

# Charford Regeneration Bromsgrove



**Client** Bromsgrove District Housing Trust  
**Cost** £3.4m  
**Services** Refurbishment

Charford is a non-traditional construction (Wimpey no fines) low rise estate built in the early 1960's.

In 2006 having won the design competition, BM3 Architecture started to work with Bromsgrove District Housing Trust and Austin Road Residents to develop a wish list of areas for improvement.

Following more consultation, plans were developed to improve on the traditional Wimpey no fines homes. These included new kitchens and bathrooms, new boilers and extractor fans, new windows and doors, loft insulation, new rain water goods, railings, fences and gates.

Several types of external cladding were used providing some variation to identical homes and along with the other works it brought the fabric of the houses and flats up to the current Part 'L' Building Regulations. This element improved 'kerb appeal' and made the homes more distinctive.

In consultation with the local residents a play area was designed in the centre of the project along with enclosed railings. Shared landscaped areas were tidied up and home boundary treatments were upgraded.

BM3 Architecture provided Architectural Services and CDM-C Services and the works (Phase 1: 119 dwellings and Phase 2: 129 dwellings) were completed in 2 years.

