

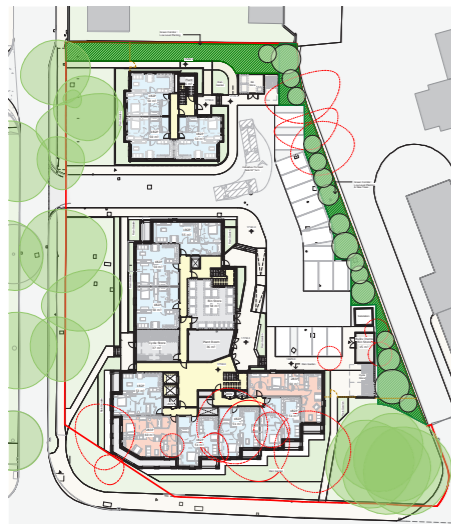
SUNNYSIDE HOUSE, BRIDGEND



LOCATION: BRIDGEND
CLIENT: LINC CYMRU
COMPLETION: ONGOING
VALUE: £8.5M
SIZE: 65 APARTMENTS
SERVICE: ARCHITECTURE, LANDSCAPE
SECTOR: RESIDENTIAL
LANDSCAPE: AUSTIN-SMITH:LORD
STRUCTURES: JUBB
COST CONSULTANT: EXPEDITE
M&E: DRAC CONSULTING

The Sunnyside House project seeks to address an urgent need for affordable housing in Bridgend by providing 65 high-quality, sustainable homes for social rent in close proximity to the town centre. The Site provides an opportunity for a landmark building to accentuate the corner of Sunnyside Road and Angel Street; providing a key wayfinding marker for the adjacent Sunnyside Health Centre and the Sunnyside Wellness Village and continue the ongoing regeneration of the local area.

All homes are to be designed to the latest Welsh Government Development Quality Requirements (WGDQR 2021). In doing so, the homes will target RNIB Visibly Better and Secure by Design Gold standards. The buildings will target an EPC A rating and will be designed to Lifetime Homes Standards.



The project presented several design challenges one of which was a number of mature trees spread throughout the site, with a row of 'boulevard' trees along Sunnyside Road and another run of trees on Angel Street. The proposal aims to retain as many of these trees as possible whilst still delivering a viable scheme. A nature corridor will be introduced to provide a new route between ecological areas on the site.

As a building on a prominent corner plot, it will provide a transition from the large scale leisure, civic and health facilities located along Angel Street to the smaller residential scale found on Sunnyside Road. Six stories are proposed for the southern part of the site to accentuate the corner before dropping down in scale, ultimately to two stories along the northern part of the site. A high quality design was required to help justify the proposed scale of the development.

The scheme will feature a sustainable design to reduce both CO2 impact and running costs for tenants across the site. A sustainable urban drainage strategy has been designed to incorporate a series of raingardens. As the homes will be for social rent car ownership is expected to be low, and provision is based on one space per ground floor apartment with additional visitor spaces provided.

