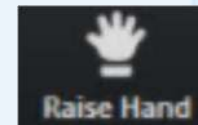
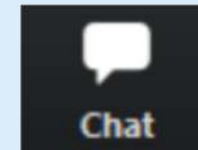


**Welcome to the Public Consultation  
meeting for  
Land Adjacent to 59 Arnal Crescent.**

# Housekeeping

## A few housekeeping items, so you know how to participate in today's event.

- You should be able to locate 2 icons at the bottom of your screen, Chat and Reactions button.
- To submit any questions you may have please use the **chat** function – please be aware all attendees can see these.
- To access, click on the chat icon at the bottom of your screen to open the window.
- Use the **raise hand** function to indicate that you would like to ask a question **live** at the end of the event (you will be unmuted by the host).
- As time allows, the presenters will address as many questions as they can.
- Please be aware the **session is being recorded** and will be shared afterwards to those who were unable to join



# Housing for All Land Adjacent to 59 Arnal Crescent

Christopher Hayhurst  
Development Project Manager

# Housing for All

In Wandsworth we are creating a borough where housing is for all. Our housing programme will deliver homes that prioritise local people, local workers and key workers, helping them to find a home that suits their needs.

- We will deliver 1,000 new council homes by 2027, with 60% affordable.
- We are regenerating two major estates which will deliver 2,611 new homes and local amenities such as a leisure centre, community centre, local offices and shops.
- Every council development will have its own green plan to fight climate change and reduce carbon emissions, and improving the health and well-being of our residents
- In total, we are investing half a billion in the borough over the next 10-15 years.

## Land Adjacent to 59 Arnal Crescent site



Entrance to the development

- Extensive reviews and meetings with the Western Area team on the design and overall estate assessment.
- Providing 4 homes for social rent housing which will be cross-subsided by market sale housing within the 1,000 Homes programme.
- Improvements to hard and soft landscaping and new communal amenities.

Official

# Housing for All Land Adjacent to 59 Arnal Crescent

Melissa Adu  
Design Team



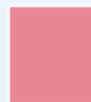
## Land Adjacent to 59 Arnal Crescent site

### Site Location in Aerial View



### Key Information

- The site is Wandsworth Borough Council owned and managed
- Site forms part of the Housing For All Council-led residential development programme.
- Council is subsidising its development programme with £80m of its own housing funds.
- Provision of 4 new flats for social rent.
- Environmental and landscape improvements to be carried out.



Proposed Development Site



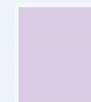
59 Arnal Crescent



Parking Bays



Arnal Crescent



37 -53 Arnal Crescent

## Land Adjacent to 59 Arnal Crescent site



1. Car park and 59 Arnal Crescent adjacent.
2. Car park from Arnal Crescent.
3. 37-53 Arnal Crescent.
4. Rear side of 59 Arnal Crescent and side gate.



## Land Adjacent to 59 Arnal Crescent site



Design Proposal in 2019



Design Proposal in 2021

- 2no pre-app meetings with Planners to review and develop the scheme between Apr 2019-2020
- Extensive reviews and meetings with the planners on the evolving design



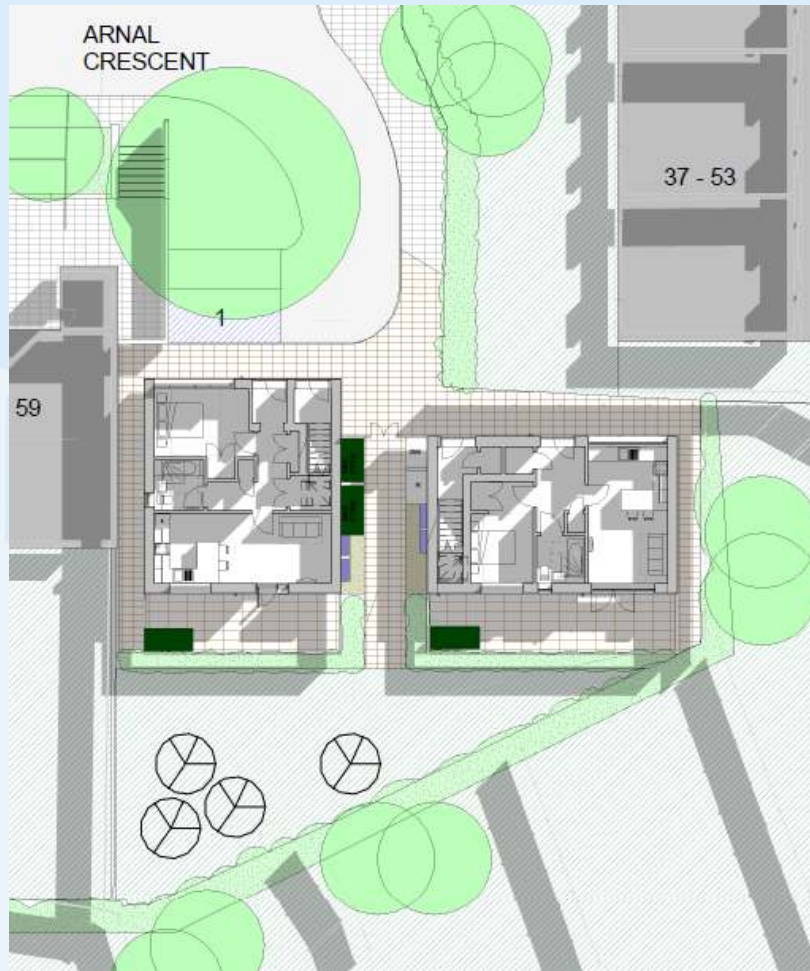
## Land Adjacent to 59 Arnal Crescent site



- Proposal would re-purpose land adjacent to 59 Arnal Crescent
- Development would provide 2 x 2-storey housing blocks, each with 2 affordable, self-contained flats
- Investigating other areas within Arnal Crescent to re-provide displaced parking
- South of the site will be a communal garden for new residents with lawn, new trees and planting to comply with urban greening factor strategy

Proposed New Build Development

# Land Adjacent to 59 Arnal Crescent site

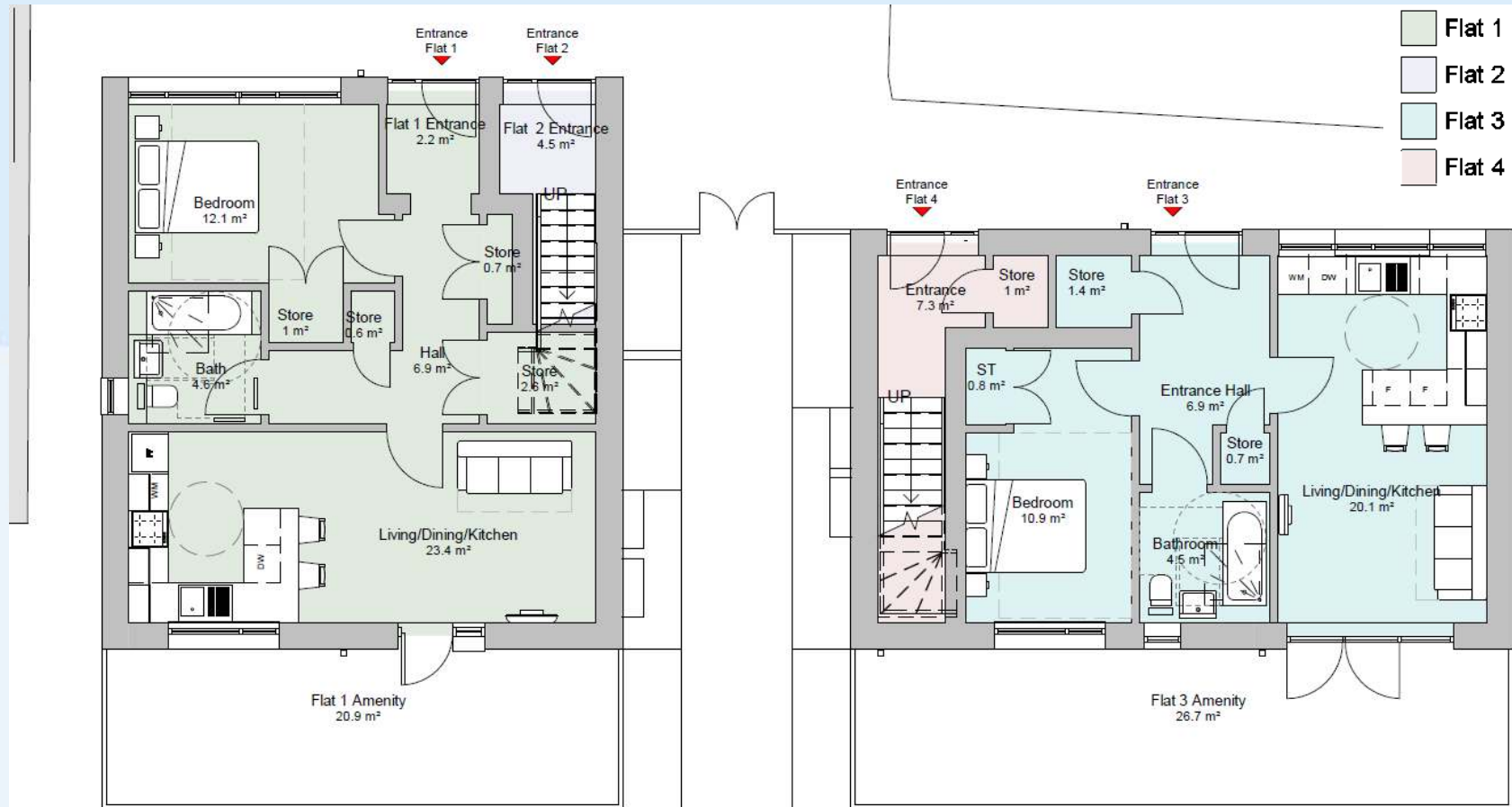


## Legend

- Permeable paving - amenity
- Permeable paving - pedestrian path
- Permeable paving - existing
- Gravel
- Proposed parking bays
- Shrubs
- Grass
- General Waste
- Recycling
- External condenser
- New bike store shed
- New trees

Proposed Landscape in context

# Land Adjacent to 59 Arnal Crescent site

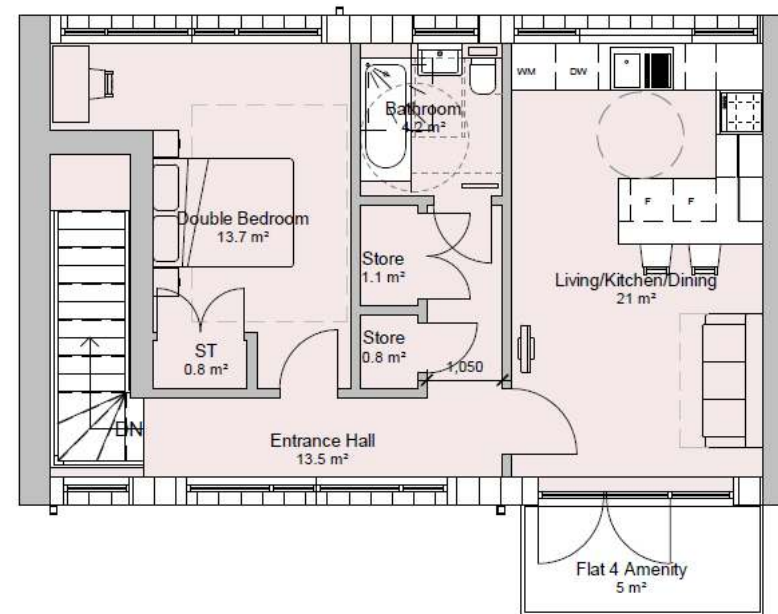
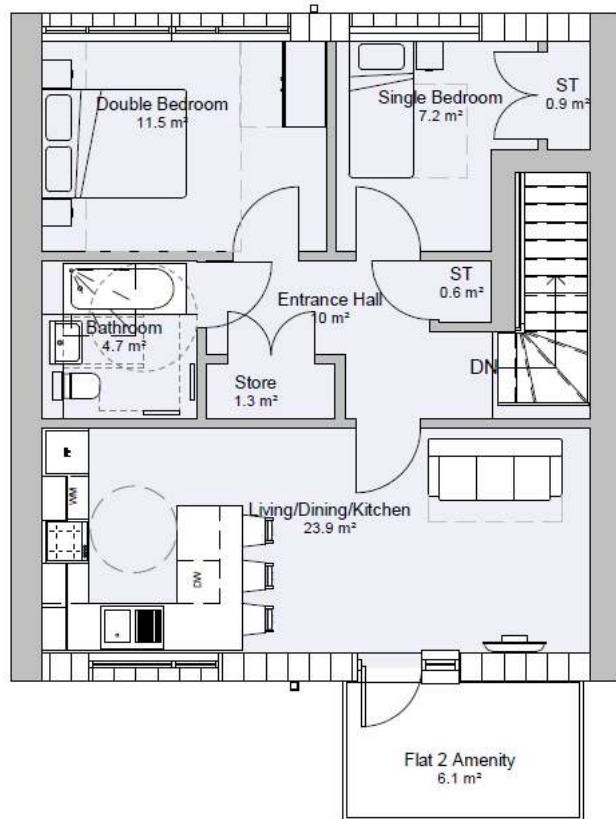


Proposed Ground Floor

Flat number	Flat Type	Area
1	1b2p	55sqm
2	2b3p	59sqm
3	1b2p	49 sqm
4	1b2p	52 sqm

# Land Adjacent to 59 Arnal Crescent site

- Flat 1
- Flat 2
- Flat 3
- Flat 4



Proposed First Floor

Flat number	Flat Type	Area
1	1b2p	55sqm
2	2b3p	59sqm
3	1b2p	49 sqm
4	1b2p	52 sqm

# Land Adjacent to 59 Arnal Crescent site



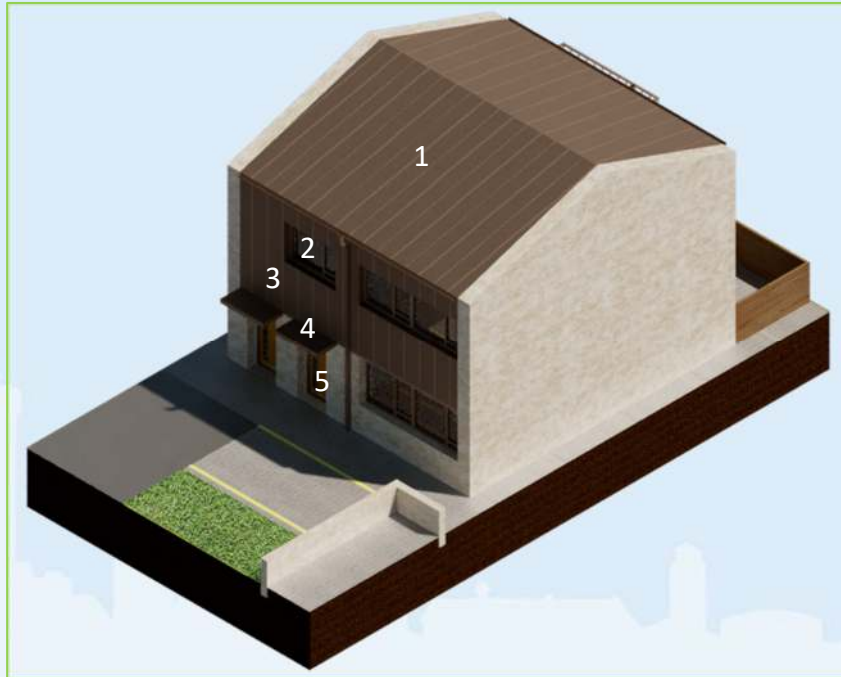
Proposed Elevation - North

## Land Adjacent to 59 Arnal Crescent site



Proposed Elevation - South

## Land Adjacent to 59 Arnal Crescent site



### MATERIALS

1. STANDING SEAM ZINC ROOFING IN BRONZE COLOUR.
2. PPC BRONZE ALUMINIUM WINDOW PANEL SYSTEM.
3. ZINC CLADDING SYSTEM IN COLOUR BRONZE.
4. CANOPY IN ZINC CLADDING SYSTEM.
5. PPC BRONZE ALUMINIUM DOOR SYSTEM – DOUBLE/TRIPLE GLAZED.







## Street View

Official

Thank You

