



**Award Categories:** Design Excellence – Housing Development sponsored by bcm

**Project:** Hemming Way, Watford

**Client:** Rockwell Homes

**Architect:** Black Architecture Limited



## **BuildingFutures Awards | Case Study**

Hemming Way in Watford is a development of 32 100% affordable homes. Comprising a mix of one and two bedroom houses as well a recreation ground, creating a distinct character for this location.

Community engagement was a key factor, ensuring that this development was created with the whole community in mind. Sustainability initiatives such as PV roof installations contribute to lower energy usage and the creative design process identified opportunities without the need for increased capital expenditure. All of which has resulted in a development that provides good quality dual aspects homes with enhanced building fabric performance, sheltered private amenity space and a much-improved public realm for the wider community.

### **Judges' Comments:**

“The overriding comments for this scheme was how it has been an excellent urban design response and solution for the site. It’s a great example of how holistic thinking regarding land ownership can help transform an area, create safe routes and improve connections.”

“The building has been developed within a tight budget and an example of what can be delivered by collaborative teams who look beyond site boundaries to deliver wider benefits.”