WELCOME

HOUSING FOR WINCHESTER

On behalf of Winchester City Council and the project team, we welcome you to our public exhibition for the proposed redevelopment of the Former Police Station, Dolphin Hill, Twyford.

We want to give you the opportunity to comment on the plans, so that we can further refine and develop the proposals in advance of submitting an application for planning consent in the spring. Representatives from PDP Architecture and Winchester City Council's Housing Development Team are on hand to answer any questions you may have about the proposals.

Introduction

Winchester City Council is proposing to redevelop 1a Dolphin Hill (a former single storey office) and the adjacent garages to provide 2 two bedroom houses, both two storeys in height. All of the new homes will be owned and managed by the Council and it is intended that the homes will be for affordable rent.

Aims of consultation

- To inform neighbours
- To display initial designs
- To seek comments about the design

Why are we considering redeveloping the site for affordable housing?

There is a serious shortage of affordable homes in the district with demand hugely outstripping supply, in March 2018 there were almost 1,700 applicants on the Councils Housing Register waiting to be housed or re-housed. In response, we have initiated a programme to build 600 new Council homes before 2020. Better use of the land can be made by redeveloping it for much needed affordable housing. The two homes will be allocated with a priority for people with a local connection to Twyford. There are currently 27 applicants with a local connection to Twyford on the Councils Housing Register.

Winchester City Council

HOUSING FOR WINCHESTER

What is being proposed?

2 new family homes, a mix which reflects the growing need for smaller sized homes. Both homes will have their own private gardens and suitable off-street parking.

What is affordable rent?

Affordable rented housing is let by local authorities or private registered providers of social housing to households who are eligible for social rented housing. Affordable Rent is subject to rent controls that require a rent of no more than 80 per cent of the local market rent (including service charges, where applicable).

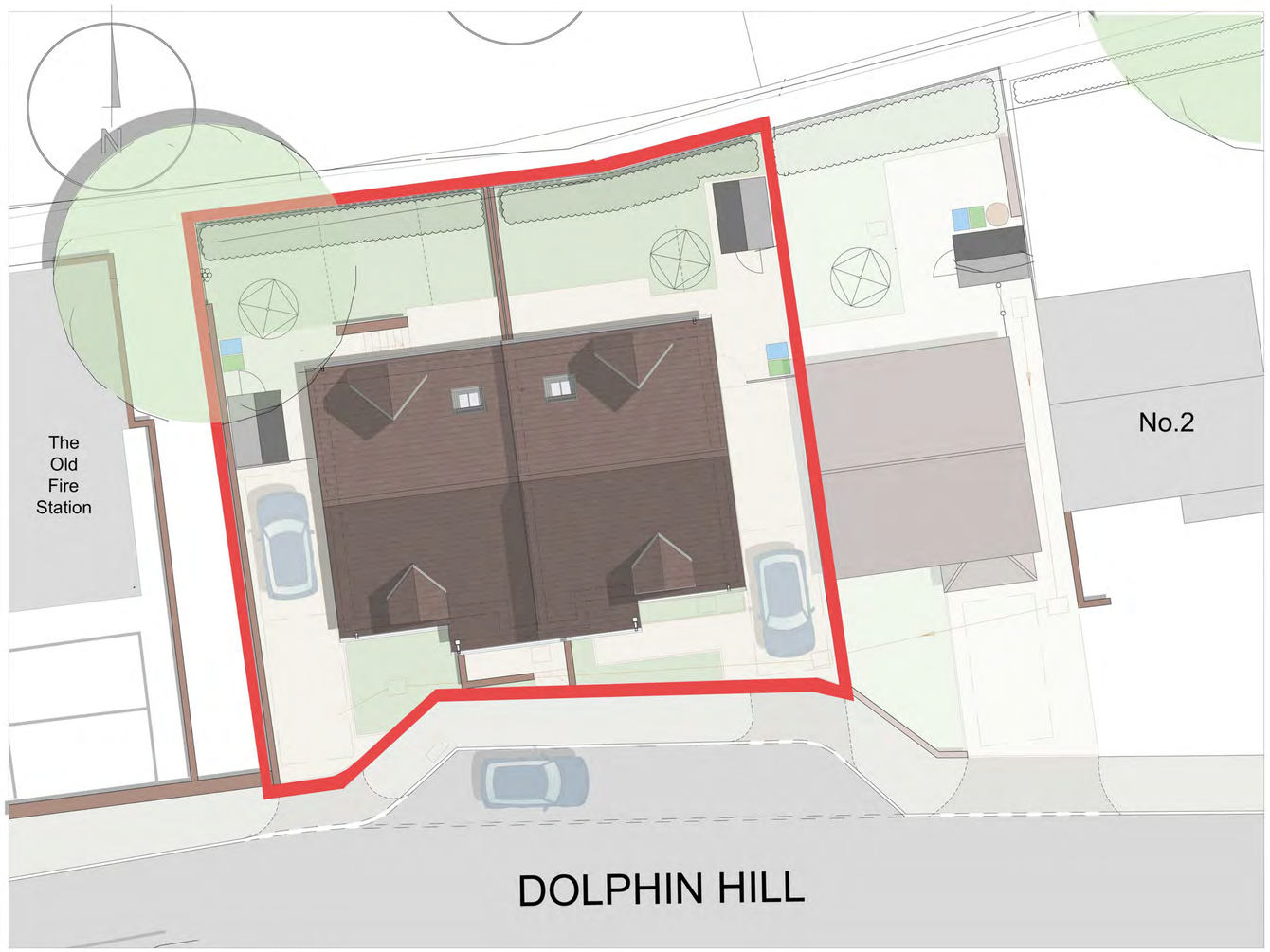
Why is 1 Dolphin Hill vacant?

We have delayed letting 1 Dolphin Hill to allow for internal and external improvements, work will begin soon. You will see visual changes as we will be creating a new porch, off-street parking and bricking up the lower section of the living room window.

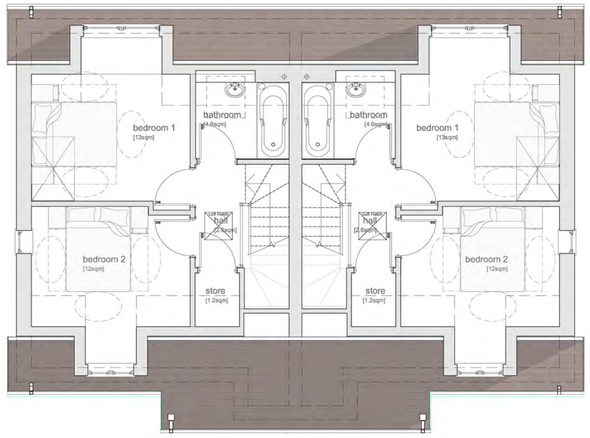
Where do I submit my feedback/ comments?

Please go to:
https://winchester.citizenspace.com
to view the proposal and submit your comments. Alternatively, you can ask a member of staff for a comments form and place in the box provided once completed.

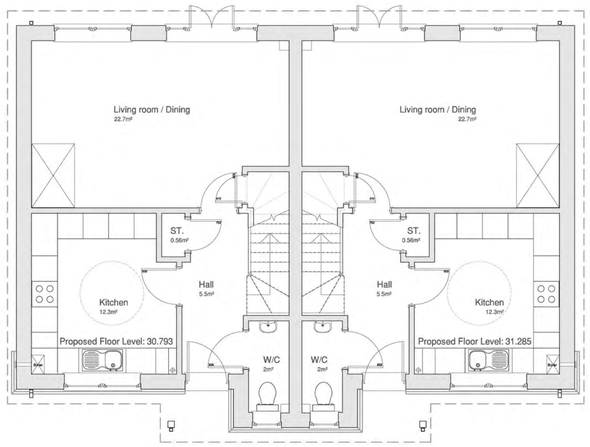
Winchester City Council



Proposed Site Plan 1:100



Proposed First Floor Plan 1:75



Proposed Ground Floor Plan 1:75

Proposed Front Elevation (West) 1:75

Winchester City Council

Winchester New Homes

Proposed Development
Dolphin Hill, Twyford

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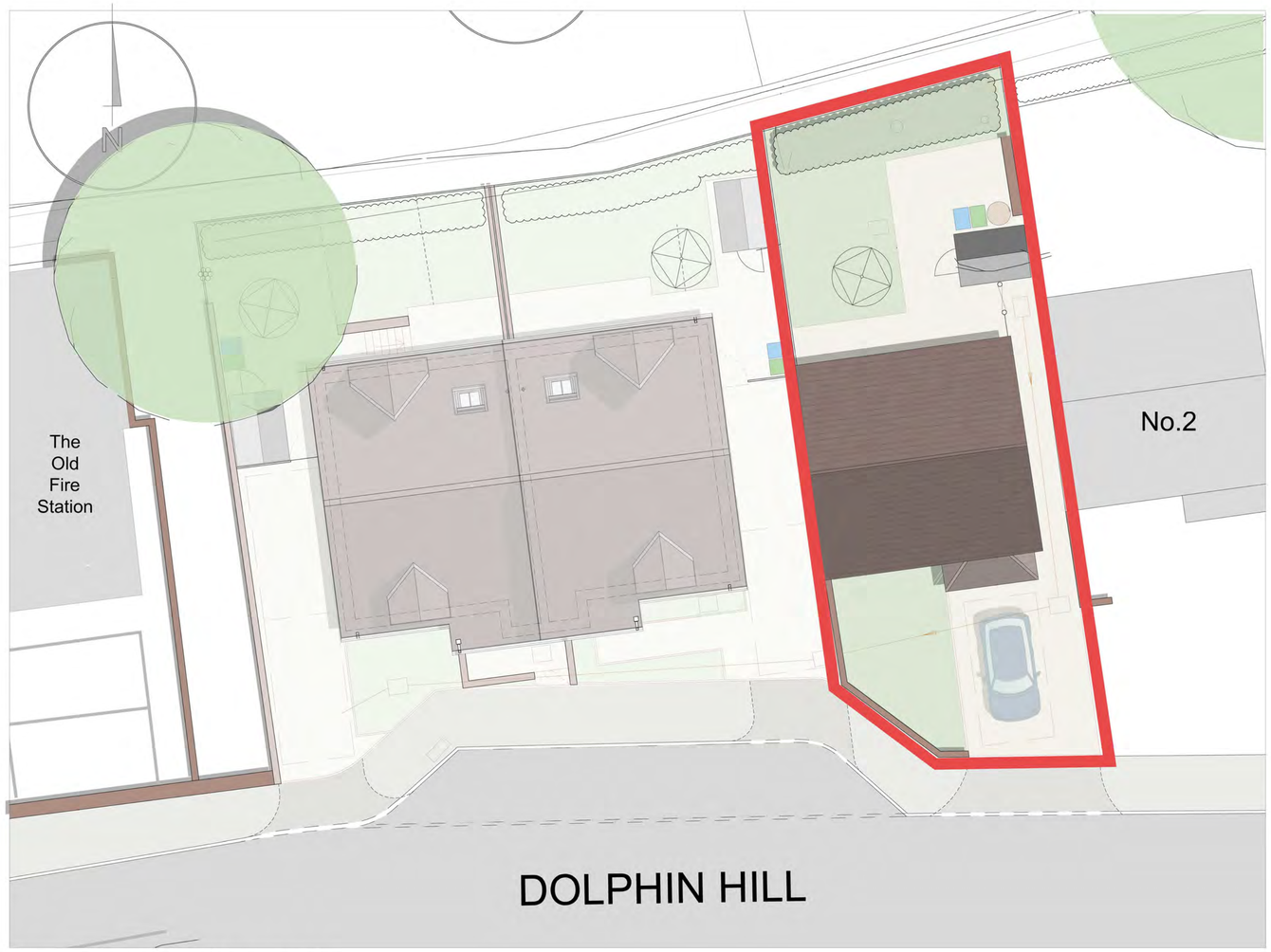
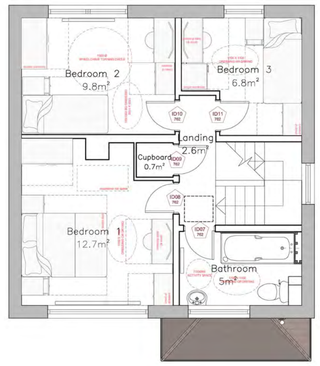


Proposed Site Plan 1:100



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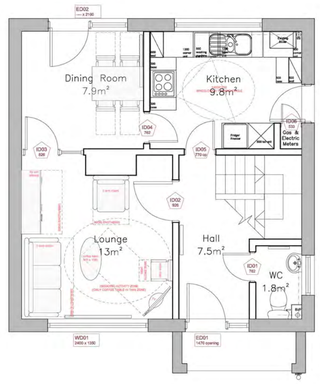

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Winchester New Homes

Existing Building Renovation
Dolphin Hill, Twyford

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