

## Rutherford Way / Gatwick Road



### Location:

The site is located on Gatwick Road Parade at the intersection of Gatwick Road and Rutherford Way.

The project area includes the area of grass with mature trees, the area of land in front of and to the side of 'Italian Pizza' and a section of shared footpath and cycle path.

Gatwick Road Parade is a prominent location for local businesses with high footfall and is opposite The Gatwick School.

The site falls within Zone 5 (Purple) and is an important location along the north/south link between Manor Royal and Gatwick.

### Site features:

- A group of 9 mature trees;
- 300m from the beginning of bridleway 352Sy;
- Hexagonal covered seating area;
- Three paths cross the site, two are 1.7m wide footpaths and a 35m stretch of the National Cycle Route 21 which is a 2.5m shared path;
- The grass area is 465m in total and is adjoined by 41m<sup>2</sup> of paved area adjacent to 'Italian Pizza';
- A refuse storage area that holds 6 commercial bins adjacent to the building or on the roadside;
- There is evidence that the grass areas are frequently driven across;
- A variety of finger posts, free standing signs and signs fixed to trees add to the visual clutter; and
- The knee rail is in poor condition.

### Considerations:

- Traffic movement and parking enhancements;
- Proposals shown in the Project Pack;
- Green and Grey Audit recommendations;
- Creating areas for public seating and informal gatherings;
- Proximity to proposed Superhub bus stop;
- Proximity to recent and future development;
- Accessibility to adjoining properties / businesses;
- Existing vegetation; and
- All works within highway land will need to be agreed with WSCC, likely through a Section 278 agreement depending on the nature of the works.

### Associated business areas:

- Gatwick Road Parade
- Rutherford Way Industrial Estate
- Imperial Business Centre



Refuse storage from local business and broken knee rail around grass area

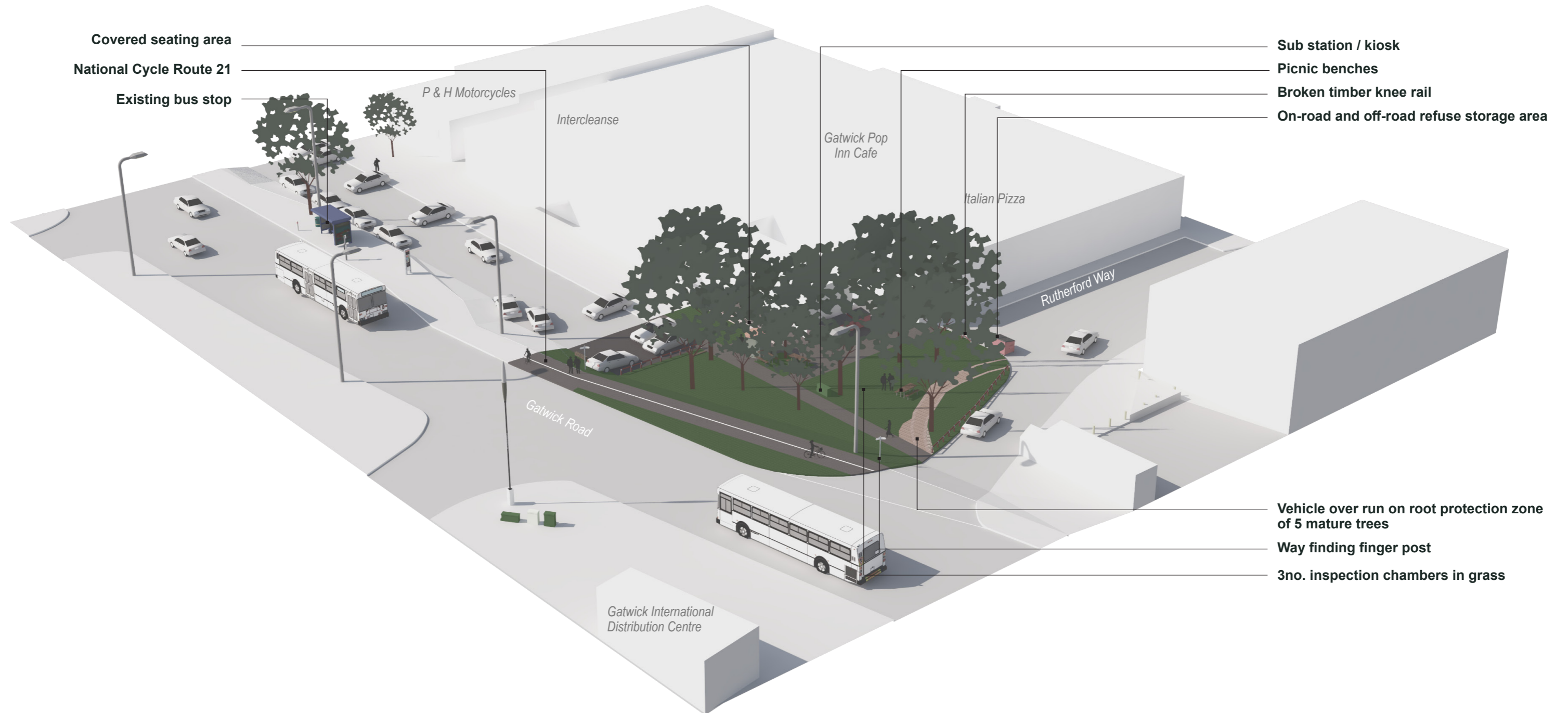


Vehicle over-run onto grass verge



9 mature trees cast the area in shade and leaf litter

### Rutherford Way / Gatwick Road - existing site



## Rutherford Way / Gatwick Road

### Design Intent:

‘Alfresco eating and meeting’.











The corner of Gatwick Road and Rutherford Way is at the northern end of the ‘Parade’.

The current environment suffers from informal desire lines from people and vehicles, disorganised refuse storage and inadequate and poorly located seating. The constraints include seven mature trees and a host of underground services, limiting the location for new infrastructure associated within the micro park.

The intent is to improve the current circulation routes by adding secondary routes across the site and improving the quality of the existing paths; to protect the existing trees by stopping vehicles and pedestrians compacting the ground around the roots of the trees; and to create new accessible ‘meeting places’ for people to use in groups or as individuals.

The concept design includes the idea of installing specific seating that encourages social interaction. Swivel chairs and diner style benches bring an element of fun and movement into the meeting spaces whilst providing essential seating for those visiting or passing Gatwick Parade.

The micro park will be highly visible from busy Gatwick Road and will therefore help improve the identity. Fun elements, such as the swivel chairs and the potential public artwork will attract people to this micro park whilst helping tell part of the ongoing story of Manor Royal.

- |   |                         |   |                                 |
|---|-------------------------|---|---------------------------------|
|  | Lawn / Grass            |  | Refuse area fencing / screening |
|  | Mass planting           |  | Seating walls / tables          |
|  | Cycle / walk way        |  | Diner style table / benches     |
|  | Existing trees retained |  | New surfacing                   |
|  | Formalised desire line  |  | Social seating (swivel chairs)  |



Rutherford Way / Gatwick Road - emerging concept

Area of public space with social seating / swivel chairs, benches and tables



Mass planting to improve visual amenity and reduce impact on tree roots from pedestrians and vehicles

Screen / fence around refuse / bin store.

Distinctive stepping stone planks to formalise desire lines.



Area of public space with social distinctive diner style tables / benches and swivel chairs

