

**THE GREEN
SOUTHALL**

THE GREEN WILL CREATE 370M² OF INDOOR COMMUNITY SPACE.

We want local people to help shape how this space will be used.

WHAT WOULD YOU LIKE TO SEE IN A NEW COMMUNITY SPACE?

Please put a sticker in the space below your preferred option.

**CHILDREN'S
NURSERY**



**MIXED USE
COMMUNITY
HALL**



**YOUTH
CLUB**



**TRAINING
AND
EMPLOYMENT
SUPPORT**



**SPORT
AND
EXERCISE
FACILITIES**



**OLDER
PEOPLE'S
EVENTS AND
FACILITIES**



GOT ANOTHER IDEA? WE'D LOVE TO HEAR IT!

Ask a member of the team for a feedback form and pop it in the ballot box when you're done.

**THE GREEN
SOUTHALL**

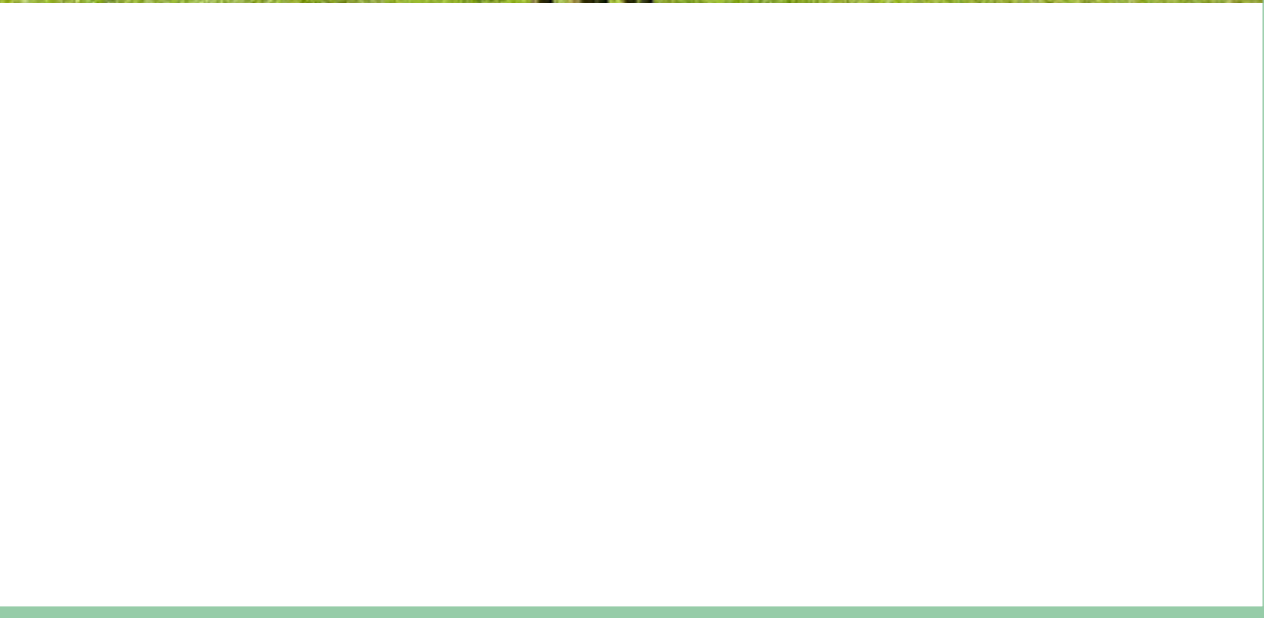
THE GREEN WILL PROVIDE NEW PUBLIC SPACES TO ENJOY.

We want local people to help shape how this space will look.

WHAT WOULD YOU LIKE TO SEE IN A NEW OUTDOOR SPACE?

Please put a sticker in the space below your preferred option.

TREES



**PLACES TO
SIT AND
RELAX**



**EXERCISE
AND SPORT
EQUIPMENT**



**PLANTING
BEDS**



**CHILDREN'S
PLAY AREAS**



**SPACES TO
MEET AND
GATHER**



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APPENDIX M – LETTER TO ELECTED REPRESENTATIVES AND COMMUNITY GROUPS

Address

Address

Address

Address



29 June 2021

THE GREEN SOUTHALL – AN UPDATE FROM THE TEAM

I am writing to update you on our plans to transform The Green – a major regeneration project at the heart of the Southall Opportunity Area.

Peabody is working in partnership with Ealing Council to redevelop The Green and make it a vibrant new neighbourhood for the whole community to enjoy.

The Green will deliver 564 low-carbon new homes (including 50% affordable housing), increase job opportunities and create high-quality public spaces.

Enclosed is more information about our plans for The Green, what you can expect and the wider benefits for the local community.

You can also find out more about our vision at: www.thegreensouthall.co.uk

If you have any questions or would like to discuss our plans in more detail, please contact the project team by calling on 020 7323 3544 or emailing info@thegreensouthall.co.uk

Yours sincerely

Chris Lyons
Senior Development Manager

If you would like any more information, or if you have any queries, please contact our project team by:

 020 7323 3544

 info@thegreensouthall.co.uk

 The Green Southall, c/o 7 Bayley Street, London WC1B 3HB

www.thegreensouthall.co.uk



**THE GREEN
SOUTHALL**

UNVEILING OUR FINAL PLANS

Peabody is working in partnership with Ealing Council on **THE GREEN** – a major regeneration project at the heart of the Southall Opportunity Area.



In June and September 2019, we presented our proposals for The Green at a series of public exhibitions and asked for the local community's feedback. Since then, we have been busy reviewing your comments, completing detailed technical assessments and finalising our plans for the site.

We're now excited to share our final plans for transforming this important part of Southall before submitting the plans to Ealing Council by mid-Jul 2021.

**FIND OUT MORE
ABOUT OUR
PLANS ONLINE**

www.thegreensouthall.co.uk

Our plans for **THE GREEN** will:

- Deliver 564 new homes, 50% of which will be affordable housing
- Offer new employment space and create 90 job opportunities
- Create high quality public spaces
- Establish a green, sustainable community

About Peabody

Peabody is one of the oldest housing associations in London. We have over 66,000 homes across the capital and the South East, housing over 111,000 residents.

We build, design and maintain homes and neighbourhoods that people are proud to live in. We invest in the areas where we operate over a long period of time – creating great places to live.



www.thegreensouthall.co.uk

 Peabody

THE GREEN SOUTHALL

UNVEILING OUR FINAL PLANS

We have been working closely with Ealing Council on plans to transform this part of Southall, and responding to the comments of local people, groups and businesses along the way.

Contact us for
translations



A VIBRANT NEW DESTINATION

The Green will be a new urban quarter, offering **new homes, hundreds of employment opportunities**, retail and outdoor **public spaces**.

The community will be at the heart of the regeneration with a **new dedicated community facility**. The most significant change from 2019 is that our plans now retain and enhance the Tudor Rose as an important cultural asset.

Image: Manor House approach – a new and welcoming gateway.



HIGH QUALITY DESIGN

The Green is designed to draw people into the heart of the development. Our plans will open up this part of Southall with **people-friendly routes** and **inviting public spaces**. The heights of the buildings will range from 2 to 19 stories, with the taller buildings being set back from existing homes and low-rise buildings in the surrounding area.

Image: People-friendly, car-free public spaces and play areas.



WELL DESIGNED HOMES

The Green will provide 564 **new low-carbon homes**, 50 per cent (by habitable room) of which will be **affordable** (London Affordable Rent and Shared Ownership). The homes have been designed for households of varying sizes, including families, and will all have access to their own private balcony and **shared podium gardens**.

Image: Podium gardens for residents living at The Green.



SUSTAINABLE COMMUNITY

We will create a **green haven** in an urban environment with new trees and plants. The homes will be heated using **renewable energy** sources and the development has been designed to encourage **walking, cycling** and the use of **public transport**. A level of public parking provision on Dominion Road will be retained.


Image: Trees and planting creating tranquil spaces for local people to enjoy.

Find out more

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 www.thegreensouthall.co.uk

 info@thegreensouthall.co.uk

 020 7323 3544

Scan the
QR code
to find out
more



 Peabody

APPENDIX N – NEWSLETTER TO NEIGHBOURS

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Address

Address

Address



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The Straight

The Straight

The Straight

Southall

A3005

A300

Southbridge Way

Hortus Rd

Queens Rd

Queens Rd

Hartington Rd

Gladstone Rd

Kingston Rd

Kingston Rd

The Green

Osterley Park Rd

Osterley Park Rd

Osterley Park Rd

Dudley Rd

Hartington Rd

Featherstone Terrace

Dominion Rd

Featherstone Rd

Featherstone Rd

Elmfield Rd

Church Ave

Portland Rd

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 Peabody

APPENDIX O – PRE-SUBMISSION PRESS RELEASE AND COVERAGE

30 June 2021



FOR IMMEDIATE RELEASE

Peabody unveils final plans for The Green in Southall

Plans to transform The Green in Southall and open it up to the community have been revealed by housing association Peabody, following nearly 18 months of detailed design work and consultation with the local community.

The plans, which are being brought forward by Peabody in partnership with Ealing Council, will deliver 564 low-carbon homes, including 50 per cent affordable housing, hundreds of new employment opportunities and space for small businesses and community groups.

Landscaped public spaces will be included throughout the development to create a green district with a pedestrianised central boulevard, opening new local connections through this growing part of west London. The outdoor areas are designed to draw in local residents and give space for a variety of community uses.

Early proposals were presented to the public in June 2019 and the feedback received then was considered in updated plans unveiled in September 2019.

The most significant change from 2019 is that the plans now retain and enhance the Tudor Rose as an important cultural asset.

Peabody's ambition at The Green is to continue working with the community to deliver a great place to live, which will have a significant positive impact locally. Local residents will be involved in shaping the future use of the designated new community space and the future uses of the landscaped public areas.

The site is south-west of Southall train station and includes some of the land between Featherstone Road, Gladstone Road and The Green. The redevelopment is also a key part of the Southall Opportunity Area.

More information on the plans can be found at www.thegreensouthall.co.uk

Chris Lyons, Senior Development Manager at Peabody, said:

“Our plans for The Green will transform this part of Southall – providing hundreds of new homes and creating a vibrant new community hub in an area that is well connected to the rest of London.

“We have been developing our vision for The Green over many months in close collaboration with Ealing Council and the local community, and we are now ready to submit our final plans.

“Southall has a rich heritage that we are keen to protect and nurture. We are supporting groups and businesses that will be impacted by the plans and we are keen to find new homes for community groups and businesses that wish to stay in the area, be that on-site or nearby.

“Submitting our final plans is not the end of the conversation – we want to be an important part of the community in Southall for many years to come and for us that means being open, honest and supportive.”

The final plans will be submitted to Ealing Council in July 2021 and will be available to view on Ealing Council's website. The council will then undertake its own formal consultation, giving local people another opportunity to comment on the plans, before the planning application is considered by the Council's Planning Committee in the coming months.

ENDS

30 June 2021

For media enquiries please contact:

Dan Knight / Ashley Rudge, Camargue
+44 (0)20 7636 7366
peabody@camargue.uk

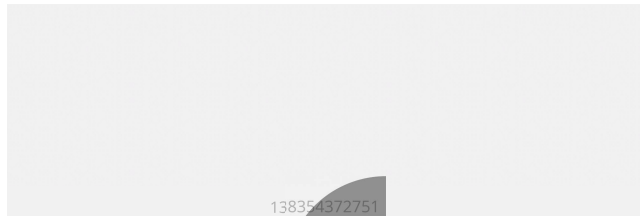
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<https://www.peabody.org.uk>

DRAFT



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Fresh pictures show what hundreds of new Southall homes may look like

Tower blocks could be built a stone's throw from the Southall station and Crossrail line

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In YourArea

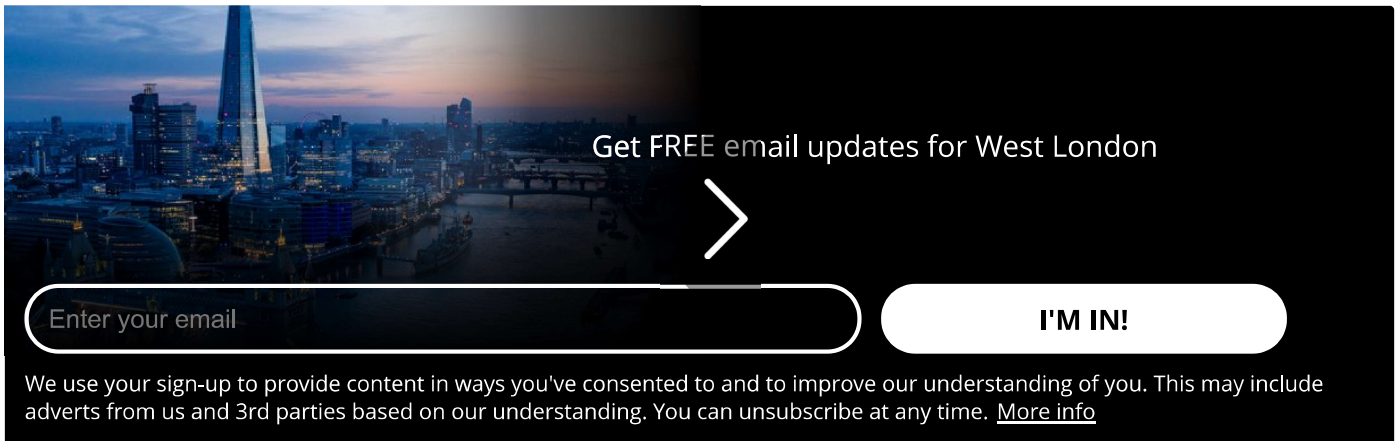
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Go





 Pedestrian plazas will lead to the development from The Green (Image: Peabody)



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New pictures reveal what hundreds of proposed high-rise homes in Southall may soon look like.

Housing association Peabody says it is working in partnership with Ealing Council on the plans for the major regeneration project, named The Green.

Still in the consultation phase, the developers say 50 per cent of the proposed 564 homes will be affordable.

The development will be built on a large car park area situated behind The Green, a high street that runs south from Southall **[station](#)**.

The computer-generated images show new-build style tower blocks with a pedestrian plaza below.



 **The view of the new development plans from Southall Manor House** (Image: Peabody)

Peabody says a total of eight new buildings are planned, with 2,922 square metres of commercial space on the ground floor.

One image shows the towers of The Green from the grounds of the Grade II-listed Southall Manor House, built in the 16th century.

The development is within Southall Opportunity Area, revealed in 2014, which aimed to bring 6,000 new homes and 3,000 new jobs to the area.

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British Seniors

People Born 1941 - 1971 Get This Benefit In July

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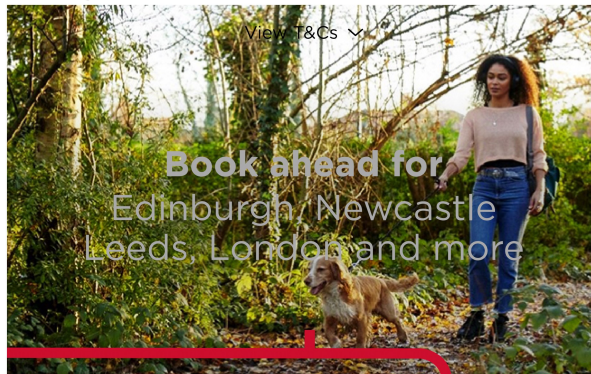


The Southall development could provide hundreds of new affordable homes

Southall will eventually be linked to central London by Crossrail trains which should take only 17 minutes.

Black-owned music and events venue Tudor Rose, bordering the development site, was originally earmarked for redevelopment.

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The venue will now be enhanced as an "important cultural asset," say Peabody.