

## Awards Shortlist

We're delighted to report that three of our projects have been shortlisted for architectural awards to be decided later this year.



Belle Vue House, Durham City, has been shortlisted for both RICS and RIBA Awards

The RICS North East Renaissance Awards, which will be held at the Newcastle Civic Centre on April 24 has three of our projects shortlisted.

**Scott House, Freeman Hospital**  
(Community Benefit category)

**King Edward VI School, Morpeth**  
(Design through Innovation category)

**Bellevue House, Durham** (Residential Category)

Bellevue House is also shortlisted for the RIBA North East Awards which will be decided on May 1st

## Funding Approval for The Sill



In February, The Sill project for our clients, Northumberland National Park Authority (NNPA) and the YHA, was awarded £7.8m funding by the Heritage Lottery Fund to add to the earlier commitment of a £1.5m loan and £500,000 grant from Northumberland County Council.

The project will replace the present Once Brewed centre at the World Heritage Site and is expected

to attract more than 100,000 visitors per year, creating 120 jobs and generating £2.7m for the region's economy per year.

Construction on The Sill is expected to begin on site later this year. The activity programme will start in the Autumn with the Centre opening its doors to the public in June 2017.

## American Engineers Feature The Sill

A media enquiry has led to The Sill also being featured on the prestigious ASCE (American Society of Civil Engineers) web site with a comprehensive article written by their Editor, Catherine Cardno. This article can be accessed at <http://www.asce.org/magazine/20150224-discovery-center-to-join-ancient-heritage-landscape/>



## Congratulations...

...to Bobby the Bee, aka Kenny Steele, Chief Executive of our clients, the Highland Hospice (see Page 4), for breaking the World Record for a half marathon dressed as a mascot.

Kenny, who is heading the hospice's appeal to raise a final £1.6m to reach their target of £4.5m, completed the 21 kilometre course in 1min 37.03 seconds, crossing the line with another mascot, Harvey the Heart, representing the Prince and Princess of Wales Hospice in Glasgow, aka Frank Gilroy who already holds the World Record for the fastest marathon time by a mascot.



## Welcome Back...

...to Sam Dixon who returned to the fold in February following her maternity leave. Her son Charlie David who was born on 15th of May 2014 is doing great and looks like he will be taking his first steps any day now.



## People's Passions Tracing Green

Adam Vaughan, who joined the practice in 2005 and became an Associate in 2012, has always been interested in sustainability since studying architecture at Sheffield University in the early 1990's where he encountered the work of architects and tutors, Brenda and Robert Vale, who were building super-insulated homes for the City's Housing Association.

The latest manifestation of this passion is his Tracing Green website ([www.tracinggreen.uk](http://www.tracinggreen.uk)), a new online blog which reports and promotes the best in sustainable design, green building and eco-living in the North East of England. Recent posts have included articles on Netherwitton Hall's biomass District heating system, an eco self build project in Upper Weardale and the thermographic imaging of his own house to show where the heat gets out and the cold gets in.

Adam's decision to join JDDK in 2005 was actually based on the practice's reputation for promoting sustainability as he explained, "As architects we can play an important role in helping our clients to understand the possibilities and advantages of sustainable design. Energy efficiency is good for the environment and minimises running costs!" Adam's blog is intended to bring together the best work from across the region into a resource for interested people and organisations.



St Mary's Inn near Stanington

Celebrating our architecture & people over the past 28 years

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Millmount News | Spring 2015





The Byker Wall encloses some 1200 homes



Sketch view of the same space after conversion to a wheelchair accessible dwelling

## Study to Breath New Life Into Byker Hobby Rooms

Through a Feasibility Study commissioned by the Byker Community Trust, we have developed strategic proposals for investment into the many 'Hobby Rooms' included in Ralph Erskine's designs for the redevelopment of the Grade II\* listed Byker estate, ensuring that they are fit for purpose and have viable uses that meet the current and future needs of the community.



This ground floor space will be in the first phase of refurbishment works

JDDK Director and Project Architect, Nicky Watson, explained, "Erskine and his team gave great consideration to retaining the strong sense of community spirit and cohesion when planning the new Byker estate - one of the ways they addressed this was to include communal 'Hobby Rooms' throughout the development."

"In their early days they hosted some remarkably varied activity including a mice club, a community magazine with others used for photography, pottery and sewing clubs to name but a few. Many provided extra storage space for residents, whose new houses had no "loft" spaces. Over recent years there has been considerable investment in the housing stock on the estate but virtually no investment in the Hobby Rooms. Whilst a small

proportion of the 88 spaces are well used and in reasonable condition, the vast majority have fallen into a poor state of repair and many are under used"

"As part of the Feasibility Study, after consultation with the local community, we proposed that 48 (55%) of the rooms could be refurbished and retained for community activities including storage, 21 (24%) could be used to extend existing adjacent dwellings (in some cases to provide wheelchair accessible accommodation), 11 (12%) could be refurbished into new dwellings (again including the creation of much needed wheelchair accessible dwellings), whilst 4 (5%) could be refurbished for commercial/social enterprise use."

We have also submitted detailed proposals for planning and listed building consent for the first phase of work that will see four Hobby Rooms converted into new dwellings.

Richard Beedle of the Byker Community Trust, commented:

*"The Byker Community Trust is delighted with the work that JDDK have done on its behalf. It has been a pleasure to work with the JDDK team and their flair and dynamism has enabled us to make considerable progress over the past few months. The findings of the feasibility study will help us to plan our investment programme for the future to maximise the use of the Hobby Rooms for the benefit of the Byker residents."*

## Memories of Byker in the making...

Byker is perhaps most well-known for the Byker Wall which is the unbroken block of 620 maisonettes designed to protect the estate from the traffic noise expected from the Shields Road by-pass. However, Ralph Erskine's unique development built between 1969 and 1982 also included the development of nearly 1,200 houses to the south of the Wall.

Between 1979 and 1980 in his year out between architectural degrees, our own David Kendall was one of the young architects working for Erskine's team at Arkitektkonter AB.

David commented, "I have to confess that I only met Ralph Erskine twice! We had a team of around 20 architects based on site in Byker (the architects' office was in the heart of the estate in an ex-funeral parlour) and most went on to great individual success."

Some of the Byker architects enjoying the sun outside their office in the heart of Byker in the 1970's



Photo Credit: RIBA Library photographs collection

"It was a fantastic place to really understand domestic design that included an incredible depth of detailed design - a fact that's often overlooked because the scheme as a whole was so radical and controversial in appearance - and created a sustainable community that's still vibrant and going strong some 50 years later. The whole development is now Grade II\* listed and I'm very proud to have played my own small part in its creation."



Ralph Erskine consulting with young Byker residents from the time of the Byker redevelopment

# Cheers!



St Mary's Inn near Stannington

Rivergreen Development's latest hospitality venture, the St Mary's Inn near Stannington, opened its doors to customers in November last year.

The former Administration Building of St Mary's Hospital has been transformed into a boutique pub and Bed & Breakfast offering the very best of food and drink, with the majority of ingredients sourced locally and 11 en-suite bedroom suites.

The pub has been hugely popular since opening for business although the conversion of the striking building presented a few challenges as David Kendall explained, "Rivergreen Developments are very long standing clients whom we know very well - we know what they like and how they work, which was actually necessary because I can't recall another project where we have had such a high level of detailed involvement, or one which we have enjoyed as much!"



"Keep it simple but do it well"

"We received Planning Permission for a pub/restaurant five years previously but now the building was required to include en-suite bedrooms as well. We redesigned the proposals to include a new-build extension to the rear which would hold the restaurant and first floor bedrooms built around an external courtyard."

"In addition, the interior of the building was completely rotten - everything inside had to be new, from the bar fittings to the fireplaces, yet our brief was to produce a sense of warmth and welcome in what was essentially a fairly stark and functional building."

"Finally, we had a build programme to produce a highly serviced building that included restoration and new-build that only began in January 2014 but needed to be complete so that the pub could open on November 1st the same year, so, yes, more than a few challenges!"

"Knowing how Rivergreen worked and what they wanted, however, made such a difference to this project as we were involved in every detail from the external structure to the internal décor."



David Kendall's printed wall adds vibrancy

The Rivergreen brief was to 'keep it simple but do it well' on every aspect. So while externally the Inn retains the original colourful red brick and contrasting window mouldings, internally the colour palette has been kept fairly simple with the exception of one wall which I felt needed some vibrancy and so I spent a couple of weekends stencilling and printing on it -Rivergreen fortunately warmed to the design!"

*Not content with David's contribution, JDDK Director Ian Clarke added his own personal skills of calligraphy to the project by hand painting the names of each bedroom on the wall outside each room so that the pub became a true JDDK team effort (and the natural choice for the Christmas 2014 JDDK office party!)*

**Whittle Dene**

*Ian Clarke hand painted the internal signs*

# Palliative Care, the JDDK way...

It is nearly 30 years since our first hospice project, St Oswald's in Newcastle upon Tyne, was completed. Since that time, specialist palliative care has evolved and grown rapidly, as its value and potential has been better understood, particularly in the context of our progressively ageing population. Hospice care is no longer restricted to care of the dying, but is a wide-ranging approach to care for people with progressive illness who may live for many years. Alongside these changes however many core values remain unchanged - the central importance of the quality of experience for patients, their loved ones and for staff. The design of the setting for care has a strong and important role to play in supporting that quality.

Design rarely starts with a drawing, but with a conversation; about aspirations, opportunities, challenges, quality, affordability, and so forth. We have learned over the years the great importance of this conversation with a client to help explore and crystallize how such various and often competing factors can be brought together into an affordable and deliverable project vision. From that point the project design can evolve on a firm foundation, widening the collaboration to include hospice fundraisers, staff and volunteers, design team, constructors, and a wider range of other stakeholders.

We are fortunate that over these 30 years this approach has allowed our work to expand from the north east of England across the UK and Ireland, and has led on to complimentary areas of work such as specialist neurological care and cancer therapy, and into design research.

## St Andrew's Hospice, Airdrie

In January 2015, JDDK commenced work on the £6 million refurbishment of St Andrew's Hospice in Airdrie. The original Hospice was opened in 1986 and changing space standards and the increased need for patient privacy have necessitated a comprehensive refurbishment of the existing building. The JDDK proposals aim to increase the provision of single rooms through a rationalisation of the existing spaces (the existing building has mainly 4 bedded rooms) with some small areas of extension. Construction work is due to start in summer 2016 with completion targeted for summer 2017.

## Marie Curie Glasgow

This new build £16m hospice was completed in 2009 and includes 30 in-patient bedrooms, day services and outpatient facilities, education and training department and associated administrative spaces.

The site presented a creative challenge with its steep north facing slope and fine views of the Campsie Fells at the highest point. JDDK used the sheltering form of traditional hill villages, using the slope to advantage by creating a tiered arrangement in four wings.

The highest level of accommodation is reserved for the bedrooms which all receive direct sunlight (despite the north facing aspect of the site) and where many of the bed spaces enjoy distant views over the fells.

Shortlisted in the 2010 Building Better Healthcare Awards "Social Care Design"



Marie Curie Hospice, Glasgow

## Irish Hospice Foundation, Dublin

JDDK Director, Ian Clarke, worked extensively with the Irish Hospice Foundation in Dublin, advising them as part of their 'Design and Dignity' programme for improving environments for end of life care in all Irish hospitals.

## St Patrick's University Hospital, Cork

One of our largest overseas contracts was a joint collaboration with Dublin-based architects, Scott Tallon Walker, from 2007 to 2010 for the £39m Curraheen Hospital outside Cork, now renamed as the St Patrick's University Hospital. This 15,000 square metre, two and three storey building now provides in-patient palliative care for 44 patients with elderly care for some 75 patients in addition to day care and rehabilitation facilities, a pharmacy, mortuary, chaplaincy and family support centre on a 13 acre site on the outskirts of Cork.



St Patrick's University Hospital, Cork

## Marie Curie, Bradford

The £570,000 refurbishment project of Marie Curie's Bradford Hospice refurbished patient bedrooms and en-suites in-line with latest recommendations whilst a general internal refurbishment brings new life into the whole floor encompassing improvements and repairs to the glazing, heating and ventilation systems.

## Marie Curie Penarth

A £1.2m refurbishment breathed new life into the 1970's hospice following an extensive feasibility study. Handed over in September 2012, the project aim was to maximize the use of available floor space, improving patient dignity by installing en-suite facilities to bedrooms.

## Highland Hospice, Inverness

The new In-Patient Unit was granted Planning permission in 2013. The scheme replace the existing in-patient accommodation with 10 en-suite rooms overlooking the River Ness and two additional 'flex' bedrooms. The scheme includes reorganized facilities for counseling and relatives over-night stay with a new central double height Sanctuary space forming the spiritual heart of the building.



Highland Hospice, Inverness

## St Columba's, Edinburgh

The £26m rebuild of the hospice opened in May 2014, the culmination of a five year programme located in a highly sensitive setting overlooking the Firth of Forth in Edinburgh's Trinity Conservation Area.

The design of the 30 bed care facility maximizes both heritage and development potential involving phased construction on a steeply sloping and physically constrained site within a restricted budget.



St Columba's Hospice, Edinburgh

## Marie Curie, Edinburgh

This £2.3m refurbishment extended six of the 15 bedrooms whilst also providing balconies to the first floor rooms, screened by bris soleil panels for sunlight control, and a new lift shaft to the side of the building. The main entrance area was transformed into a more welcoming two storey foyer space which now forms a central hub to the whole hospice with a link to the Day Services Unit.

## St Oswald's, Newcastle

We have worked with St Oswald's for over 27 years, involved in every stage of the hospice's growth since the first stage, opened in 1986, was awarded the RIBA 'Building of The Year' in 1989. Later major extensions have included the Day Services wing (1997), Coleman Education Centre (1998), Children's Unit (2004) and Day Services Centre (2009). The practice has also been responsible for all the smaller extensions and refurbishments including the ITC Suite (2011) and Bereavement Suite and Therapy Suite (both 2013).

St Oswalds Day Centre, Newcastle



## Marie Curie, Newcastle

Our first project for Marie Curie, this 24 bedroom hospice was completed in 1995. Our latest (2014) scheme has been a £300,000 refurbishment and extension to the patient dining room which is now integrated with the staff coffee room, although screened by glass panels. The new facility has been finished in a completely different palette to the rest of the hospice and opens onto a central courtyard creating a complete break from the normal hospice environment for patients, visitors and staff.

## St Gemma's Leeds

The practice was first appointed by St Gemma's in 1998 for a £4m scheme which involved the reorganization of the entire campus of the original 1970's building which had been built in the grounds of a substantial C19th private house. The building received The Patient Environment Award in the prestigious NHS Building Better Healthcare Awards of 2003.

St Gemma's Hospice, Leeds



## Marie Curie, Hampstead

A £660,000 refurbishment of the 3rd Floor Day Unit section of the Marie Curie Hampstead Hospice has created a 'streetscape' off which treatment rooms, a gym and lounge areas lead off with borrowed light from the glass partitions in these areas.

## Marie Curie Solihull

The new build, 24 bedroom facility created on a green field site was handed over in November 2013 following completion of the 19 month, £13m construction project. The overall design fuses domestic architecture with an open plan layout, drawing visitors and residents into a familiar environment. The design is based on small wings where all patient rooms and circulation areas have external views over landscaped gardens.



Marie Curie, Solihull

## Sue Ryder, Peterborough

Sue Ryder's Peterborough facility is the Grade I listed Thorpe Hall, a C17th country house set within a Grade II listed landscape and one of the finest buildings in East England with both historical and architectural uniqueness. The practice gained Planning Permission in this highly sensitive setting for a new 20 bedroom in-patient unit with en-suite facilities set within a redundant walled garden. The new facility will be completed on site later this year.



Sue Ryder, Peterborough

## Dedicated Housing Schemes for Special Needs



Leazes Homes' West Avenue development for residents with autism or learning difficulties.

Small housing schemes, specifically designed for dedicated groups, are proving increasingly popular with both housing providers and tenants who value the security and investment in design for their particular needs.

We have recently completed two such schemes with Galliford Try for Leazes Homes - at West Avenue in Westerhope, Newcastle, where five, two bedroom bungalows have been built specifically for use by residents with autism with a further bungalow for staff use in an established residential area and at Roeburn Way in Kenton, another small scheme of six bungalows designed for residents with physical disabilities.

JDDK Director and Project Architect, Mura Mullan, explained the design principles for the schemes, "At West Avenue, the layout sets the bungalows in the quietest part of the site as residents can be especially

sensitive to noise. Internally all the bungalows are designed in accordance with the Habinteg Wheelchair Design Guide with two of the five also having fully accessible wet room areas."

"At Roeburn Way, all the bungalows have fully accessible wet rooms available either from the hall or main bedroom and are also designed in accordance with latest wheelchair standards. The internal layouts are also adaptable to the changing needs of residents by extending the living space or bedroom areas, allowing them to stay in their own homes for as long as possible, reducing the pressure on health and social care systems."

While both developments are relatively small, they are providing dedicated high quality accommodation for residents with particular special needs who may otherwise have little choice in sourcing alternative accommodation.



The Roeburn Way development offers nine bungalows for residents with physical disabilities.

Bill Midgley, Chair of Leazes Homes, commented:

*"The bungalows in West Avenue will offer vital accommodation for those with very specific needs and we are very pleased to be able to offer this support in Newcastle. We have worked with our partners, including JDDK, and the National Autistic Society to make sure that all aspects of the design and build programme are appropriate for those who will live there."*

*"The properties at West Avenue are a further example of the bespoke accommodation Leazes Homes provides across the city, including supported accommodation for those with learning disabilities and mental health needs. These facilities, as well as the family homes and accommodation for older people we provide, mean we have a full complement of properties suiting a range of needs and reinforce our aim to provide far more than just bricks and mortar."*

### JDDK's housing in the past three years

JDDK have been architects for **1,950** new dwellings that have been designed and/or built in the last three years across the North East region, having provided design services at feasibility, planning and detail design/construction stages. The practice has obtained planning approval for a further **150** dwellings in that period and are currently working at pre-construction stages on projects that will deliver over **500** new homes in the region.



The first families move into their new homes at Boummoor.

## Cestria Housing & JDDK

Our relationship with Chester-le-Street-based Cestria Community Housing, part of the Isos Group, continues having recently completed our latest scheme at Primrose Crescent in Boummoor.

JDDK acted for Galliford Try Partnerships North who constructed the scheme which consists of 14 two bedroom semi-detached homes in a contemporary development that fits in around a number of physical constraints, including existing foot paths and mature trees. In developing the designs, we worked very

closely with both Cestria and Galliford Try to create house types to suit this setting and the desired architectural character. Detailing has been kept crisp and simple to keep the construction within budget whilst ensuring a robust building that will stand the test of time.

The detail design was delivered using BIM technology, improving coordination and accuracy of drawn and scheduled information, supporting our client to control budgets and achieve project milestones.



Vicarage Close at Pelton

Other schemes we have developed with Cestria are The Elms at Chester-le-Street, The Green, Nettleworth and Vicarage Close/The Garth in Pelton.

The Elms development, the planning application for which was featured in the Autumn 2013 issue of Millmount News, is rapidly approaching completion. Designed specifically for the over-55's, the £6m development will consist of 45 two bedroom apartments and five, one bedroom apartments in a central five storey building with six two bedroom detached and semi-detached bungalows to the South of the main structure.

The scheme includes elements of flexibility for residents in anticipation of their needs changing over time. The internal layouts therefore take into account the differing levels of dependency the residents will encounter and are flexible enough for people to stay in their homes for as long as possible.

The Green at Nettleworth, also constructed by Galliford Try, was handed over in December and consists of eight, two bedroom bungalows and 16, two bedroom houses. The layout of both this and the Pelton development purposefully separates the bungalows from the houses in order to minimize potential nuisance that may otherwise arise from the different activities of the two different types of home.

Importantly, whilst the two storey homes have large private gardens for families to enjoy, the bungalows include smaller, easily managed enclosed gardens but also overlook the communal maintained open spaces to reduce feelings of isolation for elderly residents.

Vicarage Close in Pelton which gained planning permission in January with contractors, Turney Wilde, starting on site in March, will replace 36 existing one bedroom bungalows with 21, two bedroom bungalows and 16, two bedroom semi detached homes.

Stephen Riding, Development and Regeneration Manager, Cestria Community Housing, commented:

*"Cestria appointed JDDK to assist in designing a contemporary family housing scheme on a small site within the constraints of an existing traditional ex-council housing estate."*

*"Whilst mirroring elements of traditional features of surrounding properties JDDK utilised a mix of external materials such as render and anthracite windows to create a modern, fresh looking property not typical for "social housing". Internally the units provide spacious and functional family space. Features such as the wide hallways, storage and external seating has been well received by residents."*

*"We have found working with JDDK very easy. As an architect they understand and interpret what we are aiming to achieve with our development aspirations whilst recognising budgetary constraints."*



The Green, Nettleworth

The development will become Cestria's fifth brand new housing scheme across the district and will help to meet the needs and demands of the area's elderly population by replacing poor outdated vacant homes with high quality modern homes.