

Twickenham Rediscovered Configuration of the Site Workshop Feedback

Thursday 15th September 2016

Common themes – from group maps

- Town square / open space – majority favoured it being towards the River
- Some residential / retail
- A development at the King Street end of Water Lane that is mixed-use
- Stepped-back building / another marker (e.g. water feature / colonnade) that draws people from King Street down to the River
- Restaurant / café on the riverside / end of the site nearest the River
- An open terrace near the River
- Something on the corner at the end of Wharf Lane
- Boathouses
- Open / improve access to Diamond Jubilee Gardens from the new site to allow a through flow
- Widened pedestrian route down Water Lane to the River
- Space for pop-ups

Table 1 Feedback

Table 1

Undecided on this space –outdoor gym was mentioned

Four principles:

(that the group decided on)

1. Room to breathe (not overcrowded)
2. Link all elements
3. Stepped buildings (opens up space)
4. Large central public space (hub to the site)



Modern building examples given by one of the group



Front of building – each ascending floor set back opening up the space

Retail / residential / hotel? (4 storeys)

Residential (could echo the buildings opposite)

Public space

Terrace (raised)

Restaurant / café (2 storeys)

3 storey building for businesses / creative space

Link/entrance to DJG

2 storey building

Disabled ramp

Additional notes: Huddles of buildings / walkways between buildings / enhance The Embankment walk / make DJG a through space / terrace overlooking the River / public WC

Table 2 Feedback

Table 2

Pink = hot zones / public interest – must be protected as open.

Blue = scope for buildings

Pinch point

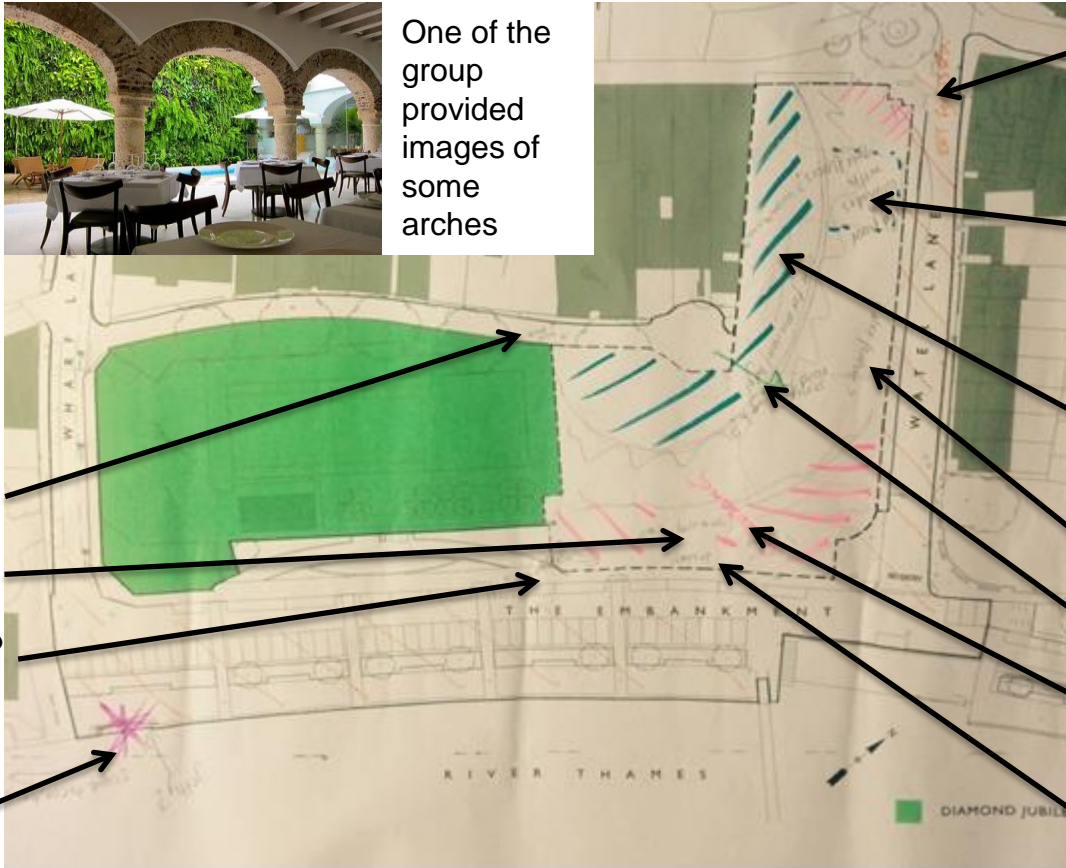
Open terrace / view

Boathouses under?

Jetty / scope to continue riverside walk?



One of the group provided images of some arches



Key focuses – along Water Lane and The Embankment

Ground floor open colonnades with upper floors?

Scope for minimal buildings (shops, café, etc, residential above?)

Water feature?

Service road through?

Sacrosanct to protect openness

Steps up

Additional notes: build height – low rise and/or varied / avoid cost of underground parking / how to draw down from TC or do people find their way? / minimal buildings – need to be broken up not just one block / is DJG sacrosanct – replaced elsewhere? – is the shape fixed – are there options for it that aren't just as a green space if the same amount of green space is provided elsewhere on the site? / style (buildings) – will be key – a blend?

The groups caveats: that the amount of buildings needed and other requirements were unknown, along with whether there was scope to include DJG.

Table 3 Feedback

Table 3



Additional notes: linking open spaces into Diamond Jubilee Gardens / Square needs buildings to define it / buildings on stilts / retain elevation so you can see views to the River / extend footprint of Twickenham Village / don't want pastiche / take vehicles off riverside / under-croft parking / mixed use / low skyline / affordable housing / outdoor venue / community building workshops / access to DJG

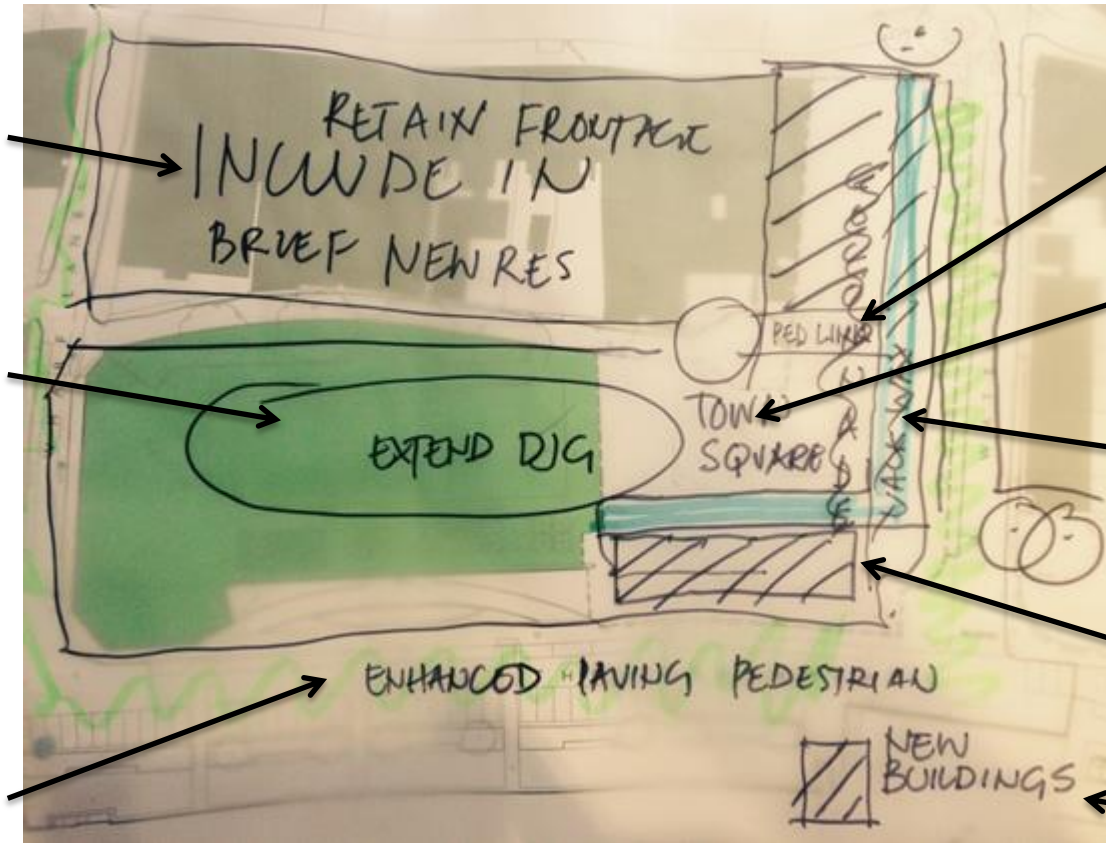
Table 4 Feedback

Table 4

Retain frontage – include in brief new residential

Extend Diamond Jubilee Garden

Enhance paving – pedestrian routes along Water Lane / Wharf Lane / The Embankment



Pedestrian (only) link

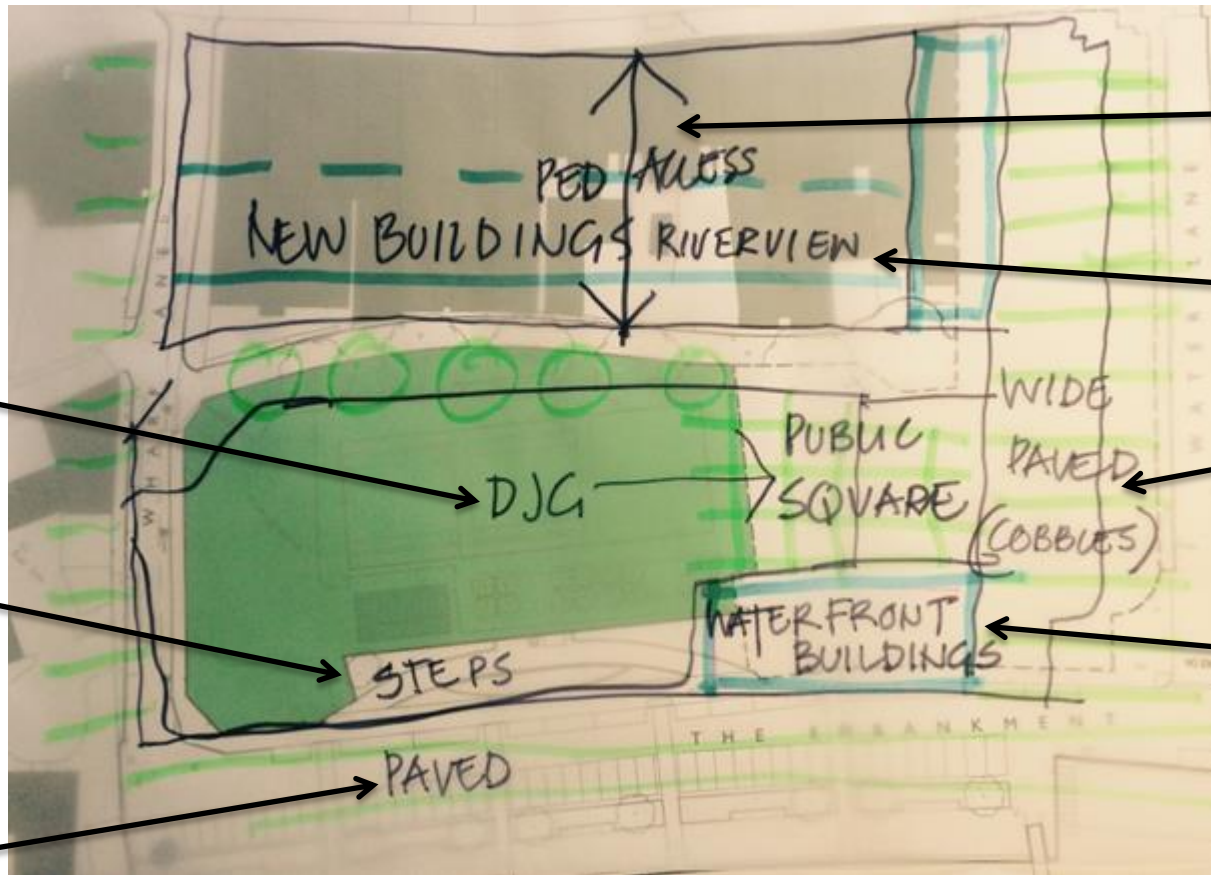
Town Square

Raised walkway

Low-rise building (vs. greater height on King St)

New buildings

Table 4



Pedestrian access

New buildings with river views

Wide paved cobbles

Waterfront buildings

Extend / link public square to Diamond Jubilee Gardens

Steps

Enhance paving – pedestrian routes along Water Lane / Wharf Lane / The Embankment

Table 5 Feedback

Table 5

A built development complex for community uses as well as café / restaurant; optional lido in the middle

Arches like on Richmond riverside: boathouse, public loo, paddle board, ice cream, cycle / boat hire, pop-ups. Whole area should be raised to same level as DJG

Setting back development from the King Street frontage

Widen pavement – views of river

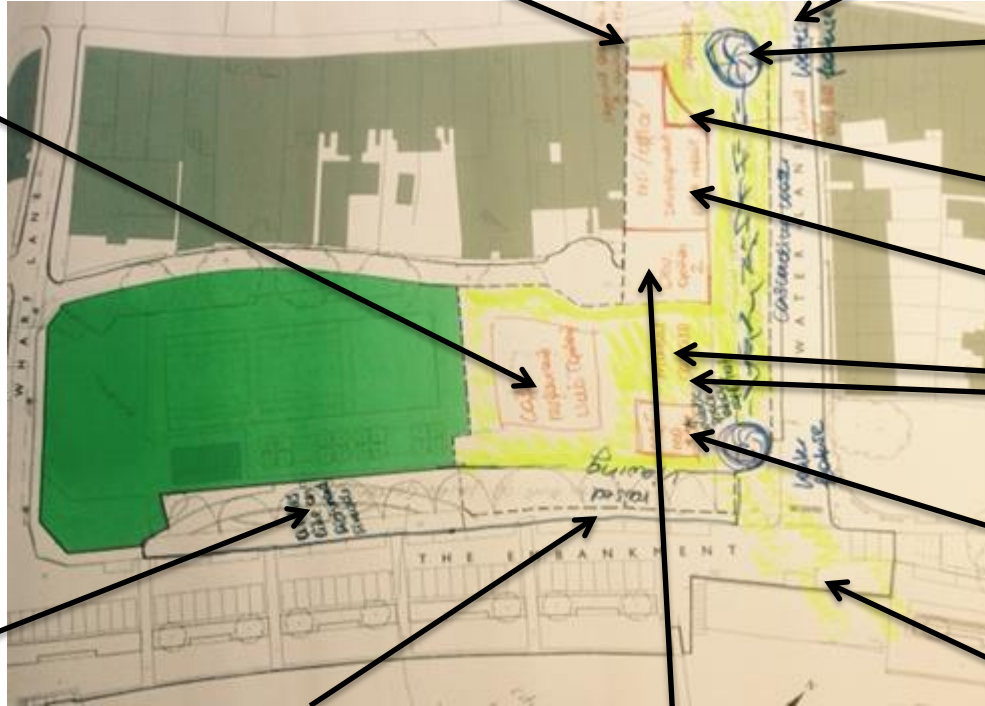
Water feature with cascading water leading to another water feature

Curved or angled Residential / office development

Market square / public space

Café / restaurant – viewing platform above

Yellow = public access – links to DJG



Raised viewing - whole area should be raised; enables it to function as a viewing platform.

Two options were considered - one for development to end aligning with rear built development along King Street; the other option to align with current service road