

Rudloe regeneration development consultation

Drop in session:

Wednesday 22 September, 5-7pm

Meet in the car park nearest the play area,
look out for the Blue Bus!



Consultation information contained within!

Dear resident,

Enclosed is information relating to the proposed final design for the regeneration of the central area of Rudloe. This plan proposes to demolish 25 existing flats and replace them with 51 new homes, a shop, a community centre and a new green space and play area.

Please read all the information enclosed. Many of the decisions around the proposed designs have come from feedback received from previous consultations, particularly around house design, play equipment, community buildings and the green space.

There are three ways you can send comments regarding the final design to us. You can:

- Complete the enclosed feedback form (**last page of this booklet**) and send it back to us in the pre-paid envelope provided
- Complete your feedback online using the following link: www.greensquaregroup.com/customers/rudloe
- Come along to our drop in session on Wednesday 22 September from 5-7pm and leave your feedback form with us. Staff will be available to answer any questions you may have. Meet in the car park nearest the play area, look out for the Blue Bus

All responses need to be received by Monday 27 September. Once this date has passed we will review all the feedback and make any amendments to our plans as needed.

Once this has been done we will submit them to Wiltshire Council Planning team for approval. We will let you know when we have done this and share details of the planning application number where it can be viewed online and comments can also be added.

We are looking for new members for the steering group, to help us ensure residents are part of the design and development process. If this is something you may be interested in, please contact us for more details and to register your interest. You can also pick up an application form at our drop in session on 22 September.

We would like to take this opportunity for your continued input into this process as well as your patience. Our aim is to have our final planning application submitted by the end of the year with approval hopefully received by Summer 2022.

If you have any questions please do not hesitate to get in touch either by telephone on **0300 111 7000** or email **info@greensquareaccord.co.uk**.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'C. Johnson', written over a light grey rectangular background.

Corrina Johnson
Project Manager

Background

In July 2019 we started consultation with residents of Rudloe to understand your key priorities for the regeneration of the area. This process has identified the following requirements:

- A local shop
- A multi functional community centre/hub
- A play area suitable for all ages
- An attractive green space similar sized or larger than the current provision

We originally hoped to be able to show you different layouts in this final consultation, the main difference being the location of the green space. However due to the number of homes we need to provide to make the project work financially it is only possible to achieve this with the proposed design we are sharing with you now. This also takes into account feedback from those residents directly affected by the regeneration, and enables their preference to only move home once.

Key points of new design

- A mix of 1 bed houses and flats plus 2, 3 and 4 bed houses
- The 1 bed flats will be maisonettes with their own private entrance
- All new homes will have parking provided plus an additional 17 visitor parking spaces will be available across the development
- A mix of affordable rent and shared ownership homes

The proposed new homes will be an environmentally efficient design with a mix of traditional look brick finish, detailed by sections of coloured cladding and render. This design helps to bring to life the new part of the estate and blend it in with the existing properties. Please let us know what you think of the various finishes on the properties.



Community facilities

- Provision of a commercial unit for use as a local shop
- Provision of a community building 'The Hub' with hall, office, kitchen and toilet facilities
- Parking provision for both the shop and community building

ACCOMMODATION	
● (Green)	1-bedroom flat / maisonette 10 nr
● (Light Green)	1-bedroom house 2 nr
● (Orange)	2-bedroom house 28 nr
● (Yellow)	3-bedroom house 10 nr
● (Red)	4-bedroom house 1 nr
	Total 51 nr

LANDSCAPING LEGEND	
--- --	Development site boundary
← →	Indicative pedestrian link
➔	Vehicular access
● (Tree)	Indicative tree planting
■ (Green)	POS (Public Open Space)
■ (Light Green)	Soft landscape
■ (Grey)	Roads and pavements
■ (Brown)	Parking

From feedback received from the open space/play area consultation there will be:

- Accessible green space area, which will be larger than the current provision
- Provision of a multi use games area (MUGA) - exact location to be agreed
- New play equipment suitable for all ages - exact location and equipment to be agreed
- Footpaths leading around and across the space to ensure it is fully accessible



View from the rear of Club Row looking towards the Community 'hub'



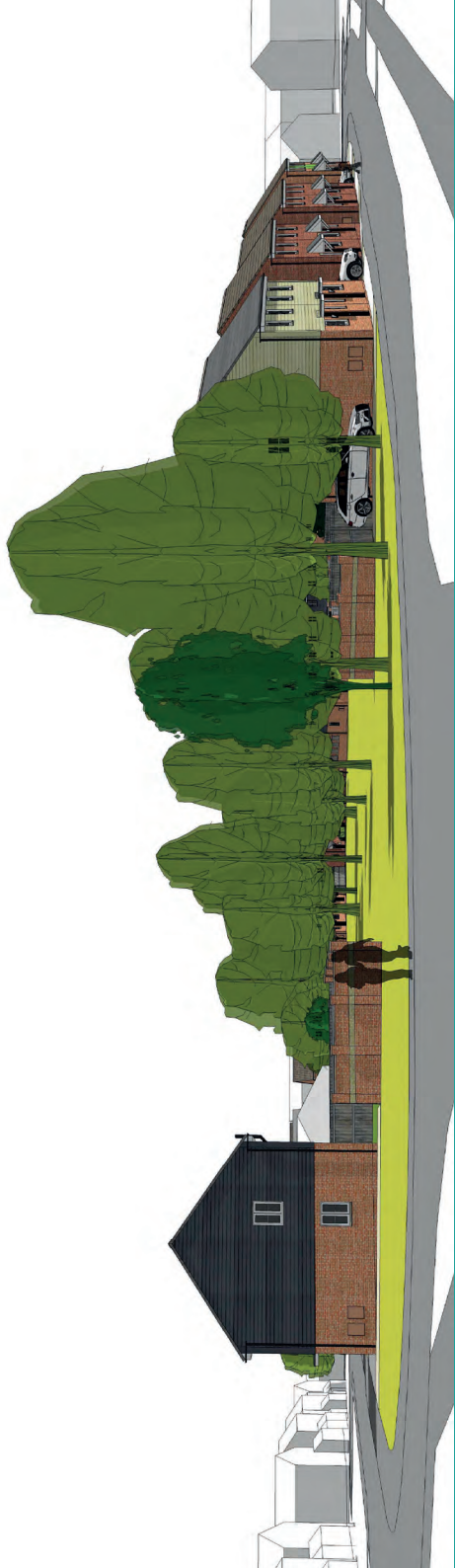
View from Priestley Wood Road



1. View from the roundabout



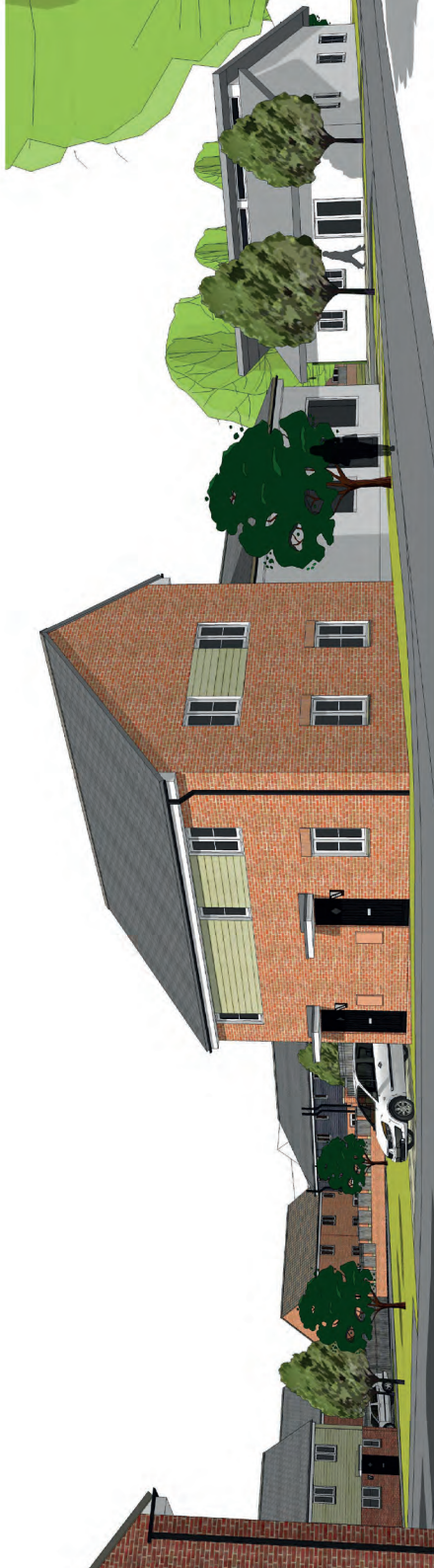
2. View from Sandy Lea Avenue



3. View from Prestley Wood Road



4. View from near Weir Heyes Avenue looking towards the Community 'hub'



5. View from Kings Lea Avenue



6. View from the rear of Club Row looking towards the Community 'hub'



7. View from the 'hub' looking towards the roundabout



8. View from Toghill Crescent

Feedback form

Name

Address

Contact number/email (if you want someone to get in touch)

Do you have any comments or feedback you would like to share on the proposed plans?

(continue on reverse)

Do you have any preference to property finishes, for example the brick with cladding or the proposed colour scheme?

Thank you for taking the time to give feedback
