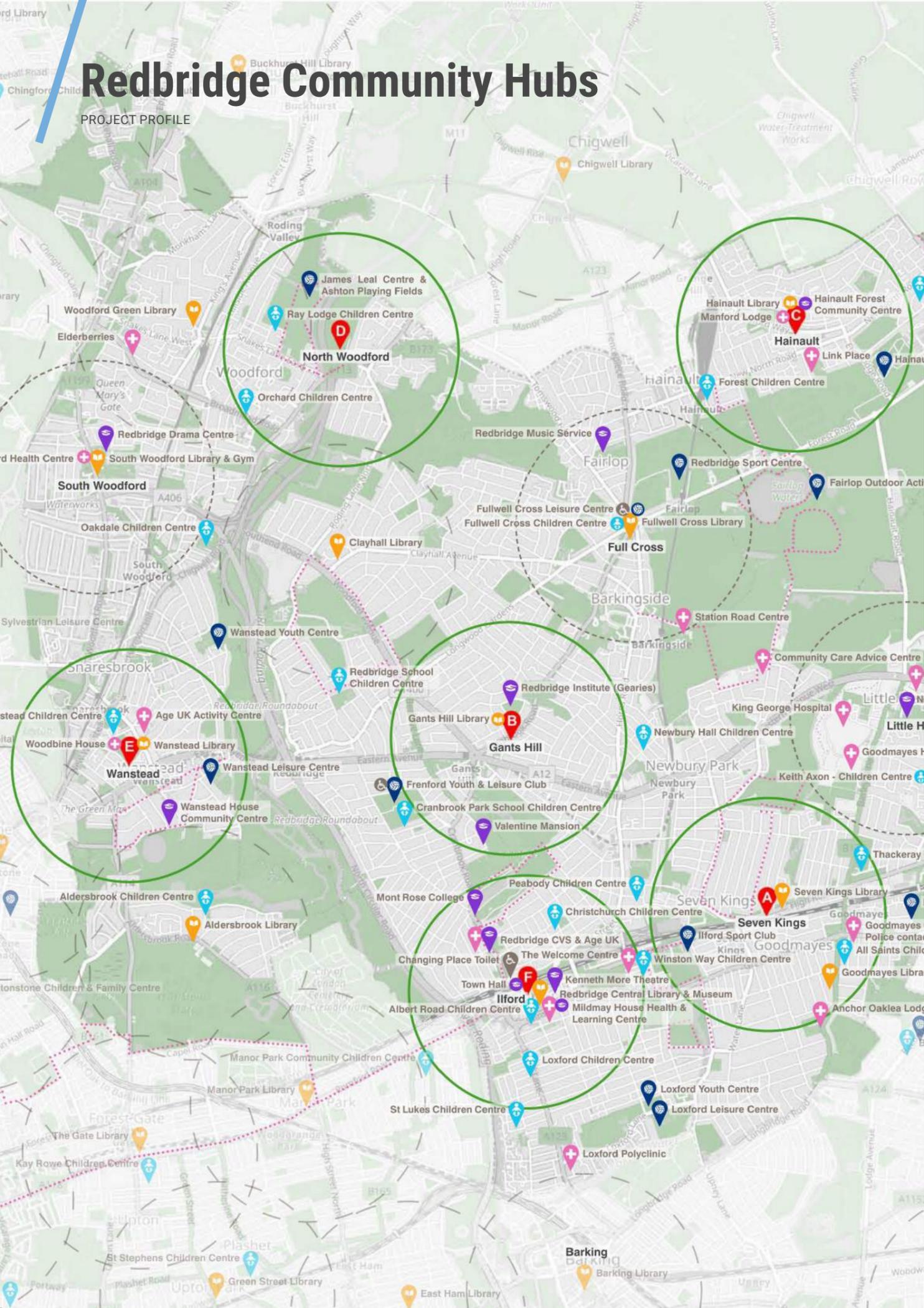
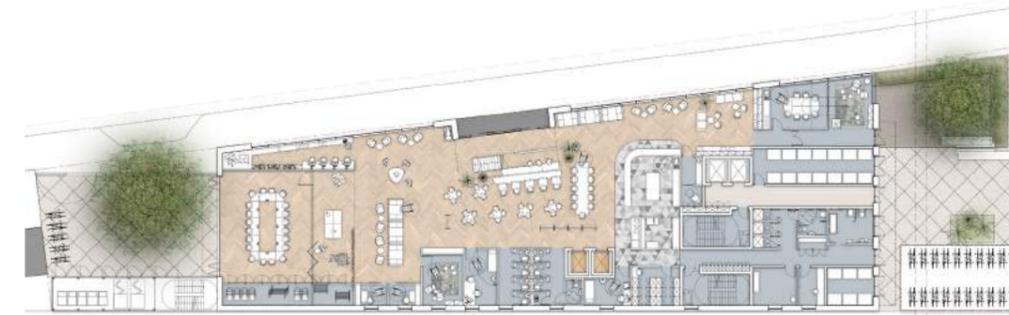
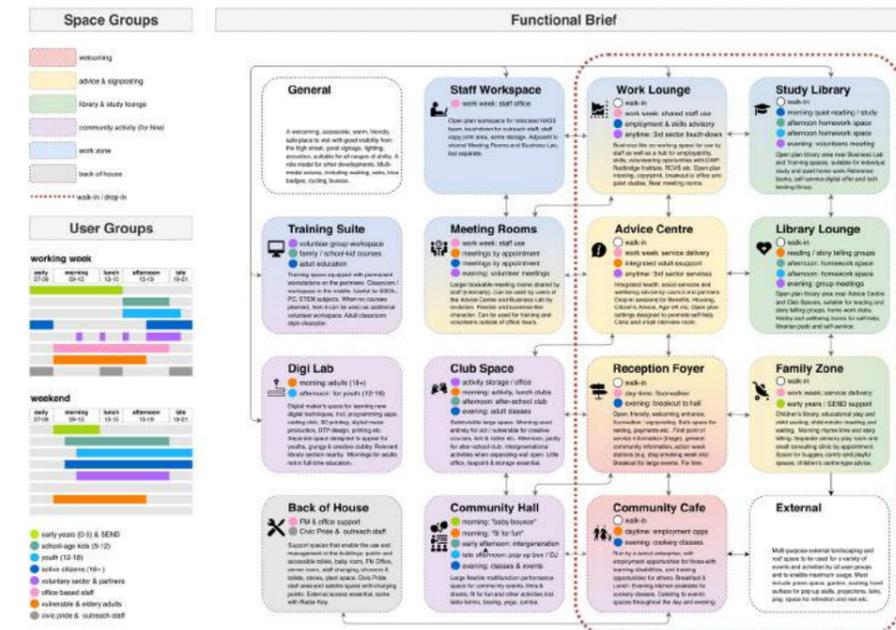


Redbridge Community Hubs

PROJECT PROFILE



Client Redbridge Borough Council
Location London, UK
Size 2,560 m² (incl.health centre)
Team Engagement - Involve
 Developer - Redbridge Living
 Architects - PTE & RCKa
 Planning - Montague Evans
 PM - Calford Seaden



We worked with London Borough of Redbridge on developing a prototype for their transformative community hubs network. The programme aims to integrate council and partner services, voluntary groups and community functions into six hubs, strategically located around Redbridge. The sites are part of wider residential developments, with new housing cross-subsidising each hub.

At the beginning of the process, we undertook an in-depth review of existing council, community and health services and partnerships, one-to-one consultations and workshops. We also contributed to an extensive public engagement and co-design programme over the course of a year. This process allowed us to understand the full scope of complex functions that needed to be accommodated.

To validate the accommodation schedule and challenge the evolving design, we space tested it on the Seven Kings site, within a preliminary area. The outcome of all this work was a flexible brief with highly compact space budgets timed for business case cabinet approval.

Progressing with the brief and building design in parallel added complexity to the task, but ultimately, the functional brief was adapted by the designers for the Seven Kings location and submitted for planning in August 2020 as part of their wider masterplan.

“Exactly the kind of enlightened input I hoped we’d be able to generate from the co-design process.”

Simon Parker, Corporate Director of Strategy, Redbridge

Specialist advice
 By transferring our specialist experience of multi-functional and agile uses from workplace and hospitality contexts, we have created a blueprint for innovative, change-ready and flexible community hubs that will remain relevant in future.

We were also able to draw from our experience working with councils as multi-disciplinary organisations, when we consulted with all relevant council services, to ensure that their views were taken into account in the final brief.

Services Review
 Brief Writing
 Space Testing
 Technical Consultancy

ADVISORY