



...MTT/news

We are delighted to see our projects appear in the property section of one of London's most-read newspapers this month. These are fantastic jobs and it's great to see them getting a mention.

EVERING STANDARD WEDNESDAY 23 APRIL 2014

homesandproperty.co.uk with Zoopla

Affordable homes Homes&Property

The splendour of a charitable trust estate is being transformed for Londoners to enjoy historic homes, says **David Spittles**

THE history of charitable housing in Greenwich runs all the way back to 1694, when King William and Queen Mary established the Royal Hospital for Seamen. The ancient Crown charity still owns the splendid Sir Christopher Wren designed hospital and other grade II listed buildings that form the core of the gracious old town, now a Unesco World Heritage Site. For the first time in 50 years, a new-build project has been added to the estate, a development of townhouses and apartments for rent to people who live and work in the borough.



The Movement: a new mixed-use Greenwich development with flats, student accommodation, a boutique hotel and education and work spaces

Greenwich rides a tide of change

Both on a former car park moments from the river, the design is described by Tribuam Architects as "controversial" - low-rise and made of brick and block - in keeping with the traditional surroundings. But the homes are definitely contemporary in terms of energy efficiency, being highly insulated and naturally ventilated with "air-point" recycling and rainwater harvesting.

From £235,000: for maisonettes at Greenwich Square, a 645-home development of the old district hospital, below

From £1,125 a month: below right, eco-friendly townhouses and flats in Old Woolwich Road

and Georgian buildings refurbished in a Mayle-home-type makeover that aims to spruce up Greenwich's retail and residential drab.

It is unusual for one organisation to have complete ownership of a town centre, including an entire conservation quarter with numerous listed buildings, and the charity's strategy is to cherry-pick independent retailers and hire rooms above shops into homes. These newly created rental

apartments are attracting Canary Wharf workers. Town centre improvements focus on a large island site, the area's main commercial hub, ringed by a one-way traffic system.

An earlier proposal to completely redevelop the covered market square has been ditched. Instead, it is being upgraded with a new roof, parking entrance, lighting and cobblestones. Some of the 500-market traders are moving into refurbished shop premises. A Jamie's Italian in Nelson Road is the first of the new-style restaurants.

It is a fair place to be, cheaper than equivalent inner suburbs such as Highbury in the north or Richmond in the west. Younger buyers and renters are discovering an area with homes of all shapes and sizes, ages and prices, from small riverside flats to cobbed mews cottages and period townhouses.

Several developments are under way either side of the town centre. Coming soon is **The Movement**, a family mixed-use scheme of 181 flats, student accommodation, education space, boutique hotel and start-up business workspaces. Call Caberford Group on 0800 218 6676.

The former Greenwich District Hospital is being transformed into 645-home

Greenwich Square, and will include a leisure centre, library, cafe and restaurant. Maisonettes cost from £235,000, while cheaper flats in a new phase will be released in early summer. Call Strolls on 0800 077 8777.

The Pelicans, east of the town centre, is perhaps the best lower-priced scheme. This battles up against a Victorian conservation area with a primary school and church. Flats and terrace houses are for sale from £205,000. Call DTZ on 020 3296 1895.

Probably, another of the capital's long-standing housing charities, is stepping up its shared-ownership offering and has also launched a "private sales" division. At Coopers Road, in Southwark, new flats cost from £374,000. Call 020 7822 7226. Another scheme of 66 homes on Camberwell Road is launching soon. And due for completion next year are 100 homes - 60 for shared ownership - at Chambers Wharf, close to Tower Bridge.

Probably is also creating a new "garden suburb" at Thamesmead, south-east London, as part of a community housing initiative. The area is set to benefit from the arrival of Crossrail at nearby Abbey Wood in 2018.



190 STRAND
LONDON WC2E 7JZ

A world class address in the heart of London
New phase launching this weekend. Register now

Off site show apartment available to view
Contact us for your exclusive appointment. Call 020 3558 9732.

www.190strand.co.uk

MILL HILL PLACE
LONDON NW7

CONTEMPORARY. STYLISH. SPACIOUS.

2014 Home Awards & 5-star apartment with private balconies in terrace, secure parking and ample private storage space.

Key Facts:
Location: NW7
Units: 120
Completion: Q1 2015
Price Range: £250,000 - £450,000

- Secure parking
- Secure gated development
- 24-hour security, fire and alarm
- Beautifully landscaped garden
- Secure underground parking with direct lift access
- 24-hour concierge service
- Private storage space

Price from £250,000 subject to contract

Call 020 3558 9732

...MTT/sustain

The BRE has announced this week that 'BREEAM (2014) New Construction goes live for registrations on May 27th - registration closes for projects under BREEAM New Construction 2011 on 30th June. Our BREEAM team will be happy to discuss the pro's and cons of registering under each version of the scheme with you.

A review of the operational and technical changes to the BREEAM New Construction scheme between the current 2011 and BREEAM 2014 is available on our blog:

<http://mttlimited.wordpress.com/2014/04/29/breeam-2011-registrations-close-on-30th-june/>

For more info on BREEAM contact our BREEAM geeks: breeam@mtt-limited.com

"...we are an enthusiastic team of professionals dedicated to delivering flexible, practical and cost effective sustainable building services designs". Paul Mott





...MTT/educate

Gary Marshall, our Senior Electrical Associate Director recently held a class at CIBSE HQ! The course is just one of 5 he teaches and was based on Fault Level Analysis.

Due to the Growing Trend in increasing fault levels within the Building Services Industry, it is important to calculate the fault levels under all fault level conditions for transformer sub-transient, generator sub-transient and generator sustained / transient conditions. This ensures that the electrical equipment / infrastructure can operate safely and demonstrates compliance with BS7671.

If you are interested in booking on to any of these courses, you can do so via the CIBSE website:

<http://www.cibse.org/training-events>

...MTT/charity

Our very own Electrical Associate, Rob Wilshere decided this year was the perfect year to run the London Marathon for the first time. Rob described it as a "life changing experience" and would recommend it to anybody who wants to step up and challenge themselves.

Rob crossed the finish line at an impressive 4 hours 25mins! He raised funds for the children's charity Small Steps.

Rob has so far raised over £1000! It's not too late to donate though, you can do so via this link:

<https://www.justgiving.com/Rob-Wilshere>



...MTT/welcomes

April has seen us grow and strengthen the MTT team with the addition of:

Roy James - Roy joined us as a Senior Mechanical Associate Director, specialising in the design of heating, ventilation and air-conditioning systems. Roy brings with him a wealth of experience and we are delighted to have him on board.



Gary Marshall - Gary has joined us as a Senior Electrical Associate Director and has over 30 years experience within the building services and construction industry, working at Director Level for the past 15 years. Gary has come on board to improve our design standards and deliverables.



Ben Crew - Ben is a Senior Electrical Engineer with a history of complex systems across high-end residential, commercial and educational sectors.



Pushkin Passey - Pushkin has joined the sustainability team and specialises in Building Physics.



Marta Kruk - Marta is a Graduate Public Health Engineer with an interest in hot and cold water systems, drainage service and renewable energy sources.



Last but not least we welcome Ashleigh McKenna. Ashleigh will be assisting with our Document Control and office administration.



Welcome to you all!