

Lionel Road Liaison Group

24th March 2015



BRENTFORD
COMMUNITY STADIUM
More than just a football club



WILLMOTT DIXON

SINCE 1852

Our Business

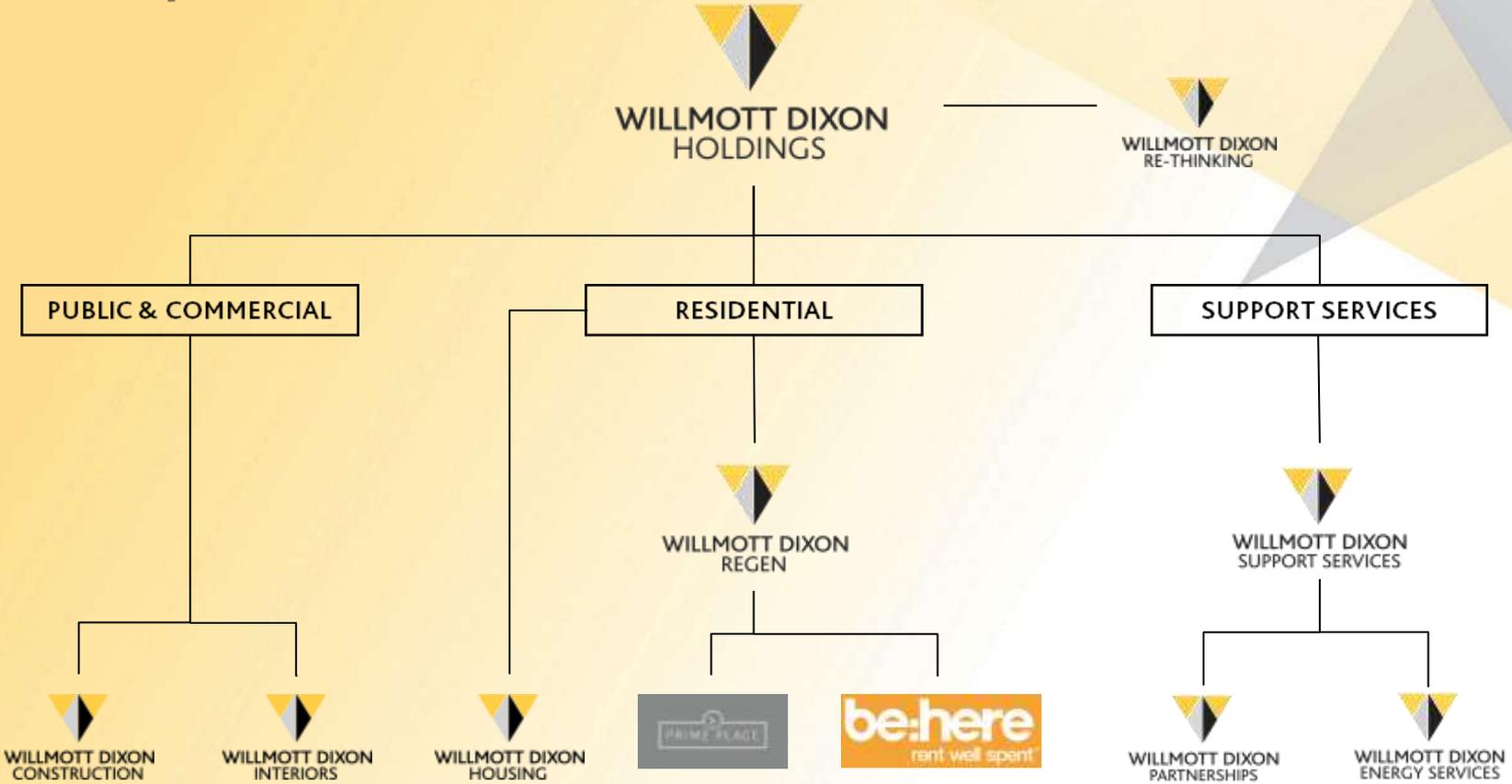
- » £1.25bn turnover privately owned
- » Group Chief Executive, Rick Willmott
- » National reach
- » Carbon neutral
- » Willmott Dixon Foundation – Invest £1m+ a year in communities
- » Building's Major Contractor 2011 and 2013, Queen's Award for Enterprise 2014
- » More project management gold medals than any company



WILLMOTT DIXON

SINCE 1852

Group Structure





PRIME PLACE

Prime Place

- ❖ Homes for Sale
- ❖ High quality mixed use developments in London and the South East
- ❖ Joint Venture partners with local authorities and landowners
- ❖ Reputation for bespoke design and a focus on place making
- ❖ A regeneration specialist

Be:here

- ❖ High Quality Homes for Rent
- ❖ First purpose built homes for rent in London at Aberfeldy
- ❖ Building communities
- ❖ Professionally managed homes for the long term

Brentford Community Stadium Masterplan

DUFFY SITE
275 residential units

PRIME PLACE

CENTRAL EASTERN SITE
190 residential units

be:here

CAPITAL COURT SITE
205 residential units

be:here

PRIME PLACE

CENTRAL SOUTHERN SITE
240 residential units

PRIME PLACE



Meet the Team



Prime Place:

- ❖ Brian Brady (Managing Director)
- ❖ Adam Norton (Land Director)
- ❖ Peter Lackey (Development Director)
- ❖ Simon Taylor (Planning Manager)

Willmott Dixon Housing

- ❖ Nivene Powell (Community Liaison)

Carter Jonas Planning

- ❖ Richard Jones (Planning Director)
- ❖ David Williams (Planning Associate)

Be:Here

- ❖ Paul Boulter (Development Director)

Broadway Malyan Architects

- ❖ Peter Vaughan (Lead Architect)
- ❖ Laura Cassulo (Project Architect)

WSP Highways

- ❖ Joe Ellis (Highways consultant)

Project Scope



- ❖ Deliver a new 20,000 seat community stadium for Brentford
- ❖ Deliver high quality residential development on enabling sites
- ❖ Planning Permission granted in June 2014
- ❖ Provides a permitted residential envelope and design code forming our scope
- ❖ Design a high quality scheme for 910 homes within the permitted envelope
- ❖ Particular emphasis on “quality of the space and the place”
- ❖ Proposals achieve about 30% reduction from permitted envelope

Design Phase



- ❖ Working on the detailed design of enabling residential development
- ❖ Reserved Matters planning applications in June 2015
- ❖ Discharge of planning conditions
- ❖ Design team, led by Broadway Malyan, working to deliver high quality scheme
- ❖ Ongoing community engagement
- ❖ Public exhibition planned for May 2015

Construction Phase



- ❖ Willmott Dixon Housing & Buckingham Group
- ❖ Start on Site planned for end of 2015
- ❖ Stadium delivered during 2017-18 season
- ❖ Considerate contractor scheme
- ❖ Ongoing Community engagement
- ❖ Construction management plan to be agreed with Hounslow Council

