

Newlands Site

Hampstead Road could be re-built 2 to 3 metres higher than Varnell St at this site.

We think this site will be very important: a gateway to the estate from Euston.

This site might be opposite a new public square in front of Euston Station.

Proposals:

- A taller building of 9 Storeys high.
- In a landscaped open space on the corner of Varnell St and Hampstead Rd.
- Shops or Restaurants at Ground Floor.
- Providing 1, 2, 3&4 bedroom flats.
- Up to 23 flats plus 6 wheelchair homes.

Which buildings do you like in the area?

What do you like about them?

How could the spaces between buildings be improved so you would use them more?



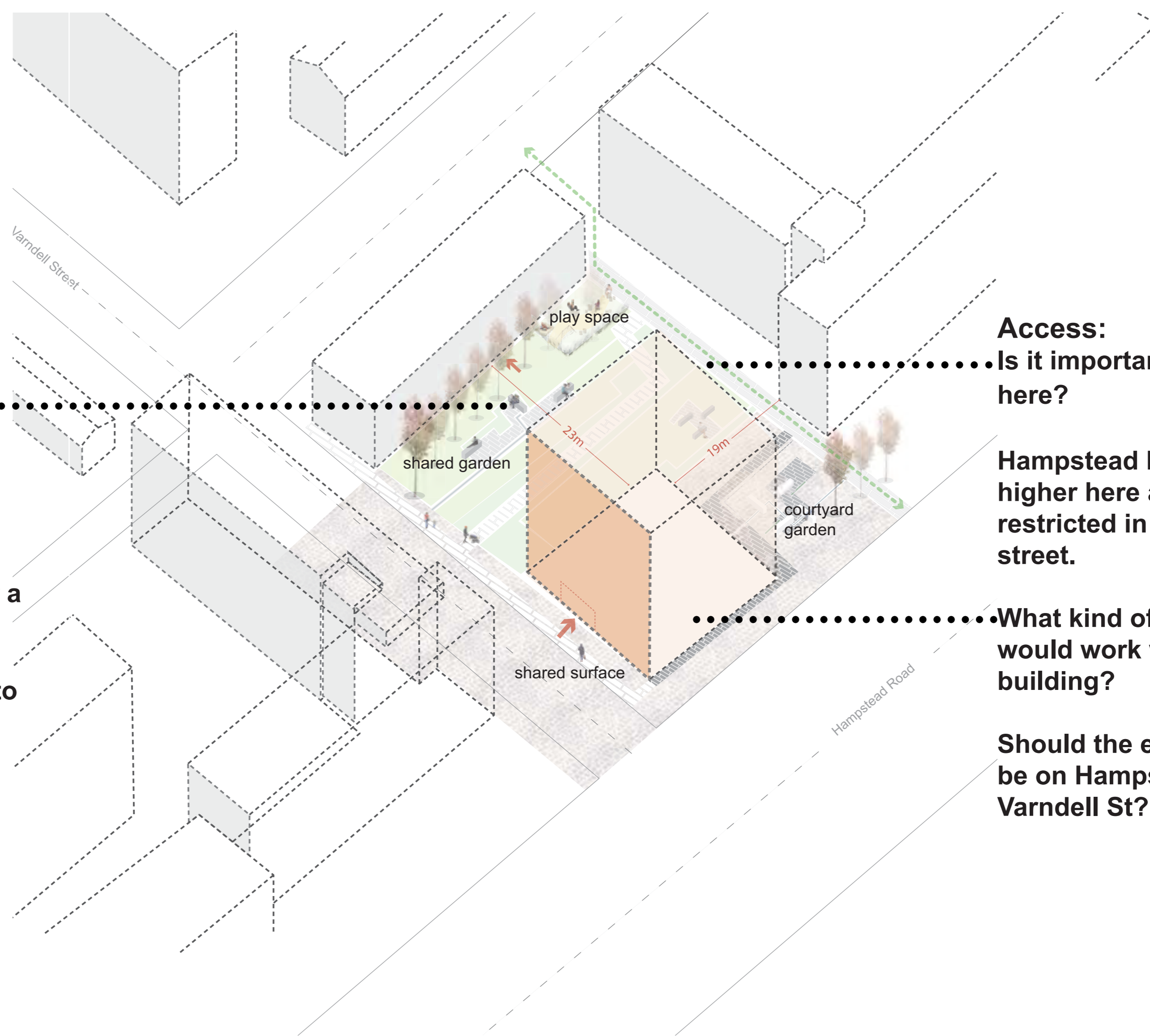
Open Spaces:

Would you like a shared garden here?

Should this be private or public?

Would this be a good place for a play space?

Could we re-design the roads to increase the garden size?



Access:

Is it important to have a footpath here?

Hampstead Road could be much higher here and cars might be restricted in some of Varnell street.

What kind of shop or business would work well under this building?

Should the entrance to the flats be on Hampstead Road or on Varnell St?



Rydal Water Site

We think this site will be very important: a gateway to the estate from Euston.

This site might be opposite a new entrance into Euston Station.

This site might be opposite a new public square in front of Euston Station.

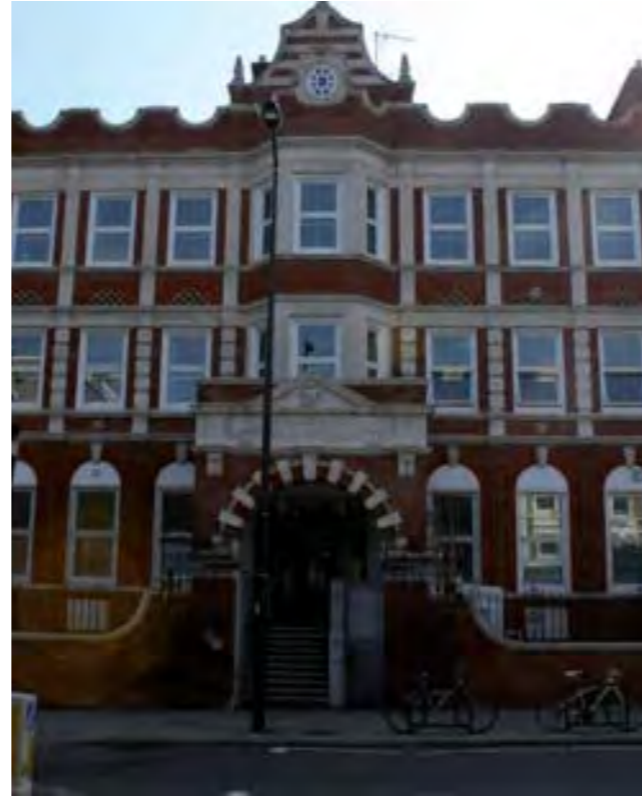
Proposals:

- 7 Storeys high.
- In a landscaped open space on the corner of Robert St and Hampstead Rd.
- Shops at Ground Floor.
- Providing 1&3 bedroom flats.
- Up to 16 flats.

Which buildings do you like in the area?

What do you like about them?

How could the spaces between buildings be improved so you would use them more?

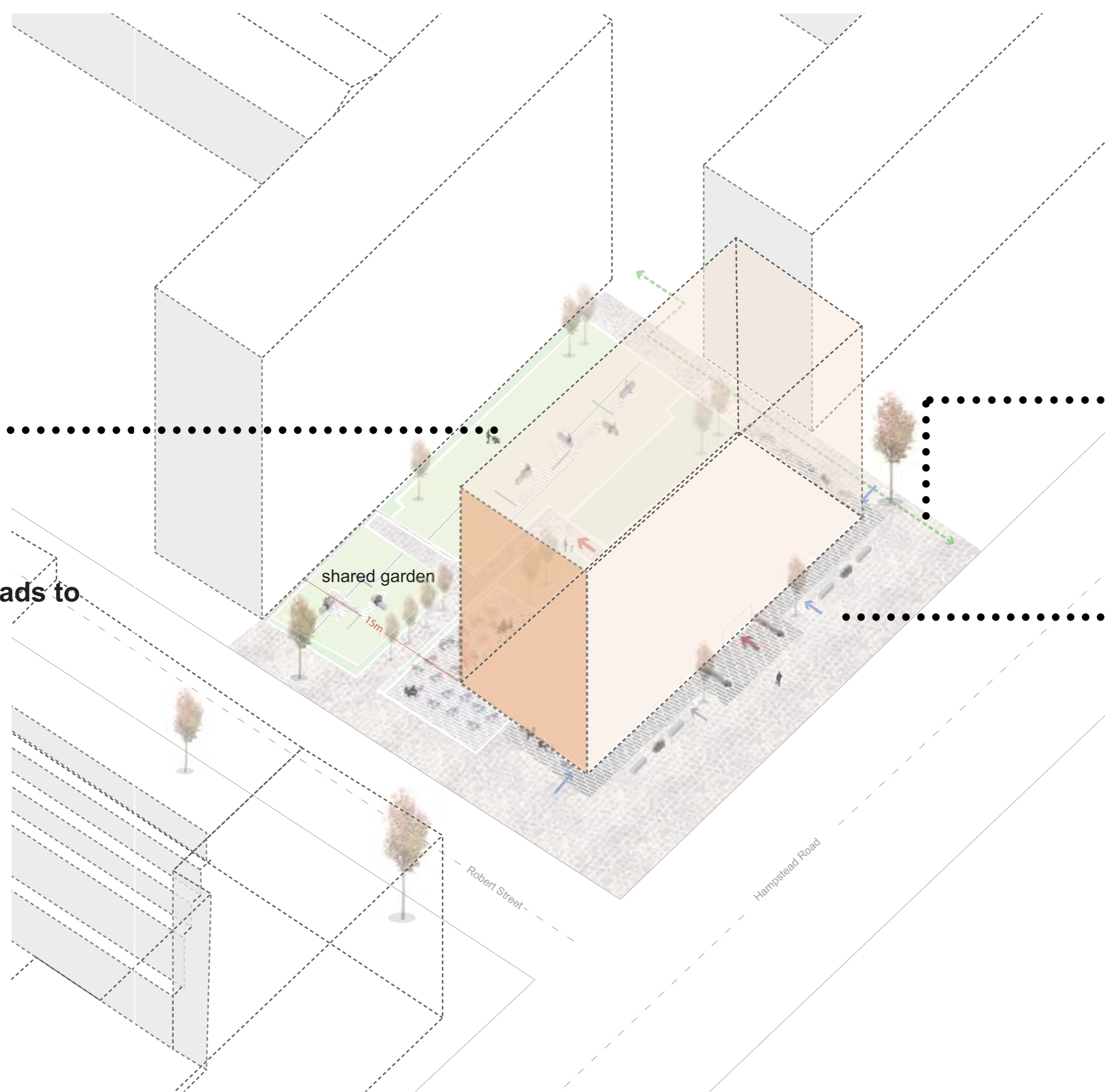


Open Spaces:

Would you like a shared garden here?

Should this be private or public?

Could we re-design the roads to increase the garden size?



Access:
Is it important to have a footpath here?

Should the flats be entered from Hamstead Road, Robert Street or through the garden at the back?



Victory Pub Site

This building could re-provide the Victory pub on ground floor.

This building completes the buildings on Nash St.

The building could enclose the gardens behind the Windermere block better and make a clearer route through to Cumberland Market.

Proposals:

- 4-6 Storeys high.
- On the corner of Albany St & Nash St
- Pub or Community Centre at Ground Floor.
- Providing 1, 2&3 bedroom flats.
- Up to 12 flats plus 1 wheelchair home.

Which buildings do you like in the area?

What do you like about them?

How could the spaces between buildings be improved so you would use them more?



Access:

Is it important to have a footpath through to Cumberland Market here?

Could cars be restricted in this area?

Who currently parks here?

Should the new flats be entered straight from Albany Street or around the back in Nash Street?

Pub or Community Centre:

Would you like a new pub to replace the Victory?

Would it be good to keep the "beer garden"? Should it be on Albany Street or at the back?

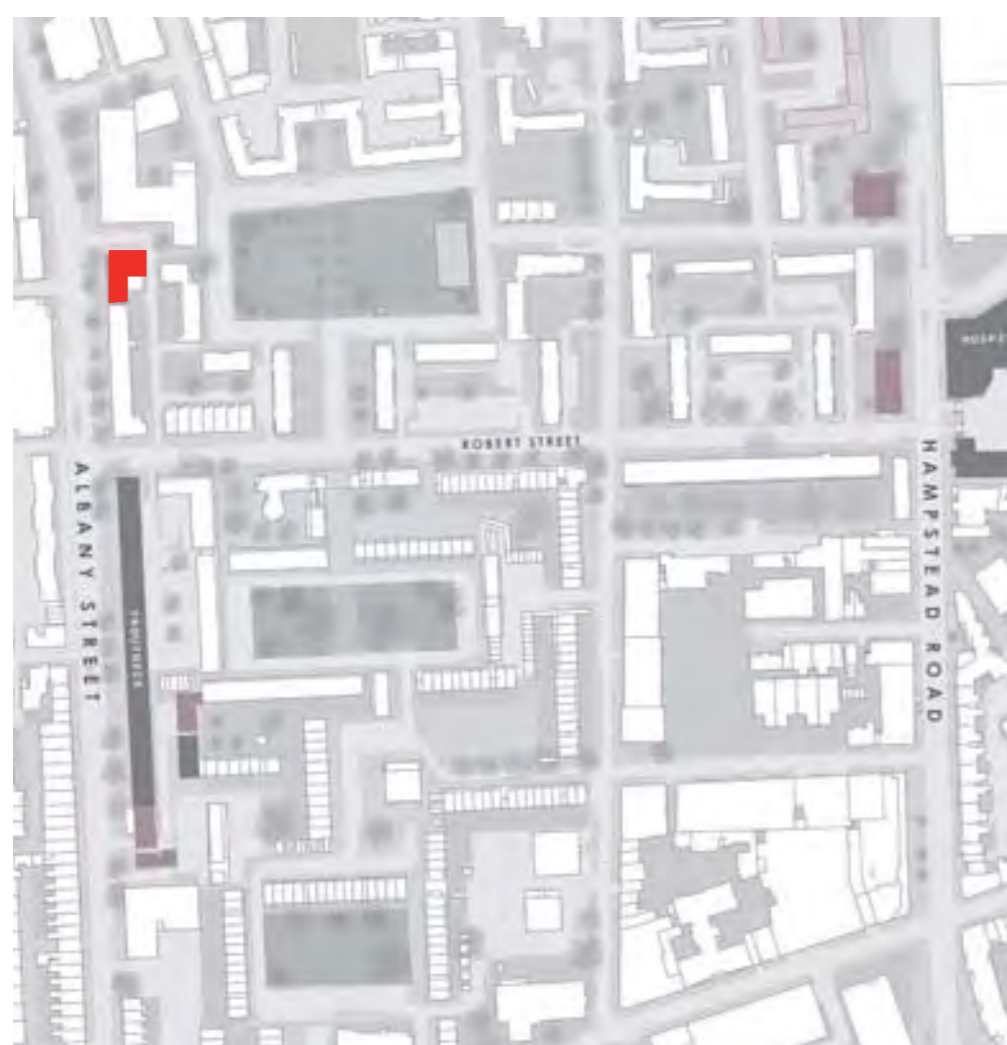
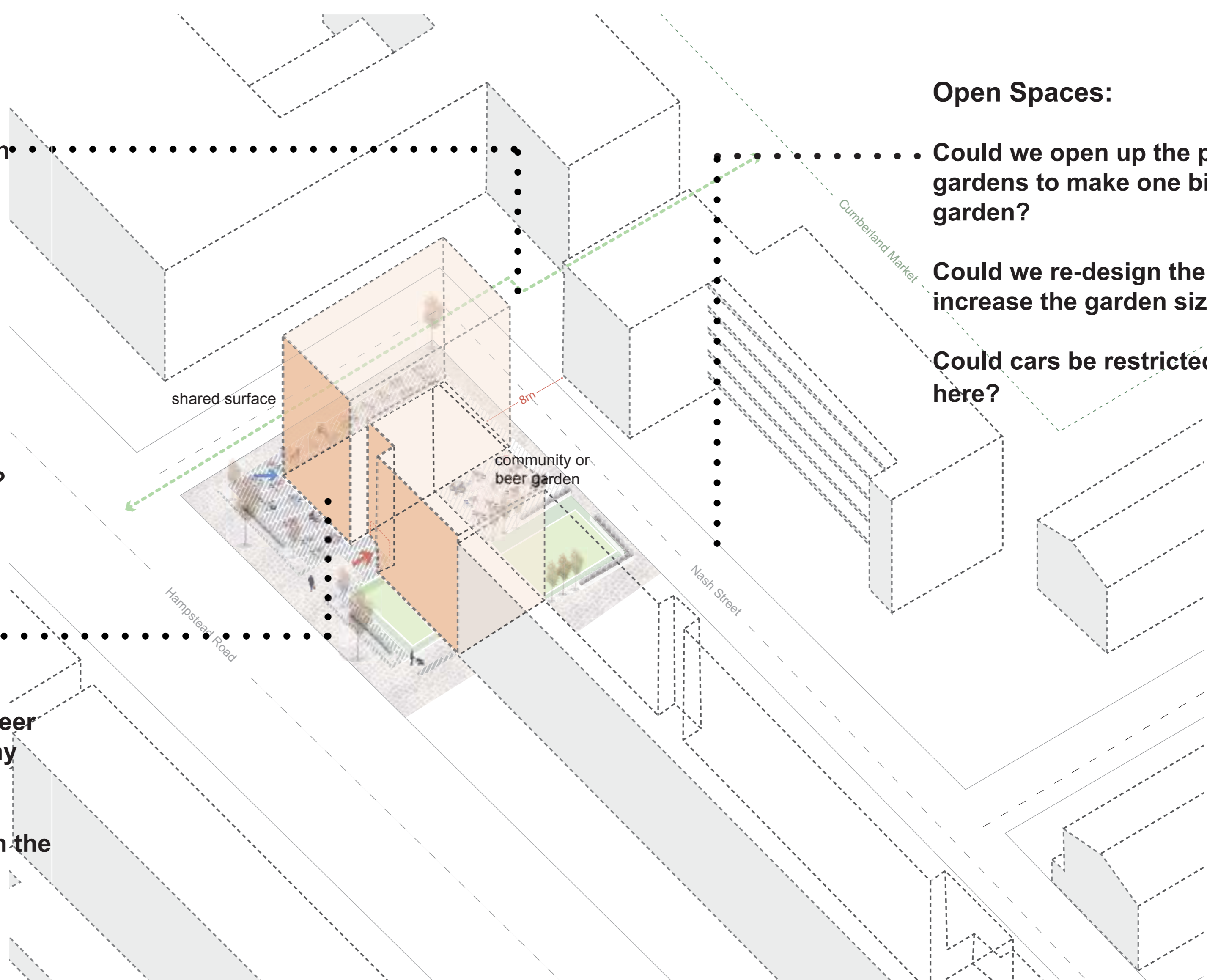
Should this space be entered on the corner?

Open Spaces:

Could we open up the private gardens to make one big shared garden?

Could we re-design the street to increase the garden size?

Could cars be restricted down here?



Cape of Good Hope & Troutbeck Sites

This building forms a pair with the Victory Pub proposal.

The building could include an extension to Troutbeck.

The building could help strengthen the route to Clarence Gardens.

Proposals:

- 4-6 Storeys high plus basement.
- On the corner of Albany St & Little Albany St
- Community Centre at Basement and Ground Floor.
- Providing 1, 2&3 bedroom flats.
- Up to 16 flats plus 3 wheelchair homes.

Which buildings do you like in the area?

What do you like about them?

How could the spaces between buildings be improved so you would use them more?



Troutbeck:

Would an overbuild improve the way Troutbeck looks?

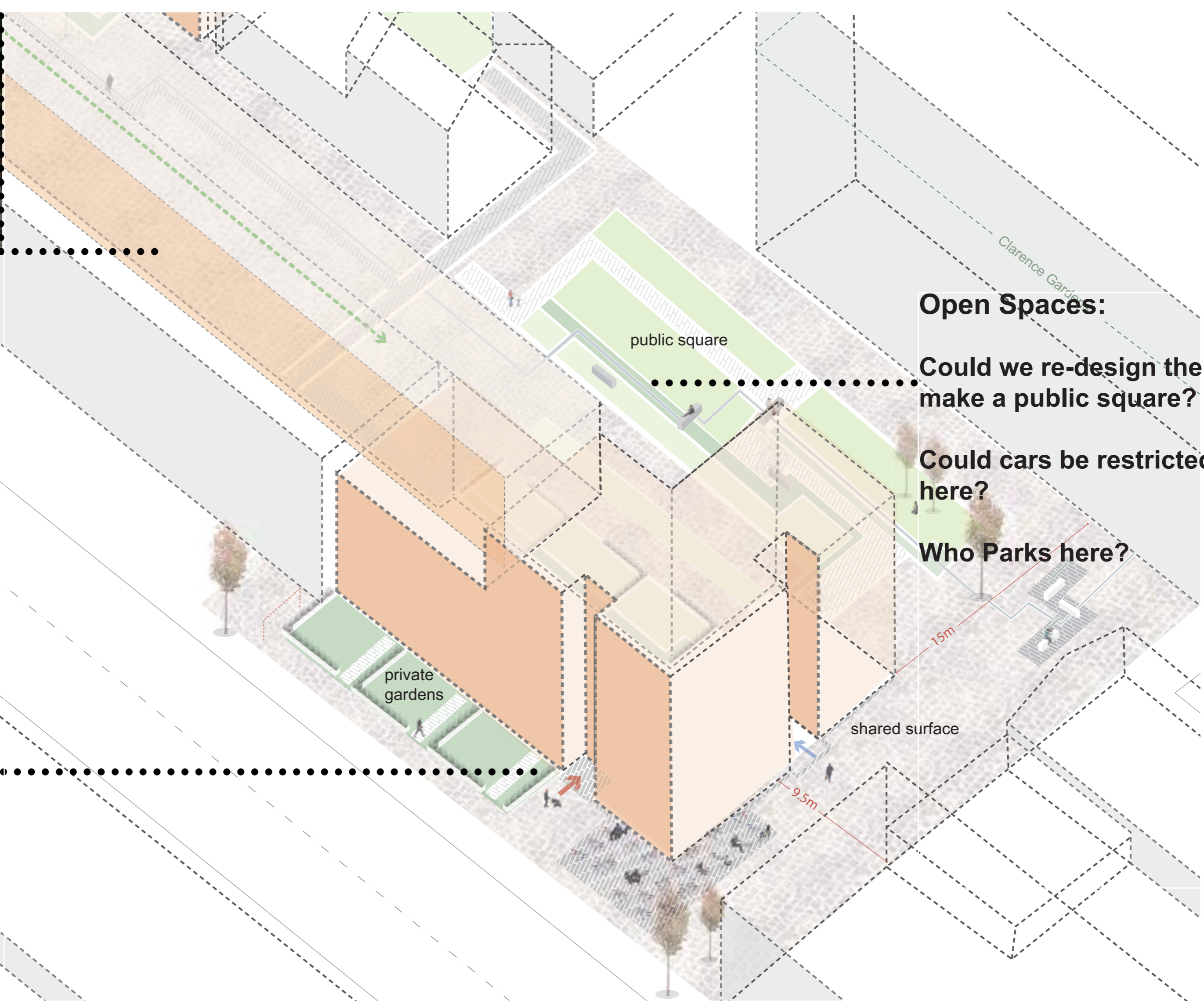
Are Basement / ground floor Maisonettes nice places to live in this block?

Access:

Should the main entrance to the new flats be on Albany Street or around the back on Nash St?

Would you like to use a community space at ground floor?

Should the entrance be on Albany Street or from a garden or public square?



Open Spaces:

Could we re-design the street to make a public square?

Could cars be restricted down here?

Who Parks here?



St Bedes Mews Site

This building would complete the end of St Bedes Hall and form a Courtyard with Troutbeck and the flats on Clarence Gardens.

The building could help strengthen the route to Clarence Gardens.

Proposals:

- 3 Storeys high.
- Next to St Bedes Hall on Little Albany St.
- Providing 3&4 bedroom flats.
- 2 flats **plus** 1 wheelchair home.

Which buildings do you like in the area?

What do you like about them?

How could the spaces between buildings be improved so you would use them more?



Bin Store:

Could the top floor be removed from this bin store to make an open space?

Where would the bins & buggies go?

Could we re-provide them next to St. Bedes Hall?

Access:

Is this footpath through to Clarence Gardens important?

Could cars be restricted down here?

Who Parks here?

