

The Vision

Vauxhall: Sustainable growth as a distinctive neighbourhood

3.1 Lambeth Council has an ambitious vision for Vauxhall based upon unlocking the potential locally to deliver a sustainable community as part of a recognisable and distinct neighbourhood. Vauxhall will be noted for high quality buildings, exemplary streets and spaces and convenient and well managed public transport.

3.2 A definitive sense of place is to be re-established here; a gateway to the city and a modern, vibrant and characterful district centre to complement both Lambeth and London. The present image of Vauxhall will be turned around by the creation of a recognisable ‘heart of Vauxhall’ featuring places for shops, jobs, a variety and choice of new homes and places for people to enjoy.

3.3 The sense of ‘place’ is to be re-established by the restoration of a High Street, providing a focus along the Bondway and the island which is currently dominated by the bus station. A civic town square is proposed within the district centre as a potential venue for community and cultural events. It is intended that this is an area of mixed uses, both within the streets and within the buildings themselves where distinctive retail businesses will underpin a strong sense of local character.

3.4 Waterloo and the South Bank, are linked by a network of journeys which connect the enhanced neighbourhood destinations at Old Paradise Street, Black Prince Road and the Vauxhall Pleasure Gardens to the new High Street at Vauxhall and on through to the Linear Park to the Battersea Power Station site.

3.5 The railways arches, so long a barrier, are brought to life to provide space for new business, community and cultural use as well as being open to allow improved permeability. The ability for small enterprises to establish and grow is central to this vision.

3.6 Communities previously isolated to the east and north east, are re-connected to the river, the area’s greatest natural resource, itself enhanced through the Thames walkway and enlivened at Albert Embankment by ensuring active frontage along the river bank.



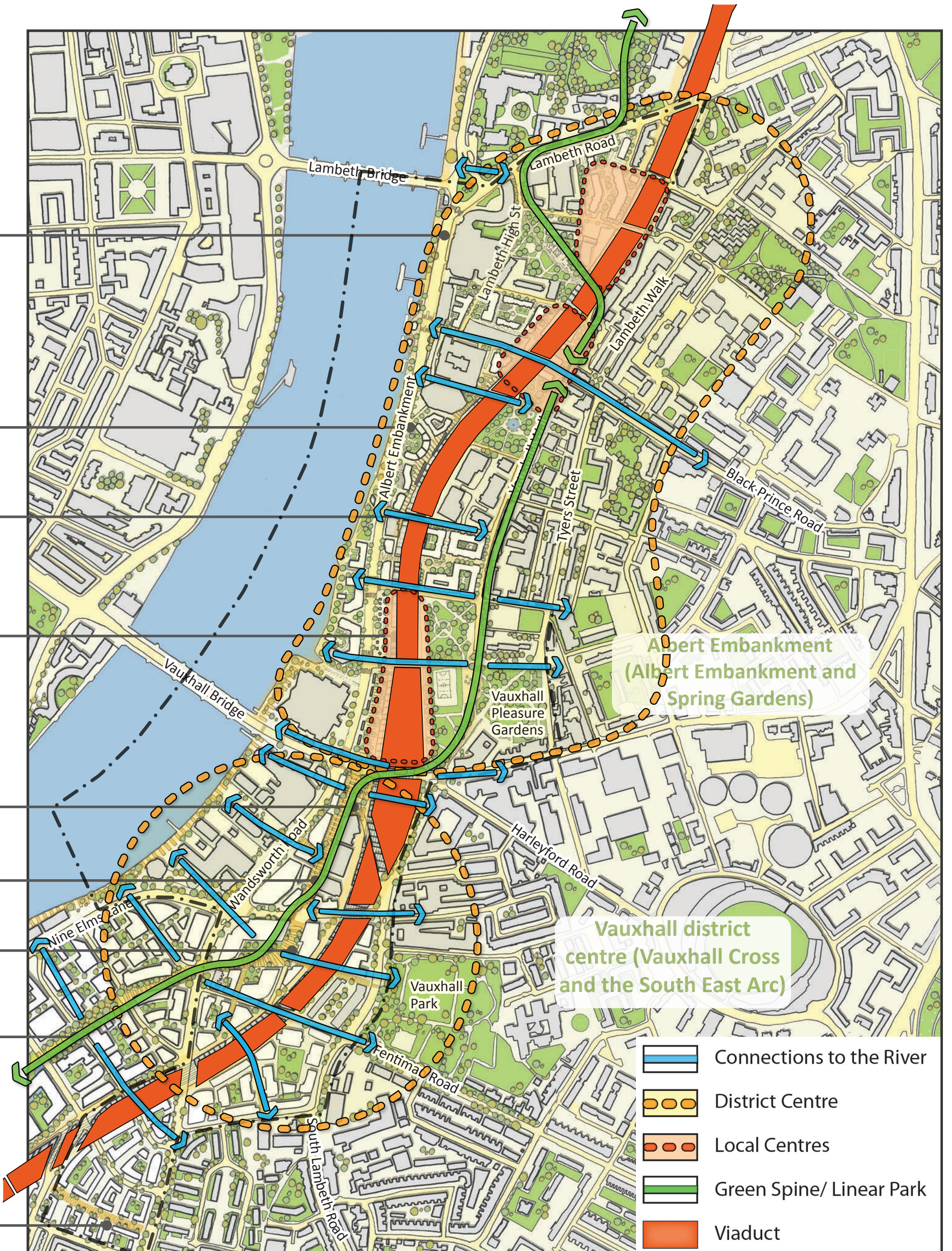


Figure 3.1. Plan for the Vauxhall area



3.7 The heritage of green spaces that exist here: Vauxhall Pleasure Gardens, Pedlars Park and Paradise Gardens, are protected and improved upon, as are those neighbouring new development including Vauxhall Park and Larkhall Park. Greater connectivity and accessibility of these spaces is achieved and new spaces created where practicable and desirable.

3.8 The new infrastructure realised at Vauxhall and provided by developers and landowners, will be of an excellent standard adding to a renewed sense of place and pride. A new underground station, a refurbished rail station at Vauxhall and a new two form entry primary school as well as health facilities will be provided. Social infrastructure will be further strengthened by the establishment of a well-funded community development trust; a local social enterprise through which community members will play a lead role in nurturing a strong sense of distinctive character in this neighbourhood.

3.9 High density and the tallest buildings are encouraged within the centre. Particular attention is to be paid to design at ground level to ensure they contribute to creating a memorable and attractive place based upon a network of streets that will define the place. All buildings should be of the highest quality.

3.10 Transport and the management of Vauxhall Cross as an effective interchange remains essential but the bus station structure will be replaced ideally with a series of relocated bus stops, facilitating efficient bus routes to and through the area. Via a series of phased steps, the return of two way traffic flows, in place of the current gyratory is anticipated. Improvements to Vauxhall Station and the development of a new Nine Elms Underground Station that will be part of the Northern Line Extension will transform journeys to and from this area dramatically. All of these improvements will radically increase walking and cycling and make both these activities better. This is more sustainable and should reduce air pollution that largely comes from traffic generation.

3.11 The development of the whole area is expected to provide 3,500 new homes and an estimated 8,000 new jobs as part of Vauxhall Nine Elms Battersea.... 'A new London Quarter for the benefit of the whole community.'