

# The Lowry Hotel 5\*

PROJECT PROFILE



Client Rocco Forte Hotels  
Location Manchester, UK  
Size / Cost 164 bedrooms / £33 Million  
Team Structures - Buro Happold  
MEP - Buro Happold  
Cost - Gardiner & Theobald  
Contractor - Jarvis Construction

Awards FX International Design Award:  
Best New Hotel 2001  
Manchester Life Magazine:  
Hotel of the Year 2001  
Sleeper Magazine: Hotel of the  
Year 2001  
Conde Nast Traveller Top 10:  
Hot New Hotels May 2002  
Conde Nast Traveller: One of  
the 32 Coolest Hotels in the  
World April 2002



The Lowry Hotel is the strategic cornerstone of Chapel Wharf, a regeneration zone on the Salford banks of the River Irwell in Manchester. The area had stood derelict since the demise of local industry, resulting in urban and social decay. To kickstart regeneration, English Partnerships funded the development of Trinity Bridge, designed by the renowned architect Santiago Calatrava, to connect the area directly to Manchester's vibrant 'Deansgate' district. Upon opening, The Lowry, then Manchester's only 5-star hotel, represented the inauguration of a new, exciting urban quarter.

#### Context & Design

The hotel forms part of the gateway into Salford, enclosing and framing a large urban piazza with external public areas slicing into the volume of the building. Internal public areas similarly address the piazza, where a sheltered colonnade thrums with bars and restaurants. The glass façade echoes the curve of Trinity Bridge. Completing the gateway enclosing the piazza is an adjacent Consarc - designed residential tower. On the lower floors, the public areas link a central three-storey atrium with the exterior piazza, establishing a striking yet welcoming space, described as 'one

of the best in the city' by Phil Griffin of Manchester City Life. The hotel consists of 164 bedrooms with a minimum size of 40 sqm.

With an on-site period of only 18 months, concurrent phase construction was required. Innovative methods of pre-fabrication ensured that manufacture could take place off-site. Cladding, bathroom pods, overhanging roof sections, precast stair-flights and specialist joinery items were all pre-fabricated and craned into place fully-finished.

**"Its contemporary design is luxurious and comfortable, convenient for both leisure and business travellers."**

The Washington Times, USA

Adding to the challenge, we needed to translate an outline planning consent into a full approval within 5 months to deliver a fully - operational hotel in 23 months. The hotel was completed on time and within budget. The design was also able to achieve increased space standards per cost, with the hotel group noting significantly reduced construction costs of bedroom and bathroom units.

Lead Design  
Masterplanning  
Interior Design & Fit Out

ARCHITECTURE