

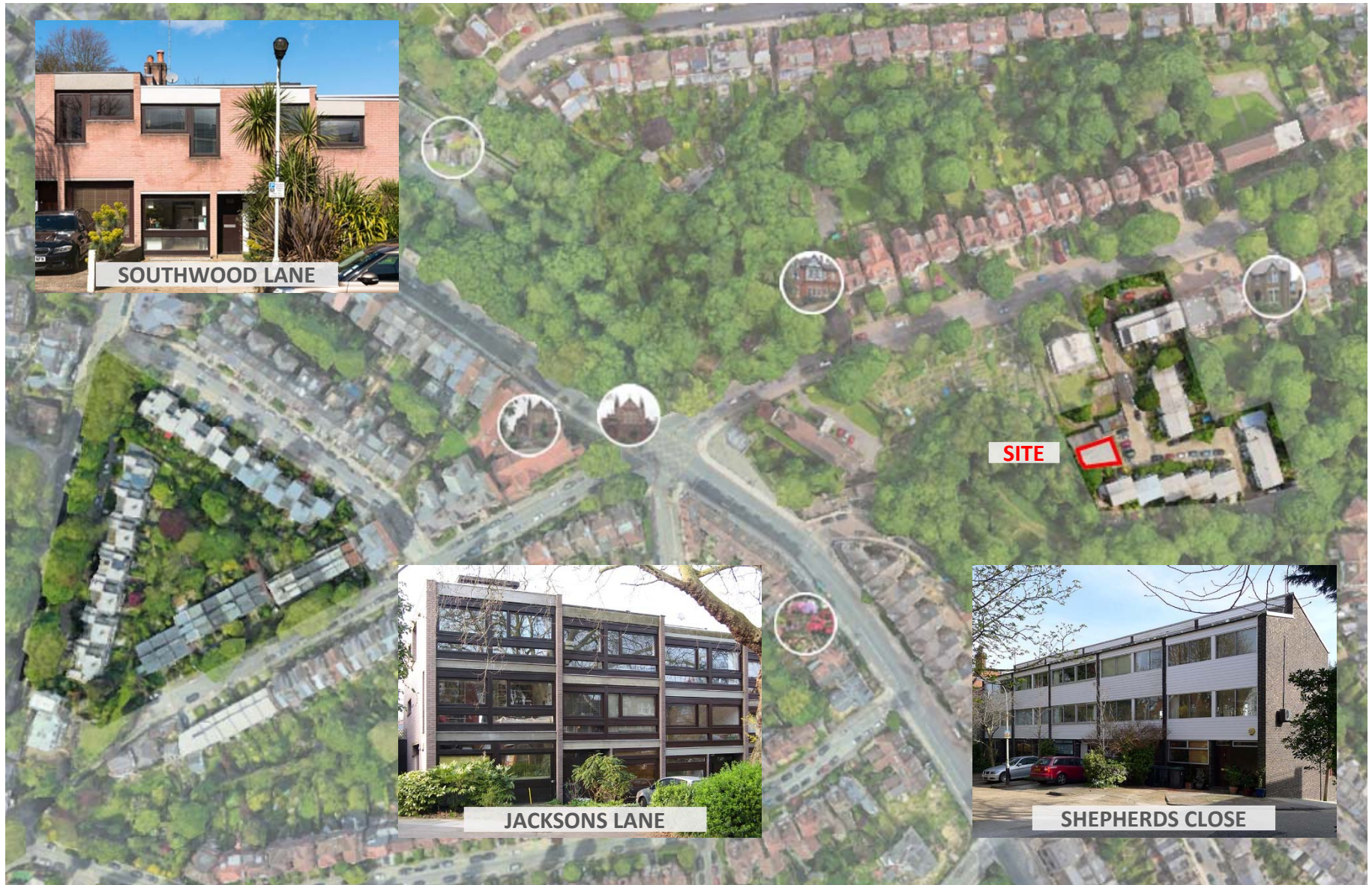
CONTEXT & CHARACTER ANALYSIS

04 CONTEXT & CHARACTER ANALYSIS

NO. 28 SHEPHERDS CLOSE

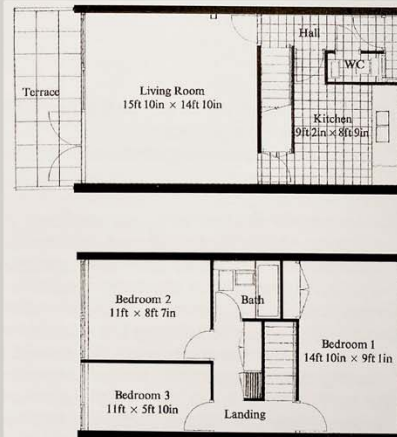
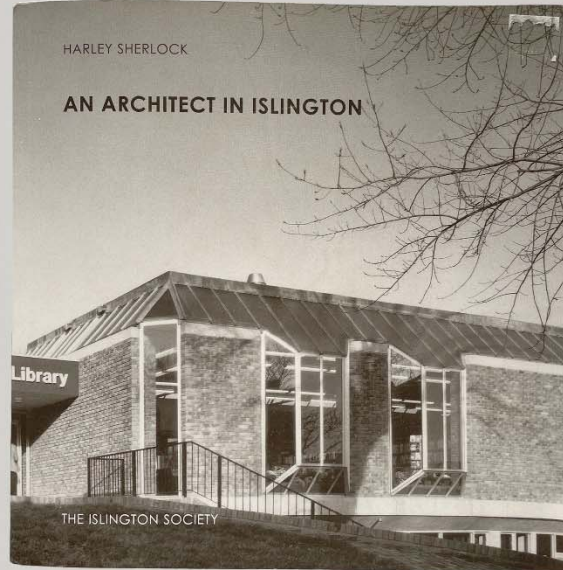
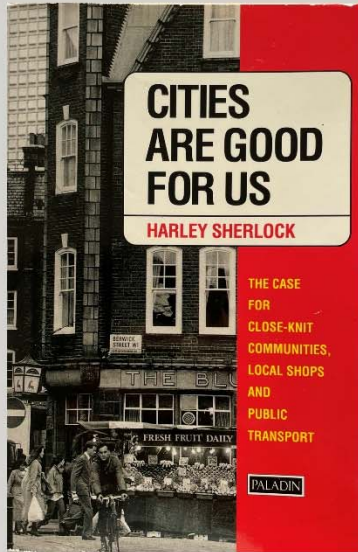
Hayley Sherlock's modernist housing in Highgate

DESIGN & ACCESS STATEMENT



Hayley Sherlock's writing and philosophy

DESIGN & ACCESS STATEMENT



House plans and approach to the main green, Tibbet's Close, Wimbleton

CHAPTER 3

KEMLOCK DEVELOPMENTS LTD

In the 1950s the Royal Institute of British Architects did not allow its members to be directors of a development or building company, for fear of a conflict of interests. But we knew that Eric Lyons (a leading architect, later to become President of the RIBA) somehow managed to run "Spaan", his own, deservedly well-known, house-building company. When we asked the RIBA's legal adviser how this could be, he pointed out that there was no objection to your wife, or a close friend, becoming a director of the company that you wanted to run; provided, of course, you could trust them to act as you wished!

With all this in mind, and with the help of our solicitors, we had established the Southwood Development Company to finance and build the Southwood development; and this had proved such a success at providing us with architectural work – when such work was difficult to obtain – that we decided to pursue the idea further. So we set up a permanent development company (controlled by our nominees) that

ARCHITECT DEVELOPERS

could borrow money from the bank: not only to purchase sites as we found them, but also to finance the building work, and thus avoid the complicated legal agreements used with the Southwood development to sell the houses before they were built. Of course, this move to a more orthodox way of funding developments was inevitably dependent on our finding a bank that was prepared to lend very large sums of money to very young and inexperienced architects. But here we were blessed with good luck.

Arthur Hinchcliff, with his two companies Watil and Nagard, was probably the best customer of Willie Muir. The very Scottish manager of the London (West End) branch of what was then the National Bank of Scotland (which eventually became part of the Royal Bank of Scotland). As Arthur explained, Willie's branch was one of only two "National" branches south of the border, and 400 miles from head office. This, he said, had made Willie very independent and much more prepared to take risks than any other bank manager he had met; and, as all Arthur's risks had paid off, there was quite a lot of goodwill to be exploited. All we had to

"To achieve simple, rational building: the essence of which consisted of brick party walls which, through the timber joists spanning between them, carried the loads of the floors and partitions built on them. This method of construction allowed the extensively glazed front and back elevations to be made of prefabricated timber panels, which did not have to be load bearing: a modern way of using traditional materials economically, which allowed the look of the houses to reflect their construction."

do was to continue locating sites, and to plan developments, with the knowledge that the arranging of the necessary finance needed nothing more than the taking of Willie Muir to lunch: a commitment which became less embarrassing when Willie insisted on reciprocating with lunches at the Caledonian Club – which was a much more exciting venue than anything we could offer him.

Thus it was that we were able to establish our own development company, "Kemlock Developments Ltd", a fairly obvious combination of the names Keable, Emmerson and Sherlock. Harry Spencer had already left us by then to set up his own practice with Alan Gore, so his name didn't have to be included; but Malcolm Andrews's name would have been included if only we could have found a way of doing it and still kept a simple, memorable name for the company. Of course, the fact that Malcolm was, at the time, working in Sweden with Ralph Erskine may have led to our not trying as hard as we might have done!

Be all that as it may, we used Kemlock Developments to purchase two sites close

to Wimbledon Common: on one of which we were persuaded by the planners to build a six-storey block of flats to avoid cutting down mature trees. But on the other one we managed to build two-storey terraced housing (at the same density, around two greens: one surrounding a magnificent beech tree, and the other surrounding a copse of birch trees). It was this latter development – which became known as "Tibbet's Close" – that won us, from the Ministry of Housing and Local Government (MHLG), an award for Good Design in Housing.

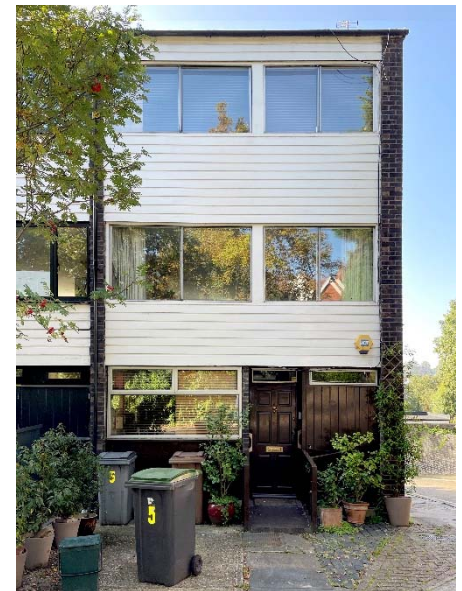
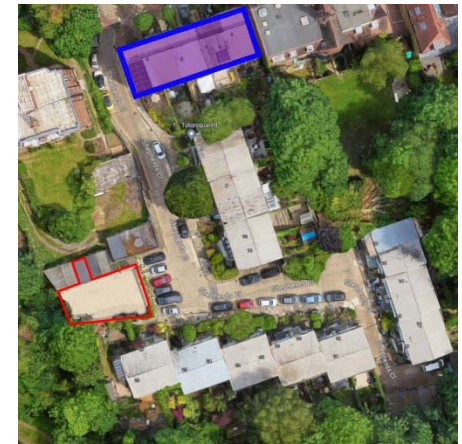
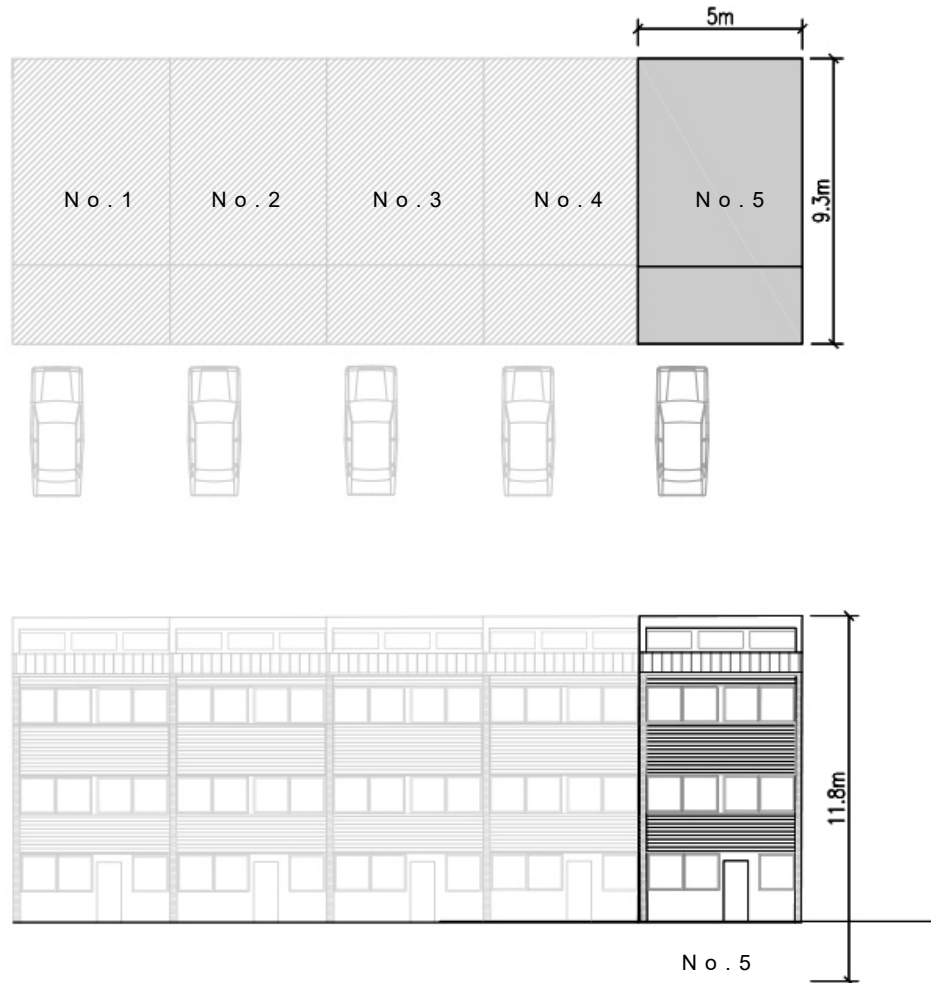
At Tibbet's Close we made a conscious attempt to achieve "Simple, Rational Building": the essence of which, in this case, consisted of brick party walls fifteen feet (4.5 metres) apart, which, through the timber joists spanning between them, carried the load of the floors and of the partitions built on them. This method of construction allowed the extensively glazed front and back elevations to be made of prefabricated timber panels, which did not have to be load-bearing: a modern way of using traditional materials economically, which allowed the look of the houses to reflect their construction.

04 CONTEXT & CHARACTER ANALYSIS

NO. 28 SHEPHERDS CLOSE

Shepherds Close : House numbers 1 - 5

DESIGN & ACCESS STATEMENT



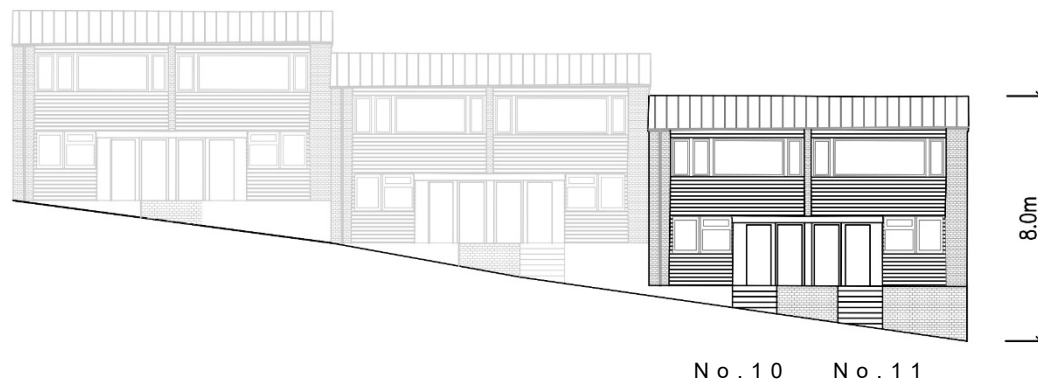
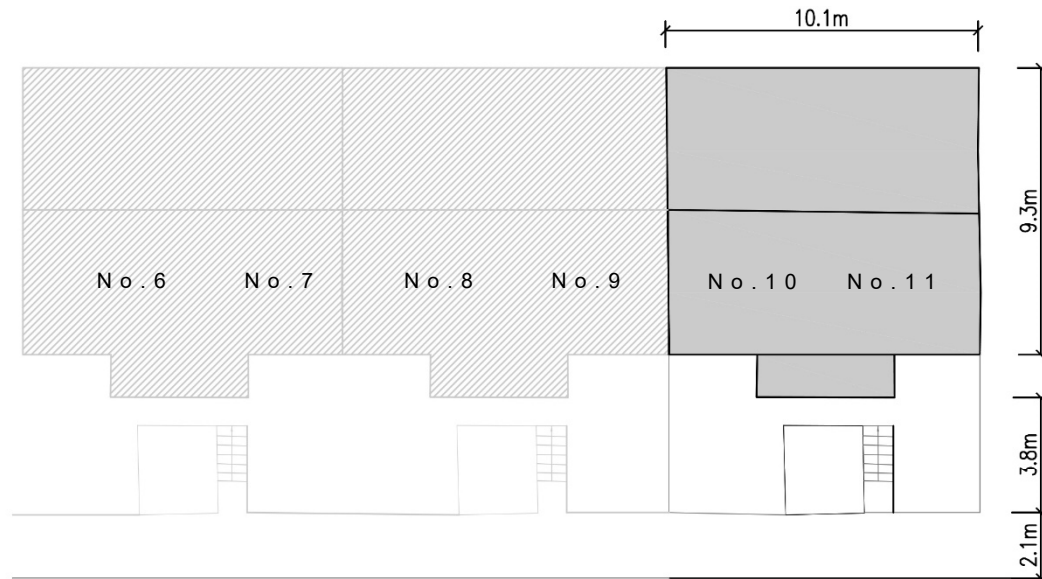
House number	Width of house (m)	Setback from footpath (m)	Width of footpath (m)	height of house (m)	height off ground level	Average floor area (m2)
Houses 1 - 5	5.0	n/a	n/a	9.9	11.8	144.3

04 CONTEXT & CHARACTER ANALYSIS

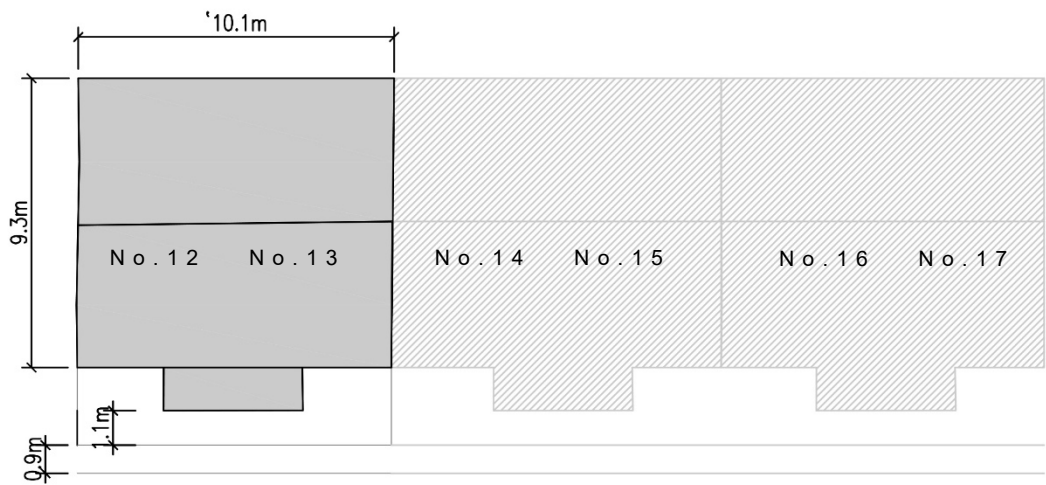
NO. 28 SHEPHERDS CLOSE

DESIGN & ACCESS STATEMENT

Shepherds Close : House numbers 6 - 11



House number	Width of house (m)	Setback from footpath (m)	Width of footpath (m)	height of house (m)	height off ground level	Average floor area (m2)
Houses 6 - 11	5.1	3.8	2.3	6.5	8.0	99.5



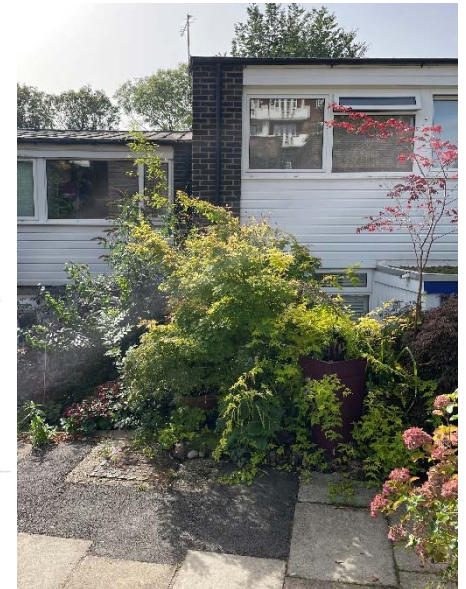
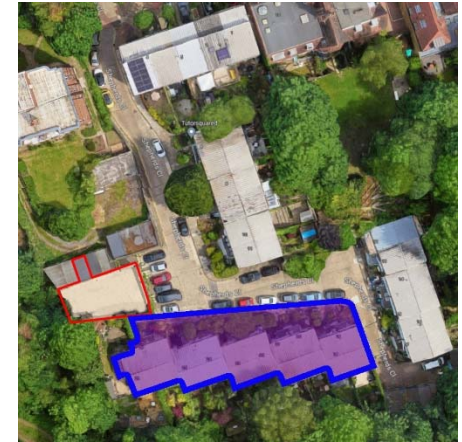
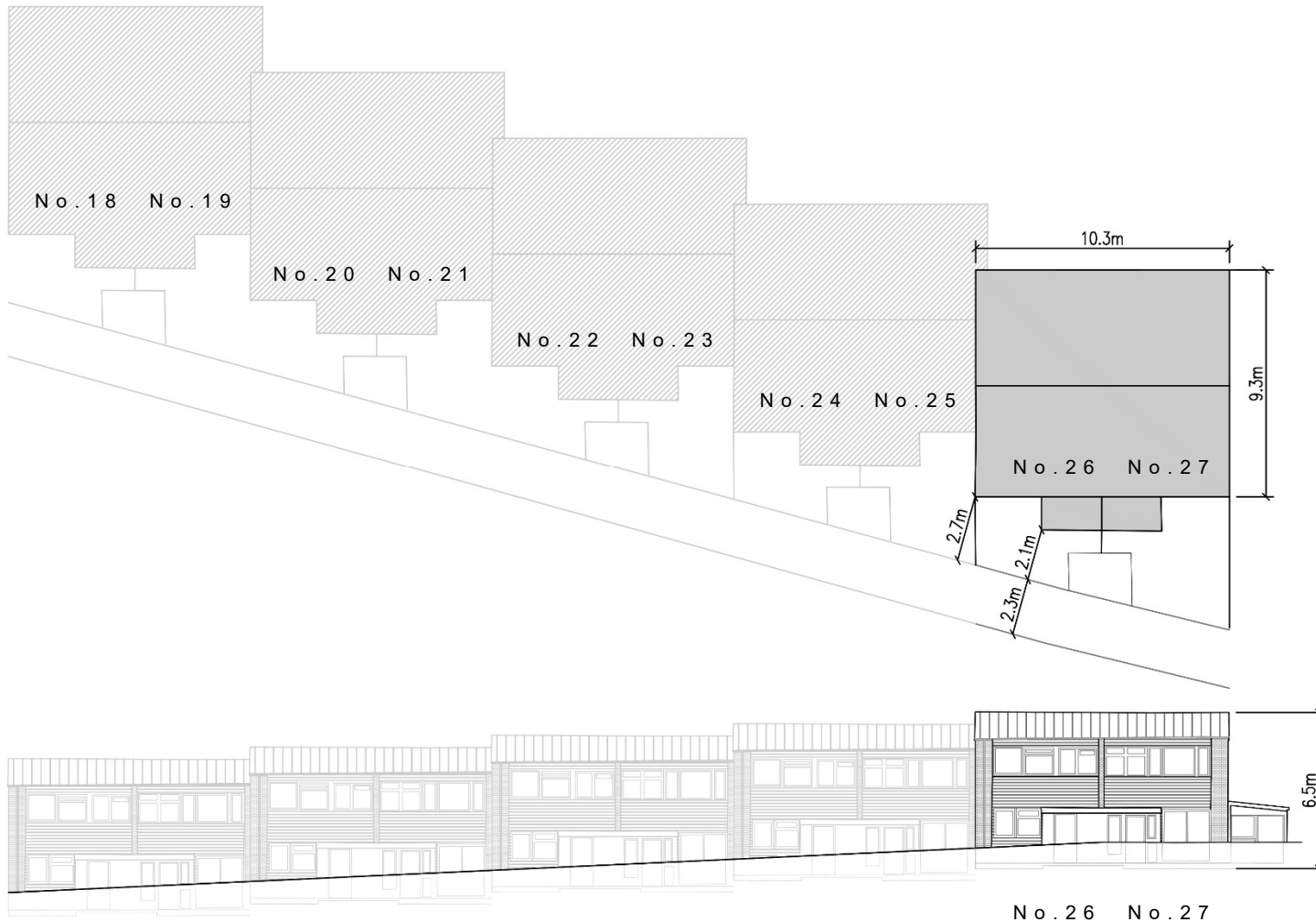
House number	Width of house (m)	Setback from footpath (m)	Width of footpath (m)	height of house (m)	height off ground level	Average floor area (m2)
Houses 12 - 17	5.2	1.1	0.9	6.5	7.5	99.5

04 CONTEXT & CHARACTER ANALYSIS

NO. 28 SHEPHERDS CLOSE

Shepherds Close : House numbers 18 - 27

DESIGN & ACCESS STATEMENT



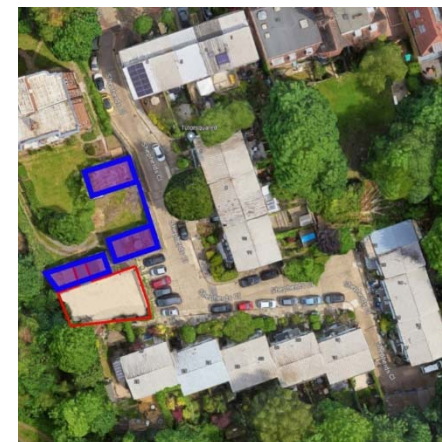
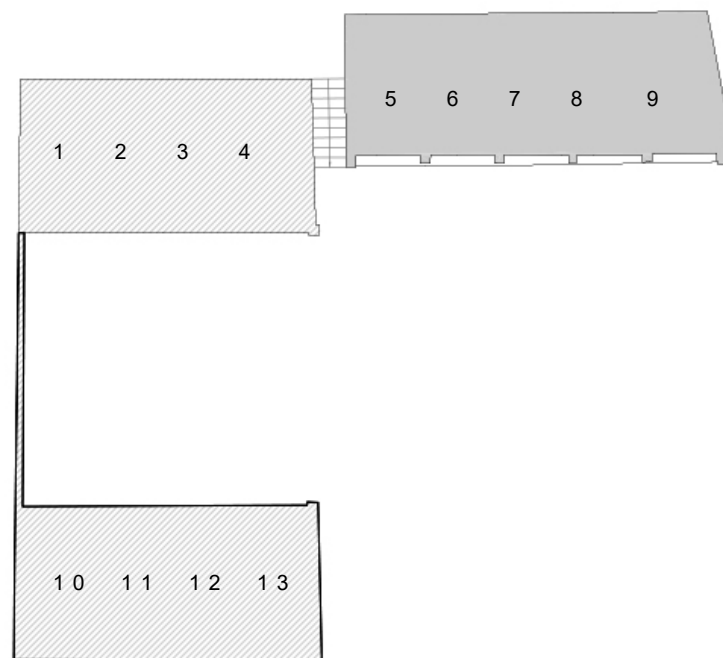
House number	Width of house (m)	Setback from footpath (m)	Width of footpath (m)	height of house (m)	height off ground level	Average floor area (m2)
Houses 18 - 27	5.2	2.1	2.3	6.5	5.3	99.5

04 CONTEXT & CHARACTER ANALYSIS

No. 28 SHEPHERDS CLOSE

Shepherds Close : Garage numbers 1 - 13

DESIGN & ACCESS STATEMENT

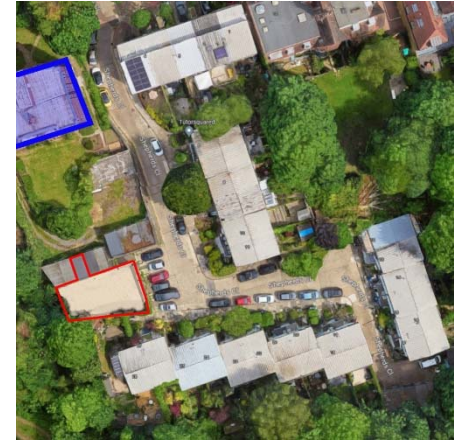
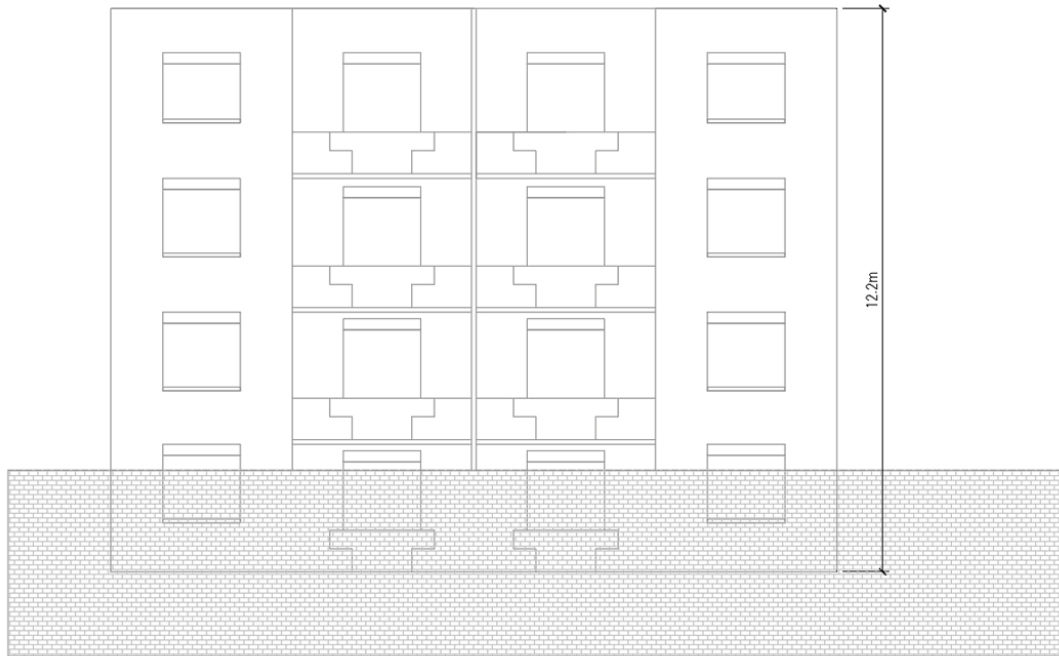


04 CONTEXT & CHARACTER ANALYSIS

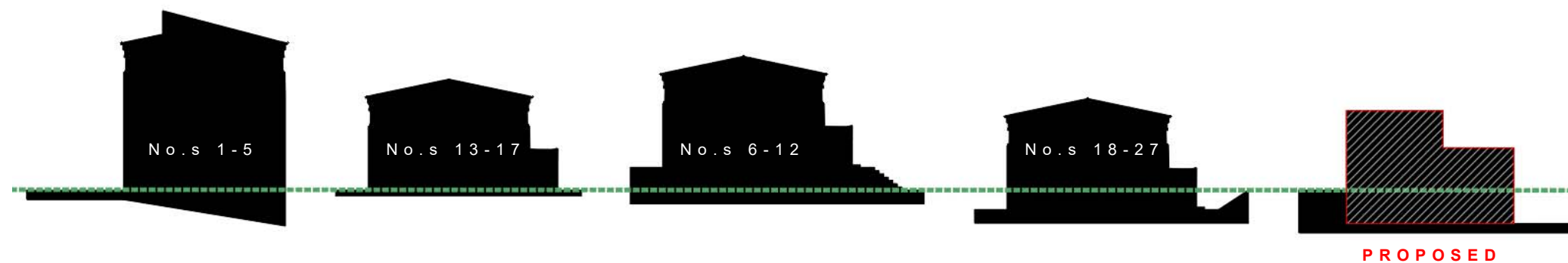
Eton Court

No. 28 SHEPHERDS CLOSE

DESIGN & ACCESS STATEMENT



Shepherds Close : Cross sections



Shepherds Close : Front gardens



Shepherds Close – attractive front gardens and streetscape



No. 6 Denewood Road Highgate – scope for similar landscaping and streetscape



Scope for similar setback: private – yet open - front garden, courtyard and entrance sequence