

LOVELL



Partnership Housing



Working in long-term trusted partnerships, Lovell's expertise in housing-led regeneration is creating large-scale and social renewal throughout the country.



Our partnership approach encompasses the provision of design and build contracting, mixed tenure development with open market sale and planned maintenance services.

We have the knowledge and experience to create sustainable communities and leave a positive legacy wherever we work.

LOVELL

Trinity Woolwich (£450m)

This project involves the demolition of 1,064 homes and the construction of 1,500 new homes built over seven phases. Work has now begun on site to deliver the first phase. 1,000 homes will be for sale with the remainder for affordable rent and shared ownership developed in partnership with LB Greenwich and asra Housing Association.



Barking & Dagenham Lymington Mews (£102m)

This was the first release by the GLA of public land to build new homes. The total number of homes to be built will reach 416 by 2018, including 257 open market homes and 159 affordable homes. We are currently on site with the second phase. Developed in partnership with the GLA and Home Group.



Enfield Electric Quarter (£48m)

This project will create 115 homes for open market sale and 52 homes for affordable and intermediate rent, as well as a new library, crèche and retail outlets. Work has commenced on the project which will be delivered in partnership with Enfield Council.



Islington Dover Court (£21.8m)

This regeneration programme in Islington will create 36 apartments and 34 houses to be built on nine sites in an existing estate. The existing Romford House will also be replaced with a new purpose-built development for residents over the age of 55. We are currently on site with this project.



LONDON AND SOUTHERN

Southwark (£31m)

Construction of 112 affordable homes, a community centre and commercial space across three sites in the London Borough of Southwark.



Slough LABV (£27.4m)

This Local Asset Backed Vehicle ('LABV') is a 15-year partnership with Slough Borough Council to deliver regeneration to areas within Slough. The partnership is currently delivering:

- Ledgers Road (£9.4m) – 73 homes: work is now underway on the first residential development in the Slough LABV.
- Wexham Nursery (£18m) – 104 homes: this is the second residential development in Slough.



Southampton Three Estates Regeneration Programme (£30m)

This 223-home new-build programme includes three different developments built in partnership with Southampton City Council. We are currently on site with the third development, delivering in total 109 homes for open market sale and 114 for affordable rent.



Regent's Park, Camden (£42m)

We are regenerating an estate in Camden to create 116 new homes on a number of sites.



Brentry Repton Grange (£14m)

This housing development in North Bristol of 77 houses and apartments mixes 62 homes for open market sale with 15 for social rent and shared ownership through our partnership with Knightstone Housing Association.



Bristol Home Improvements (£21.3m)

A home improvement programme to install replacement kitchens and carry out rewiring on around 10,750 Bristol City Council homes in the area. This was a five year contract which has now been awarded a two year extension.



Cardiff The Mill (£100m)

The development of a new urban village at a former paper mill site, one of Wales' largest urban regeneration projects. We will build 800 new dwellings – phase one will create 358 homes for open market sale and 102 for partner Tirion for discounted rent, open market rent and social rent. Work has commenced on the first phase of this exciting project.



Newport Loftus Garden Village (£28m)

We have delivered the first two phases, and are now on site with phases three and four of this landmark project to create a modern garden village for Pobl. In total the scheme will deliver 250 high-quality arts and crafts-style homes in partnership with Pobl HA, Newport City Council and the Welsh Government.



MIDLANDS

Derby Castleward (£100m)

We have completed phase one of the project with 164 homes for sale and rent, together with commercial units and public open space. A total of 800 homes will be built, creating a new community in inner-city Derby. The project is being delivered by Compendium Living, a joint venture between Lovell and the Riverside Group.



Nuneaton Camp Hill (£30m)

This multi-year regeneration project involves the building of open market and affordable rent housing as well as new community facilities. The first two phases comprise 220 homes and a final phase of 59 homes.



Sandwell High Rise & Low Rise Refurbishment (£70m)

Since 2002 we have completed extensive internal and external refurbishments to eleven high rise blocks and numerous low rise properties for Sandwell Metropolitan Borough Council. Current projects include low rise refurbishments, external wall insulation and a high rise project in Tipton.



Stoke-on-Trent Weston Heights (£55m)

This 10-year development commenced in 2006 and initially saw the demolition of 257 obsolete homes, which have been replaced with 280 new homes. The majority of these were for open market sale, though homes for affordable rent and shared ownership were also provided. This project has been developed through the Compendium Living joint venture.



Towcester Moat Lane Regeneration (£23m)

Morgan Sindall Investments managed the project for the regeneration of the Moat Lane area in Towcester, including funding the construction of a new civic building. As part of the Towcester Masterplan, we delivered 87 new homes over a three-year period, nine of which were affordable homes and the rest were for open market sale.



Stafford Beacon Barracks (£51m)

Started in August 2014 and completed in September 2015 – a construction programme of a little over a year – Lovell built 346 new homes for the Defence Infrastructure Organisation, creating new homes for Service Personnel and their families returning from Germany.



MIDLANDS

Telford Housing Investment Programme (£39m)

Work began in March 2015 to deliver 132 new homes in Telford for the private rental housing market, with an element of affordable rent. This is part of the Telford Housing Investment Partnership Programme with Nuplace (a wholly owned company by Telford & Wrekin Council). We are currently completing phase two for 158 new homes, which also includes open market housing with the potential of completing future phases through our long-term partnership.



Stroud Minchinhampton (£10m)

We delivered 66 new homes, including 31 open market and 35 affordable rent homes. The project also involved the demolition of defective council houses for Stroud District Council.



EAST ANGLIA

King's Lynn Hillington Square (£30m)

After successfully delivering the first three phases of the regeneration of this estate in King's Lynn, we are working on phase four. This phase includes the refurbishment of 52 flats. We are also upgrading the utilities and installing new hard and soft landscaping.



Peterborough Lapwing Court (£9.1m)

This scheme, in partnership with Cross Keys Homes, is creating 54 one- and two-bedroom apartments for the over 55's on land in Orton Brimbles, Peterborough.



Northrepps Gallus Fields (£8m)

The 41-home Gallus Fields development in Norfolk is creating 33 homes for open market sale by Lovell and eight affordable homes for Victory Housing Trust.



King's Lynn Partnership, Norfolk (up to £80m)

We signed a development management agreement with the Borough of King's Lynn and West Norfolk to build up to 600 homes. We have commenced work on the first 130 homes, and have applied for planning on future sites.



NORTH WEST AND NORTH WALES

Blackpool Queens Park (£22m)

Working in partnership with Blackpool Council to provide 191 new affordable rented homes replacing five tower blocks and other existing homes. The first phase is complete and work on phase two is well underway, which includes the demolition of the final three tower blocks and the construction of 92 new homes.



Carlisle Raffles (£50m)

This project comprises 475 new homes for open market sale, low-cost home ownership and rent. The long-term partnership with Carlisle City Council is creating new open market housing in a location that was perceived as a low demand area prior to our involvement. The project started in 2006 and is due to finish in 2018.



Cockermouth The Laureates (£40m)

This 217-home development is currently on site, consisting of 129 open market units, 27 low-cost sale properties for Allerdale Council nominees and 61 affordable homes for rent and shared ownership for Home Group.



Manchester Miles Platting (£235m)

A major regeneration scheme that involves the creation of 900 new homes for open market sale, the refurbishment of 1,500 affordable houses and flats and the creation of high-quality new public realm via a PFI including partners Manchester City Council and Adactus Housing Group.



Manchester Toxteth Street (£60m)

In partnership with Manchester City Council we have completed 108 open market homes on the first phase of the site and have commenced work on the second phase of 164 homes for sale. The final phase of 100 homes will commence in future years.



Manchester Beswick (£75m)

408 homes for open market sale and 95 affordable properties for housing associations have been completed on the Manchester City Council-owned site. A further 25 homes, soon to be on site, will complete the 15-year regeneration project.



Tranmere Church Road (£21m)

We are currently building 50 homes for open market sale and 25 for affordable rent via Regenda Group at Church Road, Wirral. This is the latest phase of regeneration at Tranmere, where we have been working with Wirral Council. We have previously completed a scheme of 56 open market homes and 10,400 sqft of retail space.



Greenbrow Road & Bramcote Avenue, Wythenshawe (£20m)

With a view to developing a long term partnership with Wythenshawe Community Housing Group, we are currently delivering 82 houses and 118 apartments across two sites on their behalf.



EASTERN

Doncaster Six Streets (£13m)

This multi-phase scheme saw us complete 123 new homes on land in the Hyde Park area of Doncaster. Working in partnership with the Council we delivered 86 homes for open market sale, 22 homes for affordable rent and 15 properties for sale via the Lovell Choice deal, a form of low-cost home ownership that provides affordable housing, effectively in perpetuity, for council nominees.



Hull Ings (£88m)

Work continues on this 700-home estate regeneration project being delivered through the Compendium Living joint venture. Having completed the initial phase of 65 homes, we are now on site with phases two and three, comprising 83 affordable homes for rent and shared ownership and 64 new homes for open market sale.



Stockton-on-Tees Vivo Northshore (£9m)

We have recently completed our third phase of this contemporary housing development, providing 126 homes for sale, shared ownership and affordable rent.



Skipton Lambert Hills (£12m)

This mixed tenure development has created 57 family houses and apartments close to the town centre. 45 of the homes are for open market sale with 12 affordable homes for Yorkshire Housing in partnership with Craven District Council.



SCOTLAND

West Lothian Housing (£67m)

Building a series of developments across 16 sites throughout West Lothian which will create a total of 757 new council homes. Ten of the projects are currently on site, including Redhouse which consists of 100 units and Kirkhill consisting of 230 units.



Larkhall Cherry Hill (£6.7m)

A development of two-, three-, four- and five-bedroom homes for sale on the edge of the Clyde Valley in South Lanarkshire in partnership with sister company Muse Developments.



Edinburgh Wester Hailes (£17.3m)

A mixed tenure development in Wester Hailes, Edinburgh, providing 183 new homes. Of these, 47 will be for affordable rent, 62 for mid-market rent and 74 for shared equity sale in partnership with Places for People.



North Lanarkshire Homes (£7.6m)

We are on site with three new developments, which will create 66 new homes for social rent for North Lanarkshire Council in Cumbernauld and Harthill.



Moodiesburn Mollins Gate (£7m)

A mixed-tenure development consisting of 55 new homes, 17 for social rent and 15 for shared equity sale by Link Housing Association in Moodiesburn, North Lanarkshire. The remaining 23 new homes were sold by Lovell.



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