

15. Old Kent Road

15.1. Old Kent Road Area Vision

The detailed Area Vision for the Old Kent Road is being prepared separately through an Area Action Plan (AAP). The Area Vision below is based on the vision and detailed proposals presented in the AAP Preferred Option Version which was consulted on from June to November 2016. The Council will consider all consultation responses which were received in this previous stage of consultation in preparing an updated vision. As such, it is not necessary to resubmit any comments which have been made in respect of the Old Kent Road AAP Preferred Option consultation.

15.1.1. Old Kent Road is:

- A part of central London ready for substantial transformation;
- A historic and important route out of London dating from Roman times;
- Home to a number of residential neighbourhoods;
- An important local and regional centre for businesses with affordable, flexible space for a variety of business uses including services, manufacturing, transport and storage, printing and creative and innovative businesses which mainly support the central London economy.

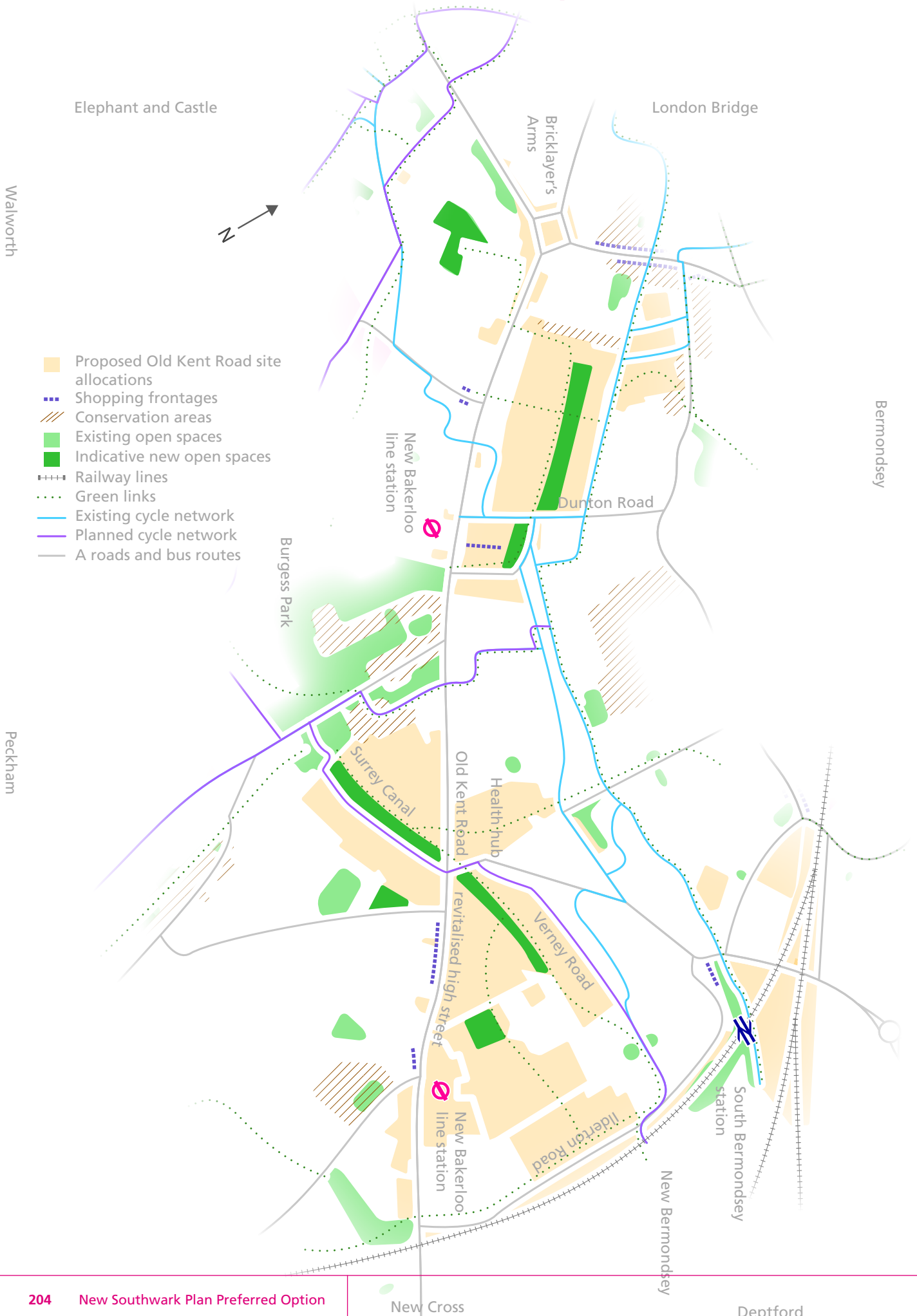
15.1.2. Development in Old Kent Road should:

- Transform the Old Kent Road into a central London location centred on a modern boulevard providing a wide range of shopping, entertainment, daytime and evening activities including space for small and medium enterprises, new department stores and independent shops, offices and places to eat and drink. Revitalisation of the Old Kent Road and development of housing alongside a range of business uses in adjacent neighbourhoods will provide 20,000 new homes and 5,000 new jobs;
- Link the renewed high street to the surrounding neighbourhoods and routes with excellent public realm that encourages people to use the town centre;
- Prioritise walking and cycling and enhance public transport accessibility, including the provision of two new tube stations for the Bakerloo Line extension;
- Provide as many homes as possible while respecting the local character of the area;
- Provide new education and health opportunities which will include new schools and could include colleges and universities;
- Provide new walking and cycling routes, parks and green routes and improve the quality of existing local open spaces and squares.

15.1.3. Growth opportunities in Old Kent Road:

Old Kent Road has the potential to provide new housing, shops, businesses and activities, particularly in the town centre, in an area of 281 hectares extending from New Kent Road in the north and the borough boundary with Lewisham in the south. There are 24 large sites and many smaller sites suitable for redevelopment detailed within the Old Kent Road Area Action Plan.

15.2. Old Kent Road Area Vision Map



- Proposed Old Kent Road site allocations
- Shopping frontages
- Conservation areas
- Existing open spaces
- Indicative new open spaces
- Railway lines
- Green links
- Existing cycle network
- Planned cycle network
- A roads and bus routes