

Appendices

CGI's

View along Brewery Lane with existing railway cottages on the left



View of Housing Courtyard





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Previous Experience



Kew Riverside, Kew, London, UK

A Prestigious Residential Neighbourhood: Placemaking beside the River Thames

The Kew Riverside site, on the south bank of the River Thames, contained a former sewage treatment works. The rationalisation of facilities within the site released land for development.

Remediation works meant that there were few natural features to be incorporated apart from the mature tree belt defining the designation of Metropolitan Open Land along the Thames corridor. Constraints included the retention of a small sewage treatment facility to the north, and a waste transfer station to the south.

Opportunities existed to improve pedestrian and cycle connections between the surrounding residential neighbourhoods and the riverside.

Project Delivery

- A masterplan organised around views to the river, sequential spaces and a variety of scale to connect new development to the surrounding areas.
- A new neighbourhood including over 500 new, mixed-tenure homes with a range of housing types and sizes ranging from one-bedroom apartments to large four storey town houses.
- Crescents of terraced houses facing towards the River Thames with views across Metropolitan Open Land.
- A balanced mix of uses including an extra care home, a concierge service, swimming pool and gym.
- Open spaces and landscaped fingers of different character that incorporate pedestrian and cycle routes to form a network linking the existing and new residential areas to the River Thames. A 'village green' creates a central focus, overlooked by houses for passive surveillance.
- A 100m pond enclosed by mature trees within the main street to create a sense of arrival.
- Parking provision within garages to the rear of homes with studios above for car free frontages.
- Reinterpretation of arts and crafts design to create architecture of timeless permanence.

Client
St James Homes

Awards
Bentley International Property Awards 2003
Best UK Development
Best Architecture (5 star rating)

What House? Awards 2003
Best Development Gold Award Winner





The Hamptons, Worcester Park, London, UK

A New Neighbourhood: In a Parkland Setting

Worcester Park was a 24 ha former sewage treatment works located in a suburb of south-west London. The surrounding area is dominated by monotonous inter-war semi-detached and terraced housing.

Despite its name, the surrounding area had an acute lack of green open space. A significant proportion of the site is protected as Metropolitan Open Space.

The planning brief identified two development areas to the east and west of a centrally located park, which allowed limited parkland frontage.

Project Delivery

- A phased development of 645 mixed-tenure homes designed around a 12 ha park to create a new neighbourhood where all buildings have views onto green spaces, the park or internal spaces.
- Reconfiguration of the parkland to secure an additional 5 ha of development land more than the Development Brief.
- Creation of a long, tree-lined avenue approach that opens up to a town square with a landmark Community Building containing meeting rooms, a gymnasium, a business suite, as well as estate offices and concierge.
- Five character areas taking cues from New England, UK and Scandinavian timber boarded architecture for a veranda living culture.
- A nature reserve, ecological wetland habitats, recreational paths and spaces including a sculpture trail with art by Lorna Green.
- Creation of rural character within 20 minutes of central London to attract people to a previously bleak area.
- 14% higher sales values than surrounding areas.

Client
St James Homes

Awards
What House? Awards 2010
Best Development - Bronze

What House? Awards 2010
Best Exterior Design - Silver



Previous Experience



Putney Wharf, London, UK

A New Destination: Creating a Lively Waterfront

Putney Wharf is on the south side of the River Thames adjacent to Putney High Street. The site was derelict with dilapidated warehouses from a disused brewery. The former brewery, a locally listed building was identified as appropriate for retention and refurbishment.

The scheme represented one of Wandsworth's key projects in the regeneration of the waterfront and continuation of the riverside walkway.

Project Delivery

- A mixed-use development that creates a new destination in Putney with apartments, offices, restaurants, bars and a fitness centre.
- Apartments arranged around a new public square fronting the riverside.
- Retention of the locally listed former brewery building as a new public house, with a contemporary glass extension fronting the new square to act as a focal point.
- New town houses as a continuation of an adjacent street.
- Provision of 210 dwellings (174 private, 36 affordable).
- A high-quality, car-free public realm that incorporates the riverside walkway, with underground parking provided for residents.
- Architectural reference to the former warehouse use and character of the area.

Client
St George

Awards
The Waterways Renaissance Awards 2007
Winner of the Design and Construction Category

Building for Life Award 2005
Silver Standard Award Winner

Planning for London Awards 2004
Best Planning built project contributing to London's Future





Fulham Reach, Hammersmith

New Riverside Destination: Vibrant Mixed Use Neighbourhood along the Riverside

John Thompson & Partners scheme at Fulham Reach proposes a dynamic residential-led, mixed use development which makes best use of this neglected brownfield site. Responding to its riverside setting, the scheme maximises water views and provides a new riverside walk and parkland. A pontoon and watersports facility are included to promote use of the water. Other mixed uses include retail, office, café / restaurant as well as a residents health & fitness centre, and are focused upon the river's edge and the centre of the masterplan. A series of new public spaces including a central boulevard and 'car-free' streets form part of a high quality landscaped public realm.

The proposals seek to knit together the fragmented urban context by providing a network of new pedestrian and cycle routes which connect existing streets, as well as providing a direct route from Fulham Palace Road to the riverside edge. Buildings frame new views through the site and help define existing streets and Frank Banfield Park.

A number of character areas and building typologies are proposed, with the initial phase designed to replicate a warehouse aesthetic reminiscent of former uses on the site. It incorporates traditional materials with robust detailing. Elsewhere a series of buildings, including two pavilions set within a landscape setting help create a varied yet coherent streetscene. The buildings step down in height to domestically-scaled buildings opposite existing Victorian terraces.

Parking is accommodated underground to allow a pedestrian-friendly environment on the surface and promote activity through the scheme. A range of measures are adopted to achieve Code for Sustainable Homes Level 3, and it is hoped that at least a Building for Life Silver Standard will be achieved.

Client
St George



Previous Experience



Epsom Road, Guildford, UK

A New Neighbourhood: Transforming Former Defra Site

The new build residential development at Epsom Road is located on the former Defra site within a suburb of Guildford. The site is bounded on three sides by 20th century suburban housing and to the South by the Merro Downs. Whilst it was originally occupied predominantly by single-storey post-war office blocks, it also included the locally listed Uplands House as well as a number of mature tree clusters which needed to be retained.

The Merro Downs form part of the Surrey Hills' Area of Outstanding Natural Beauty (AONB), are designated as an Area of Great Landscape Value (AGLV), and a Site of Nature Conservation Importance (SNCI). Defra's sale of the site included outline planning permission granted by Guildford Borough Council for a development of mixed tenure dwellings. Linden Homes, upon purchase of the site appointed John Thompson & Partners as Architects to progress the proposals within the parameters of this planning permission.

Project Delivery

- Design of a new community providing 144 houses and 56 apartments through new build development and the refurbishment and conversion of Uplands House. (33% affordable)
- Provision of a mix of terraced and detached housing ranging from two to five-bedroom homes and featuring luxury homes with garages, roof conversions and balconies.
- Site masterplan created to maximise solar gain whilst creating a hierarchy of open space and views to the central green and the Merro Downs.
- Development of six character areas offering house types and styles which reflect the natural context of their site location to create higher and lower density neighbourhoods
- Buildings sited beyond the root protection zones of existing trees enabling their future growth as well as appropriate levels of sunlight to dwellings.
- Integration of the existing footpath adjoining the site with the new development's 'village green' as well as the development of well overlooked, well-lit pedestrian and cycle routes improving the sites permeability as well as safety.
- Vehicle access provided using the existing site's single access point as a signalised junction.
- Detailed Planning Application Submitted November 2008. Planning permission granted February 2009.

Client
Linden Homes (South-East)

