

Guildford Design Awards Nomination Form 2023

Note:

Areas Autosize as required.

Seven Boxes require Completion.

Consider using WeTransfer <https://wetransfer.com/> if files get very large

Return to Peter Coleman petercolemanarchitects@gmail.com

1) Address of Scheme <i>(including postcode)</i> Midleton Enterprise Park Midleton Industrial Estate Road Guildford GU2 8XW	2) Category of Project <i>(Select from list at foot of form)</i> New Commercial Building
3) Name of Client Guildford Borough Council	4) Architect, Design Consultants or Artist Wilson Mason 12 Albemarle Way, London, EC1V 4JB
5) Key Contact <i>(Email address, phone number, etc.)</i> Marieke van der Reijden Executive Head - Assets & Property Team Guildford Borough Council Tel. 01483 444995 Email: Marieke.van.der.Reijden@guildford.gov.uk	
Category of Project <ul style="list-style-type: none">• New Commercial Building• New Public Building• New Build - Individual House• New Build - Multiple Housing – smaller projects up to 30 homes• New Build - Multiple Housing – larger projects 30 homes and over• Conservation Project• Regeneration Project including those involving an extension to an existing building.• Public Realm including soft (landscape) and/or hard works• Public Art	

6) Brief description of the Project

Midleton Industrial Estate was originally developed in the late 1960's on the site of what was an infectious diseases hospital and with some minor exceptions, remained relatively unchanged until the present. Then, in 2017, against a backdrop of buildings reaching the end of their lives and a range of tenant leases about to expire, Guildford Borough Council (GBC) took the decision to redevelop the estate to suit modern requirements for light industrial space. The GBC property team has a lot of experience in this market and knew that they needed to provide light, efficient and flexible spaces to achieve the expected returns on the investment. GBC engaged the services of Wilson Mason to come up with a design that both met the general brief and was scalable to suit a range of different sized units, whilst providing a coherent look and feel to the development.

The site is complex, ranging across 10 individual plots on either side of Midleton Industrial Estate Road. It is also bounded by railways on two sides and features significant changes in level at various locations. This, coupled with the pattern of when existing leases were to expire, dictated a phased approach to the development.

Phase 1 delivered the first two units in March 2021, much delayed due to challenges associated with the Covid pandemic and were immediately occupied by a single tenant.

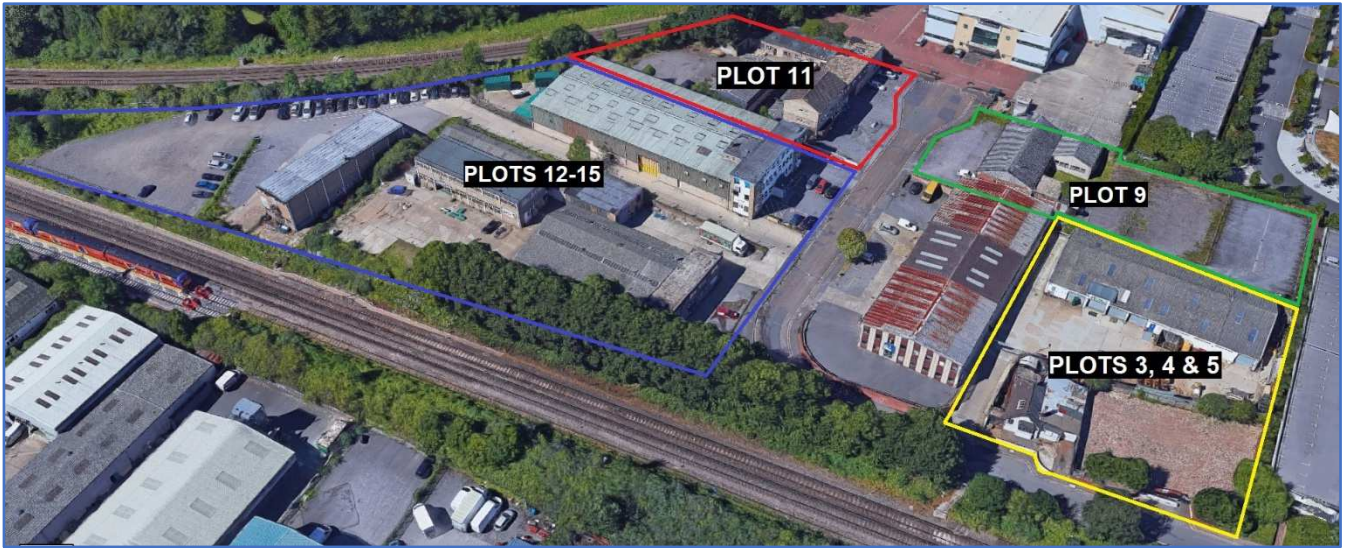
Phases 2 and 3 began separately but, again due to pandemic induced delays, completed as one project in February 2022. This delivered fifteen individual units of various sizes but due to flexibility built into their design, several have been linked together by tenants to make larger combined spaces.

Phase 4 is currently on site and will deliver a further twenty units. These are smaller and are firmly aimed at the start-up market, but again retain flexibility to be linked together to create larger spaces if required.

Apart from the consistent aesthetics across the estate, the development has been devised with efficiency and sustainability in mind. To that end, the entire estate has been designed to attain an A rating for energy efficiency performance. This has been achieved with a combination of well insulated external envelopes, forced air ventilation incorporating heat recovery technology, and each unit having its own solar PV array on the roof that directly offsets electricity consumption.

When the final phase is complete, the estate will be served by 35 electric vehicle charging points of various capacities, cycle storage facilities and extensive flood mitigation measures. All of this combined will make Midleton Enterprise Park an attractive place for both new and established companies to do business for many years to come.

7) Photographs of the completed project







8) Plans, Sections, elevations.

(Include or attach these to appropriately support your application)

Please see the following supporting plans:

Phase 1

1935-100-AB – Site Plan

1935-102-AB – Mezzanine and Roof Plan

1935-103-AB - Elevations

Phase 2/3

6937-L9-11 – Site Plan

6937-L1-11 – Floor Plans

6937-L2-21 – Elevations 1

6937-L2-22 – Elevations 2

Phase 4

6928-PL1-03 – Site Plan

6928-L2-01 – Elevations Units 1-10

6928-L2-02 – Elevations Units 11-20

NOTES:
Dimensions to be checked on site before commencing work. any discrepancies shall be reported to Curtis Lees Technical Ltd immediately.
Do not scale from these drawings except for planning purposes.
Lightweight dimension only.
Where applicable the drawing is to be read in conjunction with other construction drawings.
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line of new
hit+miss fencing
(blue)

line of existing
wall from survey
(orange)

area of
permeable
paving

extent of tree
RPA - TBC by
tree officer

area for 6no.
cycle stands

length of new retaining wall to be agreed -
Unit 11A+B site restrictions and proximity
to Network Rail land may require length of
wall shown red dashed to be completed by
others on the next phase -
TBC with Engineer + Dartmouth General
Contractors

new retaining wall
note: wall does not follow line of existing
boundary fence - runs parallel with East
elevation of new units

new retaining wall set out
approx. 300mm away from
foundation/upstand of Unit
11A

AB	AS BUILT ISSUE	11/08/20
001	AREA OF SOFT LANDSCAPING	27/08/20
002	ADDITIONAL PERMEABLE PAVING	
003	AREA INDICATED	
004	REQUIRED CARPARK AND NEW	10/01/20
005	RETAINING WALL INDICATED	
006	REQUIRED FOR CONSTRUCTION	21/10/19

REV	DESCRIPTION	DATE
STATUS		

AS BUILT ISSUE



CLIENT
DARTMOUTH GENERAL CONTRACTORS

PROJECT
MIDDLETON INDUSTRIAL ESTATE
GUILDFORD
GU2 8XW

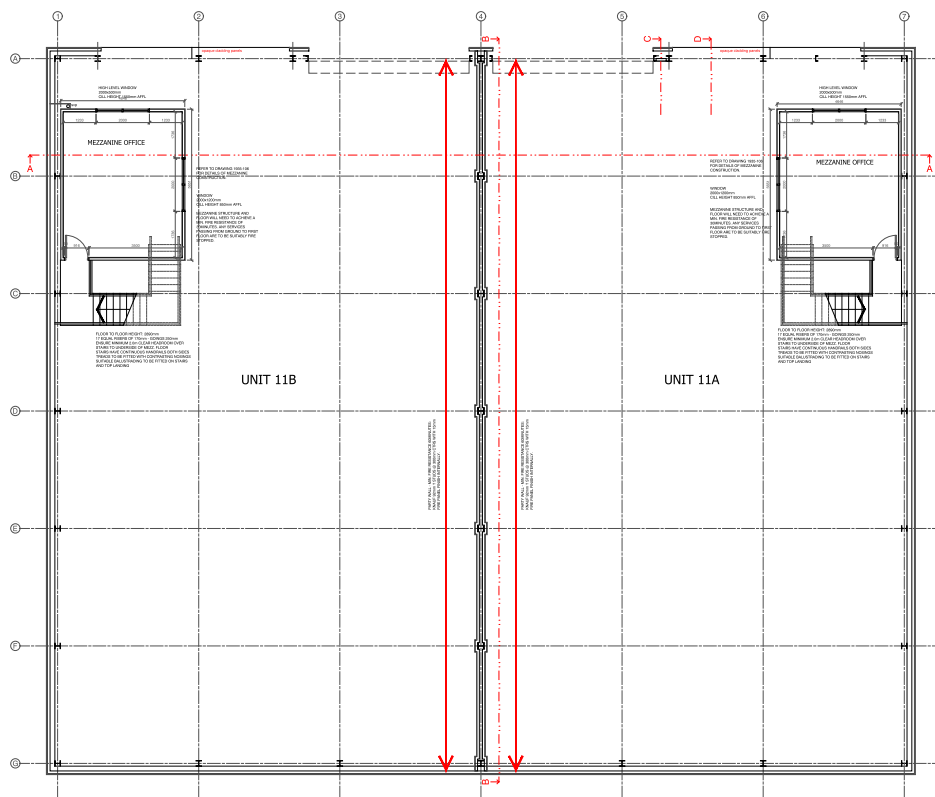
2ND INDUSTRIAL UNITS
PROPOSED SITE PLAN

DATE	SCALE @ A1	DRAWN	CHECKED
OCT 2019	1:100	KJB	ML
PROJECT NO.	DRAWING NO.	REV	REV
1935	100		AB

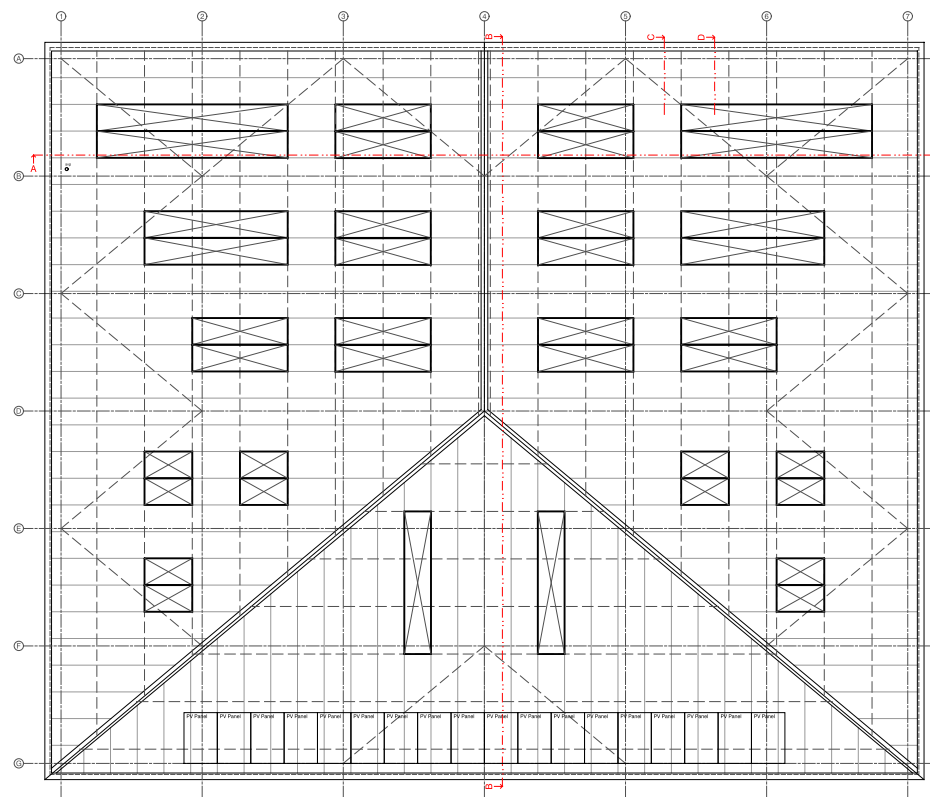
"AS-BUILT" DRAWING - LAST CONSTRUCTION ISSUE.
This drawing is the last construction issue and
incorporates the latest amendments issued for
construction.
Curtis Lees Technical can not confirm incorporation
of all the detailed construction information contained
within and as such it may not reflect the as-built works
in every respect.

rev	description	date
001	ISSUED FOR CONSTRUCTION.	31-10-19
P1	ROOF PLAN UPDATED.	21-10-19
P2	DRAINING UPDATED.	14-10-19
002	POSITION OF MEZZ CONFIRMED. NOTES ADDED FOR STAIR AND MEZZ CONSTRUCTION.	13-01-20
003	GENERAL NOTES FOR BUILDING REGS ADDED. NOTES REGARDING WALL LININGS CORRECTED.	21-01-20
004	SVF TO UNIT 118 INDICATED ON MEZZANINE AND ROOF LEVELS.	22-01-20
005	MEZZANINE CONSTRUCTION AND DETAIL AMENDED	11-08-20
ASB	BUILT ISSUE.	27-02-20

AS BUILT ISSUE



MEZZANINE FLOOR PLAN



ROOF PLAN

Red hatching indicates 1.5m zone either side of separating wall between units - no rooflights to be installed within this area.

***AS-BUILT* DRAWING - LAST CONSTRUCTION ISSUE.**
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P2	DRAINING UPDATED.	14-10-19
002	POSITION OF MEZZ CONFIRMED. NOTES ADDED FOR STAIR AND MEZZ CONSTRUCTION.	13-01-20
003	GENERAL NOTES FOR BUILDING REGS ADDED. NOTES REGARDING WALL LININGS CORRECTED.	21-01-20
004	SWP TO UNIT 118 INDICATED ON MEZZANINE AND ROOF LEVELS.	22-01-20
005	MEZZANINE CONSTRUCTION AND DETAIL AMENDED	11-08-20

AS BUILT ISSUE

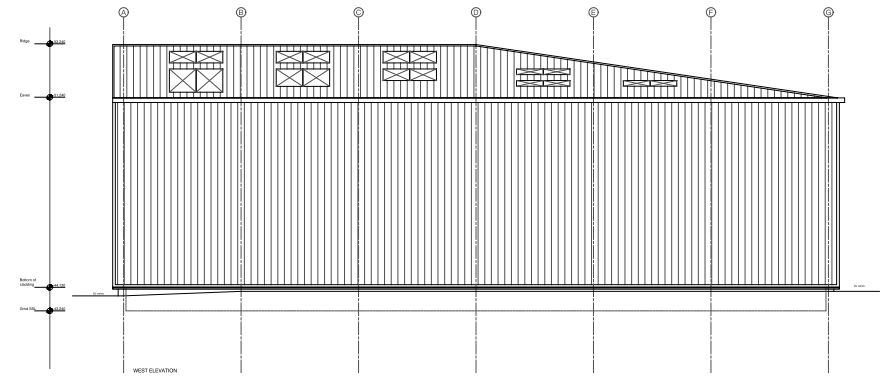
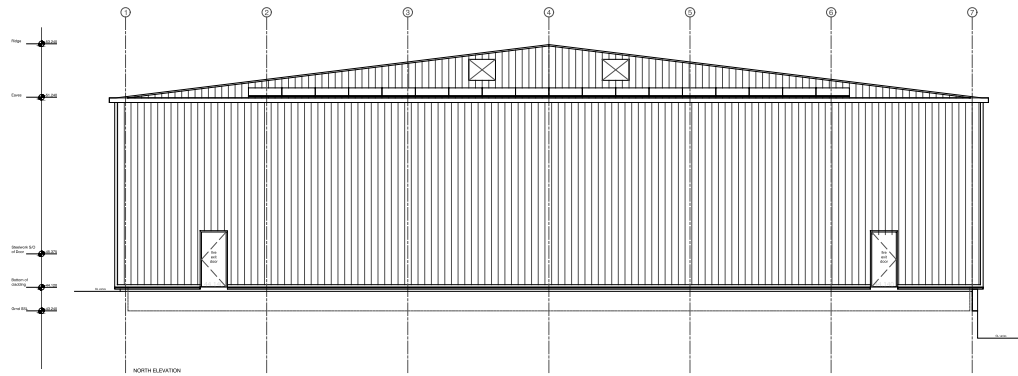
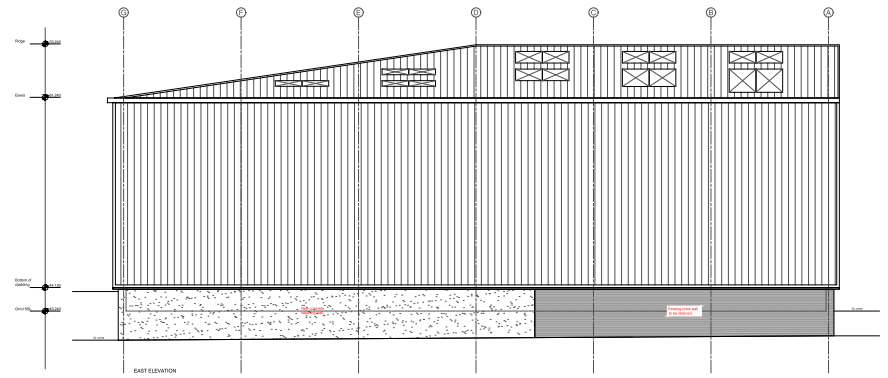
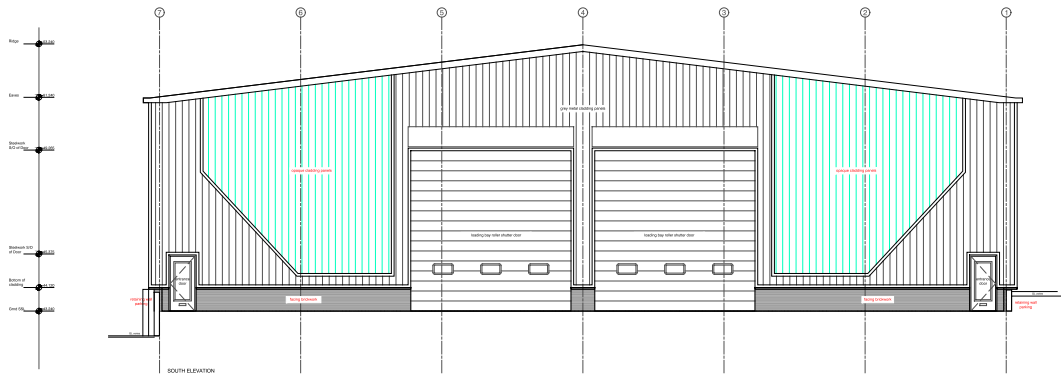
AS BUILT ISSUE



CURTIS LEEVES TECHNICAL LTD
01243 378070 | mail@cltechnical.co.uk

Client DARTMOUTH GENERAL CONTRACTORS			
project MIDDLETON INDUSTRIAL ESTATE GUILDFORD GU2 8XW			
title 2No. INDUSTRIAL UNITS PROPOSED MEZZANINE & ROOF PLANS			
date SEPT 2019	scale @ A1 1:100	drawn KJB	chkd ML
project no. 1935	drawing no. 102	rev AB	

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AS	AS BUILT ISSUE	11.08.20
CH	ISSUED FOR CONSTRUCTION	20.10.19
PT	DRAWING UPDATED	14.10.19
REV	description	date
STATUS		
AS BUILT ISSUE		



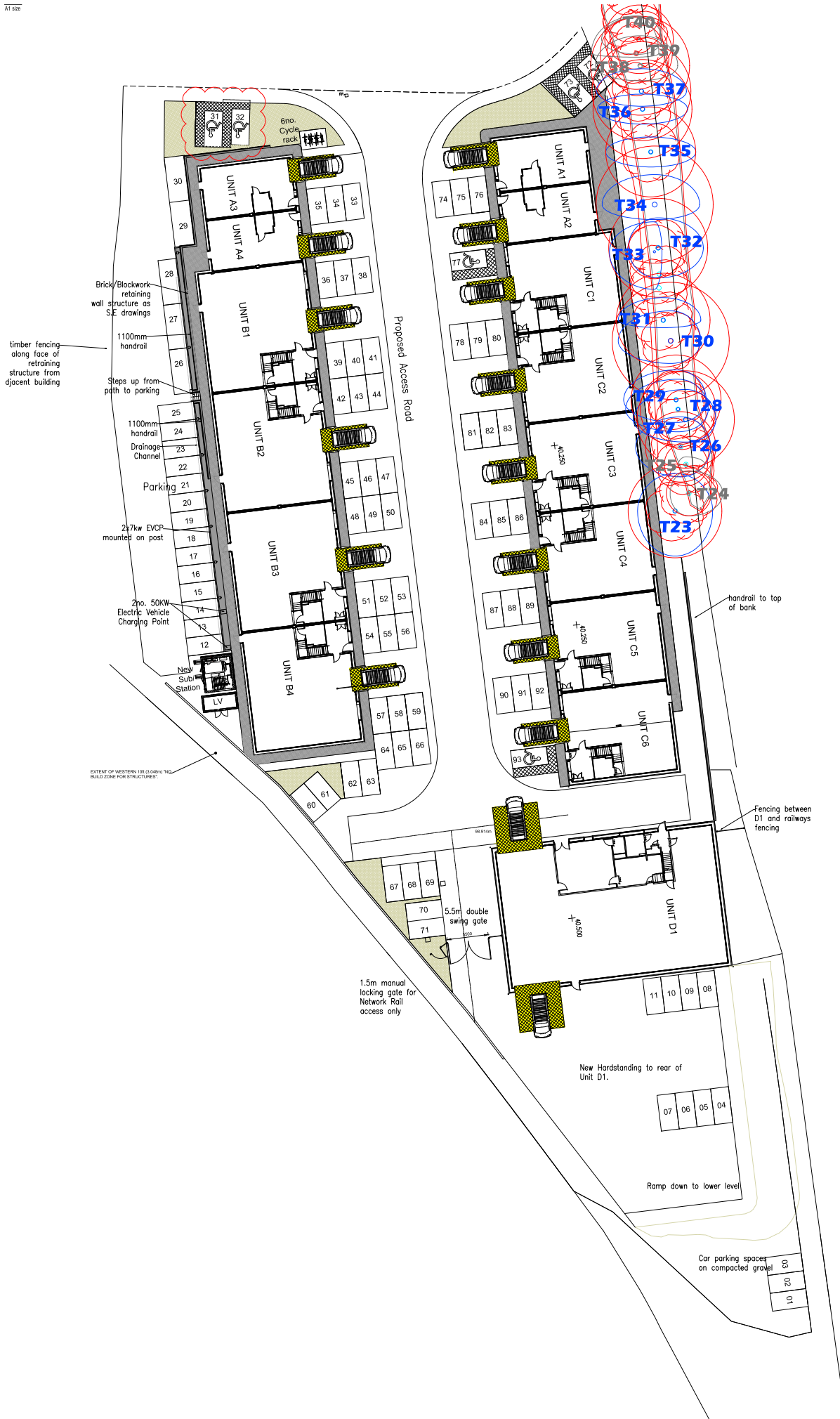
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client
DARTMOUTH GENERAL CONTRACTORS
project
MIDDLETON INDUSTRIAL ESTATE
GUILDFORD
GU2 8XW

2No. INDUSTRIAL UNITS
PROPOSED ELEVATIONS

date	scale @ A1	drawn	checked
SEPT 2019	1:100	KJB	ML
project no.	drawing no.	rev	
1935	103	AB	

'AS-BUILT' DRAWING - LAST CONSTRUCTION ISSUE.
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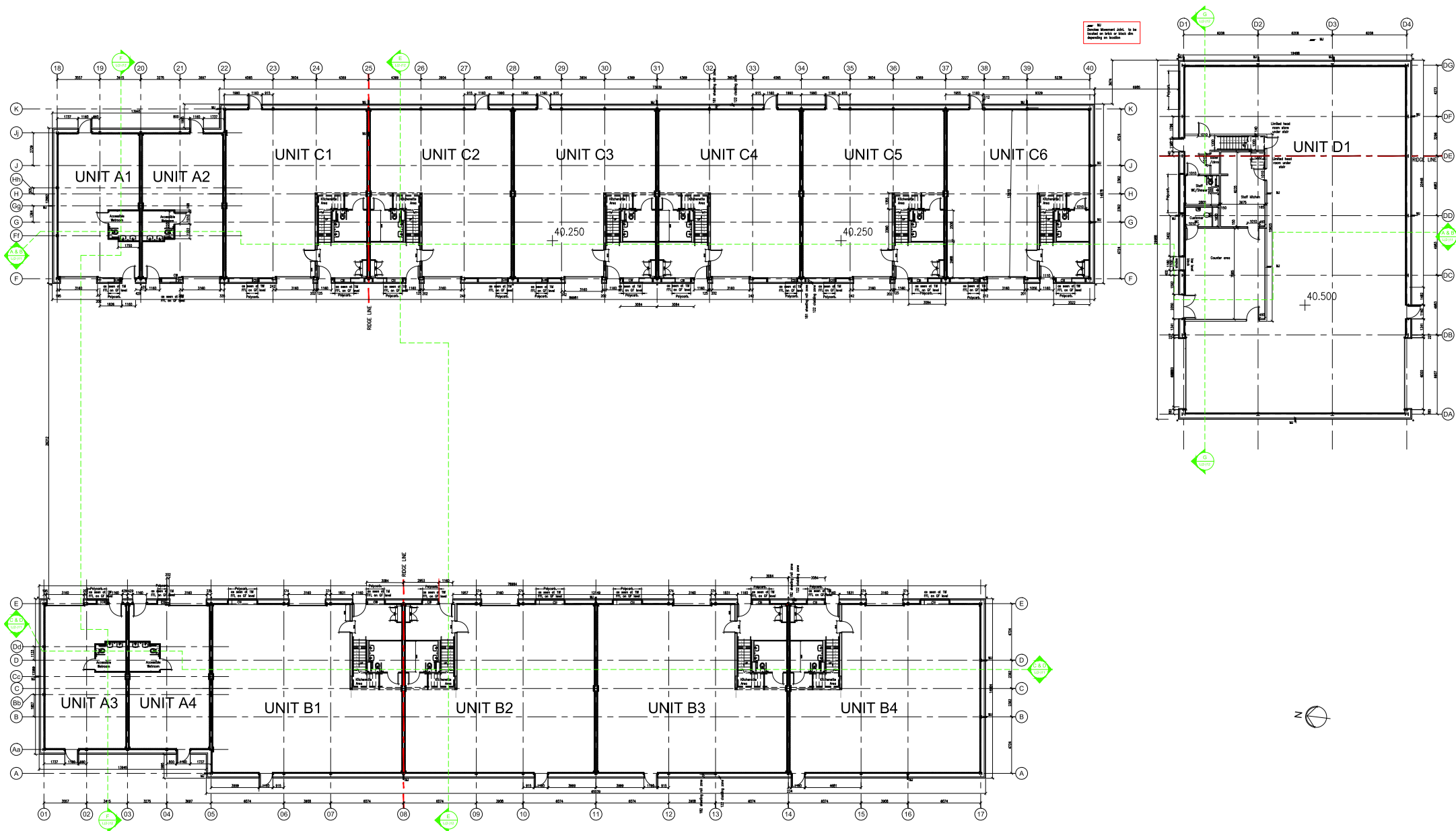
Wilson Mason LLP - Chartered Architects
3rd Floor, Chandos House, 12-14 Berry St,
Clerkenwell, London EC1V 9AU
T: 020 7637 1501 - www.wilsonmason.co.uk

client
Amiri Construction Ltd
project
Guildford Borough Council
Midleton Industrial Estate
Phases 2-3
drawing
Proposed Site Plan

1:250 at a1

FINAL CONSTRUCTION 6937 -L(9-)-11

rev
C6



[illegible]

Architectural elevation drawing of a building facade. The drawing features a grid of vertical lines numbered 01 to 17. The building has a gabled roof with vertical siding. Key elevation points are marked: 51.23 at the ridge, 46.93 at the eaves, and 40.93 at the internal finished floor level (F.F.L.). A note indicates "Ridge required into bay". A small inset map shows the building's location within a site plan.

rev: C8 by: nb date: 2021-12-03 cdc: DH
Final Construction Issue

This drawing is to be read in conjunction with all relevant consultants' and specialists' drawings. Notify the Contract Administrator of any discrepancies before proceeding. Do not scale from this drawing. All dimensions are to be checked on site. This drawing is subject to copyright.



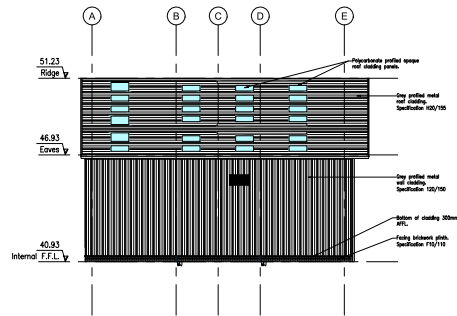
client	project
Amiri Construction Ltd	Guilford Borough Council Midleton Industrial Estate Phases 2-3
drawing	Proposed Elevations Sheet 1

1:150 at a1

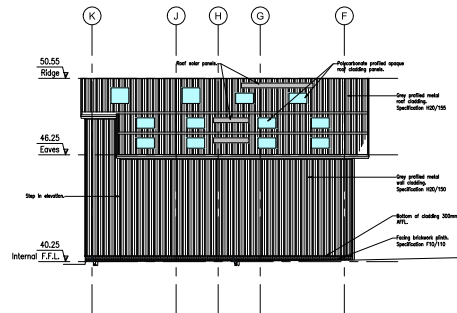
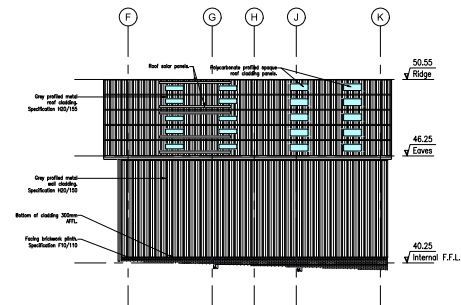
Final Construction

6937 - L(2-)21

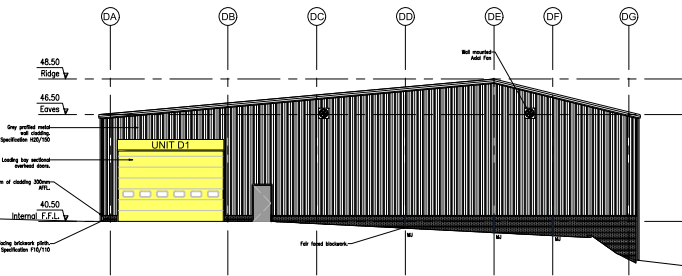
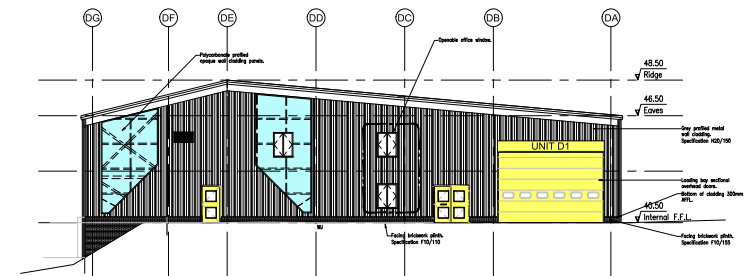
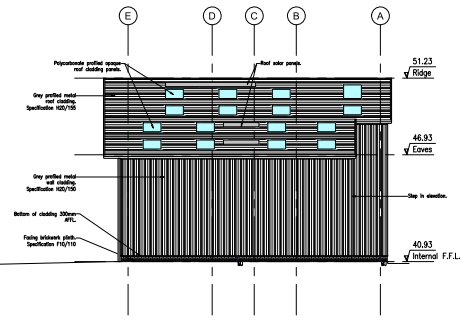
C



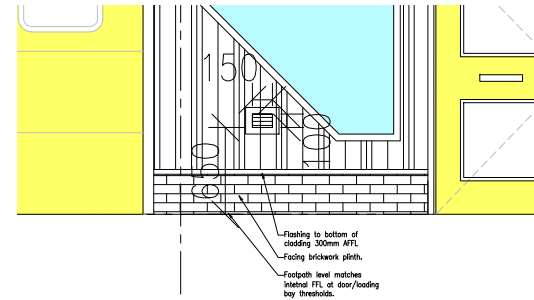
Elevation 5: scale 1/150



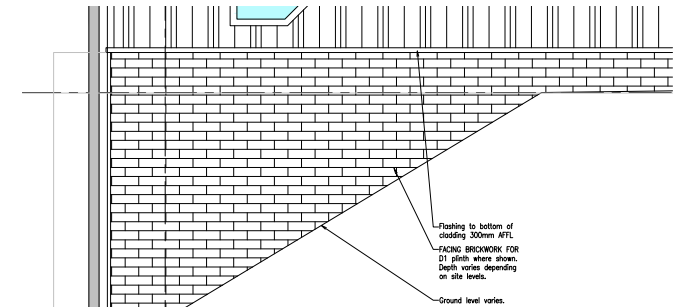
Elevation 6: scale 1/150



Elevation 8: scale 1/150



Plinth Elevations 1 & 3: scale 1/20



Plinth Other Elevations: scale 1/20



Elevations Key



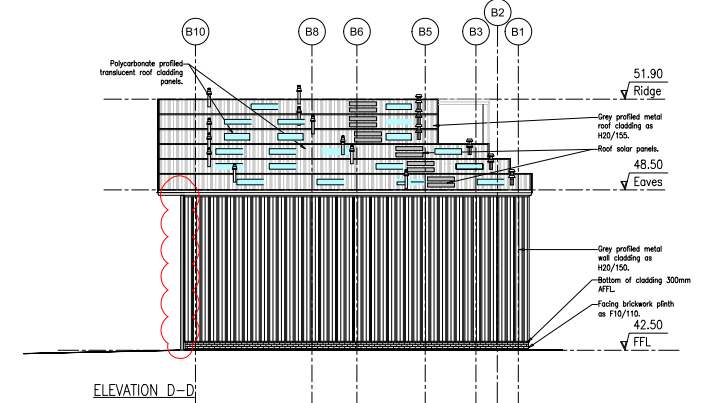
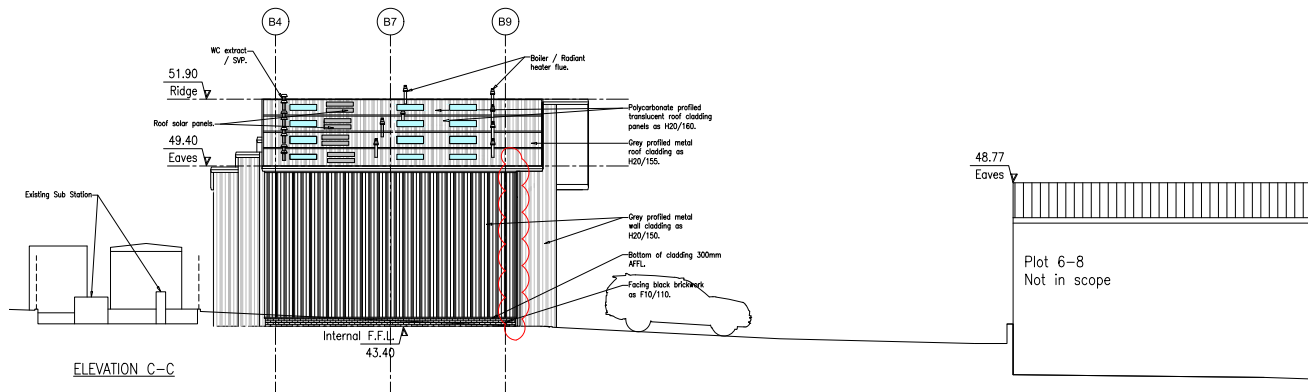
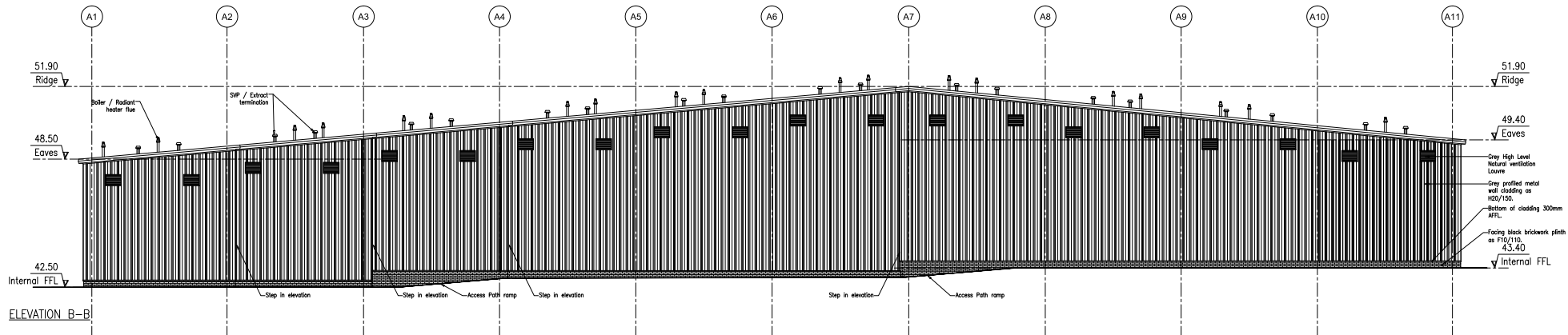
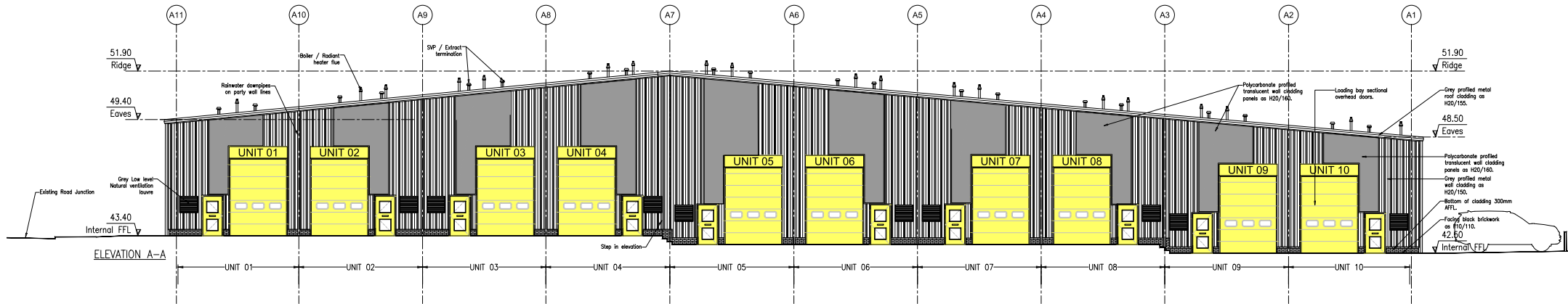
New Soft Landscaping

0 5 10m 20m



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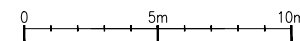
client	project	rev
Guilford Borough Council	Midleton Industrial Estate Phase 4 Planning Application	P1
drawing	Proposed Site Plan	
1:200 at a1		
Planning	6928 - PL(1)-03	



rev: T3 by: nrb date: 2021-05-27 ctk: DH
Issued for Tender - Downpipes updated

This drawing is to be read in conjunction with all relevant consultant's and specialist's drawings. Notify the Contract Administrator of any discrepancies before proceeding. Do not scale from this drawing. All dimensions are to be checked on site.

Drawing for Stage 3 Tender Issue only. Must not be read as construction issue.



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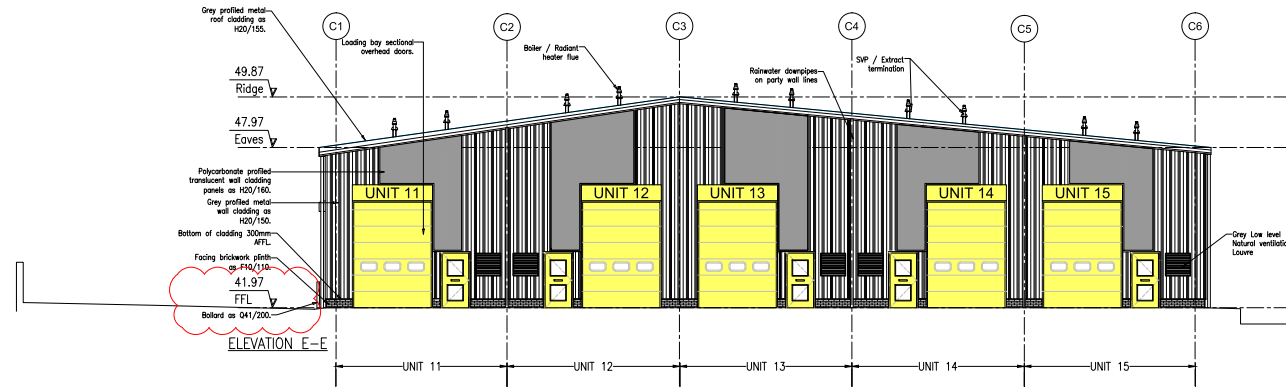
client: Guildford Borough Council
project: Middleton Industrial Estate Phase 4

drawing: Proposed Elevations
Units 01-10

1:100 at A1

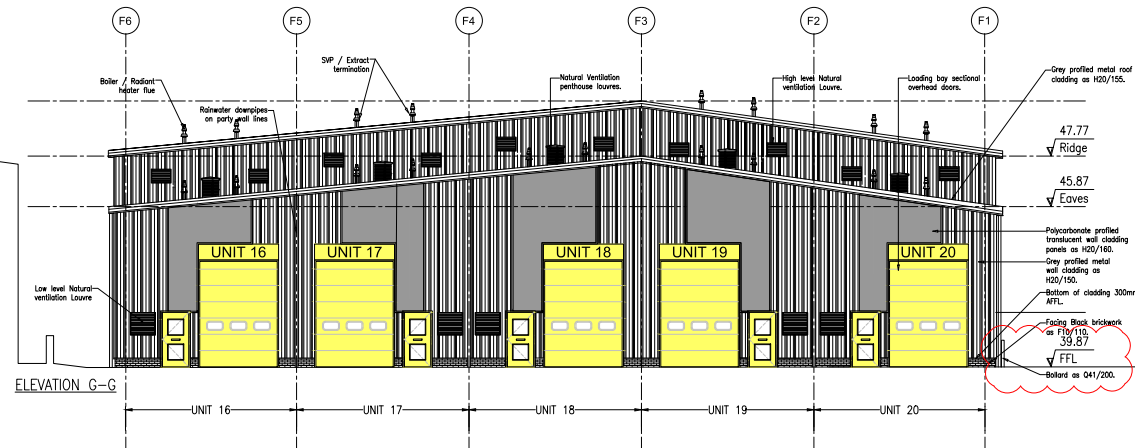
TENDER RDR - 1/2/2021

rev: T3

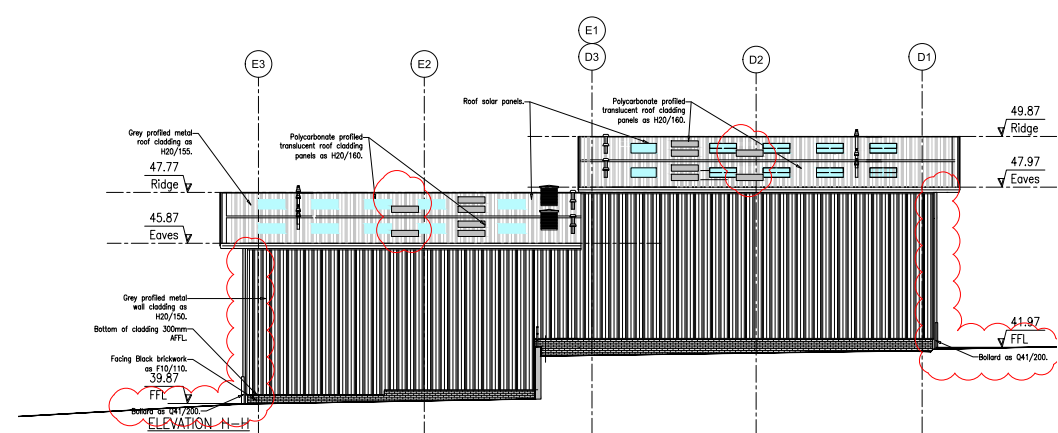
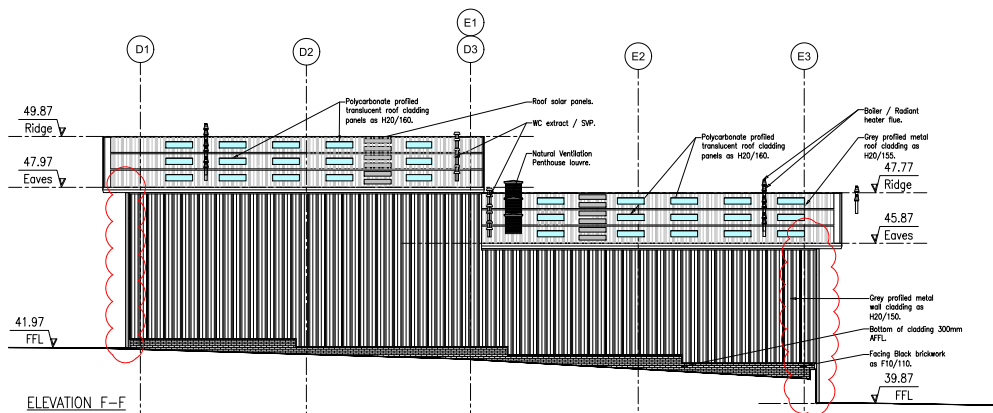


48.77
Eaves

Plot 6-8
Not in Scope



Plot 6-8
Not in scope

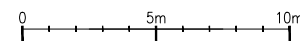


rev: T3 by: nb date: 2021-05-27 ch: DH

Issued for Tender - Bollards to Corner of building added, downpipes updated, additional PV panels added to roof.

This drawing is to be read in conjunction with all relevant consultant's and specialist's drawings. Notify the Contract Administrator of any discrepancies before proceeding. Do not scale from this drawing. All dimensions are to be checked on site.

Drawing for Stage 3 Tender Issue only. Must not be read as construction issue.



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Clerkenwell, London EC1V 0AU
T 020 7637 1501 - www.wilsonmason.co.uk

client: Guildford Borough Council
project: Middleton Industrial Estate Phase 4

drawing: Proposed Elevations
Units 11-20

1:100 at A1

TENDER R02R - 1 / 2 / 3

rev: T3