

*Collaboratively making positive changes in people's lives and their environment...*

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## [Manor Farm Development](#) *Planning Application Success*

## Mission Building Project for Totley Rise Methodist Church



T.A.D. Architects were appointed through a competitive process to provide a multi-disciplinary team to consider options for the Mission building project at Totley Rise Methodist Church.

The Church mission to offer access to all and to ensure that the buildings present a welcoming and open character is inhibited by the current structures which are austere and remote. The separation of the buildings is inconvenient in bad weather, wastes land space between them and presents challenges in maintaining links with associated activities between the buildings. In addition, the facilities accessed by community groups and others are inadequate in number and equality of access.

The trustees of TRM Church appointed T.A.D. Architects to develop, prepare and deliver a high level feasibility report on a range of options for the redevelopment, refurbishment and rationalisation of space and facilities at Totley Rise Methodist Church commensurate with their aims, aspirations and requirements.

Drawing on a range of other local SMEs, T.A.D. Architects undertook a number of surveys on the existing building, whilst simultaneously developing a detailed brief for the project. Various options were tabled, developed and refined over a period of several months in close collaboration with the project group.

The final presentation and submission to the whole church family in February 2018 is just the start of the process for approval and fundraising for the Church, who will continue to be supported by T.A.D. Architects throughout.

Richard Davies of Totley Rise Methodist Church said:

***“Interpretation, flexibility and expertise in design and client handling were outstanding and we found their attention to detail and the quality of their administration to be exemplary”.***

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## Old Buildings in Need...Buxton Opera House

All old buildings need some care and attention, and the beautiful Buxton Opera House is no different. T.A.D. were commissioned in 2016 to oversee the design, specification and project management for the latest refurbishment works by High Peak Borough Council.

Buxton Opera House was designed by the celebrated theatre architect Frank Matcham, and it opened its doors on 1st June 1903. The theatre has gone through many changes since then, opening as a cinema in 1927 before falling into disrepair in the mid-70s. Through hard work and dedication the Opera House was restored and reopened in 1979. During the late 1990s further internal restoration work was carried out, and this latest round of work is to secure the future of the Opera House for many generations to come.

Alongside vital maintenance to some of the roof structure, the exterior of the building had a face lift, with the exterior walls repointed, the high level Lantern glazing and covering replaced and all windows and down spouts repaired or replaced and decorated.

The project started on site in January 2017 with some critical enabling works, followed by the main works scheduled to commence after the summer festival to minimise the disruption to Theatre activities and was completed in early December.

The work was carefully designed and managed by T.A.D. Architects liaising closely with Conservation Officers and Historic England to ensure minimal effect to the buildings heritage with the essential structural repairs, alongside ensuring that the paint colour chosen for the refurbishment matched historic samples taken previously.

T.A.D. Architects worked closely throughout with main contractor

GF Tomlinsons from Derby, to coordinate the delivery of the works on site utilising the **empa ii framework** and minimising the impact on the productions taking place within the Opera House.

Paul Kerryson, Executive Director at the Opera House was pleased with the approach of the team, adding *“This is to say a big thank you to you and your teams on behalf of myself and the Opera House for completing the external works at the Opera House in such an efficient and effective manner. Everything was on schedule and with minimum disruption to our business. It’s great to see the scaffolding gone on time and the building looking in pristine condition ready for our pantomime audiences to admire!”*



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## Manor Farm Development, Dronfield

Following on from our successful competition entry for the re-development of the former NEDDC Area Housing Office site, the project has recently achieved another milestone with the granting of planning permission for the scheme.

Since the commencement of the project last year T.A.D. Architects have worked closely with our client **Rykneld Homes** to further develop and refine the design for this prestigious project of new houses and apartments set to be created in the historic heart of Dronfield.

The old Manor Farm site on High Street will be brought back to life and transformed to create six apartments in the existing buildings and four; new family homes on adjacent land.

T.A.D.'s approach to provide a high quality development that took into account the historic nature of the site was approved by the Committee with the Planning Officer agreeing that the proposals respected the Conservation area and the setting of the adjacent Listed Buildings.

The Manor Farm scheme is just one of the exciting new build and regeneration projects being undertaken by Rykneld Homes in partnership with both private and other public sector organisations.



Niall Clark – Director of Property Services and Development at Rykneld Homes, said:

*“Rykneld Homes is keen to explore all opportunities to build more homes in our district. As well as providing more social housing, we are also diversifying and this year will start to build homes for shared ownership and for sale in the private sector.”*

*“Our close partnership with North East Derbyshire District Council is key to our success. The partnership seeks to work with other providers to explore new and emerging funding sources and land availability to achieve our goal of additional housing in the district.”*

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## The Tangent Industrial Hub, Shirebrook

**Bolsover District Council** joined forces with **Robert Woodhead Ltd** to deliver seven brand new industrial units with roller shutter doors, ranging from 1,000 to 1,300 square feet and complimenting the existing managed workspace at The Tangent.

The units will be licensed for B2 (general industrial), B8 (storage or distribution), B1b (research and development of products or processes) and B1c (for any industrial purpose) use.

The Tangent Business Hub on Brook Park already provides 34 high quality business units which were constructed in 2012 at a cost of £4.7million. The project has been so successful that the Council decided to expand the offering, introducing a new additional facility to meet a growing demand.

**T.A.D. Architects** were commissioned by Robert Woodhead Ltd to develop the outline design proposals provided by the client into a full set of working drawings, details and specification to facilitate them in the build process. Working closely with the site team T.A.D. were able to detail cost effective solutions that enable swift progress to be made on site with careful coordination with critical packages such as the steel frame and external cladding.

Bolsover District Council's Leader, Councillor Ann Syrett said, “We are very excited about the

potential these additional units can bring to the Tangent and wider area.

*“We have been overwhelmed by the support and interest we have received, not just from local businesses who are keen to move in, but also from bigger businesses who want to come to the Park.”*

*“In spite of the economic uncertainty, the interest shown indicates that Bolsover District is a place to do business and where industry is growing.”*

David Rayworth, Director at T.A.D. Architects said “This project is the latest success in a long relationship between T.A.D. Architects and Robert Woodhead, that is built on aligned core values, strong working relationships between people and a common belief in the way design



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## Psychiatric Clinical Design Unit (PCDU), Peter Hodgkinson Centre

A new psychiatric unit has opened its doors in Lincoln as part of a crisis services expansion for people with mental health problems. Lincolnshire Partnership NHS Foundation Trust (LPFT) has launched a new psychiatric clinical decisions unit (PCDU) at Lincoln County Hospital.



The new “less clinical” service, designed by T.A.D. Architects and their team, provides a safe space for assessment of patients’ needs.

From there, professionals will help decide the best treatment, whether this is returning home with intensive support, or being admitted to a specialist mental health ward.

John Dwane, a former service user who has been involved in the design and development of the new service, said: *“When someone is in crisis they don’t always know where to turn to for help. Often having somewhere to go, where they can talk to mental health professionals and discuss their issues in a calm and relaxed environment can help identify the help they need and stop a situation escalating to the point when someone needs hospital treatment.”*

Dr. John Brewin, Chief Executive and a practising consultant psychiatrist at Lincolnshire Partnership NHS Foundation Trust added: *“We’ve been working closely with partners as part of the Sustainability and Transformation Partnership to look at how we can help patients receive care and treatment locally, without the need to travel outside of the county. We are really pleased to be able to provide such care in a less restrictive environment, with this fantastic new service.”*

T.A.D. were procured through the **NHS Shared Business Services (NHS SBS) Construction Consultancy Framework** and were able to provide a full multi-disciplinary team to the Trust, reducing procurement time and ensuring early delivery of the project.

The scheme refurbished vacated and redundant ward accommodation to provide new lounge areas for up to 6 patients, administrative bases and facilities for staff and patients who could be at the unit for up to 24 hours. A new access road, footpaths and safe external area were created to provide a distinct entrance to the unit separate from the remaining facilities on site.

David Rayworth, Director at T.A.D. added *“We are delighted to be involved in this project to enable people to find the support they need in an environment that is conducive to providing that support. The project was a pleasure to work on with Managers, professionals and service user representatives expressing a clear vision of what they wanted to achieve and why from the outset, that enabled us to deliver a scheme from the beginning that could provide the right environment for their service”.*

### Mental Healthcare Projects...Successes Continues

Following on from the successful working relationships established during the PCDU project with Lincolnshire Partnership Foundation Trust. T.A.D. Architects and their team have successfully obtained planning permission for two further schemes for the Trust, again procured through the **NHS SBS Framework**;

- An extension to the existing CAMHS unit at Ash Villa, Sleaford to provide new male en suite accommodation, lounge and bathroom.
- Alterations to form a new CAMHS Place of Safety at Peter Hodgkinson Centre, Lincoln

T.A.D. utilised their extensive healthcare experience and detailed understanding of guidance for facilities delivering mental healthcare services to ensure the designs were robust and yet provided opportunities for new products and materials to enliven the mental healthcare environment.

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## Brough Surgery Extension

T.A.D. Architects were selected for this project by the GP Partners, based on their extensive healthcare experience and their overall approach to project delivery based on their core values of Professionalism and Leadership.

Brough Surgery, part of the Ridings Medical Group, were successful in securing funding from NHS England’s Estates and Technology Transformation Fund (ETTF), a multi-million pound investment (revenue and capital funding) in general practice facilities and technology across England (between 2015/16 and 2019/20).

It is part of the General Practice Forward View commitment for more modernised buildings and better use of technology to help improve general practices services for patients. The project at Brough was established through a need to expand the practice’s facilities primarily to address a population growth fuelled by local house building.

The initial design and brief were developed in close consultation with the Practice Manager and GP Partner to align their aspirations and aims with a fixed funding allowance from NHS England. The resultant design evolved into a single storey extension providing;

- 5 new Consulting Rooms and 2 replacement Consulting Rooms to the latest space standards;



- A New Treatment room and ancillary accommodation.
- New Patient Entrance, facilities and expanded Waiting Areas.
- Overall improvement to building facilities to meet CQC and DDA compliance.
- Provision of a new MDT space to facilitate sharing of knowledge and experience between clinical staff.
- Provision of a new Care Navigation space to ensure the appropriate care pathway advice is given to patients.

Working in consultation with the Local Planning Authority a full planning application has now been made for the new extension, with a view to commencing work on site later in 2018, with completion in early 2019.

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## Other News...

### NHS Shared Business Services Framework For Construction Consultancy Services



Shared Business Services

The NHS Shared Business Services Framework for Construction Consultancy Services will expire this year, but NHS Shared Business Services will operate a cross over period of 6 months between the current and new Framework Agreements, to ensure a smooth transition from the current Agreement to its successor.

During this 6 month period, existing NHS SBS members looking to purchase Construction Consultancy Services via NHS Shared Business Services may continue to call off on the current Framework Agreement, either by agreeing new contracts or by extending their existing contractual agreements with suppliers.



### Cyber Essentials Accreditation

T.A.D. Architects has gained the **Cyber Essentials Accreditation** – giving clients and customers extra reassurance about the company's cyber and digital credentials.

Cyber Essentials is a government-backed scheme that helps to protect organisations against a whole range of the most common cyber attacks.

T.A.D. was awarded the accreditation following independent verification of the firm's cyber security.

## Out and About

### Every Little Helps!

T.A.D. took part in the "National Christmas Jumper Day 2017" and donated the proceeds to **Save the Children**. The company also produced a number of boxes for the **Sheffield Homeless Christmas Shoe Box Appeal**.



### Healthcare Estates Conference

T.A.D. Architects and T.A.D. Facilities Management jointly exhibited at the Healthcare Estates Conference, Exhibition and Awards in Manchester towards the end of last year. We were able to speak to a number of new and existing clients, alongside colleagues from other disciplines. We look forward to attending again on **9-10 October 2018**.

### Quiz Night!

David Rayworth from T.A.D. Architects, Carrie Booth and Jeff Todd from BSP, and Juliet Slater from Robert Woodhead Ltd, joined forces for the FBE Fish, Chips & Quiz night at Burton Road Chippy in Lincoln at the end of last year. A great evening's entertainment and networking, better luck next year!



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