

Waterloo, Pudsey, Leeds

Built on ex local authority site this regeneration scheme comprises a selection of 3 and 4 bedroom houses and 2 bedroom apartments with balconies. Originally the scheme was intended to be for shared ownership but the housing market collapsed and most homes were either changed to intermediate rent or social housing.

A wide range of housing options including private speculative homes had been envisaged with a view to upgrade the image of this part of Pudsey but the housing market hindered the process.

Regeneration proposals underwent a lengthy community and planning consultation process with stake holders.

The design utilised the sloping ground to good effect by a cascading apartment design internal split level living for the houses. The lounges which are located below entrance level feature double height space and the kitchen enjoy a full downward view of the lounge.

The construction process included the removal of contaminated soil from the site replacing it with new fresh soil.

A partnering agreement with Termrim Construction was used to procure the scheme with which was the third and final project under that agreement.

“I really like the space in my house and the garden is a good size too” quote from a tenant.

Role Played by Joe Bvumburai

- Part of a team steering the design process
- Arranged consultations with stakeholders and neighbours
- Negotiated the land purchase with the local authority
- Part Project Managed the scheme up to planning permission
- Initial HCA Liaison



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Project Team:

Owner: **Yorkshire Housing**

Contractor: **Termrim Construction**

Employers Agent: **Bernard Williams Associates**

Enabler: **Leeds City Council**

