



Housing Needs Survey Underway

The regeneration team has now started a door-to-door survey calling at every home directly affected by the regeneration proposals.

The aim is to ensure each household's individual needs and circumstances are fully understood.

The survey is also an important step towards making sure every resident fully understands their rehousing options. All secure council tenants and owner occupiers living in a directly affected property will be offered a new home on the estate.

Letters notifying residents about the



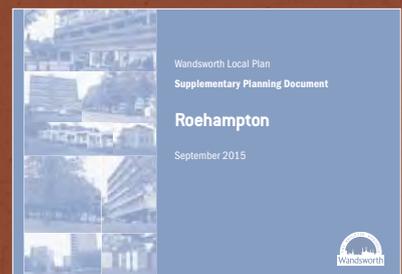
survey have already been sent and the first home visits have now begun. If you are not in when someone calls then a card will be dropped through your letterbox asking you to make contact to book another appointment.

For more information or to book an appointment contact Melissa Loftman on 020 8871 6207 or roehampton@wandsworth.gov.uk

Welcome

Welcome to our new monthly newsletter all about the regeneration of the Alton Area. We hope you find the newsletter a useful way of staying up to date with the project.

If you have any questions, please get in touch with the project team using the contact details overleaf.



New planning guidance approved

The council has now approved new planning guidance for Roehampton based firmly on the Alton Area Masterplan.

The Supplementary Planning Document (SPD) provides guidance to potential developers, residents and stakeholders regarding the level and type of development the council deems acceptable in the area.

Copies of the SPD will soon be available to view at the Library, the Western Area Housing Office and GP surgeries on the estate.

You can also view them online at wandsworth.gov.uk/roehampton

A new Library



Vision of a new Danebury Centre

One of the most popular features of the regeneration masterplan is the proposal for a bigger and better Roehampton Library.

It will be located within the new-look Danebury Centre, very close to where the old library is today. The new building would also provide a range of new community spaces for local residents and groups, including business and teaching facilities as well as flexible studio space for events.

The plans for improving the Danebury Centre also include new shops, including a mid-sized or metro style supermarket, and a new village green set back from the main road. To see the proposals visit www.wandsworth.gov.uk/roehampton and click on the final masterplan document.



COMMUNITY VOICES

Katerina Andalopoulos

"I'm a Harbridge Avenue resident and have lived on the Alton for seven years.

"The buildings on this part of the estate were clearly built the wrong way around.

"My front door is located at the back of Harbridge leaving my garden space at the front, leading on to the main road. It isn't ideal having my children's play area here but I use this space because the green space at the back is used as a toilet for dogs.

"There are also issues with accessing our homes. Trying to navigate buggies on the uneven pavement and upstairs is a daily task.

"I'm looking forward to getting a new modern home which is larger and has a better layout for a family. The current size of my kitchen is a big problem. It's tiny and barely fits in the white goods. It is also very outdated and there is only so much that can be done through decoration.

"Besides building better homes I hope the new development keeps in mind that there are a lot of families on the estate and to make sure changes are child friendly. The Alton Activity centre offers fab facilities for the children. It would be nice to see more services like this."

Is my home being replaced?

Here is the full list of residential properties that will be replaced as part of the regeneration proposals.

All owner occupiers and council tenants living in these homes are being offered a new property on the estate so they don't have to leave the Alton.

If your address is not on the list below then your home is not being replaced.

Allbrook House 1-45
Danebury Ave 1-29
Danebury Ave 31A-B, 33,
61A-B, 89A-B, 37-115
Danebury Ave 117-211 odd
Danebury Ave 213-243 odd
Harbridge Ave 1-31 odd

Harbridge Ave 33-83 odd
Harbridge Ave 85-115 odd
Harbridge Ave 2-32 even
Harbridge Ave 34-84 even
Kingsclere Close 1-28
Portswode place 1-14

Spotlight on:

'Shared Equity'

Owner occupiers whose properties are being replaced are being offered a shared equity scheme. Here's our quick guide to this rehousing option.

What is it?

It's a scheme that reduces the price you pay for a new build property on the estate. You only pay the amount you can afford using the funds from the sale of your current property and home loss payment. The council will hold on to the remaining equity share, but will not charge any interest or rent.

Why is the council offering this scheme?

So that homeowners can afford to buy a modern home on the estate without having to increase their current level of mortgage borrowing.

Who will own the new property?

You will be the owner and you will have the same control over your property that you have today.

Can I invest more if I want?

Yes. You can buy a bigger share so the council would hold a smaller or no equity share. You can also increase your share over time by gradually buying up the council's equity. You can also completely buy up the council's share at any time.

What happens if I want to sell?

If you decide to sell you would keep your share of the proceeds and the council would keep its share. Any increase or decrease in value that may have occurred during your ownership of the property would be shared according to the proportion of equity owned by each party. So if you own 75 per cent of the property you would get 75 per cent of the sale price including any increase in value.

For a more detailed guide to the equity share scheme contact the regeneration team or download the 'Leaseholder and freeholder offer booklet' from www.wandsworth.gov.uk/roehampton

Phone: 020 8871 6207 or e-mail: roehampton@wandsworth.gov.uk



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