



PLACE / Ladywell

London, UK





RSHP in partnership with Lewisham Council created a deployable residential development using a volumetric construction method on the site of the former Ladywell Leisure Centre, which was demolished in 2014 and left vacant pending redevelopment, responds to the high demand for housing in the Borough by offering a short term solution.

The temporary housing development has a maximum procurement budget of £4,980,000 and will remain on site for between 1-4 years, providing 24 homes for local people in housing need as well as four ground-floor community / retail units.

All units exceed the current space standard requirements by 10%, helping the Council to meet an existing shortfall in high quality temporary and two-bed accommodation whilst it develops new build and estate regeneration programmes for the Ladywell site and others.

The volumetric technology provides high quality, energy efficient accommodation and means that the development can be built faster and cheaper than if traditional methods were used. The finished structure is also fully demountable meaning it could be used over a number of years and in different locations across the borough.

Location
London, UK

Consultant
AECOM

Date
2014-2016

Contractor
SIG Build

Client
Lewisham Council

Cost
£4.98 million

Gross Internal Area
2990 m²



This scheme may offer a solution to an all too common problem that plagues many development sites, which often sit unused while complex regeneration plans are put together

Sir Steve Bullock, Mayor of Lewisham

Awards

2016
Mayor of London's Prize, New London Architecture

Temporary Building Award, New London Architecture