



Award Category: Retrofit for the Future sponsored by Willmott Dixon

Project: The Maltings/The Old Malt House – reception, administration centre, offices and drama studio
Stevenage

Client: The Thomas Alleyne Academy

Contractor: Conamar Building Services Limited



The scheme involved the transformation and re-fit of a derelict, Tudor Grade II* Listed Building to create a new reception, administration centre, offices and drama studio.

Listed Building requirements dictated that refurbishment works should not touch or damage any part of the building's frame. The interior of the building was subdivided to create a new drama studio in one third of the building, and a new reception area, offices, medical room and kitchen in the rest of the building.

Bespoke windows and external doors were created, and new gates were installed to provide access to the campus. The reconfiguration of the entrance has improved security, ensuring that visitors cannot mix with pupils until they have been identified.

The environmental footprint and whole life cost of the building has been reduced due to the installation of new windows and doors, and internal walls which have created smaller more efficient rooms to heat. Modern heating and lighting controls also help to improve energy efficiency.

Judges comments:

“The judges were impressed with the adaptive reuse of this Grade II* listed building, which now forms the public face of a school. The site has a long history, including use as the famous Vincent motorcycle factory from 1928-55, now commemorated with a blue plaque. The legendary Vincent Black Shadow motorbike which held the world speed record of 150mph (240kph) was designed and hand built here. This reuse as school reception and offices was preceded by several years on the heritage-at-risk register, and has effectively saved the building. The insertion of a reversible inner lining has improved energy efficiency and comfort. The adjacent music and drama studio conserves the internal roof structure and fabric sympathetically.”