

# HEREFORD ESTATE

29th October 2016

BELL PHILLIPS ARCHITECTS

As a result of suggestions at previous consultations, two feasibility studies were commissioned on smaller building footprints;

**Feasibility study 1** - New dwellings accessed from existing external walkways

**Feasibility study 2** - Using a new stair and lift core

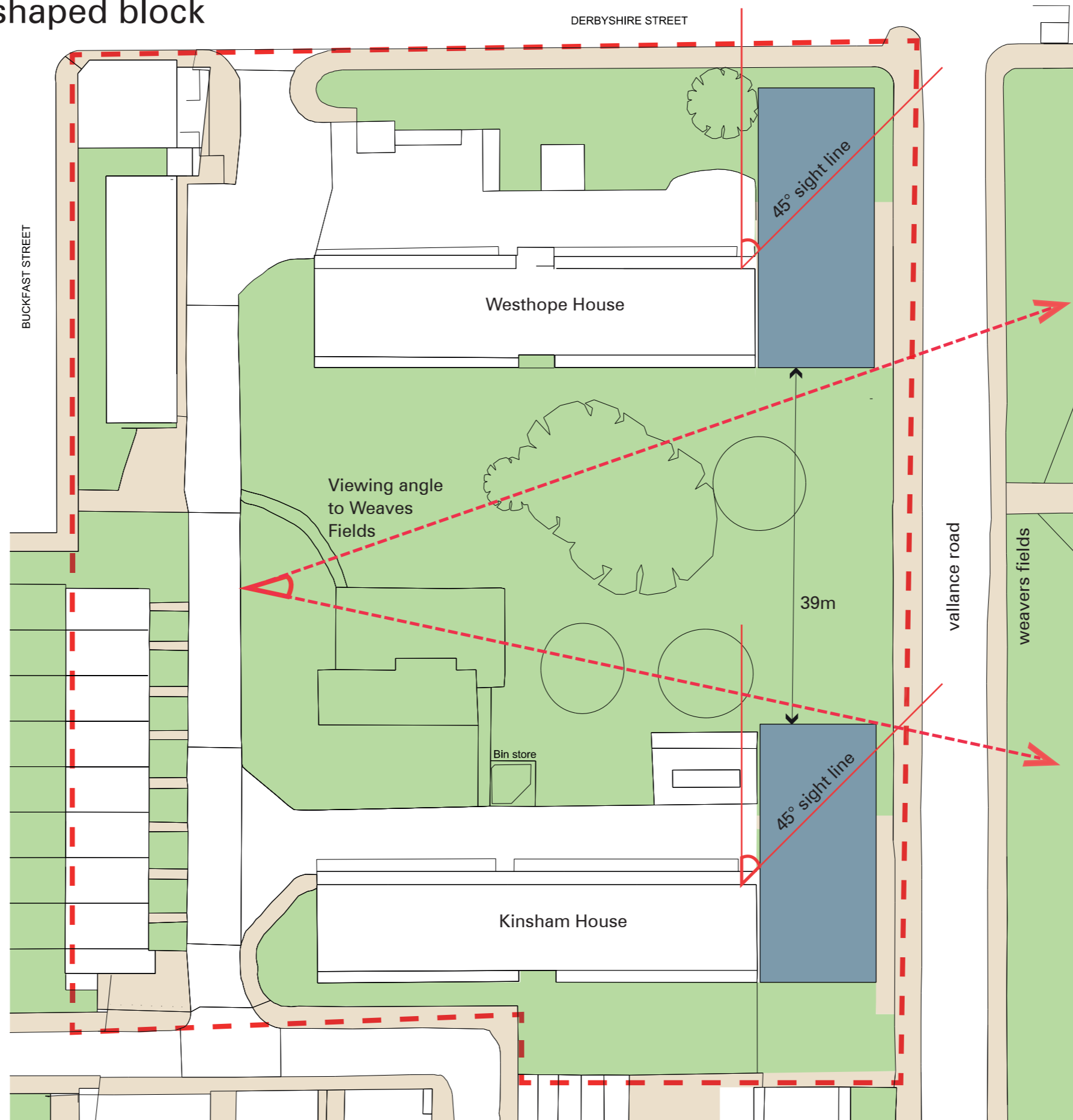
A third feasibility study has also been developed.

## Original design - L-shaped block

### Key Points

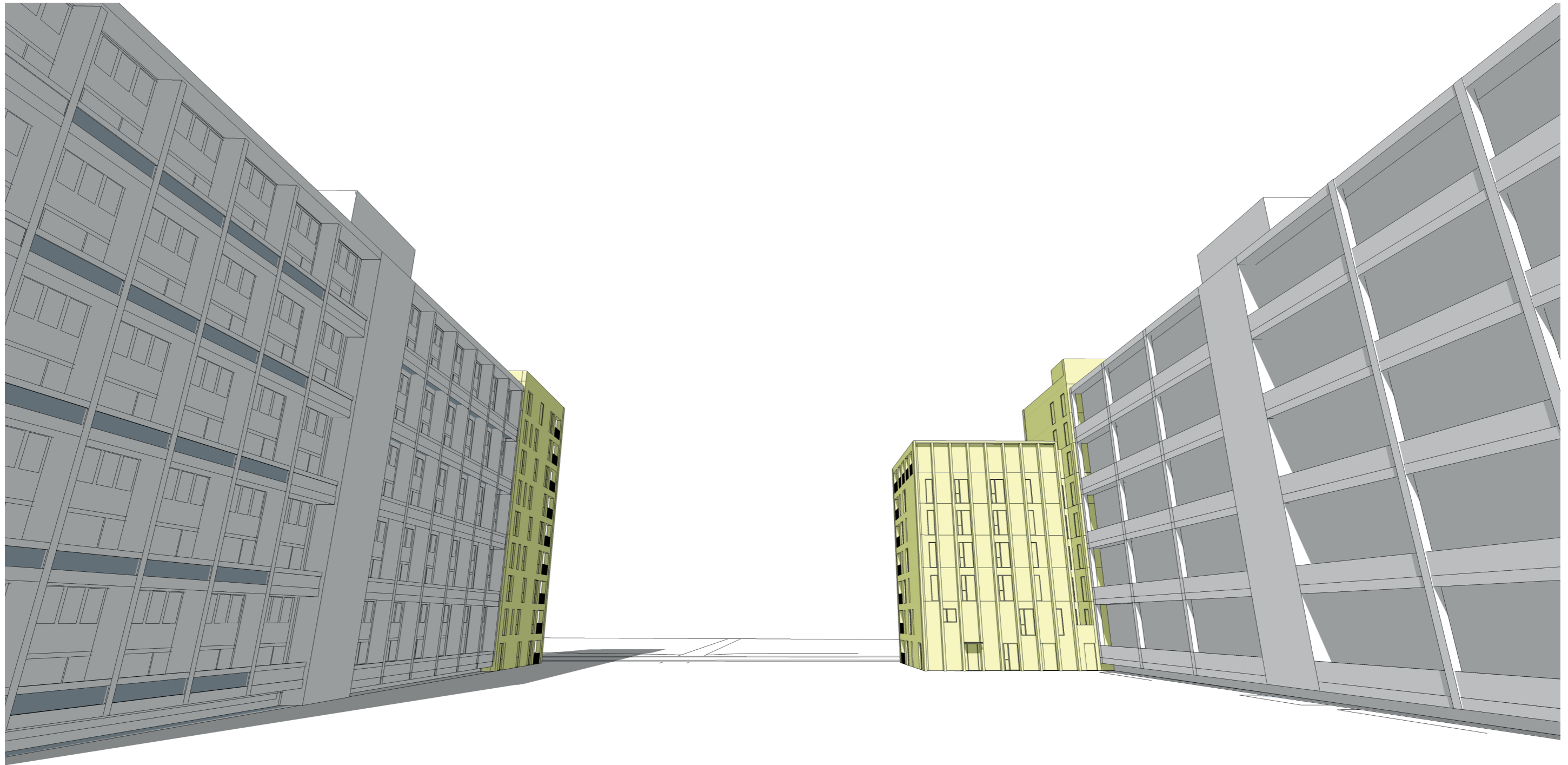
- 38 dwellings
- 5-9 storeys
- 39 meters between blocks
- Roof terrace
- Moderate reduction of daylight to closest dwellings
- Access is from a new stair and lift core

# Original design - L-shaped block



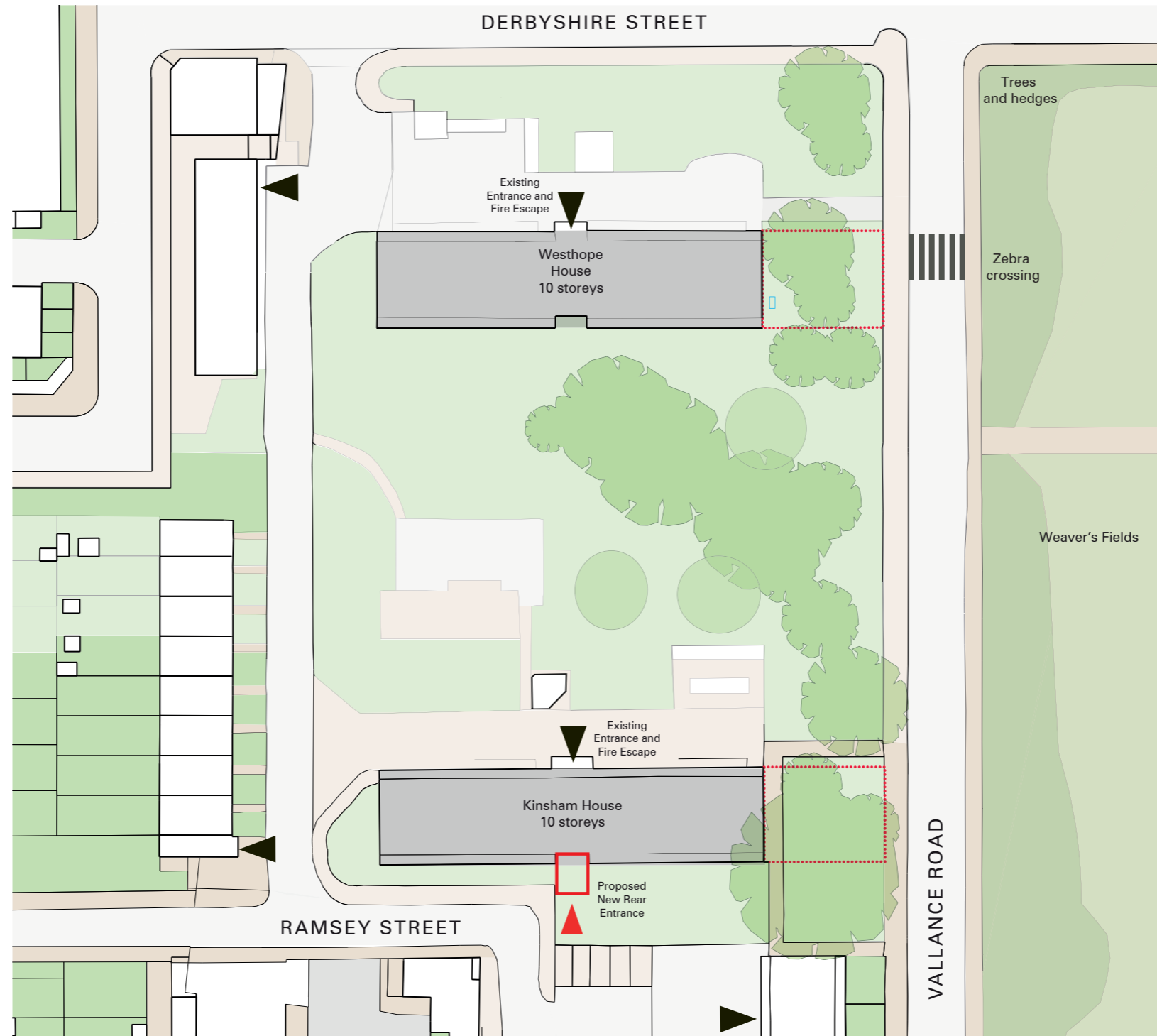
Site Plan

Original design - L-shaped block



Perspective view from Buckfast Street

# L-shaped block - Alternative Entrances



Location of existing and possible new entrance

# L-shaped block - Alternative Entrances



Existing circulation core

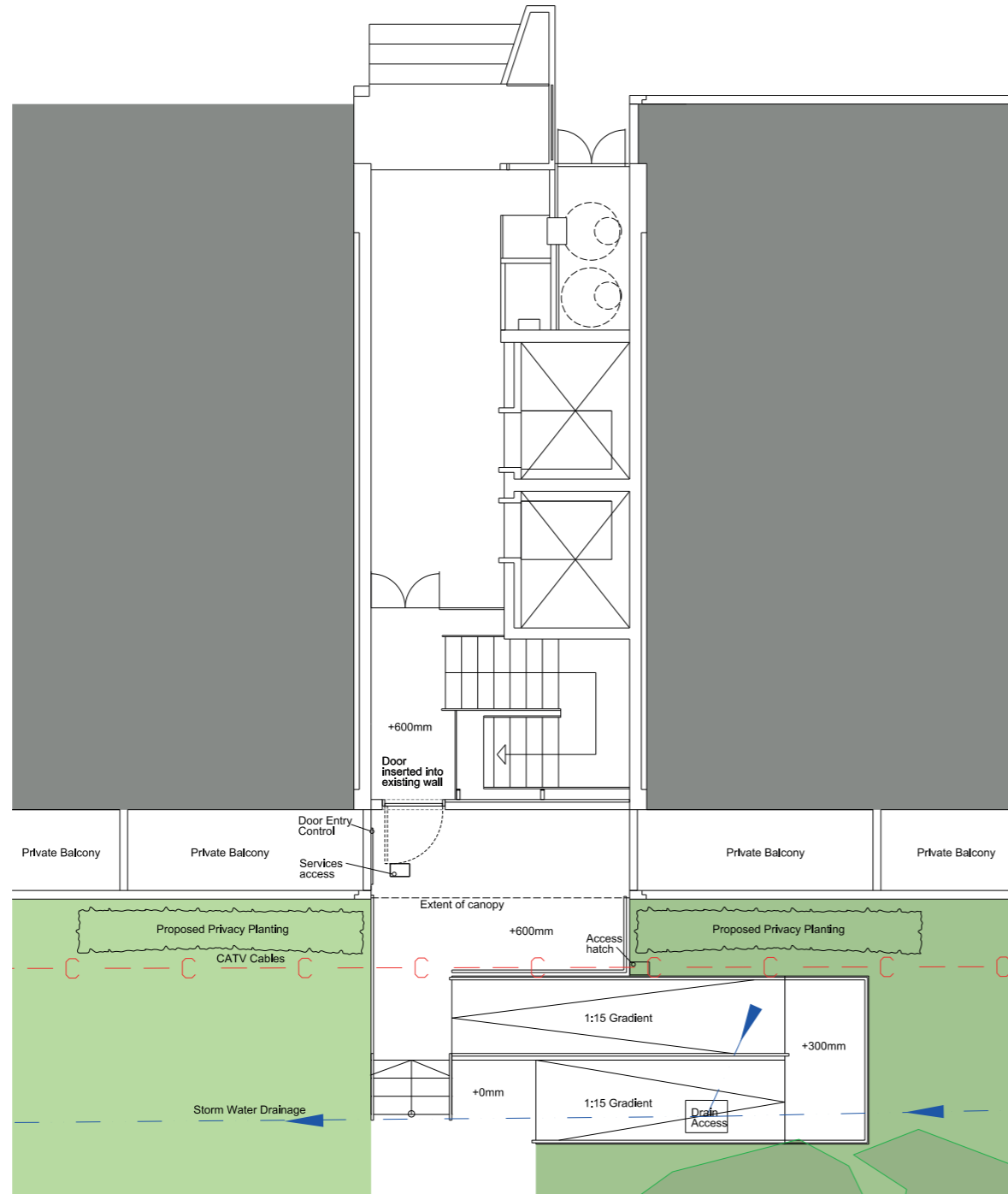


Existing lifts

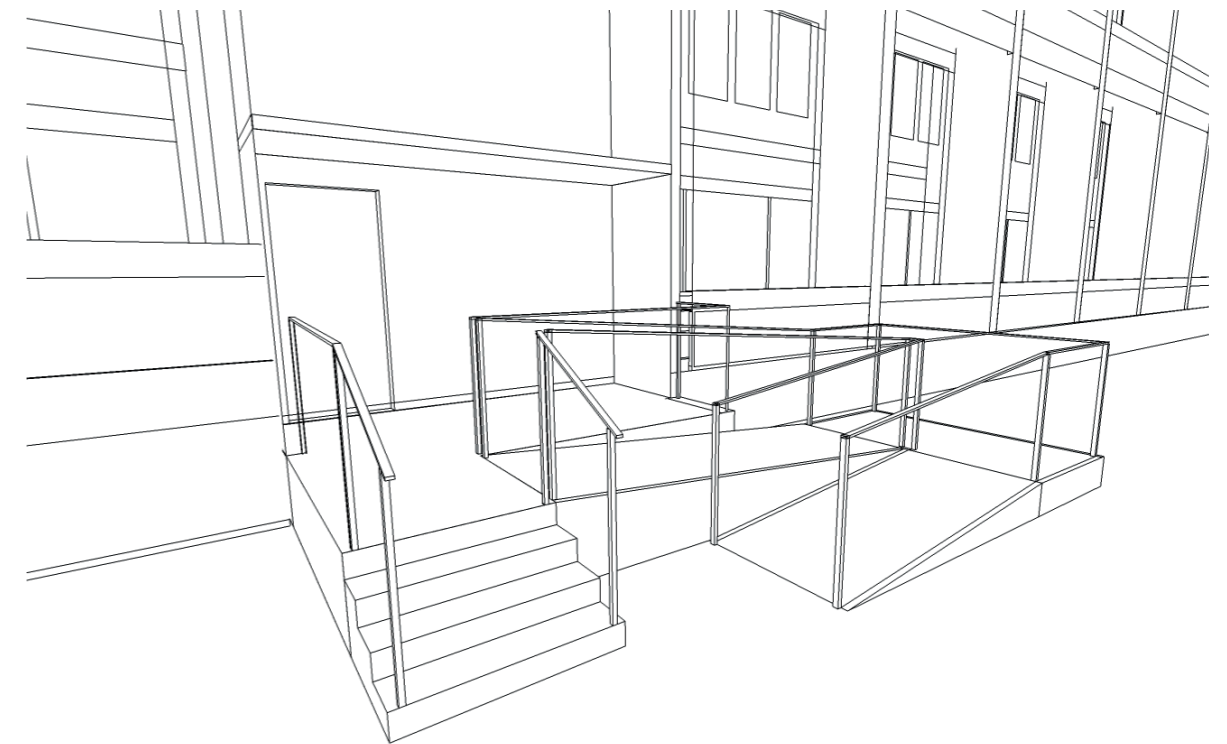


Existing main entrance

# L-shaped block - Alternative Entrances



Plan of alternative entrance



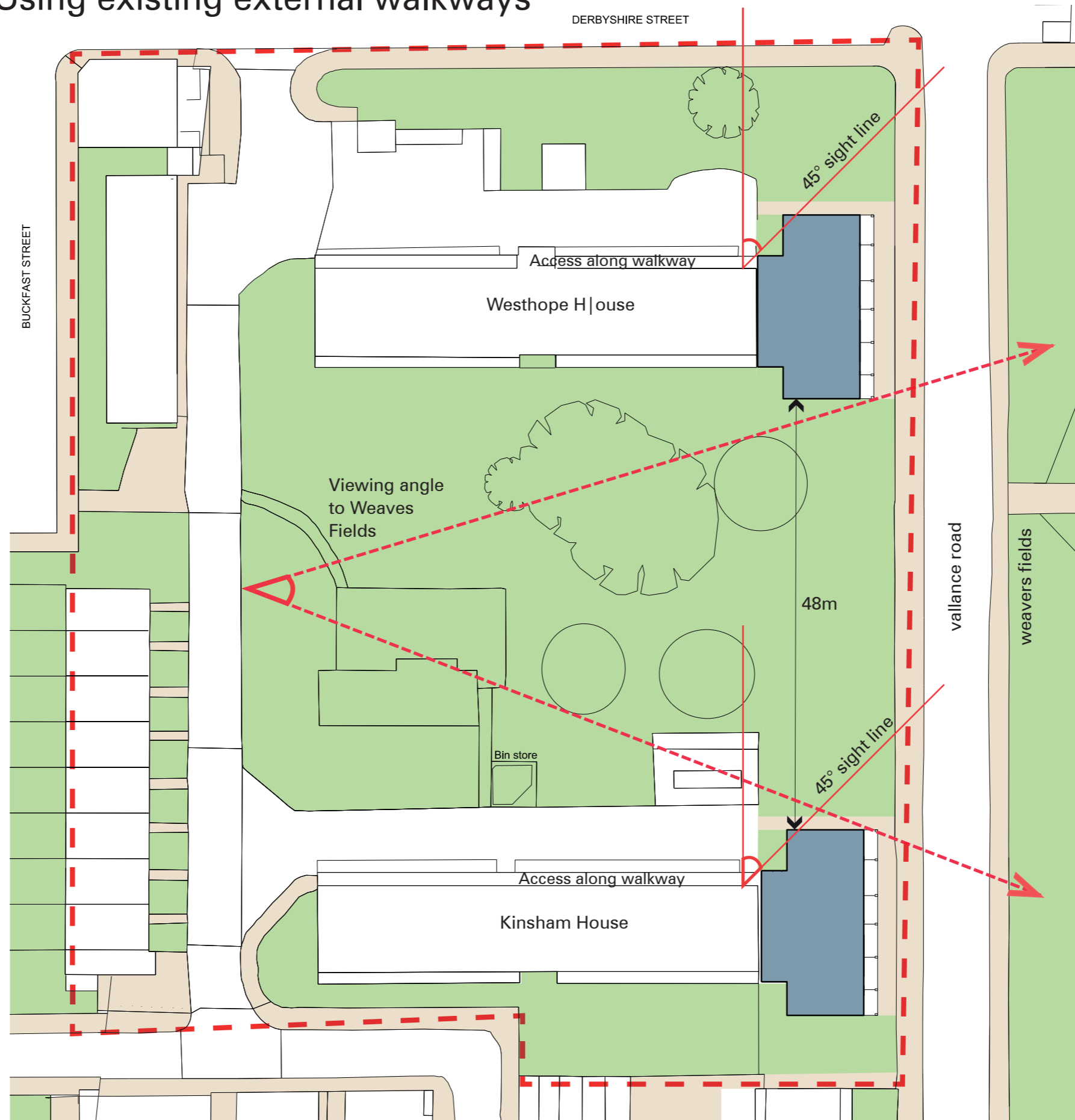


## Feasibility study 1 - Using existing external walkways

### Key Points

- 32 dwellings
- 10 storeys
- 48 meters between blocks
- No roof terrace
- Minor reduction of daylight to closest dwellings
- Access is from a existing external walkways

# Feasibility study 1 - Using existing external walkways



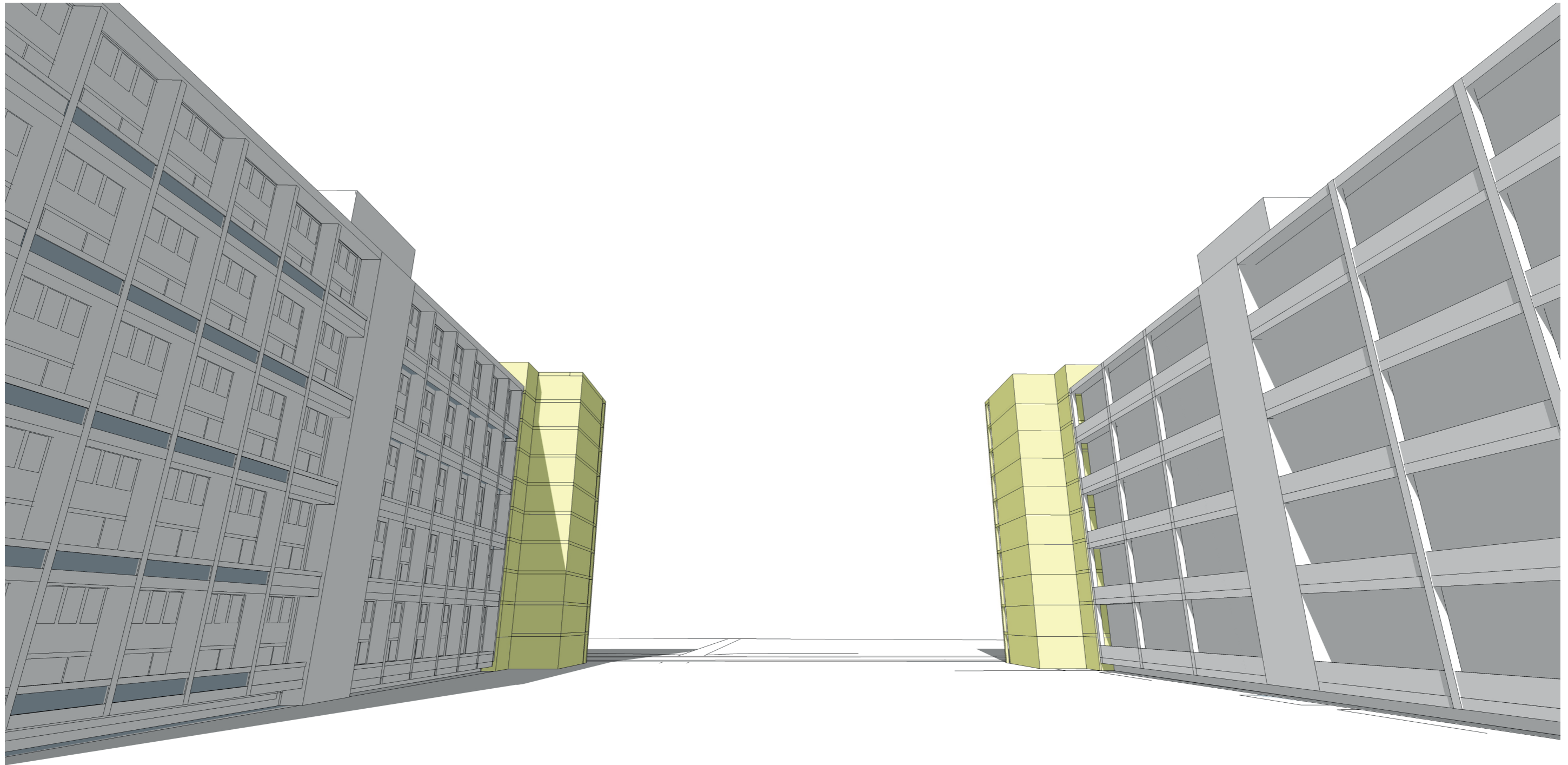
Site Plan

## Feasibility study 1 - Using existing external walkways



Existing walkway

# Feasibility study 1 - Using existing external walkways



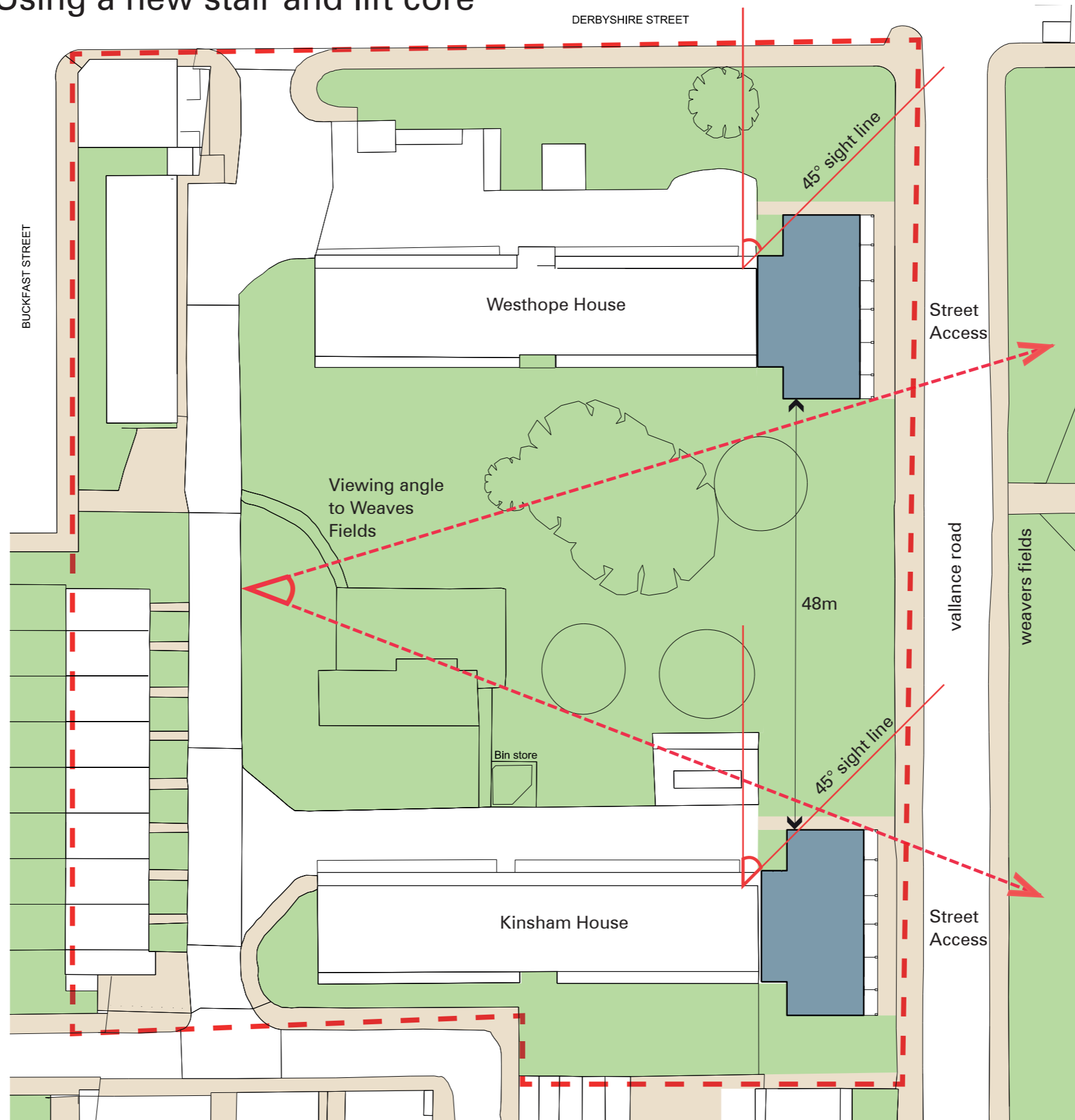
Perspective view from Buckfast Street

## Feasibility study 2 - Using a new stair and lift core

### Key Points

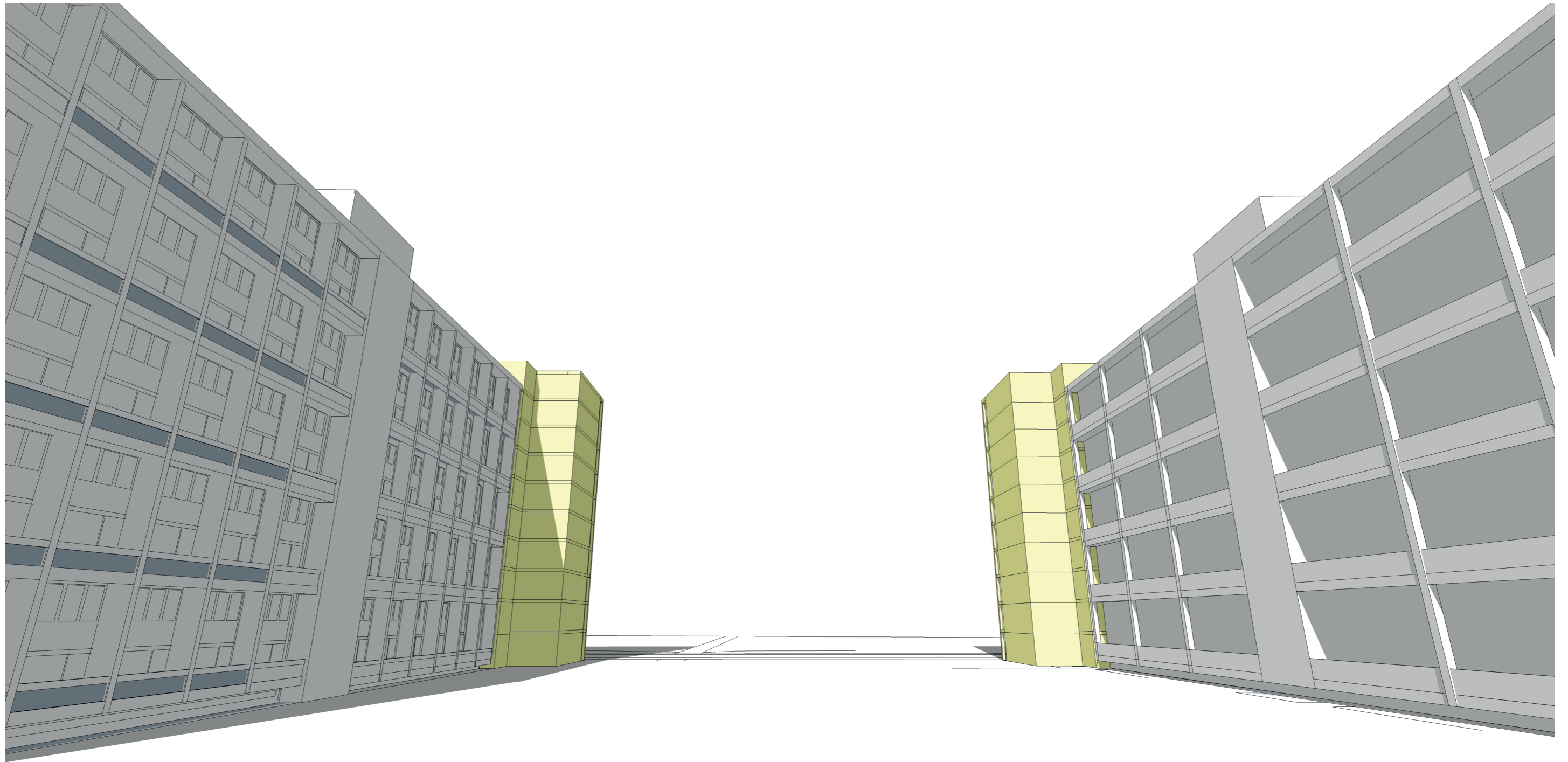
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# Feasibility study 2 - Using a new stair and lift core



Site Plan

## Feasibility study 2 - Using a new stair and lift core



Perspective view from Buckfast Street

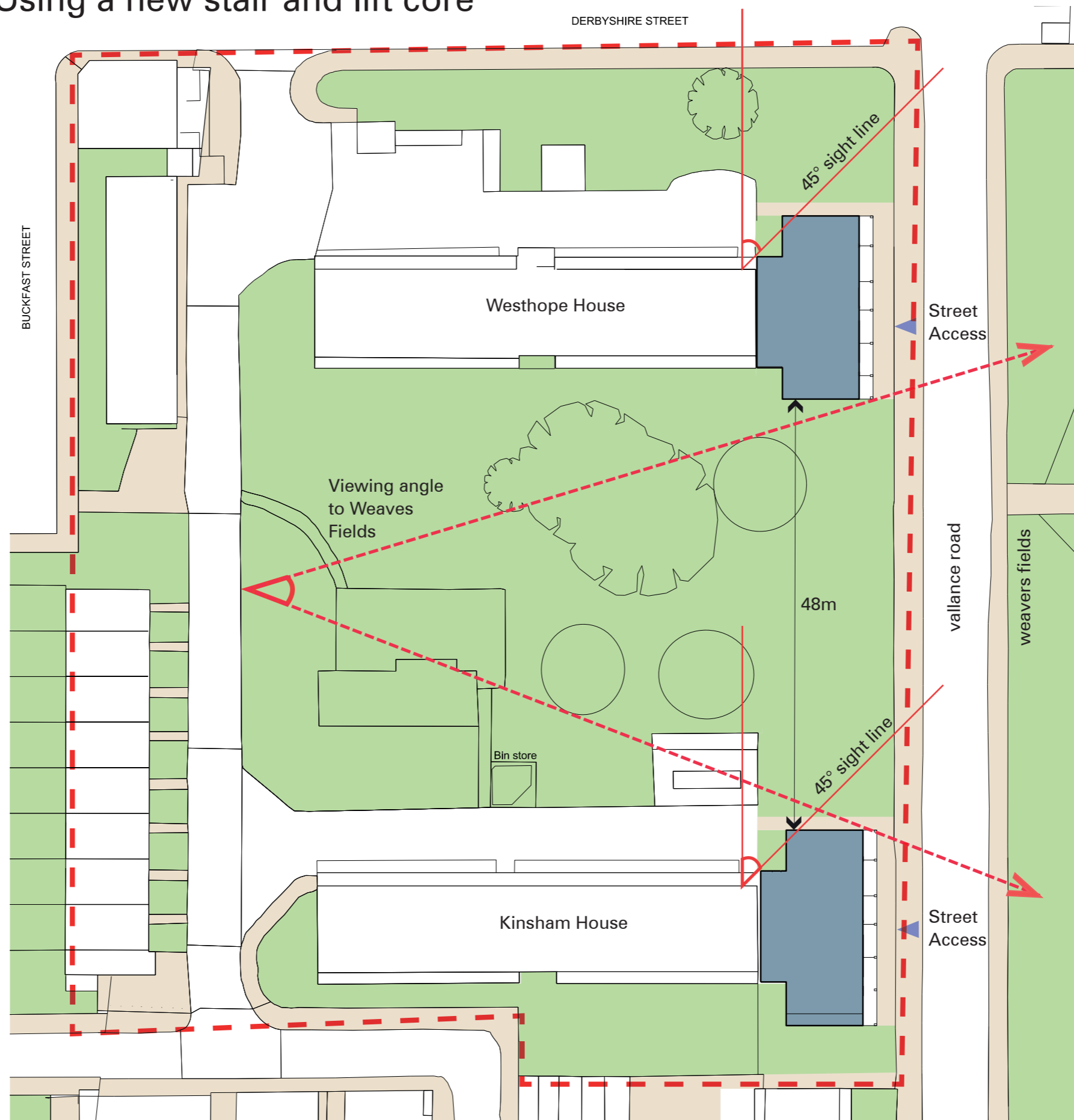
## Feasibility study 3 - Using a new stair and lift core

### Key Points

- 38 dwellings
- 10 storeys
- 48 meters between blocks
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- Minor reduction of daylight to closest dwellings
- Access is from a new stair and lift core
- One block is 1.1 meters wider than option 2, giving more family dwellings

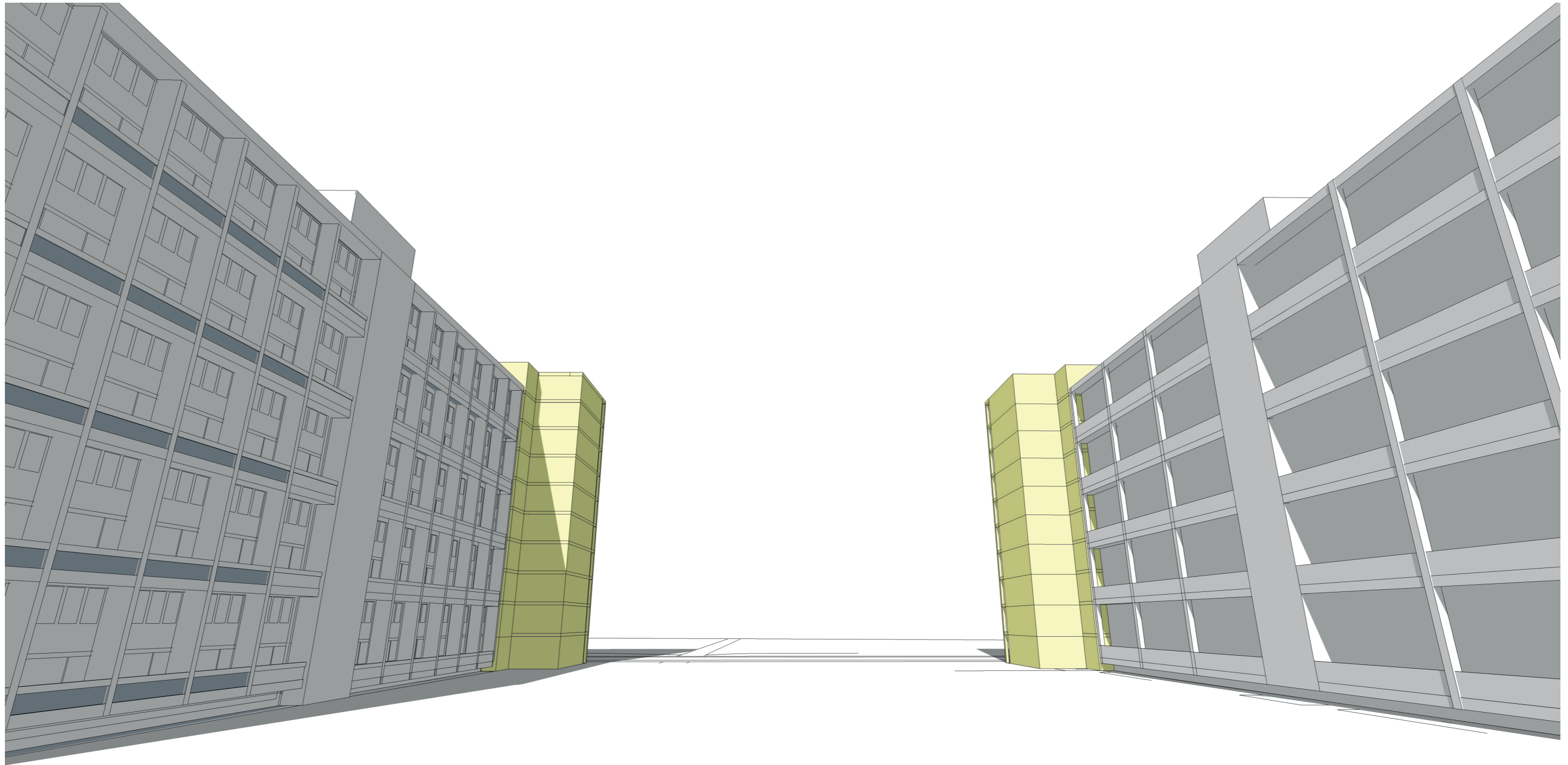


# Feasibility study 3 - Using a new stair and lift core



Site Plan

# Feasibility study 3 - Using a new stair and lift core



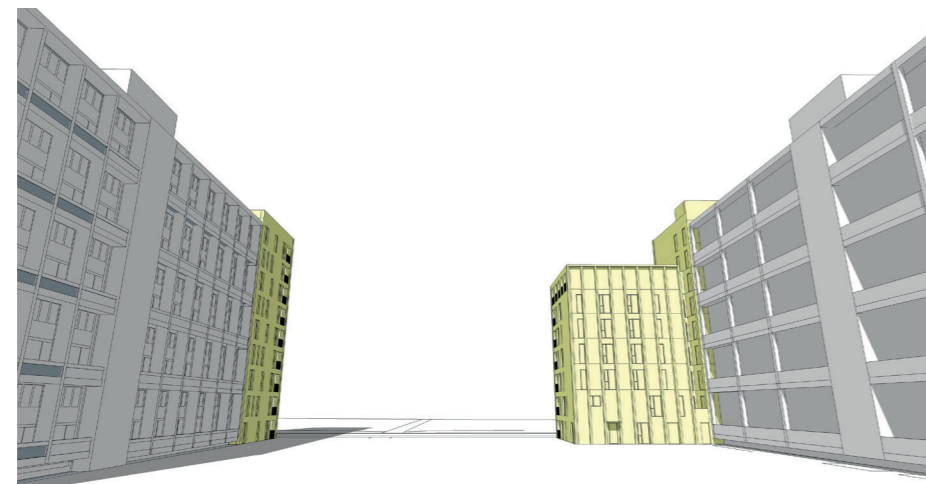
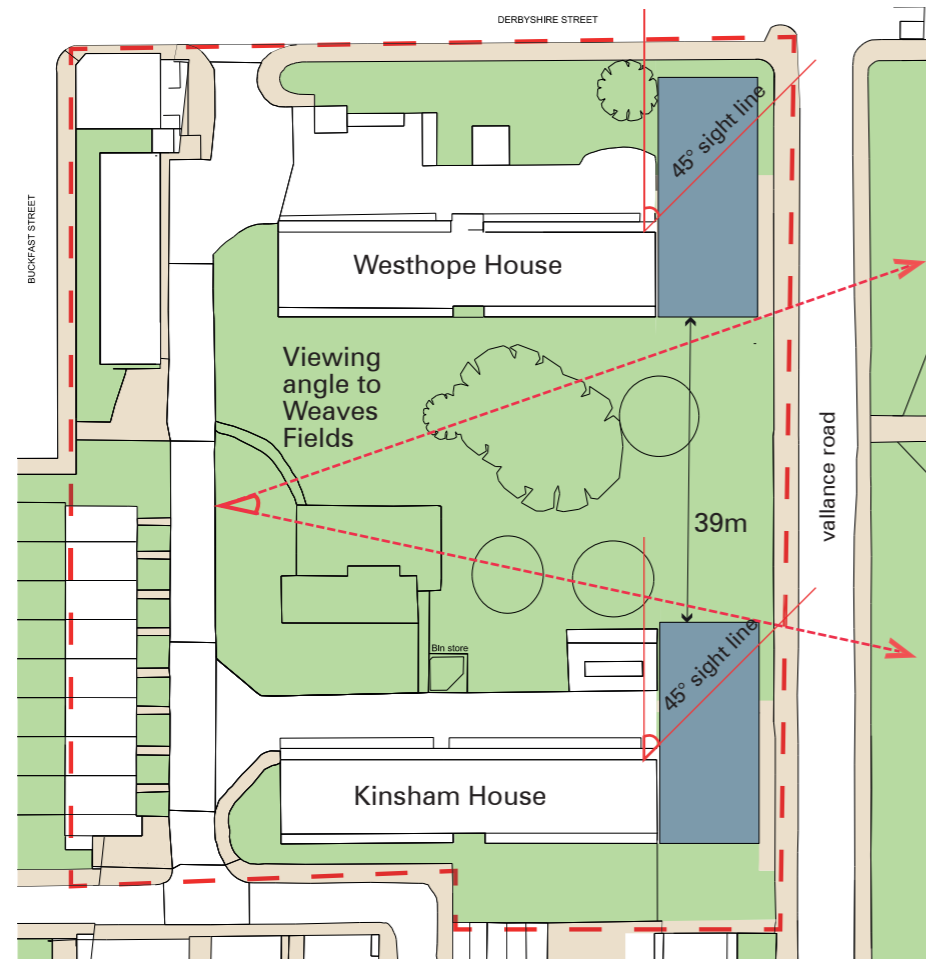
Perspective view from Buckfast Street

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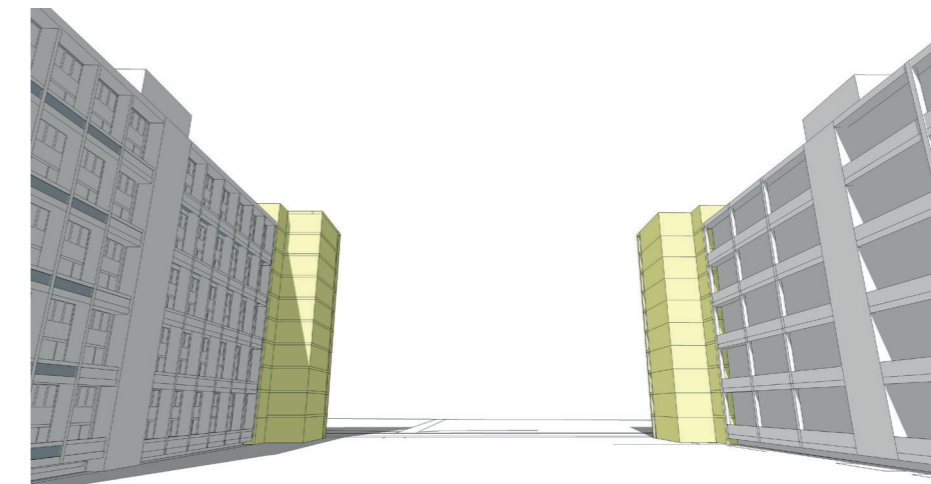
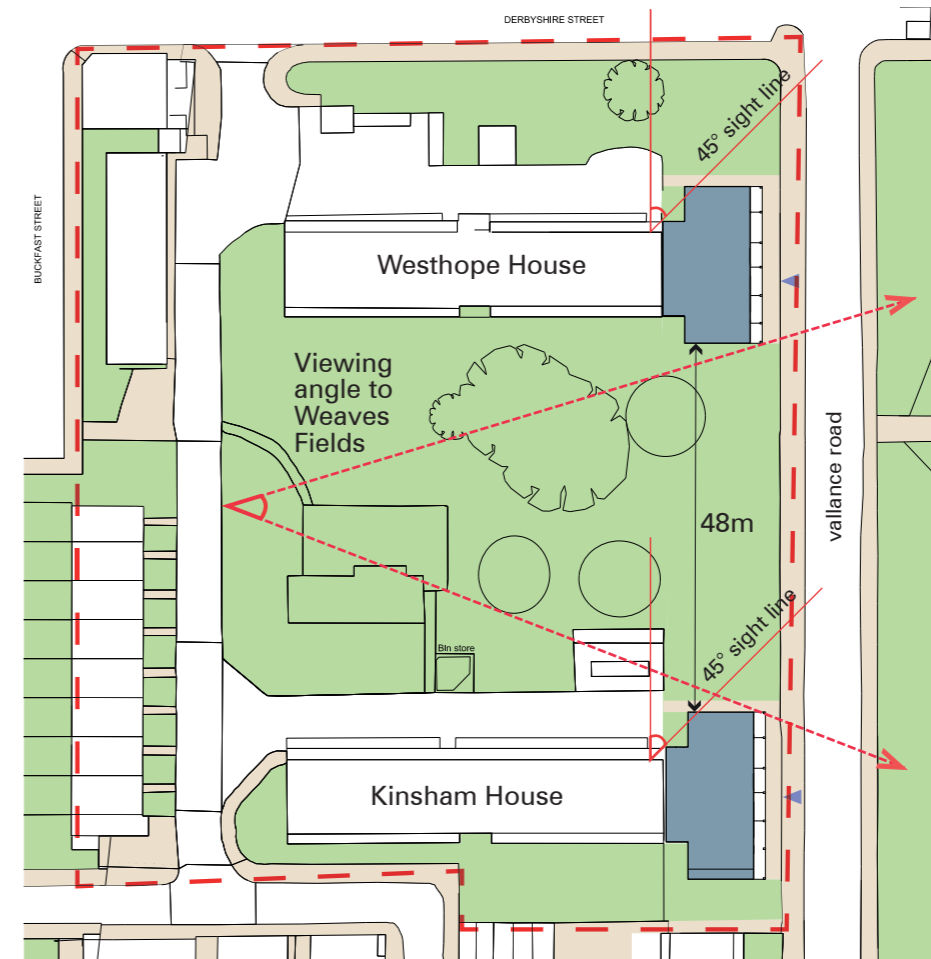
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