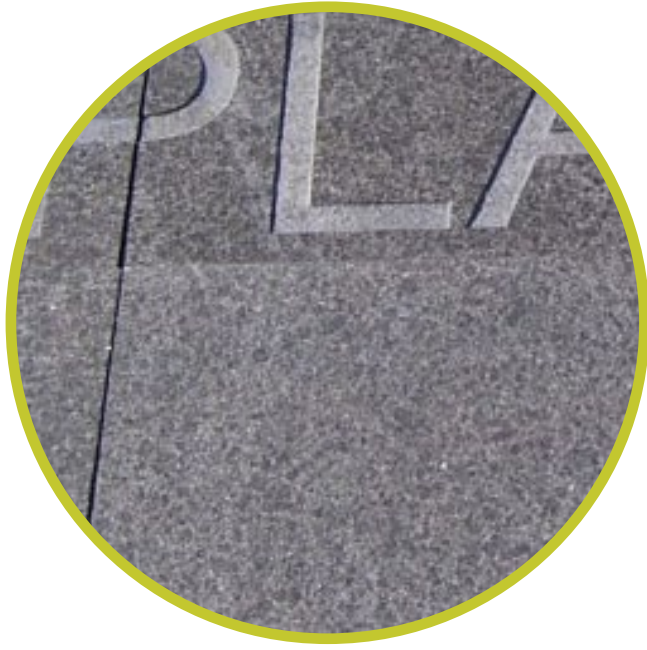


An open space with the opportunity for a programme of temporary activities.

Places to sit alone or in small groups

Artist's impression of the square including the new library entrance

We'll use a variety of high quality hard wearing stone such as granite for the surface of the square



What will the new public square feel like?

The new square will form the heart of the neighbourhood. Surrounded by community facilities it will act as a meeting point, gathering space and a place that local residents and groups can use for community activities.

The new public square prioritises pedestrians and will reconnect the conservation area to the West with Surrey Square Park and Old Kent Road to the East.



Water fun



Games



Outdoor library



Dancing



Outdoor cinema

How do you want to use your new public square?

- Fitness classes?
- Bicycle repairs?
- Market stalls?
- Performances?
- Water fun?
- Dancing?
- Art installation?
- Outdoor cinema?



Artist's impression
of the view towards the public square

What next?

Planning
application
submitted
End of 2015

Work starts
on the new
public square
2016

New library
complete
End of 2018

We will use your feedback, to inform the development of the plans for the new library, health care centre and public square.

Don't forget you can still comment on designs online at our website
www.aylesburynow.london/events/new-public-square-exhibition



Previous public square consultation

For more information please contact us on:



Call us
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Email us
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Visit our website
aylesburynow.london

AYLESBURYNOW

Notting Hill
Housing

Southwark
Council

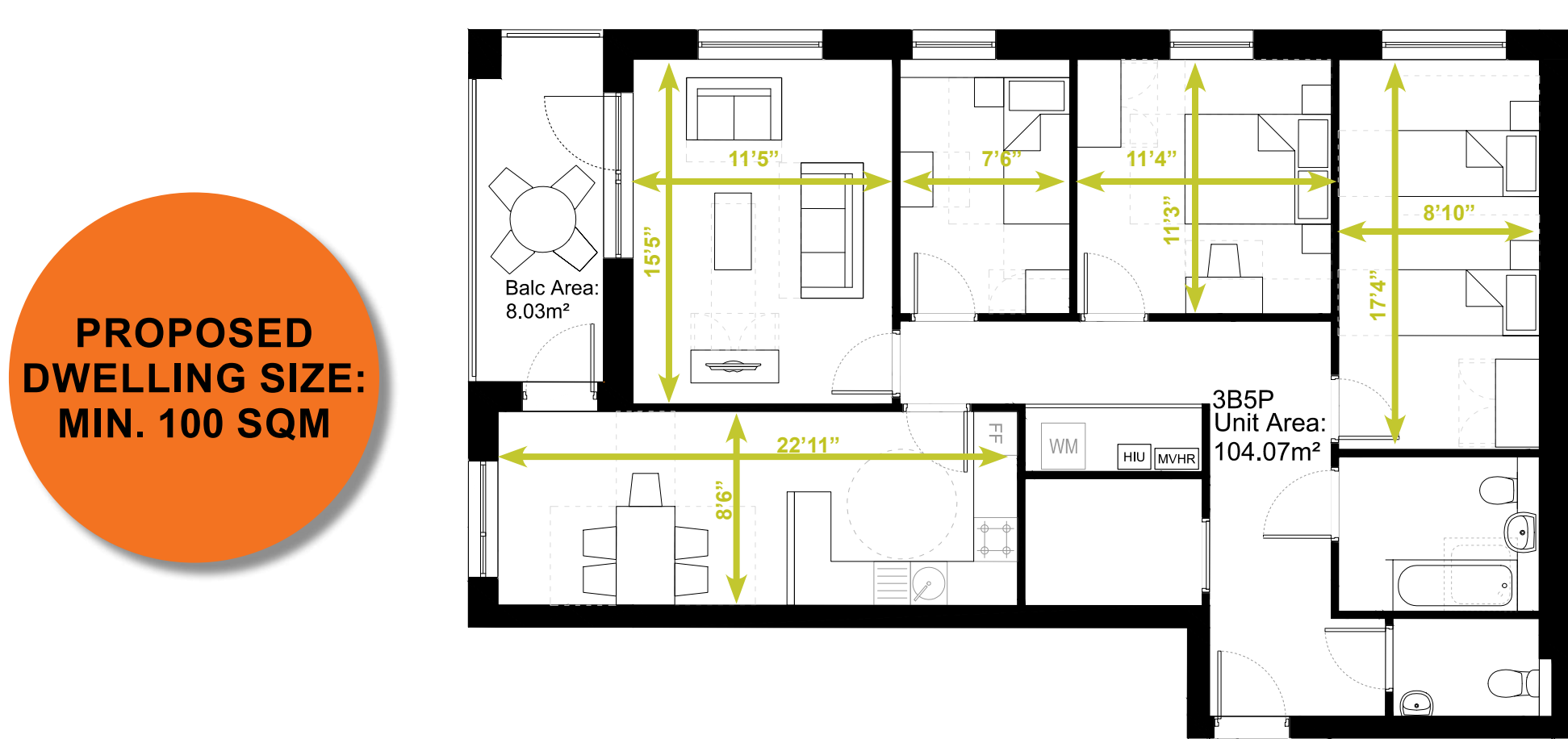
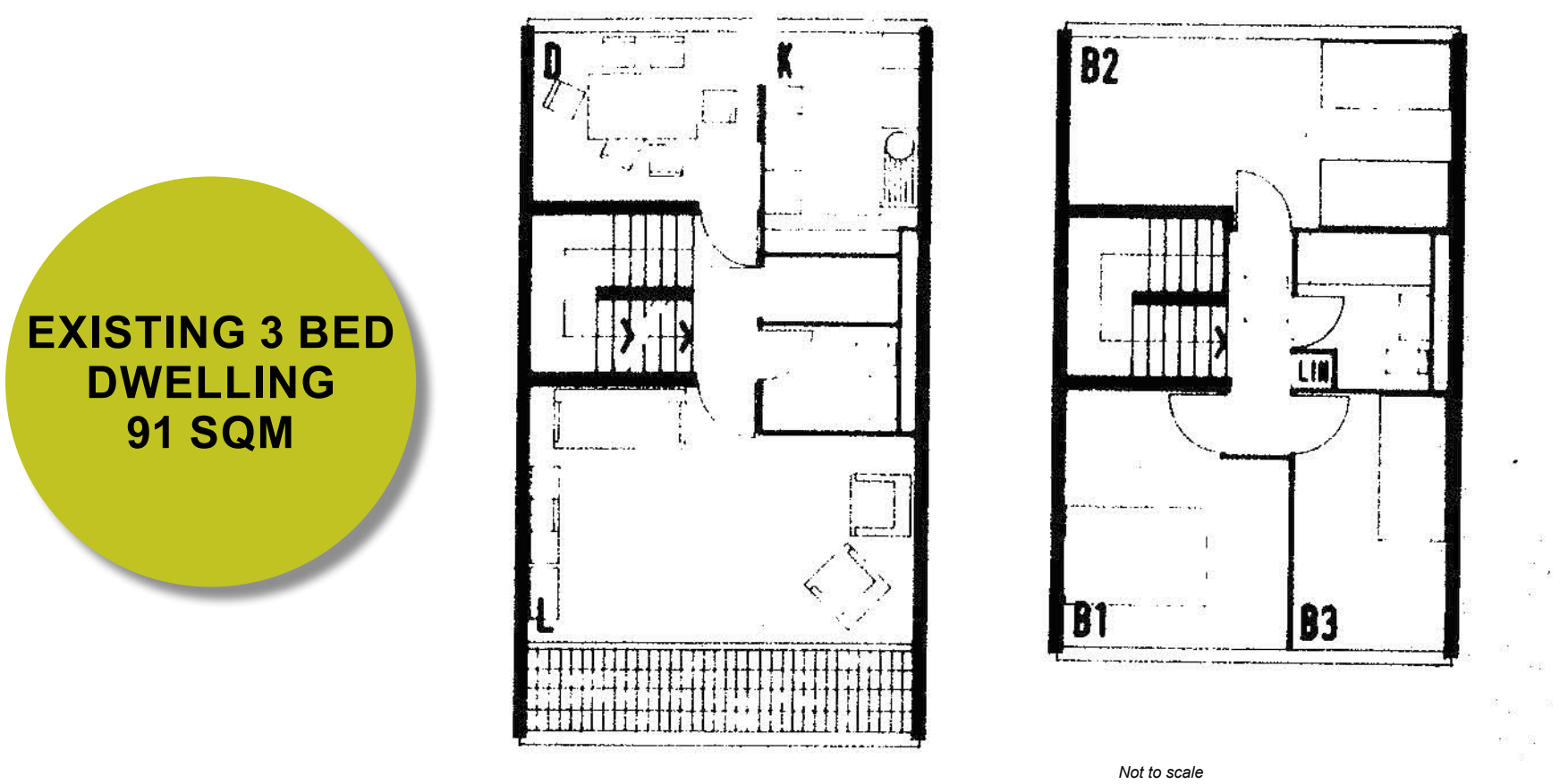
Existing typical plans

- Generally smaller floor areas than proposed dwellings
- All have separate kitchen/dining from living room
- Lack of storage
- Access from walkway
- Unreliable heating, poorly insulated and old windows
- In some cases no private open space
- Poor unheated circulation with single lifts in tall buildings

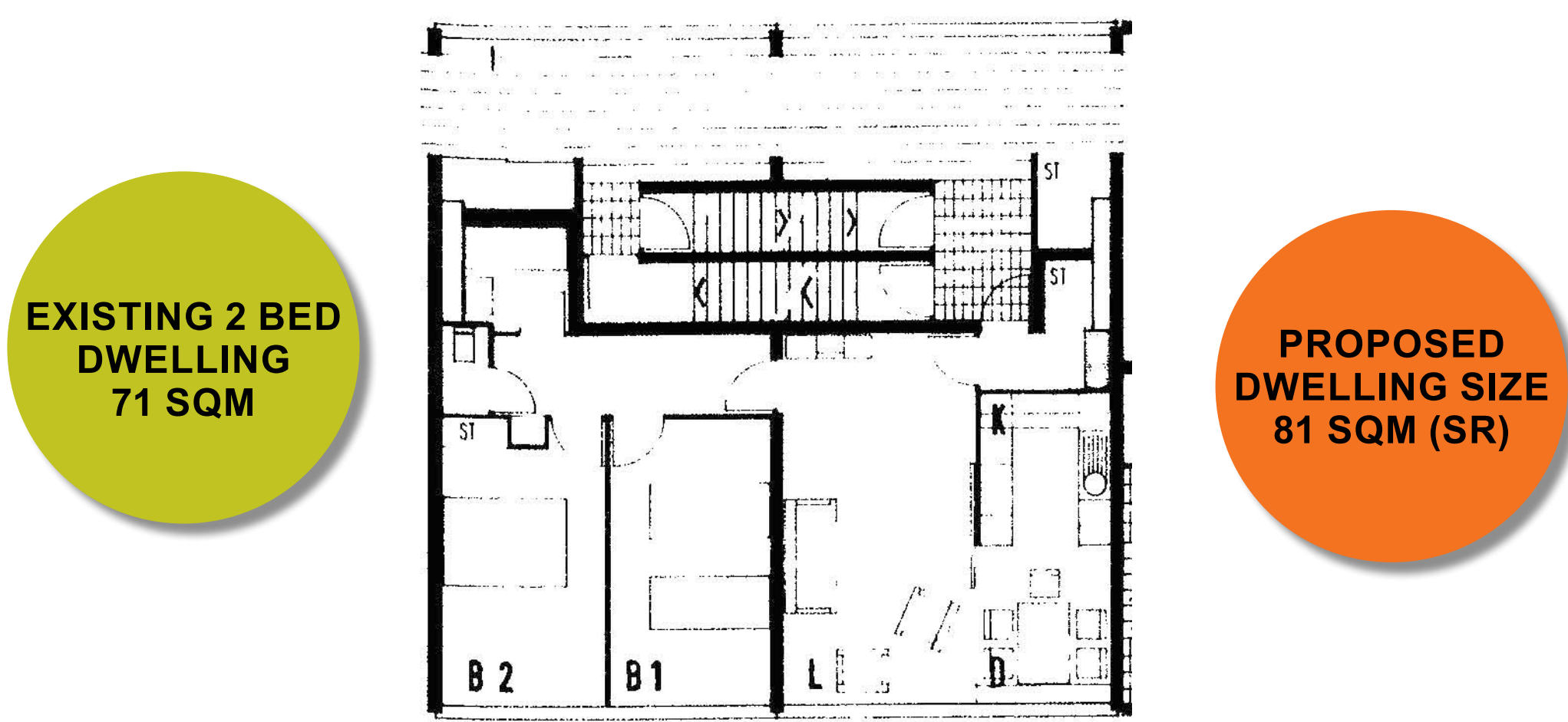
Typical proposed plans

- On average larger floor areas than existing
- Range of kitchen/dining/living, open plan or separation
- Larger modern kitchens
- Access from street or communal lobby
- Good sound proofing between flats
- Well proportioned bedrooms
- Good sized balconies with enough space with a table and chairs for all flats
- Two lifts for all tall blocks

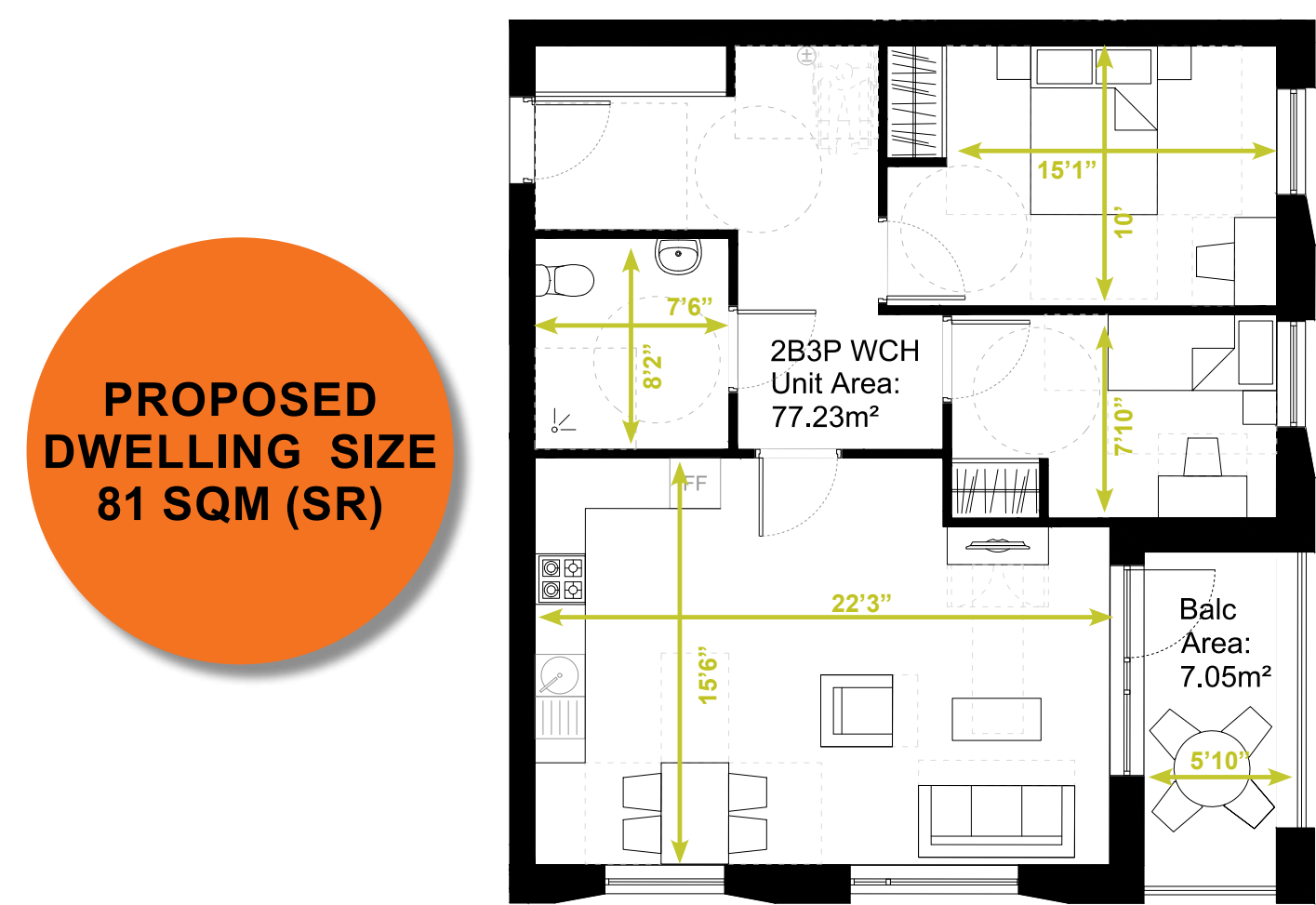
3 Bed Family Flat (social rent)



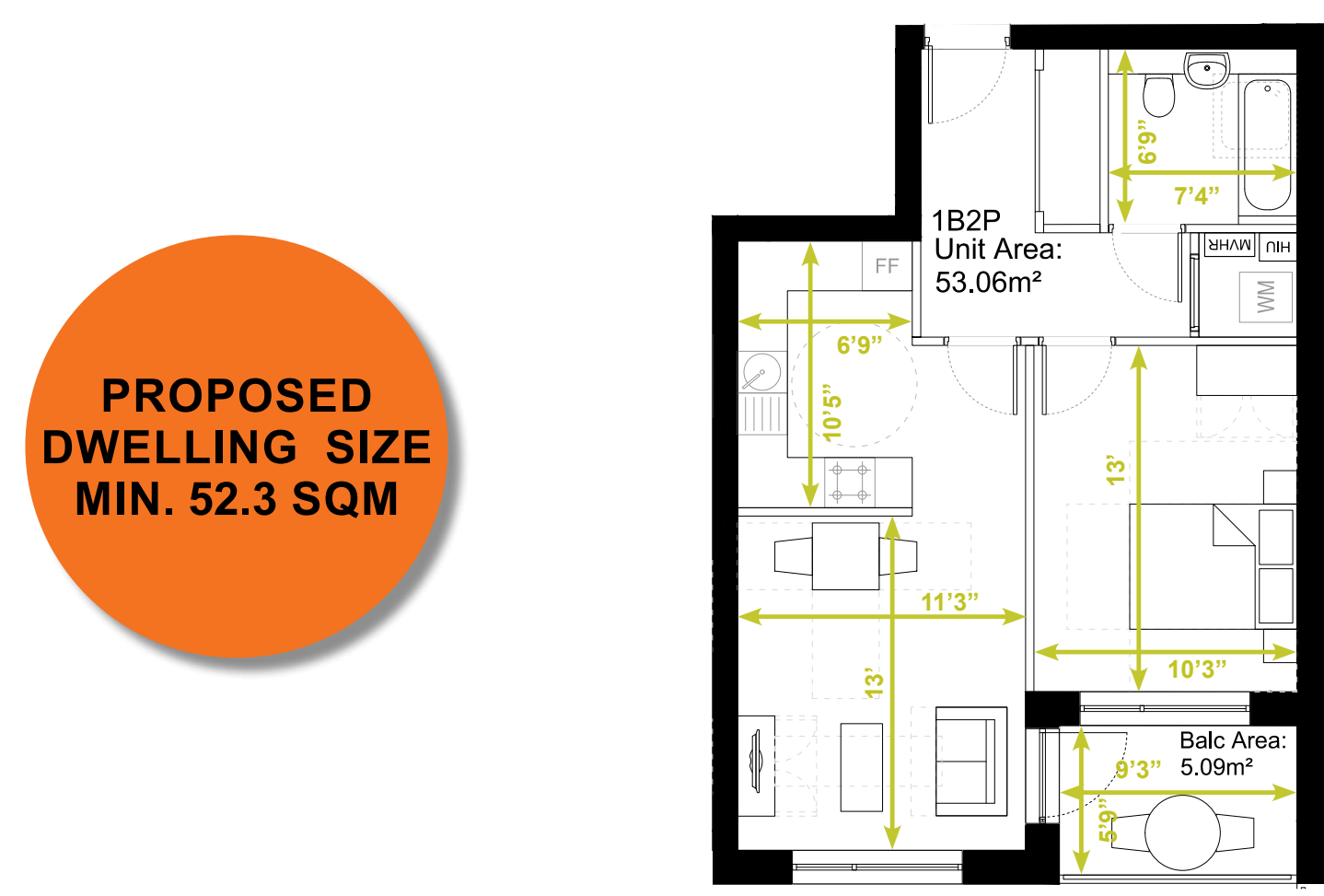
2 Bed Flat (social rent)



2 Bed Wheelchair Flat

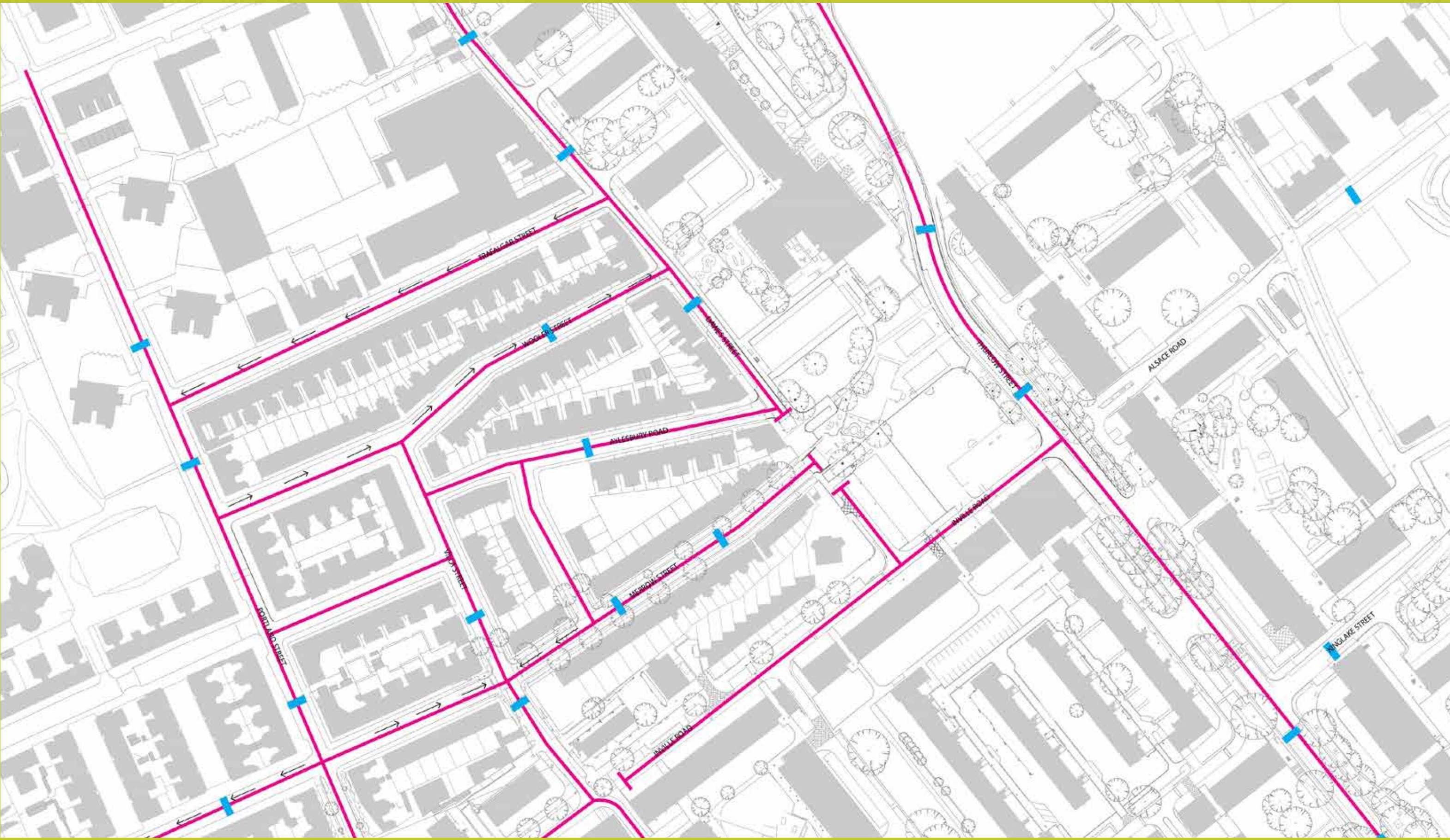


1 Bed Flat (shared ownership)



Street pattern

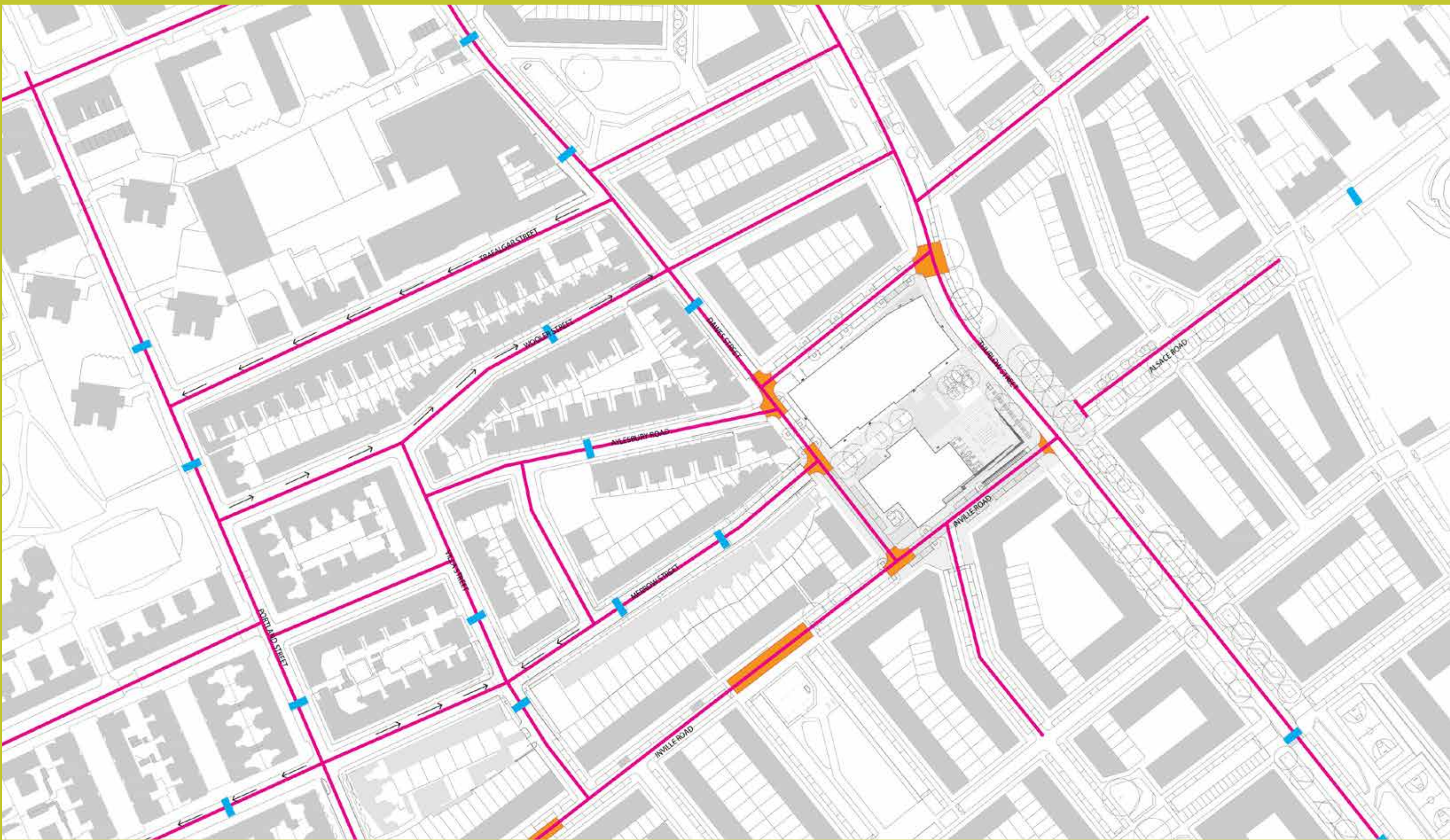
- Existing traffic calming
- Future traffic calming
- Routes of traffic flow



Current street pattern



Street pattern at completion of Plot 18 - 2020



Street pattern at completion of masterplan - 2032