

Priestley Way / Rutherford Way



Location:

Priestley Way and adjoining Rutherford Way are located off of Fleming Way and Gatwick Road Parade. The two sites consist of areas of grass and footpaths on the corners of these roads.

The sites are within Zone 5 (Purple)

Site features:

- Priestley Way:
- Footpaths are 1.6m wide.
 - The grass area is 110m² and is separated from the 1.9m wide grass verge by concrete flag pavers and tarmac foot paths;
 - There is a grass verge on the opposite side to the road.
 - Across the 7.6m road is a 35m² area of grass; and
 - A 1.8m high galvanised palisade fence on top of a 300mm brick wall form the boundary with the adjoining private property.
- Rutherford Way:
- Footpaths are around 1.8m wide;
 - The grass area is 91m² and is separated from the 2-3m grass verge by concrete flag and tarmac foot paths;
 - A 1.8m high galvanised palisade fence with vegetation growing through forms the backdrop / boundary with adjoining property;
 - The road is approx 7.9m wide
 - There is a grass verge on the opposite side to the road.
 - ‘Rutherford Way Snack Bar’ is in close proximity to the site; and
 - There are three sub-stations and a Manor Royal monolith within the Site.

Considerations:

- Traffic movement and parking enhancements;
- Green and Grey Audit recommendations;
- Food vans lease agreements;
- Creating areas for public seating and informal gatherings;
- Accessibility to adjoining properties / businesses;
- Existing vegetation; and
- Underground services

Associated business areas:

- Gatwick Road Parade
- Raleigh Court
- Metana House
- Imperial Business Centre



Mature oak tree in Priestley Way site



Tarmac path cracked from oak tree root heave in Priestley Way site

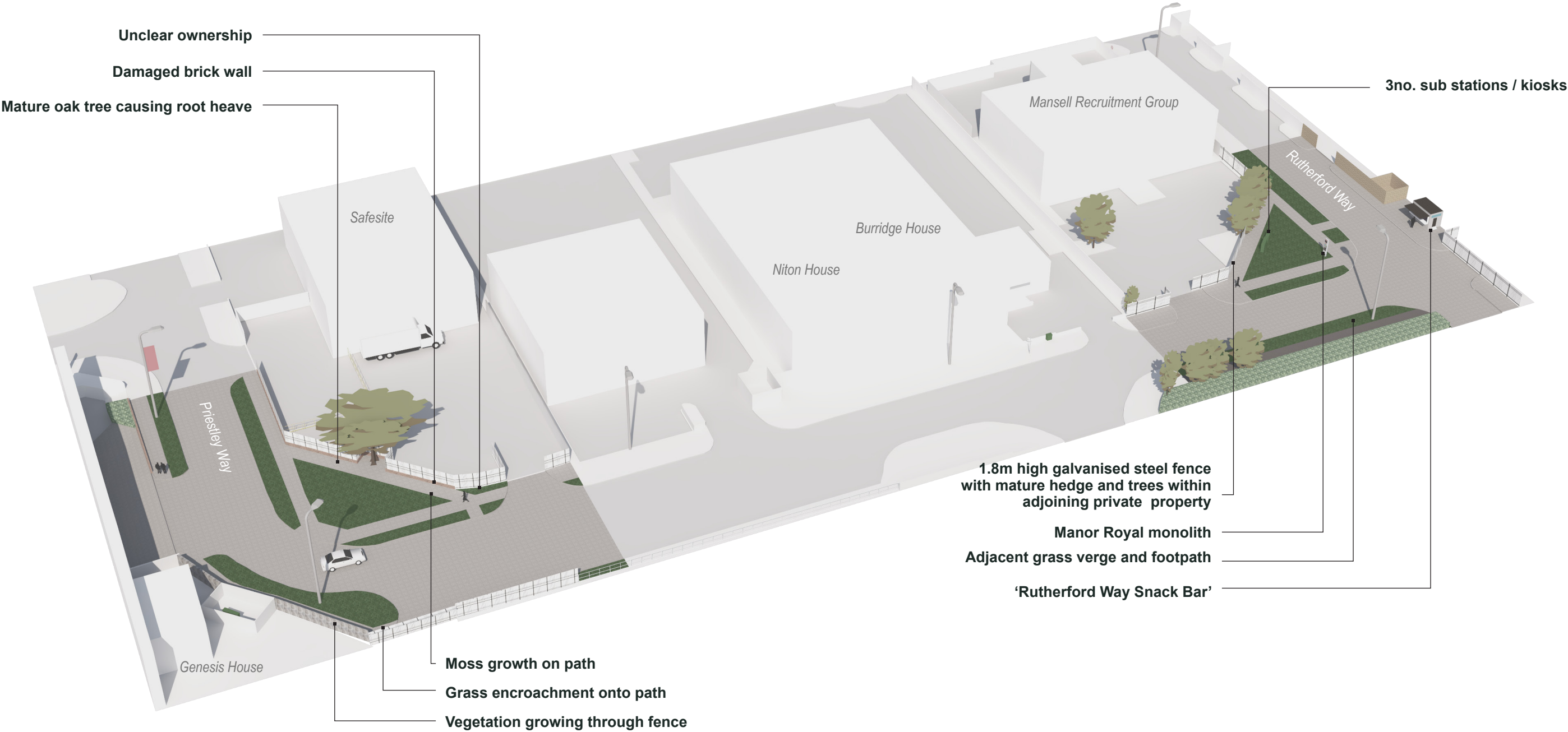


Grass encroachment onto paths and uneven paving on Rutherford Way site



Substations / kiosks set in grass on Rutherford Way

Priestley Way / Rutherford Way - existing site



Priestley Way / Rutherford Way

Design Intent:

‘Fun and functional active corners’

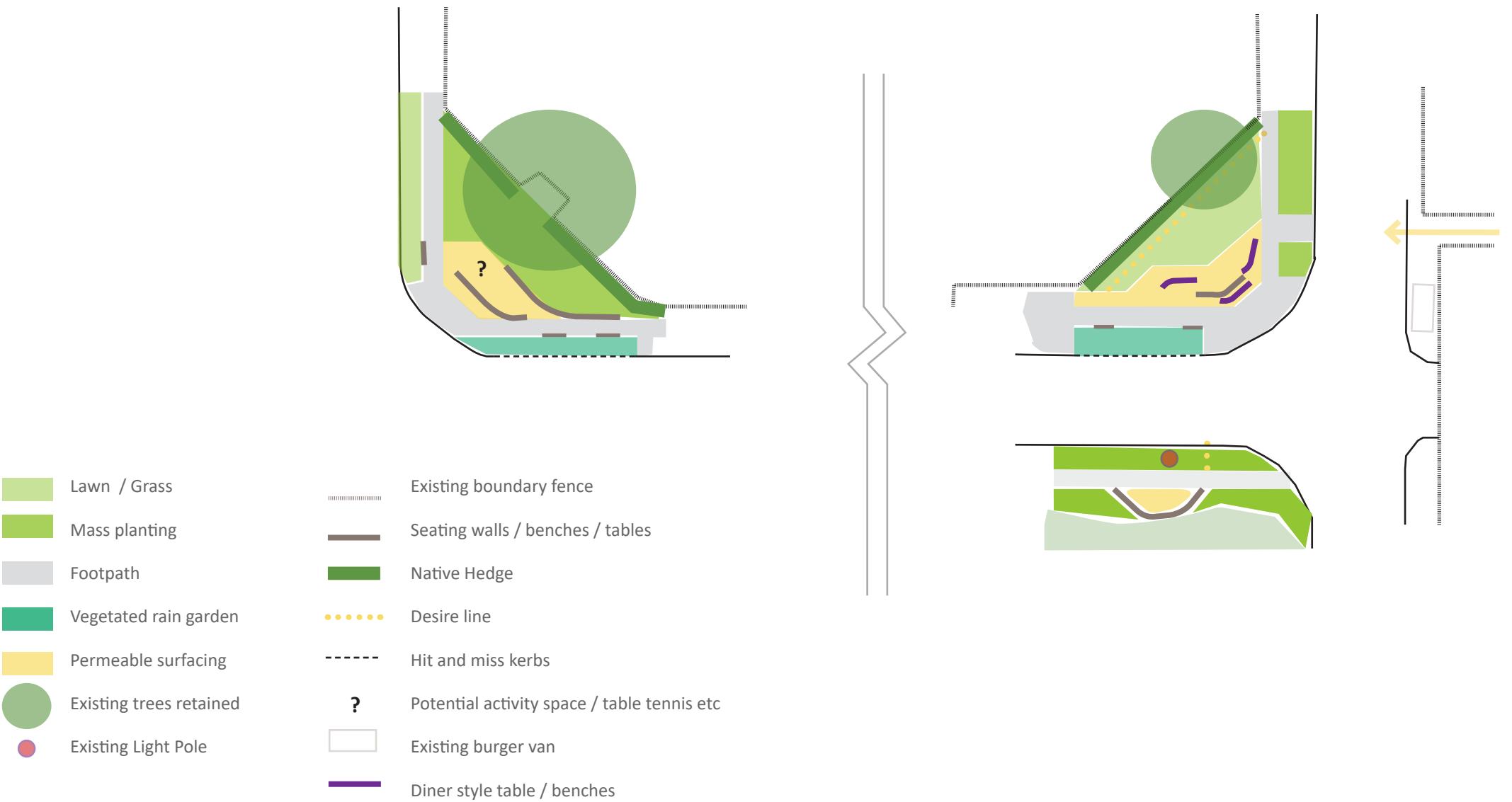
Both Priestley Way and Rutherford Way suffer from a low quality streetscape environment caused by ongoing illegal parking on grass verges, a lack of public seating and poor quality footpaths and road surfacing.

There is also potential to integrate SuDS (Sustainable urban Drainage Systems) into these enhancements and make more deliberate effort with improving the environment.

The intent is to create two complementary micro parks that encourage and enable people to use them.

New distinctive seating and tables provide a reason for people to stop. There is also potential space for activities such as table tennis and outdoor chess.

New hedges help screen unsightly boundary fences. Potential desire lines are formalised through distinctive stepping stone planks that continue from Gatwick Road / Rutherford Pocket Park.



Priestley Way / Rutherford Way- emerging concept

Mass planting
with stepping
stone planks
and native
hedge

Meeting place with concrete and timber incidental seating,
individual chairs facing each other and potential for activity
such as table tennis , chess or health and fitness information

Distinctive diner style table
for meeting and eating on.

Vegetated rain garden + new
surfacing to footpaths

