

# LA New Build

## The Withies, New Lane

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 new homes, 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

### Location:

Eccles, Salford

### Client:

Salford City Council

### Start date

May 2010

### Project End date:

March 2011

### Project value:

£1.2m

### 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 Withies development introduces 10 new homes in Eccles, Salford: 1 terrace of 8 houses and 2 semi-detached. The houses form a courtyard with pronounced bays to accentuate the front doors. The dual aspect of set back rear gardens, facing the main road, are to respect the retained trees and to maintain the amenity of the existing streetscape.

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 courtyard car parking and generous rear gardens.

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