

North Finchley, London

Client: Taylor Wimpey

Cost: c.£45m

Sector: Housing, 1 and 2 bedroom apartments

Services: Architecture 4-6, Landscape Architecture

Completion date: On site – Completion 2025

BM3, in collaboration with TP Bennet Architects and Taylor Wimpey PLC, was tasked with developing a planning application for a residential development situated in a prominent area of North Finchley, London. The project encompasses a diverse range of residential units, carefully located to align with the local urban context while enhancing the surrounding streetscape.

The scheme delivers 149 new homes and integrates a mixture of architectural elements, including terrace houses and apartment blocks up to 4 storeys, carefully designed to blend with the existing Victorian-era structures along Rosemont Avenue. A deliberate transition in building height from two-and-a-half to four stories ensures a smooth visual progression, maintaining harmony with the neighbourhood's architectural rhythm.

The landscape strategy focuses on enhancing the public realm by creating a 'Living Street,' a pedestrian-priority thoroughfare designed to foster community interaction. This space, enriched by carefully selected street trees, planting beds, and subtle seating areas, provides a serene yet functional environment for residents. The design also incorporates semi-private garden spaces and shared courtyards, offering valuable green spaces for relaxation and interaction, while also ensuring privacy for the adjacent residential units.

Further, the project emphasizes sustainability by integrating Urban Greening Factor principles. The development features green roofs, permeable paving, and extensive use of climbing plants and tree pits, achieving a commendable urban greening score, contributing to the biodiversity and environmental quality of the area.

The proposal harmonizes with the Grade II-listed perimeter walls, framing them as a key feature of the design, while the selection of low-maintenance shrubs and evergreen plants ensures year-round aesthetic appeal. The landscape plan strategically incorporates functional elements such as cycle storage, secure entry points, and street lighting, all contributing to a cohesive and secure residential development.

BM3 Landscape have been retained to deliver RIBA Stage 4-6 in conjunction with their architectural team.

