

Manor Royal - Gateway 1 enhancements



WORKING DRAFT FOR DISCUSSION ONLY



Concept folio
18 September 2017

Purpose of this concept folio

The purpose of this concept folio is to be used as a point of discussion between MRBD, WSCC and CBC in July / September 2017 as part of the planning application process for Manor Royal's Gateway 1 enhancements. Planning Application ref: CR/2016/1063/FUL.

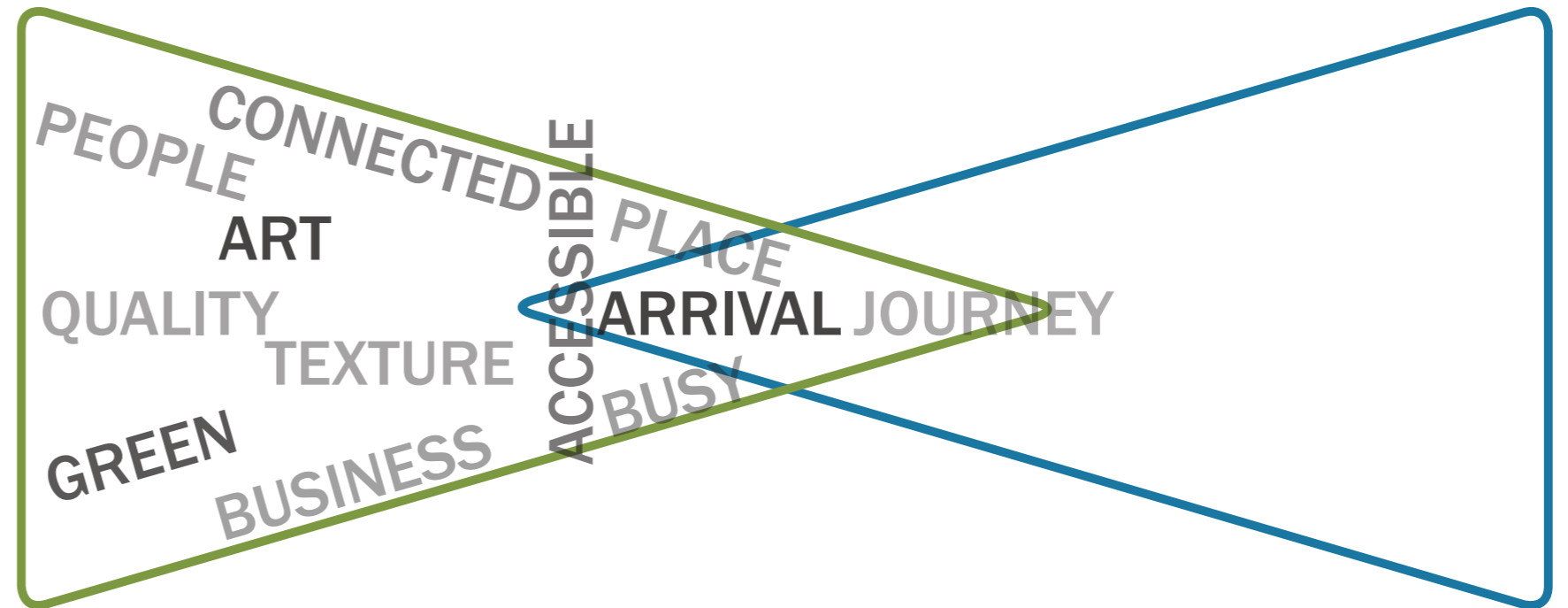
Allen Scott, together with Watermans were commissioned by MRBD to consider the comments and recommendations made by CBC's Urban Design and Planning Team and the comments from WSCC on the proposals submitted for planning approval. Based on these comments, further options were explored to help address the conflicting aspirations from both authorities.

The recommended concept design shown in this folio is for discussion with the aim to come to a conclusion on the design that will be submitted for planning approval. The concepts design will require further development prior to finalising the design, fabrication and installation.

The preferred option for discussion is based on the following approaches:

1. Revisiting the overall concept design and reflecting on the original design intent to use elements / the essence of Crawter's Brook People's Park to change the 'highway like' character of Gateway 1.
2. Investing further in the Bank Precinct frontage through greening, artwork and quality public realm.
3. Keeping it simple and unified to minimise extra clutter / mixture of materials.
4. Working to gain multiple benefits through the design such as helping to improve air quality, and creating an environment more appealing for walking / cycling.

The following pages illustrate the preferred concept design.



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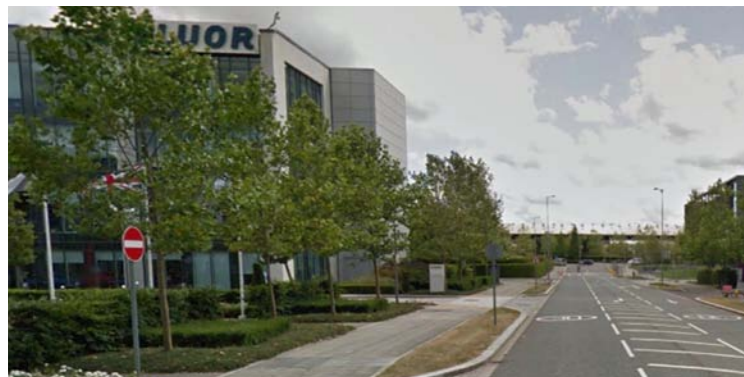
Principles for the design



BRING THE CHARACTER OF CRAWTER'S BROOK CLOSER TO THE THRESHOLD INTO MANOR ROYAL



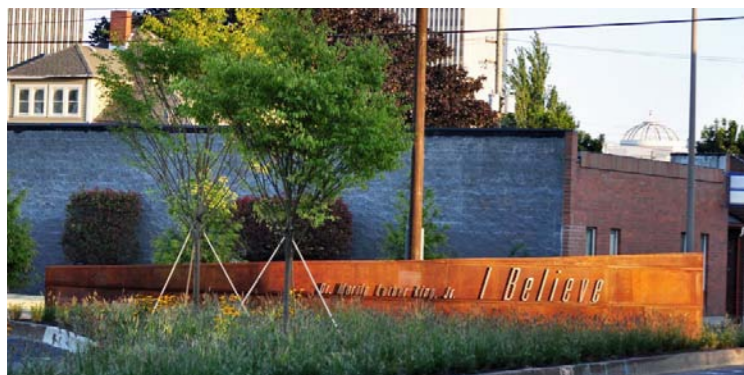
REINFORCE AND ADD TO THE PUBLIC ART INTERVENTION OF 'THINK IT, MAKE IT, MOVE IT'



PLANT HEDGES AND TREES TO HELP GREEN THE CHARACTER OF THE GATEWAY, REDUCE AIR POLLUTANTS AND PROVIDE FURTHER BIODIVERSITY OPPORTUNITIES



INVEST IN USING CORTEN STEEL FOR STREET FURNITURE AND PLANTER BOXES



CONSOLIDATE INVESTMENT IN NEW INFRASTRUCTURE TO MAXIMISE QUALITY AND IMPACT (RATHER THAN SPREADING IT TOO THIN)



USE STANDARD HIGHWAY GUARDRAILS WHERE REQUIRED FOR SAFETY AND ONGOING REPLACEMENT REASONS

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The Concept



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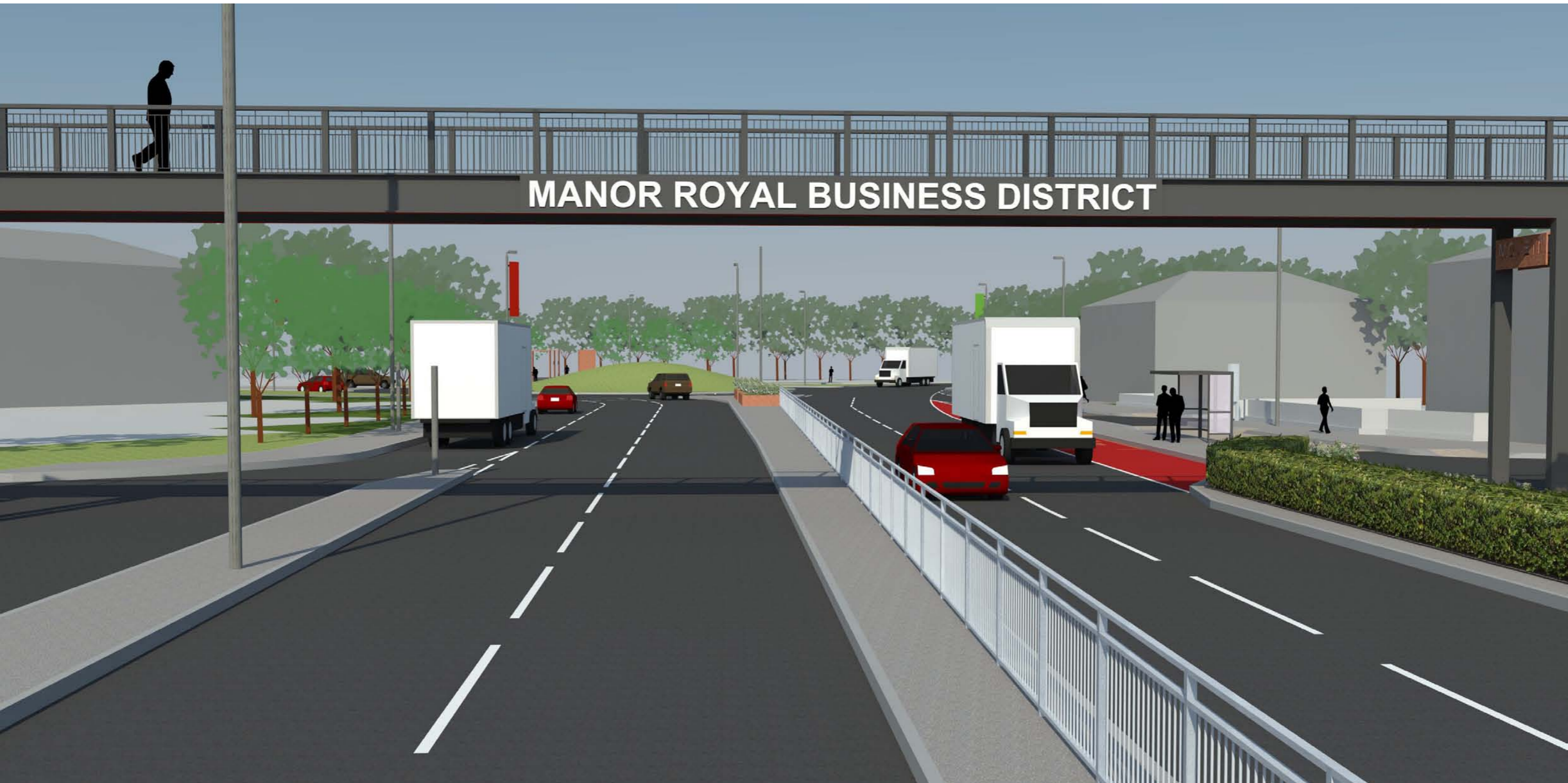
Illustrations



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MANOR ROYAL BUSINESS DISTRICT

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Context model



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