

DARWIN HOUSE DEVELOPMENT NEWS

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James Bolton Senior Development Manager with Darwin House resident

UPDATE ON PROPOSED CHANGES TO BLOCK B

We recently held a number of drop-in sessions in and around Churchill Gardens for residents to find out about the proposed changes to Block B of the affordable housing scheme on the estate, that will be built in the space where the current Darwin House sits.

We were pleased to meet so many of you to discuss our proposals on the new building design, the internal flat layout, and new and improved landscape for the development.

We also discussed the plans to change the type of affordable

housing, build new family sized council homes for social rent while keeping the block the same size.

[More info on page 2](#)

Update on proposed change to Block B continued

As you may be aware, the plans for the second building at the Darwin House scheme was set to create 18 homes for intermediate rent. Intermediate rent is generally set around or below a third of local household incomes.

With over 4,000 families and individuals on the council's waiting list (with waiting times of up to 19 years for larger properties), we have proposed to convert the 18 intermediate rent homes to much needed family sized council homes – to be available at social rent.

The diagram below explains the changes:



Cllr Begum at the consultation

The proposed scheme seeks to provide larger family council homes for social rent within the consented building envelope (the same height and width). This includes:

- adding nine new family sized homes
- an increase in habitable rooms from 36 to 46
- an adjustment of 18 units to 10 units
- no charge in total affordable housing (by floor area)
- helping reduce the longest waiting list (19 years)

18 x 1 beds
Total: 18 units



1x1 beds
1x3 beds
8x4 beds

Total: 10 homes

This is what Cllr Begum who attended the session held at Darwin House had to say:

“ I am delighted that the council is creating more affordable social housing and larger family homes in the area, as this is much needed to address the overcrowding in Pimlico. ”

Site Update

The first building at the scheme has reached structural completion and is now weather tight. Roof waterproofing is finished, and interior finishes are underway. Internal fit-out has begun, including plumbing and electrical system installations. Brickwork to the exterior will continue to progress through the building along with installation of the lift.



Timeline

SPRING

Internal fit of the site commenced.

SUMMER/ AUTUMN

Complete internal fit out.

WINTER

Block A of New Darwin complete.

HAVING A BREW IN DARWIN HOUSE

Darwin House welcomed residents from the estate to its first coffee morning of the year, and the atmosphere was filled with warmth. It was a delight to bring neighbours together over the simple pleasure of sharing a cup of coffee and a chat.

The event was a success, thanks to the enthusiasm of everyone who attended. From long-time residents to newcomers, the morning provided an opportunity for people to ask questions to the development team and share ideas.

We look forward to many more opportunities to come together as a community.



Coffee morning at Darwin House

THE COMMUNITY COOK OFF

The Community Cook Off is an extraordinary initiative that aims to bring together community services and residents from all walks of life, irrespective of age, ethnicity, or background.

Please join us on Saturday 20 July at Churchill Gardens, to showcase the power of food and communal spirit.

Saturday 20 July 2024

Churchill Gardens Estate
The Square SW1V

11am to 4pm

For more details please email:
info@communitycookoff.org

[@communitycookoff](https://www.instagram.com/communitycookoff)

www.communitycookoff.org



LOOKING FOR FREE FUN EVENTS THIS SUMMER

Inside out is back this year! We have partnered with some brilliant organisations to bring the arts outdoors for everyone. Join a walking tour, watch a dance performance, or visit The National Gallery. All of these events are free to attend so everyone can discover more about the arts this summer. Find out what's on and book an event for free today. www.westminster.gov.uk/inside-out



OUR WESTMINSTER

City of Westminster

REGISTER AS AN ACTIVE RESIDENT

Every single one of us can play a part in creating a Fairer Westminster

We are putting residents at the heart of decision making, ensuring everyone can have a voice that is listened to

By joining our Register of Active Residents, you will be able to play a part in creating a Fairer Westminster for your community.

Sign up today and help make a difference:
registerofactiveresidents.commonplace.is

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