

# LA New Build

## Newcombe Drive

Designs have been unveiled for the first Local Authority new build houses to be built in Salford for nearly 30 years. A team from Capita Symonds' working in partnership with Salford City Council, designed the, which will see 101 new houses built across ten sites in Salford, Manchester.

The £13m scheme was successfully awarded HCA funding in October 2009.

### Architect/ Project Runner:

Matthew Fallon - Stages A-C

Julie Nelson - Stages C-L

### Location:

Little Hulton, Salford

### Client:

Salford City Council

### Start date

May 2010

### Project End date:

February 2011

### Project value:

£750,000

### Services provided:

Architecture & Landscape Design,  
Project Management,  
Quantity Surveying,  
Mechanical & Electrical Design  
Civil & Structural Design,  
Geo environmental,  
Eco Assessment,  
Ecology,  
Code Assessment,  
Planning & Building Control,  
Clerk of Works



The Newcombe Drive development consists of 6 semi-detached houses located within an existing estate in Little Hulton, Salford. Whilst the design makes reference to its surrounding suburbs, the render and cladding gives these homes a distinctive character.

The houses utilise off site fabrication techniques to achieve Code for Sustainable Homes level 4 with increased energy performance using renewable energy technologies such as solar water heaters. The homes have good space provision, achieving Lifetime Homes standards, with in curtilage car parking and generous rear gardens.

## CAPITA SYMONDS

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