

Social Housing and the Design of Green Infrastructure

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Green infrastructure is the green and blue features of natural and built environments and the connections between them that provide benefits for people and nature.

Includes: Parks, woodlands, trees, play spaces, allotments, community growing spaces, outdoor sports facilities, churchyards and cemeteries, swales, hedges, verges, green roofs and gardens. Blue features include rivers, lochs, wetlands, canals, ponds, porous paving and sustainable urban drainage systems.

Connections: Paths, cycleways and green corridors such as rivers



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Multifunctional

Project Aims - to demonstrate:

- The value of green infrastructure in creating attractive and distinctive places to live
- Benefits of considering green infrastructure alongside, rather than subsequent to, housing and other infrastructure
- Benefits of closer , more meaningful partnership working and community engagement
- There is a sound business case for better green infrastructure, particularly with respect to 'wider role' of the sector
- Client needs (no. and type of dwellings) can be met whilst maximising the benefits of green infrastructure within an existing/ allocated construction budget
- Design and process lessons that can be applied to other projects and shared widely



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SNH and Scottish Government Funding: Total of £60k to support one or more projects

Project outline:

- **Partnership approach to developing consultant's brief and appointment of design team**
- **Appointment of design team with excellent track record of delivering good practice in this area**
- **Enhanced community / tenant group engagement**
- **Additional cost consultancy and VFM assessments**

Outputs (phase 1):

- **Exemplar designs**
- **Report on design and process lessons that can be applied to other projects and shared widely**

Outputs (phase 2) 2020/21*

Post construction evaluation

Outputs (phase 3) 2021/22*

Post occupancy evaluation

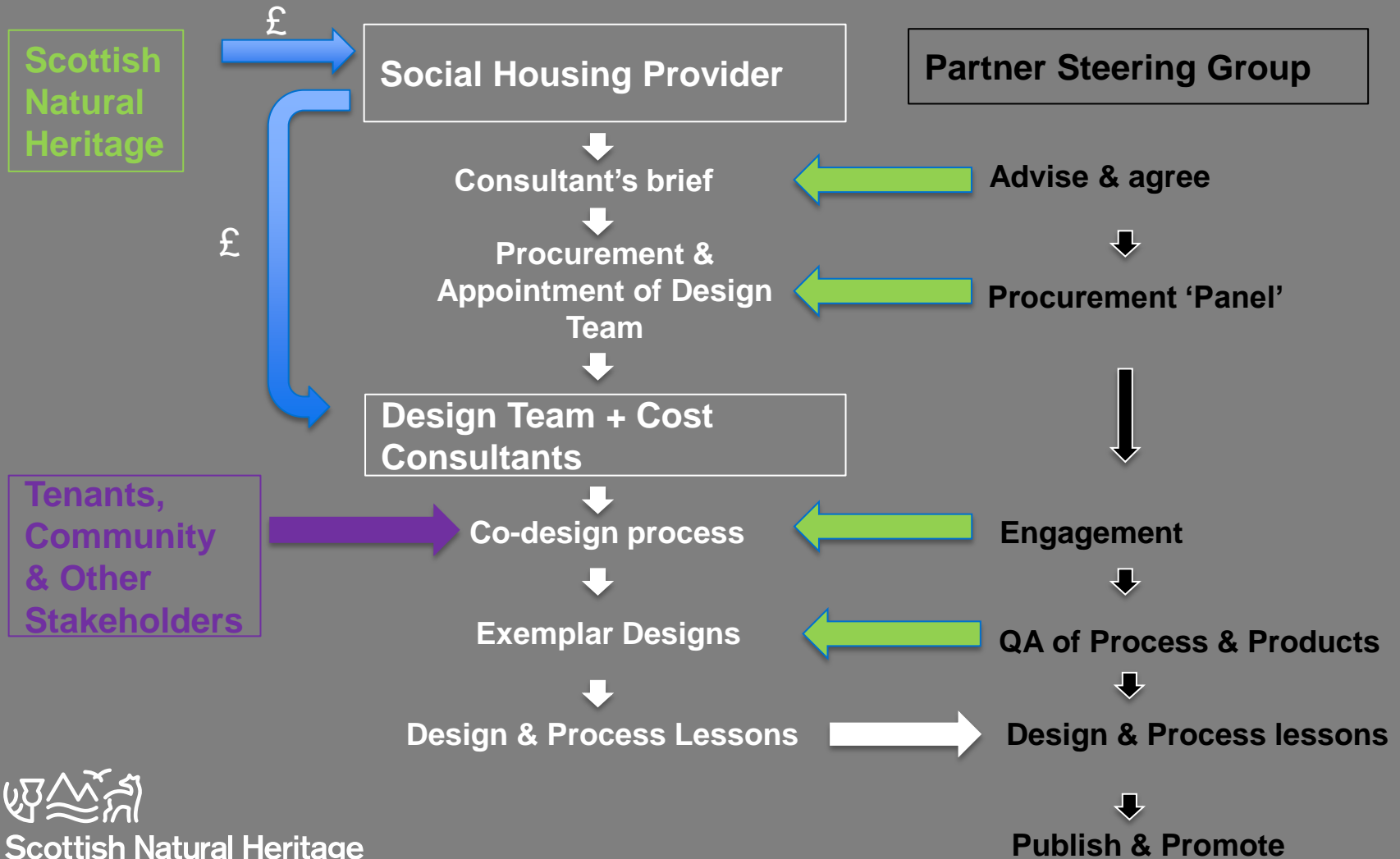


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* Depends on build-out of designs

Project Design





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What kind of proposals are we looking for? – location, nature , scale

- regenerate areas of multiple disadvantage - current lack of accessible, good quality greenspace in the local neighbourhood
- no minimum or maximum size
- sites that include or are likely to include some significant areas of shared open space capable of supporting a range of functions that would benefit people & nature
- could be small, constrained sites with opportunities for innovative designs (e.g. green roofs and green walls)
- green infrastructure addresses constraints such as surface water issues, noise and air pollution, car parking provision, landform
- commitment to embrace best practice - promoting the principles in Scottish Government guidance
- no ‘show stoppers’



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What kind of proposals are we looking for?

Timing, Process, Delivery

- **Developed Designs & Costings (approx.RIBA Stage 3) by end of f/y 19/20**
- **Built-out and occupied within 2-5 years of finalising design**
- **Partnership with the community and with existing or prospective tenants**
- **Opportunity for meaningful partnership and co-production of designs with other relevant stakeholders (e.g. Scottish Water, Health and Social Care Partnerships).**
- **Sites where a design team have already been appointed to a fixed brief less likely to be successful.**



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Timetable (indicative)

22 January 2019	Project Launch – call for interest
<u>22 February 2019</u>	<u>Deadline for expressions of interest</u>
5 March 2019	Select social housing provider partner
29 March 2019	Conclude partnership agreement & client brief
19 April 2019	Appoint design consultant
May 2019	Site appraisal and stakeholder engagement
Sept - Dec 2019	Exemplar designs and VFM assessment concluded
December 2019	Publish VFM and designs/ process lessons report
<i>Phase 2 2020/21</i>	<i>Post construction evaluation*</i>
<i>Phase 3 2021/22</i>	<i>Post occupancy evaluation*</i>

* Subject to build-out



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Expressions of interest 22 February 2019

Form (1 side of A4) at:

<https://www.sfha.co.uk/>

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