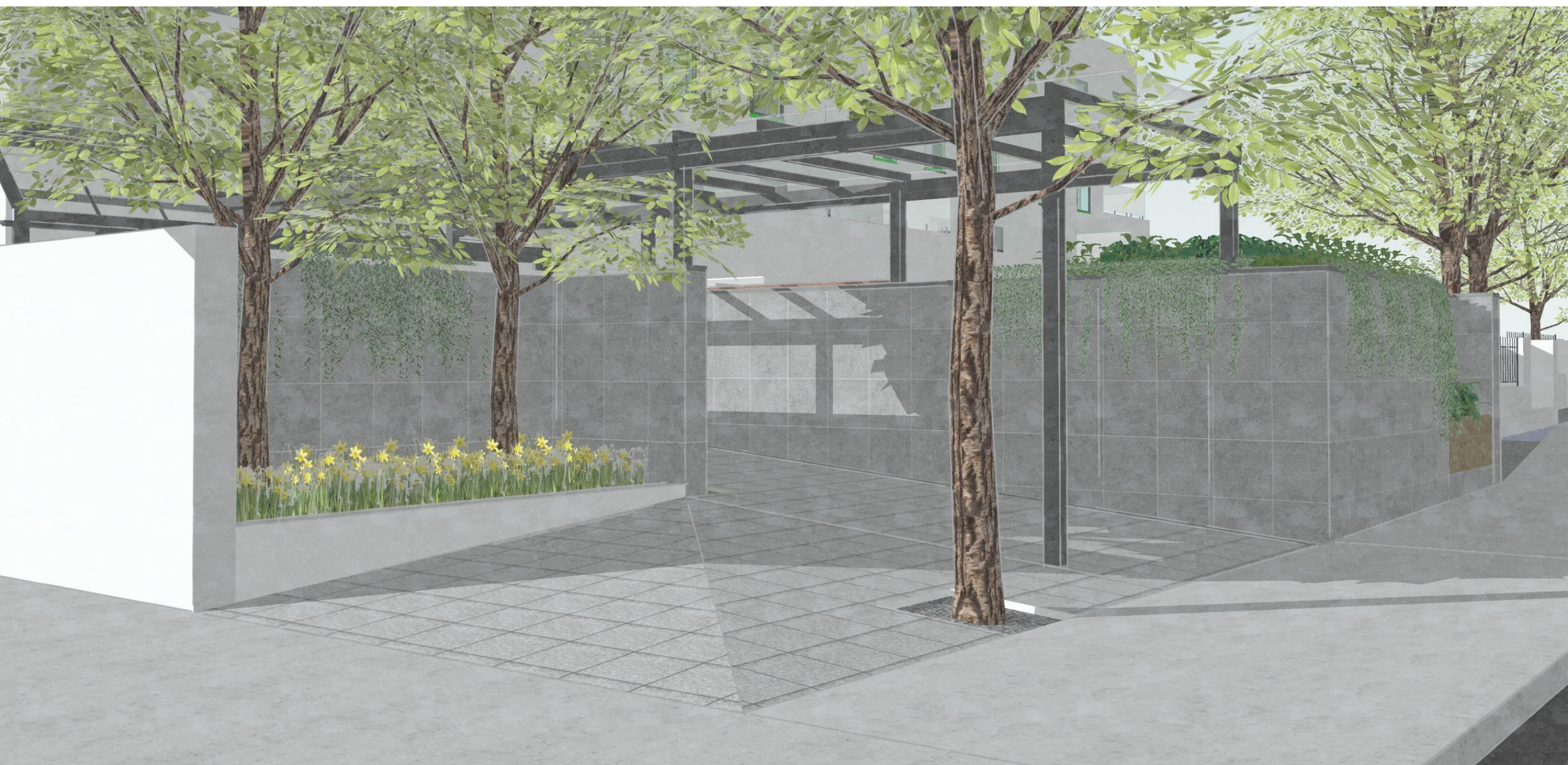


External Works Scheme
Hampstead Court Care Home, St John's Wood, NW8 0HJ
January 2023

Revision A – 18th August 2023



Existing Building and Context



The site is located in a prominent area of St John's Wood, with the Grade II* listed Alexandra & Ainsworth Estate immediately to the north. The building is accessed from Boundary Road with service access to the western boundary and private parking to the rear. This document is to be read in conjunction with the accompanying Heritage Statement.

The existing building is four stories including accommodation on the lower ground floor level with bedrooms facing out onto an enclosed courtyard. Recent works include a complete internal renovation and improvements to the external spaces and terraces in order to enhance the quality of the home which in turn is respectful of its setting and neighbouring properties.

The purpose of this document is to support a planning application for the regeneration of the external areas to reflect the works done internally and showcase the building as a high-quality care home. The proposals include the following:

- Improvements to the building approach and entrance area including new wall and floor finishes, lighting, and a striking entrance canopy;
- Recessed concrete seats along boundary blocked off and improved with Corten steel box planters and lattice wall trellis;
- Soft landscaping along boundary improved and made low-maintenance with silver/grey permeable resin and tree up-lighters;
- 2 no. secure access gates to the rear of the property, with aluminium fretwork.



Existing Photos



Schedule of Works

Proposed Schedule of Works

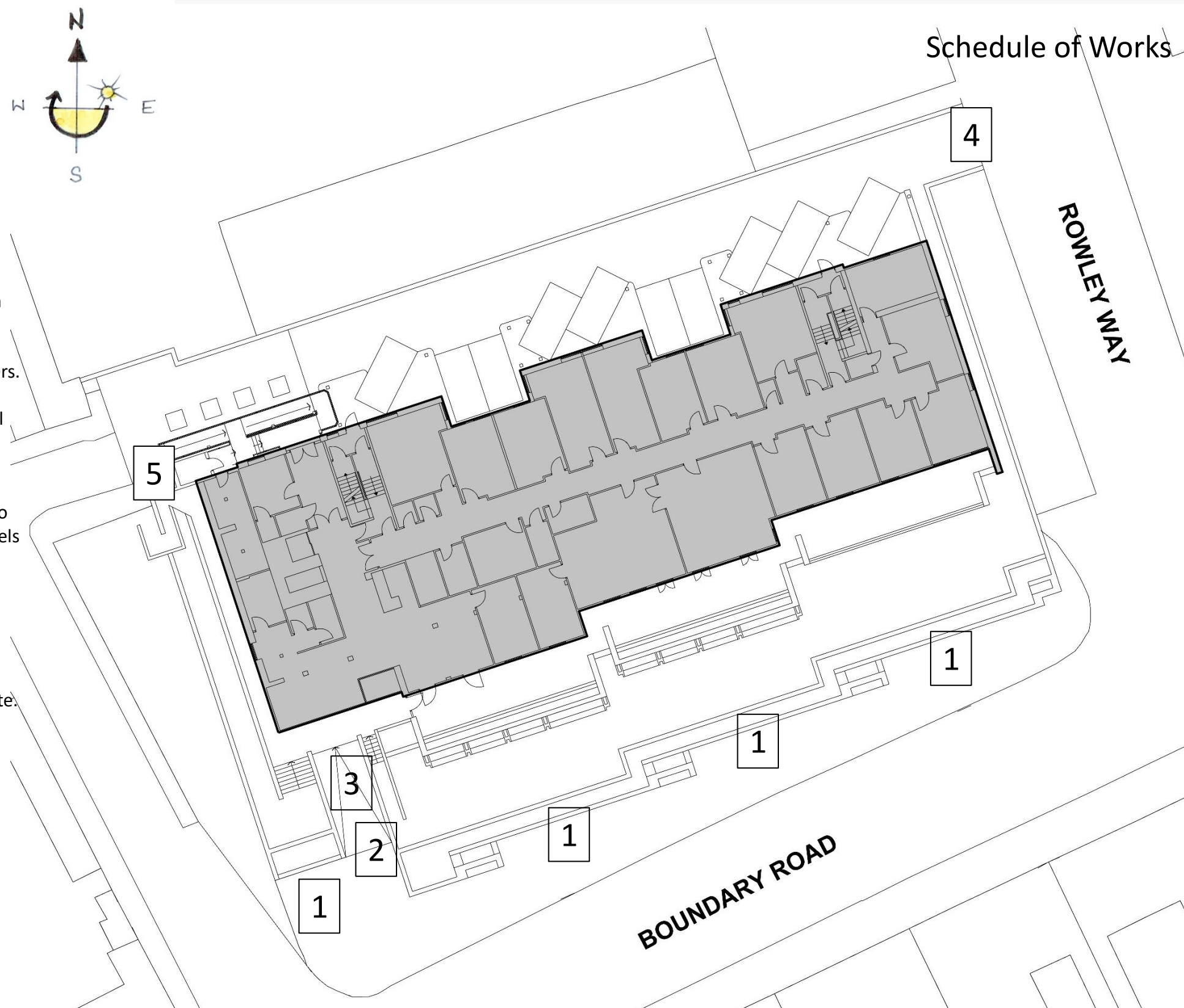
1 – Frontage Treatment - Hard landscaping at per materials schedule on following slide. Bound resin (permeable) to site boundary with uplighters to illuminate trees. Corten Steel box planters to recesses with Herbaceous plants / Virginia Creepers.

2 – Entrance Ramp – Gravel borders with low level lighting, large format tiling to walls with recessed feature lighting.

3 – Canopy – PPC coated steel canopy, dark grey to match other metalwork of the building. Glass panels to top.

4 – Rear Access Gate – Secure vehicular and pedestrian access gate. PPC Steel with aluminium fretwork infill panels.

5 – Rear Access Gate – Secure vehicular access gate. PPC Steel with aluminium fretwork infill panels.



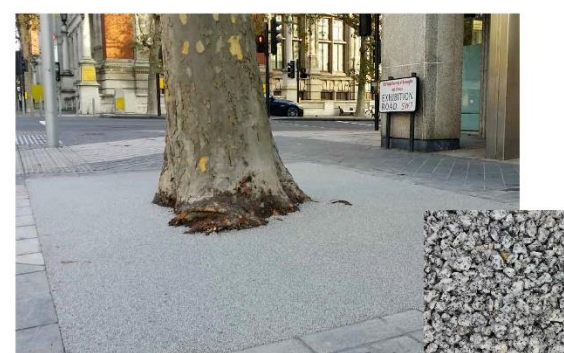
Material Palette

The material palate is intended to be subtle, clean and modern in order to complement the immediate surroundings and internal works recently competed to a high standard.

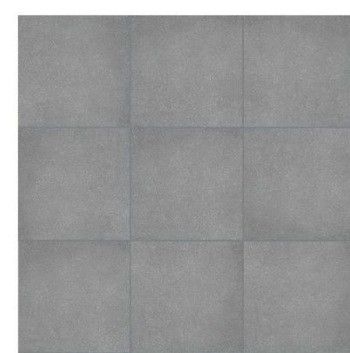
At present, the front and rear approach to Hampstead Court Care Home is in a state of disrepair, and not reflective of the quality of its care services and internal aesthetic. Given its proximity to the prestigious Grade II* listed Alexandra and Ainsworth Estate and the immediate surroundings of St John's Wood, the proposed works are intended to make the external appearance complementary of this standard. It's clear that the locality would benefit from this regeneration, and the following slides outline this proposal.



Floor Finish Type 1 - Entrance Paving
600 x 600mm Porcelain Outdoor Slab
Tiles, non - slip.
Colour - Anthracite



Floor Finish Type 2 - Resin Bound Surface
Addastone TP Tree Pit surfacing, permeable
Colour - Silver Grey



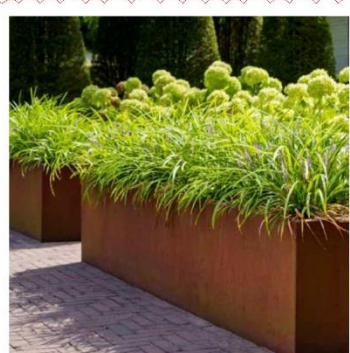
Entrance Wall Finish
Large format porcelain wall tiles, 600 x 600mm - by Brick-Clad or similar approved
Colour - Dark Stone / Slate



Entrance Ramp Gravel Border
Slate chippings with LED uplighters
embedded into channel at 1.8m intervals



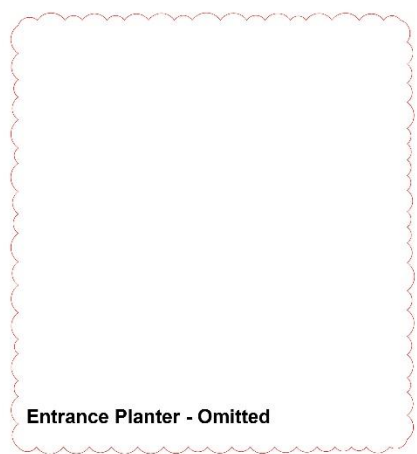
Entrance Wall Capping
Eurodec 50mm Flat Concrete Coping Stone
Colour - Slate



Corten Steel Box Planter
3 no. raised box planters to boundary, with herbaceous plants to Landscape design, by Yark Garden Style or similar approved.



Lattice Wall Trellis
Agriframes geometric wall mounted trellis for Virginia Creeper Planting to front boundary



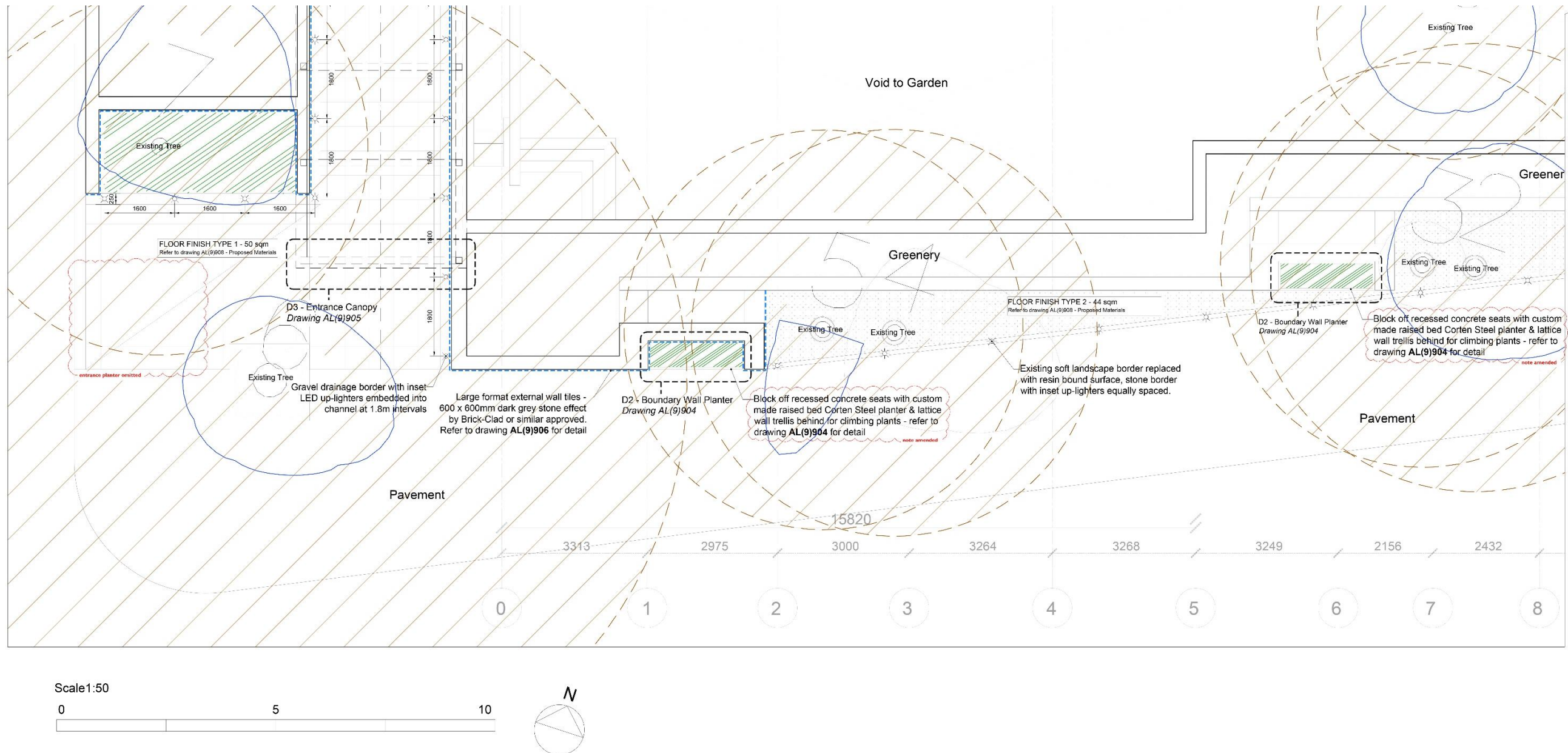
Entrance Planter - Omitted



Front Boundary, Border between resin bound surface and pavement
Stone border edging, inset with square up-lighters at intermittent intervals

1 – Frontage Treatment

Hard landscaping and bound resin (permeable) to site boundary to make low-maintenance for client upkeep. Uplighters to illuminate trees. Corten Steel box planters to recesses with Herbaceous plants / Virginia Creepers.



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Hard landscaping and bound resin (permeable) to site boundary to make low-maintenance for client upkeep. Uplighters to illuminate trees. Corten Steel box planters to recesses with Herbaceous plants / Virginia Creepers.

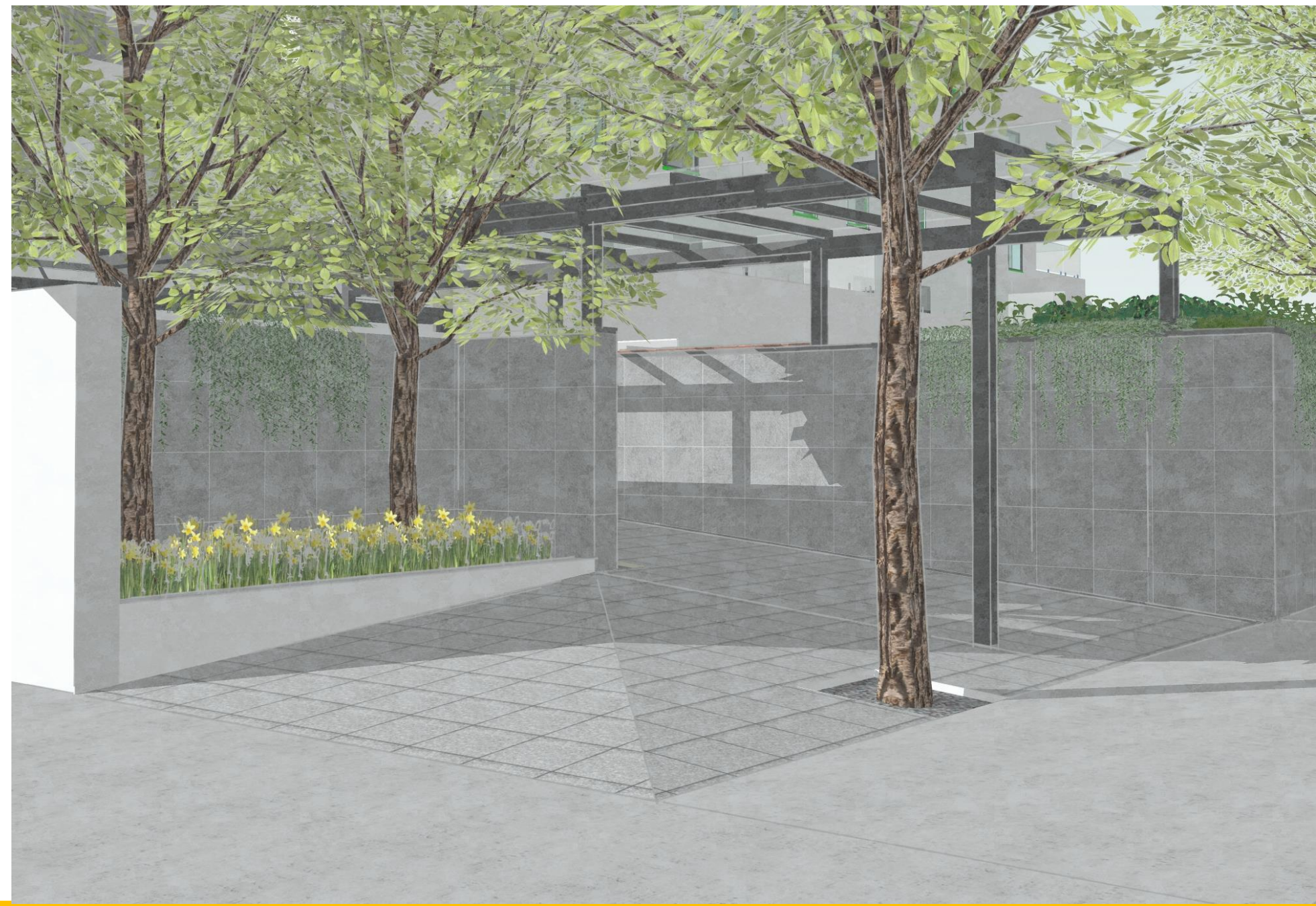


Precedent Images

Left: Proposed Corten Steel planters along Boundary Road



Left: Existing
Below right: Proposed
Below Left: Introduce up-lighting to trees



1 – Frontage Treatment

Hard landscaping and bound resin (permeable) to site boundary to make low-maintenance for client upkeep. Uplighters to illuminate trees. Corten Steel box planters to recesses with Herbaceous plants / Virginia Creepers.

Left: Large format porcelain wall tiles – 600 x 600mm. Dark grey / slate stone.

Right: Virginia Creepers as per adjacent building



2 – Entrance Ramp

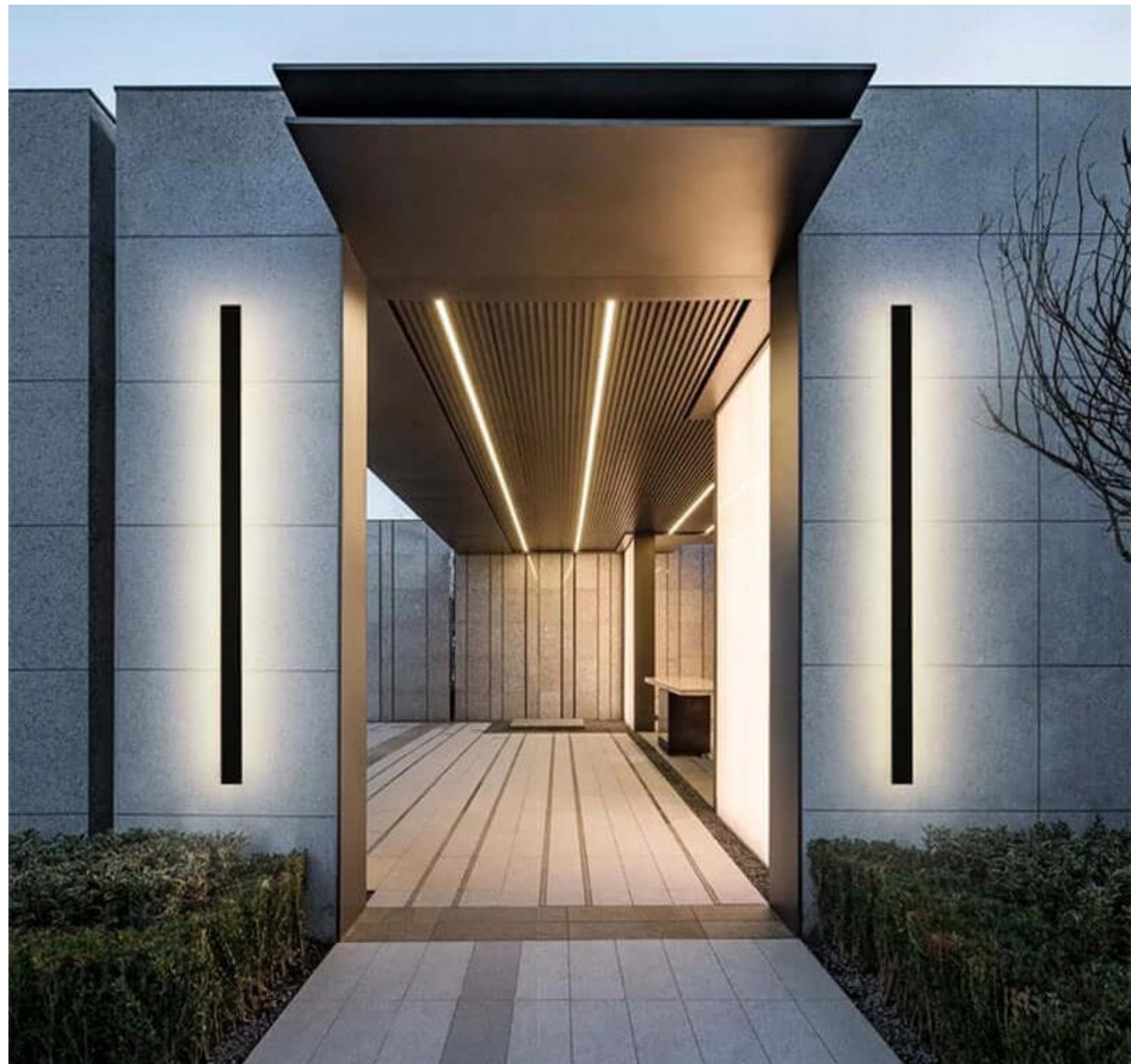
Blue slate chippings to borders with low level lighting, large format tiling to walls. LED up-lighters to illuminate walls and entrance ramp.



2 – Entrance Ramp

Blue slate chippings to borders with low level lighting, large format tiling to walls. LED up-lighters to illuminate walls and entrance ramp.

Precedent Images



3 – Canopy

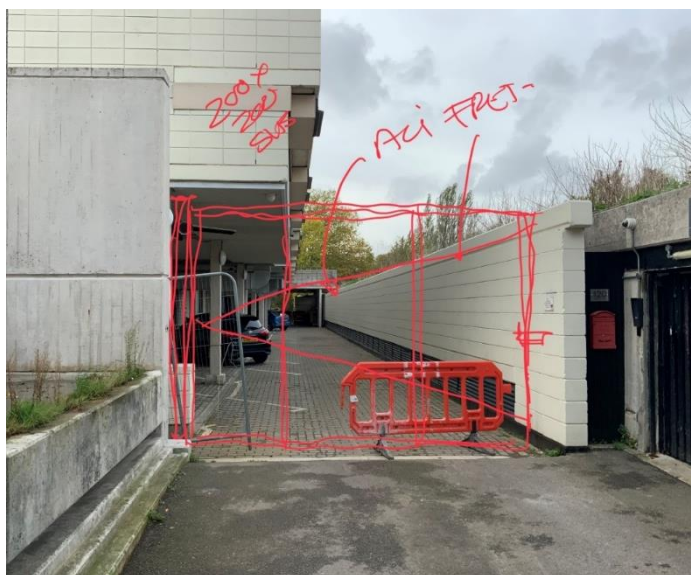
PPC coated steel canopy, dark grey RAL 7016 to match other metalwork of the building.
Toughened glass infill panels to provide shelter.

Left: Precedent Images
Below: Visual – Bird's Eye View



4. Rear Access Gate

Secure vehicular and pedestrian access Gate
PPC coated steel – RAL 7016. Aluminium fretwork infill panels.

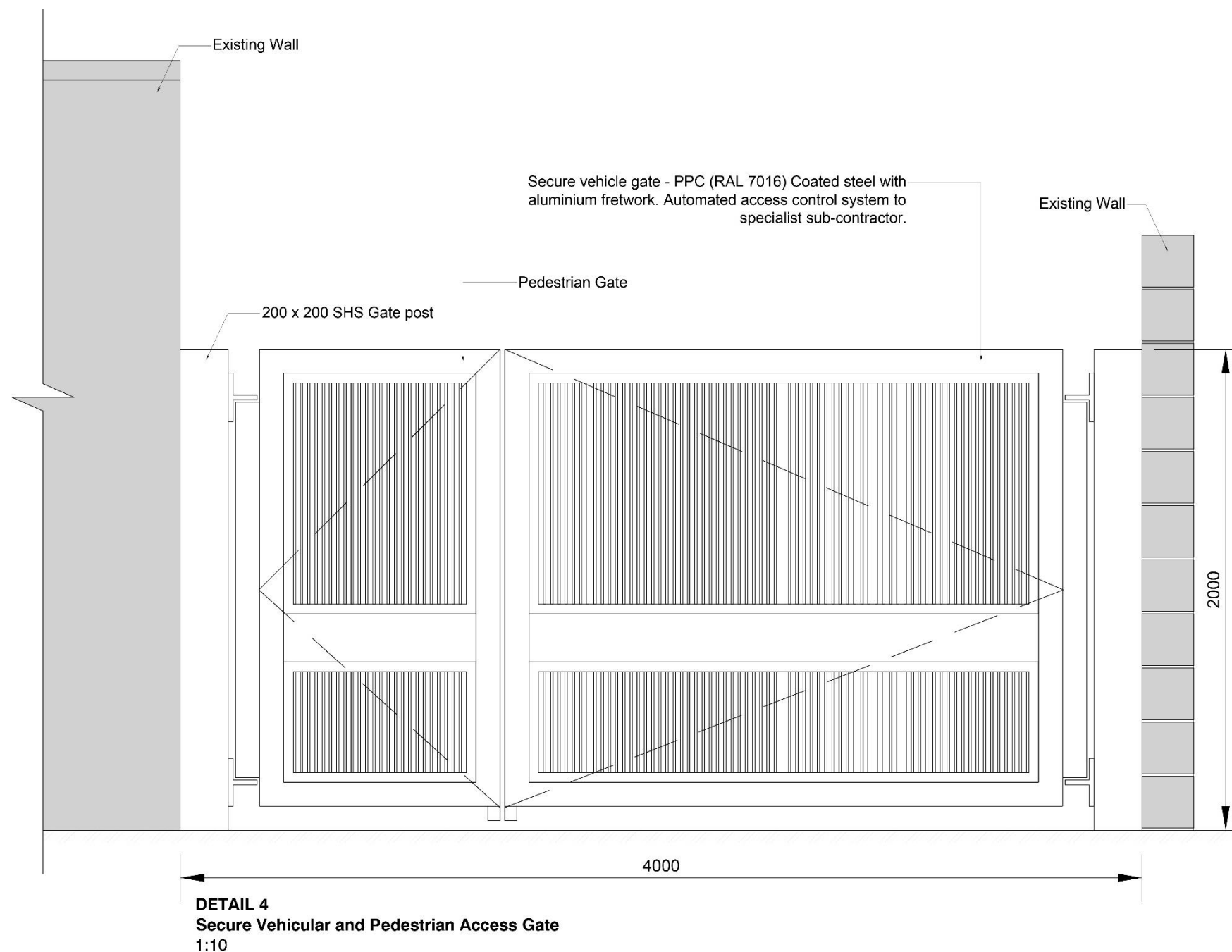


Existing access from Rowley Way



Precedent design

Below: Proposed



5. Rear Access Gate

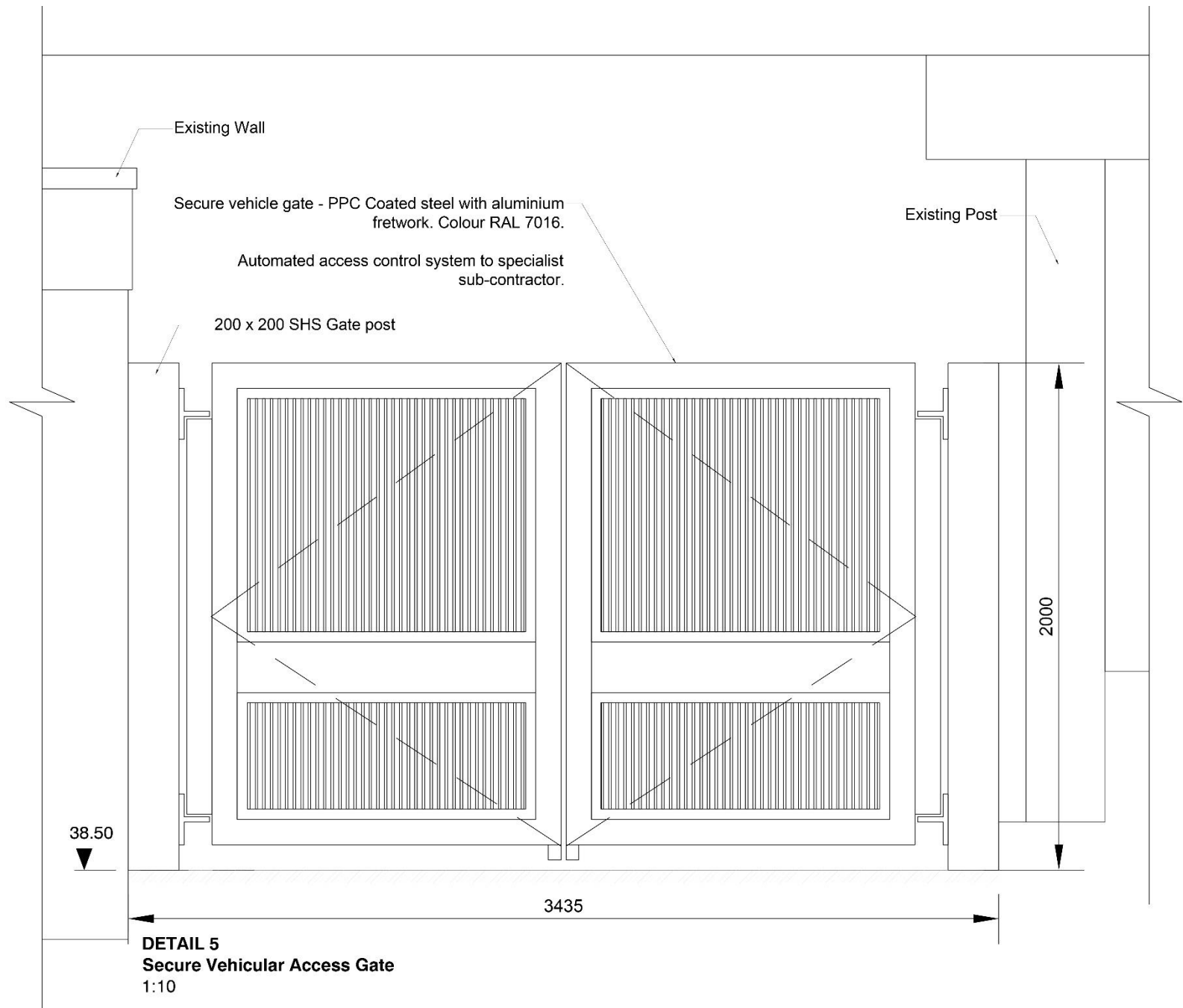
Secure vehicular and access gate.
PPC coated steel – RAL 7016. Aluminium fretwork infill panels.



Existing access from Ainsworth Way



Precedent design



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