

Leyhill Masterplan



Client Birmingham City Council
Cost £60m
Services Masterplanning

BM3 Architecture was commissioned to prepare a Development Framework and Masterplan to regenerate this 1950's Council estate. The estate contained unpopular run down homes, a one way traffic system, a lack of secure parking, a paucity of amenities and a poor stigmatised image.

By working closely with residents and other Stakeholders for more than 6 months, a series of proposals, including substantial levels of demolition were drawn up and agreed.

These proposals included the construction of 600 mixed tenure new homes with off street parking for all properties and the creation of a two way tree lined road system.

Community facilities were also extended and enhanced which included new health facilities, improvements and additions to a local primary school, better shopping facilities and the enhancement of a neighbourhood park with improved access.

The Masterplan and Development Framework was adopted as a Supplementary Planning Guidance by the Council. Ten years on, the majority of the Masterplan has been fully realised, with BM3 Architecture providing much of the Architectural Services required.

