

## 1 WELCOME!

Welcome to the **Grahame Park North East Regeneration co-design event**. Please join one of the workshop tables, get involved and share your ideas for the future of this phase of regeneration at your estate.

Your ideas and feedback will be really helpful in shaping the early stage emerging designs. There will be future events where you can get more involved in shaping the emerging designs further, when we are closer to drawing up a planning application for the regeneration proposals.

Please tell us what you think and speak to a member of the team if you have any questions.

Today we are engaging with the local community about early stage emerging designs for new homes at North East Phase One. We welcome your ideas on the ongoing design development of this future phase of regeneration.

- **What do you like about your estate?**
- **What could be improved at your estate?**
- **What are your priorities for the future of Grahame Park North East?**
- **Join a co-design workshop and share your ideas on the indicative masterplan**

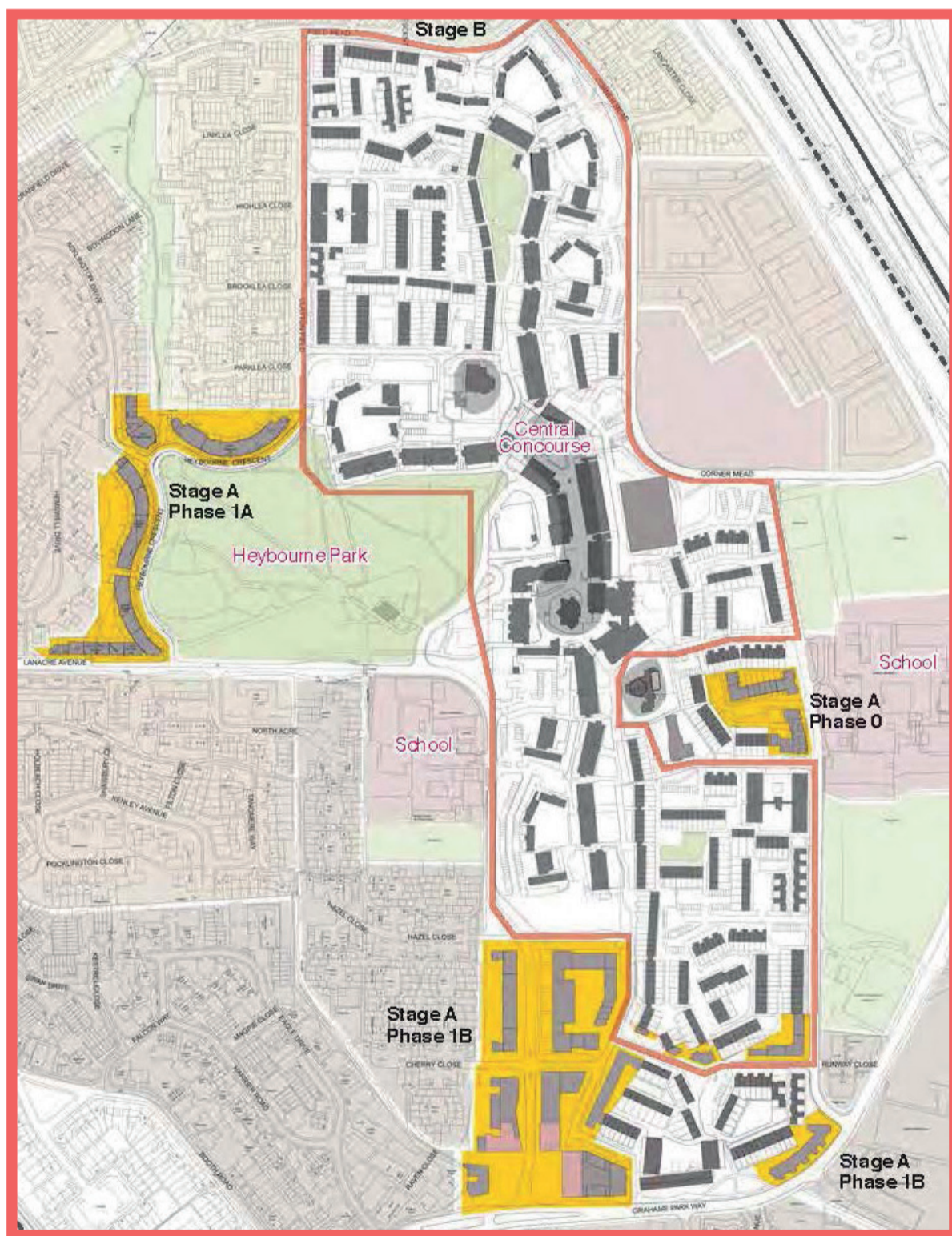
We are in the very early stages of the process of the regeneration of Grahame Park North East, gathering ideas for what a planning application will eventually look like. Today's workshops are based upon the following three regeneration themes.

- **Placemaking** - designing a safe neighbourhood that is easy for everyone to get around, with healthy streets and community facilities
- **Landscape** - creating a green and attractive environment that provides play for all ages and encourages wildlife
- **Sustainable Homes** - delivering a choice of spacious and energy efficient homes to cater for the local community's needs

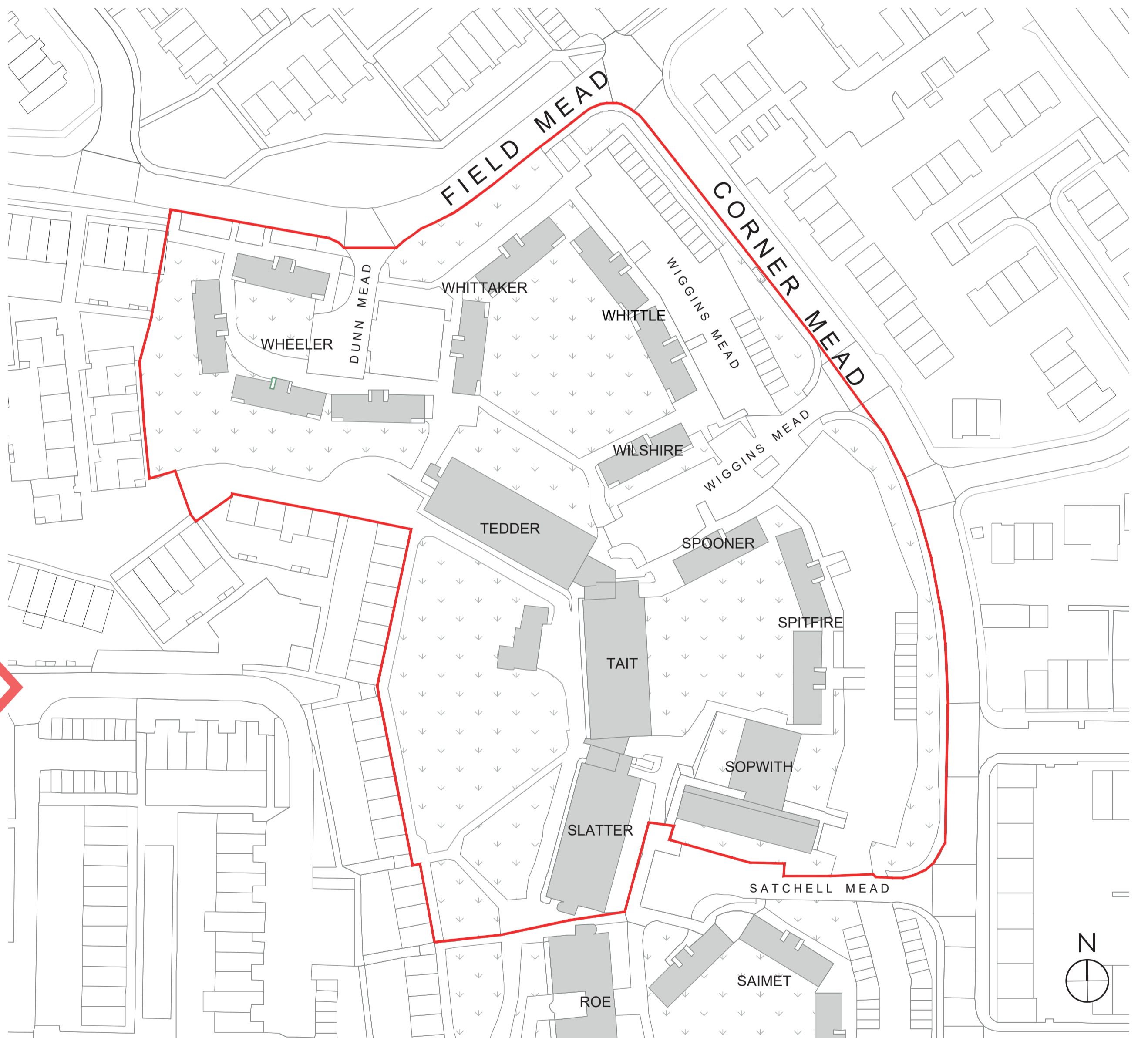
## WHY REGENERATION?

A masterplan for the regeneration of Grahame Park was approved in 2004 and a number of phases have now been delivered.

Barnet Homes are currently putting together a regeneration proposal for the North East part of the estate and hope to submit a detailed planning application next year. This proposal will allow for regeneration to start more quickly on the North East, which would otherwise not be take place until around 2030.



Existing Grahame Park site plan



Extents of Grahame Park North East Phase 1 Regeneration

## ONGOING COMMUNITY ENGAGEMENT PROCESS

**TODAY**

Community Drop In Event & Workshops

**JAN-NOV 2023**

Ongoing community engagement

**LATE 2023  
EARLY 2024**

Target planning submission date

2

## HOW COMMUNITY FEEDBACK IS SHAPING THE DESIGNS...

### STAKEHOLDER FEEDBACK MARCH 2022

In March 2022 three co-design workshops were held with local community stakeholders from across Grahame Park Estate and the local area. Key stakeholder priorities and feedback are outlined here. We welcome your views.

### WORKSHOP 1 PLACEMAKING - 2ND MARCH 2022

- A clear plan of regeneration for North East phase needed
- Accessible and safe streets welcomed
- A more attractive pedestrian green route North to South supported
- Better signage and clearer wayfinding needed
- Suggest including affordable small community spaces for local residents to use (eg. a creche / nursery)

### WORKSHOP 2 LANDSCAPE - 9TH MARCH 2022

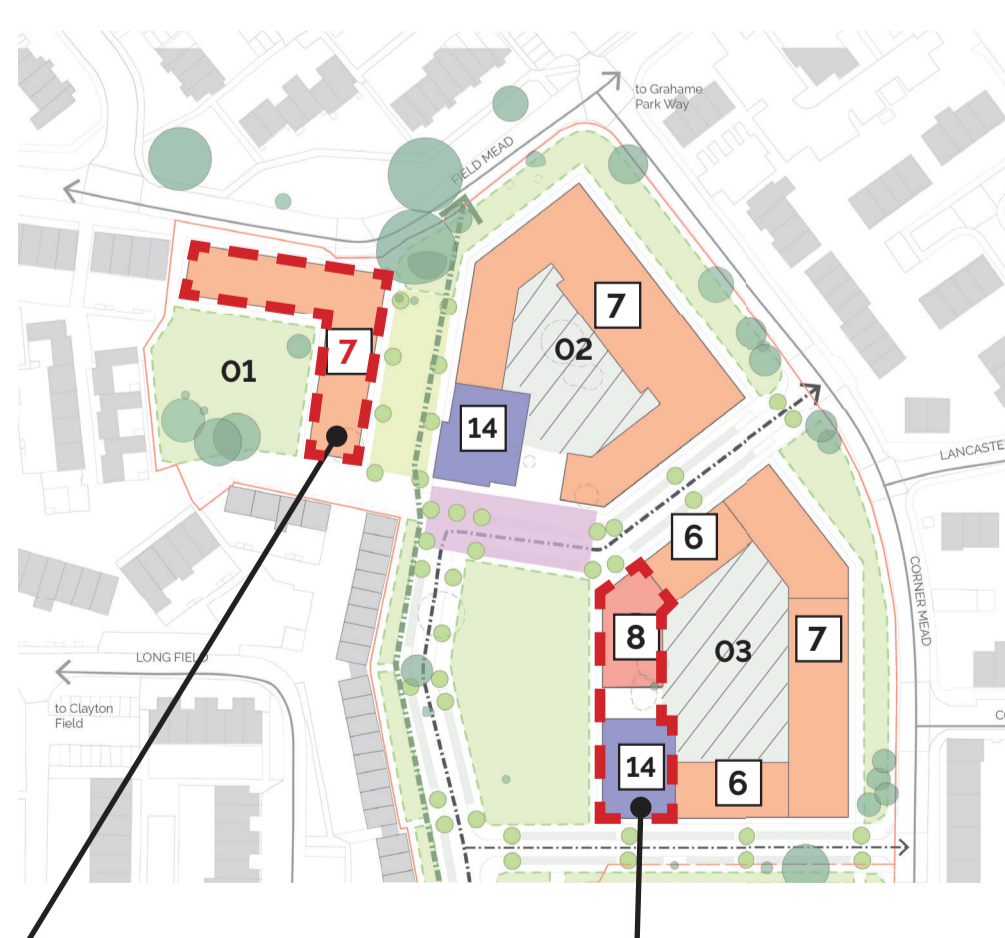
- Community spaces need to be looked after and easily maintained
- Community gardens depends on resident groups for upkeep
- Inclusive play equipment for children living with disabilities to be provided
- Outdoor areas to be flexible spaces for a range of uses
- Outdoor gym or activities for older residents may be a good idea

### WORKSHOP 3 SUSTAINABLE HOMES - 23RD MARCH 2022

- Open plan homes versus closed plan flat layouts - preference to have a choice
- Flats should be low maintenance with low running costs
- Pilot 'Library of Things' schemes suggested for tool sharing and lending useful items
- Recycling strategy for all new homes - collections should be regular and simple
- Secure bike storage locations needed across the borough

## DESIGN CHANGES

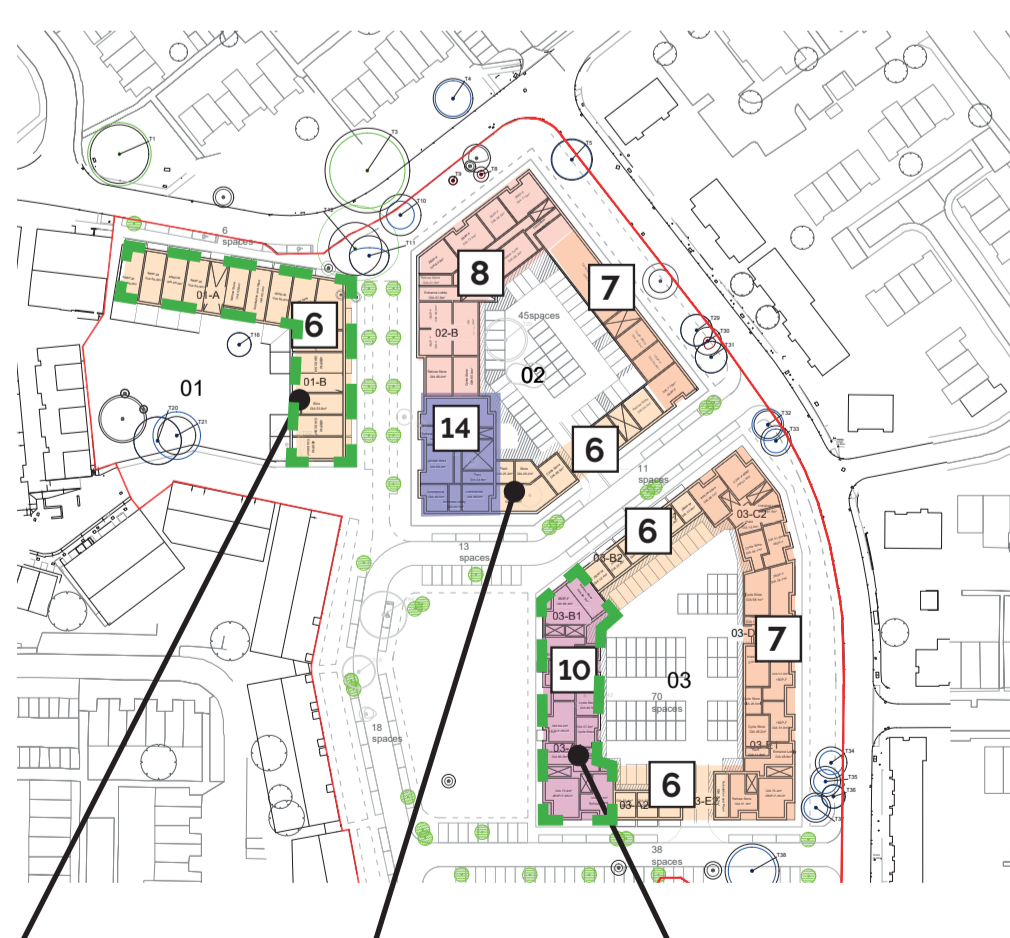
### BEFORE



Height of 7 storey block close to neighbouring lower rise homes to be reduced

Opportunity to remove tower and reduce height

### AFTER



Block height reduced by 1 storey to 6 storeys

South side of plot 02 reduced by 1 storey to 6 storeys

Tower removed and 10 storey mansion block introduced

## TIMELINE & NEXT STEPS

### HOW WE HAVE ENGAGED TO DATE

#### 3RD & 4TH MARCH 2022

Drop in events for residents living in the buildings affected by this proposed future phase of regeneration

#### MARCH 2022

##### Stakeholder workshops

Place (2nd March), Landscape (9th March) and sustainable Homes (23rd March)

#### 22ND AUGUST 2022

##### Outreach at Urban Gamez

Conversations and surveys with those who live, work or visit the estate about Grahame park North East. 39 people took part. Headline feedback included:

- 39 members of the community participated in the survey and responded to the questions about the proposed future development.
- Community atmosphere is a positive aspect to Grahame Park, there were suggestions this could be further supported through a coffee shop, bakery where residents could meet, supporting those who may be lonely.
- Suggestions of development being designed to support children and young people in Grahame Park, reflecting on a desire for a new playground and other play/recreation facilities
- Community safety is important to consider re future design

## WHERE WE ARE NOW

### 19TH OCTOBER 2022

Community Drop In Event & Workshops

## WHAT ARE THE NEXT STEPS

### JANUARY-NOVEMBER 2023

Ongoing Community & Stakeholder Engagement  
More information available soon

### LATE 2023 / EARLY 2024

Target Planning Submission Date

Please complete a feedback form today with your comments and suggestions

For further information about the event or any questions about the project please contact:

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