

Ashley Park Road

Walton-on-Thames

The project comprises the development of 22 social rented and shared-ownership flats on the site of former sheltered accommodation at Ashley Park Road, Walton-on-Thames for Rosemary Simmons Memorial Housing Association (now [Crown Simmons Housing](#)). The site is characterized by several protected trees and a mature landscaped garden to the rear of the original property.

Rosemary Simmons Housing Association set high environmental standards for the development, including Code for Sustainable Homes target ratings of level 5 for the social rented housing and level 4 for the shared ownership accommodation as well as design to Lifetime Homes Standards for all dwellings.

The design employs Structural Insulated Panel (SIPS) prefabricated timber construction for the main structural carcass of the building. The external envelope will achieve higher standards of thermal performance and air-tightness than those currently required by Building Regulations. The development will be heated with a biomass-fuelled District Heating System providing underfloor heating and hot water to all units. 100% of internal and external lighting fittings will accept low energy lamps.

The design is arranged as a mixture of two and three-storey blocks to the south and west of the site, enclosing the existing gardens for the new residents and protecting the mature trees already on site. The building mass is strongly modelled with changes of plane, deep roof overhangs and projecting bay windows characteristic of residential properties in the area. Dark brick and pale timber cladding is designed to allow the buildings to recede within the fine landscape setting of the site.

Client: Rosemary Simmons Memorial Housing Association (now [Crown Simmons Housing](#))

Photography: [Final Touch Advertising](#)











