

# Silver Court, Lindon Drive Brownhills



**Client** WHG (Walsall Housing Group)  
**Cost** £22m  
**Services** Masterplanning

Both these schemes are part of the Brownhills canal side regeneration. The Lindon Drive scheme was the first of the 2 that aimed to redevelop an area right next to Wyrley and Essington Canal. There are 46 units in total, a mixture of 2 and 3 bedroom houses and 1 and 2 bedroom apartments. The contemporary design that utilises brick and metal panels set the tone for the Silver Court development that followed.

The masterplan for this project consists of 157 new mixed tenure units, 1 and 2 bedroom bungalows, 1 and 2 bedroom apartments for people over the age of 55 and 2, 3 and 4 bedroom family homes. The new development areas are adjacent to the Lindon Drive scheme and continuity was desired by the client to achieve better regeneration of the area.

Within the site area are 2 existing tower blocks that have recently been refurbished, but as part of the scheme regeneration of their landscaped areas was included. Additionally, part of the refurbishment of these tower blocks included the provision of a communal CHP system. This will be extended to both apartment blocks in the new scheme. The area of the site adjacent to the canal bank is being maintained as a wildlife corridor, however, public open spaces with designated play areas will be developed further away from the canal bank.

The contemporary 2 and 3 storey dwellings and the 4 storey apartment blocks are designed to create a distinctive appearance whilst connecting to the local context. A number of houses and the apartment blocks are overlooking the canal to provide surveillance and to make the most of the views across the canal onto the green open space of Clayhanger Common.

Additionally to the 157 units included in the masterplan, there are further areas around the site that will follow and will be added to the masterplan. Already, another site that would accommodate approximately 35 units has outline permission and two more sites are to follow.

Extensive consultations have taken place throughout the last 3 years with the local council, residents and community groups

