UPDATING YOU ON OUR PLANS
FOR THE VILLAGE CENTRE (PHASE 3) &
THE BLACKHEATH QUARTER (PHASE 2)

THIS EXHIBITION SHOWCASES OUR PLANNING APPLICATION FOR THE EMERGING VILLAGE CENTRE TOGETHER WITH OUR FORTHCOMING PROPOSALS FOR COMPLETING PHASE 2 IN THE BLACKHEATH QUARTER.

Members of our design team are present here today and will be happy to answer any questions and discuss any views or enquiries you may have.

At the end of the exhibition we would be grateful if you could take the time to complete a feedback form to let us know your thoughts.

For more information regarding the proposals please visit

www.kidbrookeregeneration.info
WE ARE KEEN TO UNDERSTAND WHERE YOU HAVE COME FROM TODAY. PLEASE MAY YOU PLACE A MARKER ON THE MAP BELOW TO INDICATE WHERE.
At Kidbrooke Village, we have planning consent for 4,763 new homes. To date, over 1,450 new homes have been delivered, almost half of which are affordable. These homes have been developed alongside 35 hectares of parkland and interim commercial and community facilities to create a balanced and sustainable new community at Kidbrooke Village.
INTRODUCTION

WE ARE CONSULTING ON PHASE 2 WEST, BRINGING FORWARD A SCHEME TO COMPLETE THE AREA. PHASE 2 COMMENCED CONSTRUCTION IN 2010 AND TO DATE, WE HAVE DELIVERED OVER 500 NEW HOMES. THE REMAINING AREA WITHIN THE PHASE IS CURRENTLY BEING USED AS A SITE COMPUND.
SITE EVOLUTION

THE SITE HAS EVOLVED SINCE THE ORIGINAL CONSENT WITH A NUMBER OF DIFFERENT CONTEXTUAL CHANGES AS A RESULT OF IMPROVEMENTS MADE TO THE SITE.

The details below demonstrate the contextual changes within the area. These changes have led us to review the current planning premission, to ensure our proposals have a strong relationship to the surrounding buildings.

1. RETENTION OF MOOREHEAD WAY
   - Moorehead Way was retained as part of the Phase 6 application as consented in 2015
   - By keeping this road, it has allowed for improved access around the site for the community. This route currently serves the B16 bus

2. POTENTIAL DEVELOPMENT OF THE HUNTSMAN SITE
   - The Huntsman site formed part of the Kidbrooke Development Area
   - Our plans respond to the evolving proposals for the site
   - The site falls outside Berkeley ownership

3. THE NEW WINGFIELD PRIMARY SCHOOL
   - Wingfield Primary School was relocated as part of the Phase 6 application in 2015 allowing earlier delivery in 2017
   - The location of the school changed the setting of Phase 2 (West)

4. CONSTRUCTION & COMPLETION OF THE BLOCKS TO THE EAST
   - Development within the Blackheath Quarter have shaped and influenced Phase 2 (West)
   - Proposals must respond to the architectural language developed through the evolution of Phase 2

5. COMPLETION OF THE WEGALL ROAD URBAN HOUSES
   - The development of the Urban House typology highlighted the potential to build high density low rise family housing
   - This type of adaptable housing has been delivered on Weigall Road through modern methods of construction
PROVIDING A MIX OF HOUSING

THE PROPOSALS SEEK TO PROVIDE A MIX OF HOUSING TYPES TO DELIVER A DIVERSE RANGE OF HOMES TO MEET LOCAL NEEDS.

A total of 151 homes are proposed, including apartments, traditional houses and Berkeley Urban Houses. Landscaping throughout will enhance the established green fingers with defined routes to the new school.

PODIUM HOUSES
- 14 podium houses
- 3 bed family homes
- On plot car parking
- Landscaped terrace on podium
- Accessed from the street
- Average size 111sqm/1,195sft

TOWNHOUSES
- 18 traditional family homes
- 4 or 5 bedrooms
- On plot car parking
- Private gardens
- Average size 183sqm/1,976sft

URBAN HOUSES
- 34 Urban Houses
- 3 bed family homes
- On plot car parking
- Roof terraces
- Average size 123sqm/1,320sqt

APARTMENTS
- 85 apartments
- Mixture of 1, 2 and 3 bed homes
- Undercroft car parking
- Landscape podium
- Average size of 1 bed 51sqm/549sqft
- Average size of 2 bed 68sqm/732sqft
- Average size of 3 bed 96sqm / 1,033sqft
In order to create a diverse mix of homes in this area, we welcome your comments on the proposed designs of the different housing types. The design and architecture will be sympathetic to the surrounding area.

PODIUM HOUSES

Indicative Elevation

AVERAGE PODIUM HOUSE SIZE 111SQM/1,195SFT

GROUND FLOOR  
FIRST FLOOR  
SECOND FLOOR

URBAN HOUSES

Indicative Elevation

AVERAGE URBAN HOUSE SIZE 123SQM/1,320SFT

GROUND FLOOR  
FIRST FLOOR  
SECOND FLOOR  
THIRD FLOOR

TOWN HOUSES

Indicative Elevation

AVERAGE TOWN HOUSE SIZE 183SQM/1,976SFT

GROUND FLOOR  
FIRST FLOOR  
SECOND FLOOR  
THIRD FLOOR

APARTMENTS

Indicative Elevation

AVERAGE SIZE 51SQM/549SFT

AVERAGE SIZE 68SQM/732SFT

AVERAGE SIZE 96SQM/1,033SFT
LANDSCAPE STRATEGY

GREEN FINGERS
- East west streets continuing the ‘Green Fingers’ into the proposals
- Visual connection to the park
- Pedestrian orientated streets
- Mature tree planting

PARK & PLAY
- Stunning setting for the development
- Large recreational open space for the residents
- A range of play facilities including natural play will be located in the park to create a destination for families with children of all ages

PODIUM LANDSCAPE
- Attractive communal gardens including seating areas
- Private amenity for homes at podium level
- Informal play-space for under 5 year old children
- Tree and herbaceous planting

GARDENS
- Generous private amenity areas for new residents at ground floor, podium levels and roof terraces
- Tree, shrub planting, and lawn to create a green environment
- Gardens to include spaces for toddler play, outdoor dining and relaxation
INDICATIVE VIEWS OF PROPOSED SCHEME

INDICATIVE VIEW ON CORNER OF MOOREHEAD WAY AND ENSIGN STREET

INDICATIVE VIEW OF MEWS OF PODIUM HOUSES AND URBAN HOUSES ALONG SHARED RESIDENTIAL SPACE

INDICATIVE VIEW OF PROPOSED TOWNHOUSES
KIDBROOKE VILLAGE CENTRE

CONSTRUCTION WELL UNDERWAY WITHIN THE VILLAGE CENTRE. THE FIRST NEW HOMES EXPECTED IN 2018. COMMERCIAL COMPLETIONS AND NEW STATION FACILITIES.

225 HOMES UNDER CONSTRUCTION IN BLOCK A

SPACES SECURED FOR SAINSBURY’S AND YOUNG’S PUB

90 HOMES UNDER CONSTRUCTION IN BLOCK B ALONGSIDE THE VILLAGE CENTRE PIAZZA

CONSTRUCTION OF THE NEW STATION FACILITIES FOR KIDBROOKE TO BE DELIVERED 2018

PHASE 3 LOCATION PLAN

FORTHCOMING VILLAGE CENTRE WITH COMMERCIAL AND COMMUNITY FACILITIES

Sainsbury’s

Young’s
KIDBROOKE VILLAGE: PHASE 3

BLOCK C

CONSENT

BUILDING HEIGHT
7 STOREYS

NUMBER OF HOMES
83

COMMERCIAL SPACE
1,114 SQM

PROPOSED

BUILDING HEIGHT
7 STOREYS

NUMBER OF HOMES
104 (UPLIFT OF 21 HOMES)

COMMERCIAL SPACE
1,132 SQM

CONSENTED WEST ELEVATION

PROPOSED WEST ELEVATION

CONSENTED NORTH ELEVATION

CONSENTED SOUTH ELEVATION

PROPOSED NORTH ELEVATION

PROPOSED SOUTH ELEVATION

CONSENTED GROUND FLOOR PLAN

PROPOSED GROUND FLOOR PLAN
### BLOCK D

**KIDBROOKE VILLAGE: PHASE 3**

<table>
<thead>
<tr>
<th><strong>CONSENT</strong></th>
<th><strong>PROPOSED</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>BUILDING HEIGHT</strong></td>
<td>BETWEEN 3 – 17 STOREYS, BLOCK D4 – 7 STOREYS BLOCK D5 – 11 STOREYS</td>
</tr>
<tr>
<td><strong>BUILDING HEIGHT</strong></td>
<td>BETWEEN 3 – 17 STOREYS, BLOCK D4 – 9 STOREYS BLOCK D5 – 12 STOREYS</td>
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<tr>
<td><strong>NUMBER OF HOMES</strong></td>
<td>294</td>
</tr>
<tr>
<td><strong>NUMBER OF HOMES</strong></td>
<td>334 (UPLIFT OF 40 HOMES)</td>
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<tr>
<td><strong>COMMERCIAL SPACE</strong></td>
<td>7,727 sqm</td>
</tr>
<tr>
<td><strong>COMMERCIAL SPACE</strong></td>
<td>4,339 sqm</td>
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**PROPOSED NORTH ELEVATION**

**CONSENTED NORTH ELEVATION**

**PROPOSED EAST ELEVATION**

**CONSENTED EAST ELEVATION**

**PROPOSED GROUND FLOOR PLAN**

**CONSENTED GROUND FLOOR PLAN**
COMMERCIAL / COMMUNITY SPACE

THE KIDBROOKE VILLAGE CENTRE WILL FORM THE COMMERCIAL AND COMMUNITY HUB FOR THE DEVELOPMENT

DELIVERING THE COMMUNITY SPACE

The ground floor of Block D will deliver the new Community and Healthcare space in the Village Centre for the Royal Borough of Greenwich.
HELP US SHAPE THE VILLAGE CENTRE

WITH THE FIRST COMMERCIAL SPACES COMPLETING CONSTRUCTION IN 2018, PLEASE LET US KNOW WHAT COMMERCIAL AND COMMUNITY USES WOULD YOU’D LIKE TO SEE IN THE VILLAGE CENTRE. PLEASE PLACE A STICKER IN THE BOX OF YOUR 3 MOST DESIRED USES.

- COFFEE SHOP / CAFE
- LIBRARY
- DENTIST
- POST OFFICE
- BAR / PUB
- COMMUNITY HALL
- PHARMACY
- FLORIST
- RESTAURANT
- GYM / FITNESS
- CRECHE / NURSERY
- ESTATE AGENTS
- ART GALLERY
- HAIR/BEAUTY SALON
- BUTCHER/GREEN GROCER
- FLEXIBLE WORKSPACE
- BAKERY
- LOCKSMITH/SHOE MENDERS/DRY CLEANERS
- FASHION STORE
- DOCTORS

OTHER

(Please leave a note with your suggestions)
BERKELEY GROUP IS COMMITTED TO DELIVERING SUSTAINABLE DEVELOPMENT, CREATING PLACES THAT PEOPLE ASPIRE TO LIVE. OUR VISION IS A BERKELEY INITIATIVE THAT ENSURES DELIVERY OF SUSTAINABLE DEVELOPMENT ACROSS ALL OF THE BERKELEY GROUP PROJECTS

OUR VISION - FIVE FOCUS AREAS

- CUSTOMERS
  Provide exceptional service to all of our customers and put them at the heart of our decisions
- HOMES
  Develop individually designed, high quality homes with low environmental impact
- PLACES
  Create great places where residents enjoy a good quality of life, now and in the future
- OPERATIONS
  Make the right long-term decisions whilst running the business efficiently and working with our supply chain

OUR VISION - OUR CULTURE & VALUES

- HAVE INTEGRITY
- BE PASSIONATE
- RESPECT PEOPLE
- THINK创造性
- EXCELLENCE THROUGH DETAIL

OUR PEOPLE

Develop a highly skilled workforce who run autonomous businesses, operate in a safe and supportive working environment and contribute to wider society

At Kidbrooke Village we seek to create a sustainable community, examples of the sustainable design and delivery are demonstrated below

OPERATIONAL ENERGY

- Low energy lighting
- All homes are designed to achieve Code for Sustainable Homes rating and non residential space to achieve BREEAM ‘Very Good’
- All homes are designed to high energy efficiency standards

AMENITY & COMMUNITY

- Parks and open spaces
- Improved public realm
- Linkages across the development through green fingers
- Community and commercial space provided

WATER

- An integrated approach to rainwater drainage is being implemented to improve attenuation of storm water run-off
- Water efficiency measures are installed in homes to achieve a maximum daily water usage of 105 litres/person/day in line with policy requirements

RENEWABLES

- Parts of the Kidbrooke Village will be connected to the district heating system where possible.

WORKING WITH THE LONDON WILDLIFE TRUST

- Since September the London Wildlife Trust have held a number of events and wildlife activities to understand what our residents would like to see from a more natural and wildlife friendly space
- These events will continue throughout the summer

TRANSPORT

- A new station will be delivered
- Car Clubs are provided
- Berkeley continues to seek opportunities for improved access to the bus network for the community
- Bike storage is being provided

ADAPTATION & FUTURE PROOFING

- Homes are designed across the development to be adaptable so that they meet the current and future requirements of all residents

MATERIALS

- Materials are selected for their minimal environmental impact during manufacture, use and disposal/reuse
THANK YOU FOR ATTENDING OUR CONSULTATION

BERKELEY HOMES VALUES THE INPUT AND KNOWLEDGE OF THE LOCAL COMMUNITY. IF YOU WOULD LIKE TO PROVIDE YOUR VIEWS, YOU CAN DO SO IN A NUMBER OF WAYS:

• Speak to a member of the team today
• Fill in a feedback form and leave it with us;
• Or return it to:
  Francesca McCann
  Camargue
  7 Bayley Street
  London
  WC1B 3HB
• Simply drop us an email at info@kidbrookeregeneration.co.uk

Following on from this consultation, you can still view the proposals by visiting the Kidbrooke Information Centre during normal working hours.

Alternatively, all the consultation information will be available at our website,

www.kidbrookeregeneration.info

DESIGN TEAM

Lifschutz Davidson Sandilands
hta
PRP
WSP

DELIVERED TO DATE

OVER 1,450 HOMES DELIVERED
ALMOST HALF DELIVERED TO DATE ARE AFFORDABLE

COMMERCIAL CENTRE
COMMUNITY FACILITIES
35HA OF PARKLAND

CONTINUED COMMITMENT TO BUS TRANSPORT LINKS
CYCLE ROUTES
PEDESTRIAN ROUTES

OVER 140 APPRENTICES CREATED ONSITE
OVER 8,000 JOBS CREATED ONSITE

MASTERPLAN VISION

4,763 NEW HOMES FOR EVERYONE
INCLUDING 1,700 AFFORDABLE HOMES
1,457 NEW HOMES DELIVERED TO DATE

COMMUNITY SPACE
COMMERCIAL HUB
NEW SHOPS
35 HA OF PARKLAND
A NEW VILLAGE FOR LONDON

NEW TRAIN STATION
COMMUNITY SPACE
TRANSPORT LINKS
CYCLE ROUTES
PEDESTRIAN ROUTES

26,678 JOBS
COMMITMENT TO 14% APPRENTICESHIPS
ONSITE SKILLS & TRAINING CENTRE