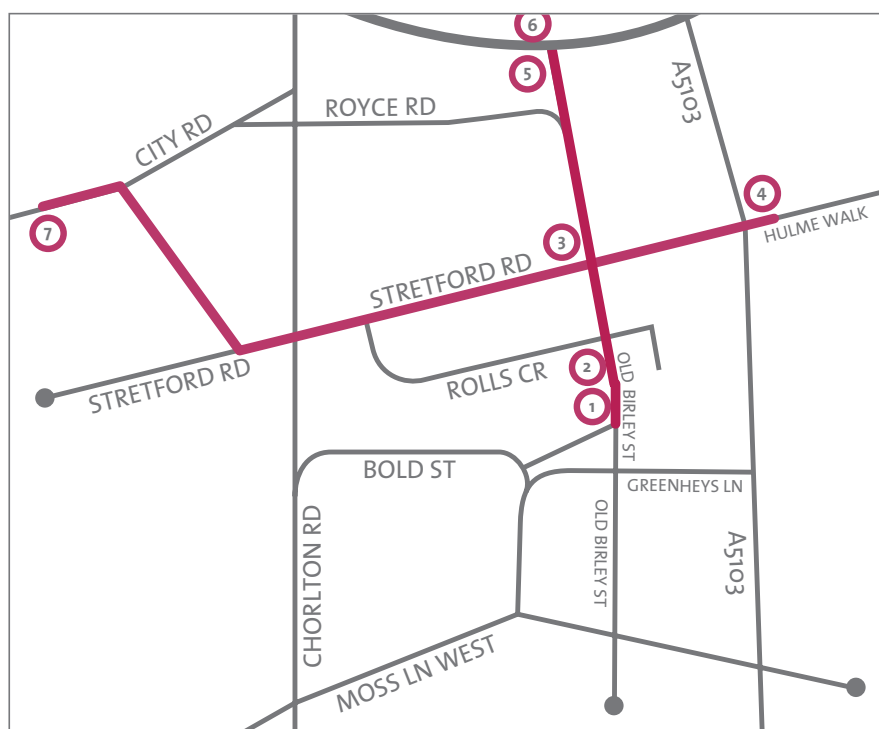


CITY TOURS: HULME

The Hulme City Challenge initiative, a £37.5 million government regeneration package, began in April 1992. Hulme's urban plan aimed to repair the damage of post-war and 1960s housing follies and knit together the urban fabric after disastrous segregation and zoning mistakes. It was largely implemented by two local urban-design and architectural advisors, Berridge Lowenburg & Greenberg and Mills Beaumont Leavey Channon (MBLC). Landmark projects in Hulme signify a new era in its development: the Hulme Arch bridge by Chris Wilkinson a symbolic gateway, is recognised nationally for its stunning contribution to architecture and engineering; and MBLC'S celebrated Homes for Change.



THE BUILDINGS

- 01 Homes for Change
- 02 Rolls Crescent
- 03 Zion Arts Centre
- 04 Hulme Arch Bridge
- 05 Hulme Park
- 06 New Mancunian Way
Footbridge
- 07 201 City Road Surgery

CITY TOURS: HULME: 01

Chichester Road, 1996

Architect: Mills Beaumont Leavey
Channon



HOMES FOR CHANGE

Homes for Change are situated where the infamous crescent deck-access maisonettes once stood. This new model of co-operative social housing has taken their place, providing accommodation for large and small families, single parents and first-time buyers. Fully involved throughout all stages of its development, the co-op members demanded a housing scheme that fulfilled their varied needs, with a strong emphasis on social integration and communal activity '18 hours a day'.

Phase 1 features 50 flats of varied sizes to suit diverse lifestyles, providing the development with a richness and vibrancy that is so often missing from social housing schemes in the UK. Built in a U-shaped layout, the flats surround a central courtyard designed for social activity and special events and maintained by the residents. Despite the failings of its predecessor, the developers have managed to satisfy residents' wishes to have deck-access housing, carefully linking all the four- and six-storey buildings together.

Materials for the flats were chosen for minimal maintenance, hardwear, affordability and, most importantly, environmental friendliness. The sensitive use of hard and soft materials provides the development with an unusualness and sophistication that belie its tight budget.

Phase 2 'Build-for-Change' nearby is a £1.5m project by Harrison Ince Architects and is the result of an extensive user participation programme, which aims to capture and sensitively embed user's requirements within the final built scheme. It involves a further 25 new homes, and some town-house style workspace, designed along the southern end of the courtyard, thus completing a working rectangle. The detailed design for this is well underway and will involve many new members of the co-op who have recently joined in the last six months.

Phase 3 has not been fully envisaged, but it would be developed on an adjacent but separate site in Hulme, designed on the same broad principles, and again owned and controlled by the members.

CITY TOURS: HULME: 02

Stretford Road, 1999

Architect: ECD Architects



ROLLS CRESCENT

Rolls Crescent stands on the former Crescent Blocks, a system-built, deck-access development that led to segregation, anonymity and alienation. The new scheme, developed in consultation with the Crescent Blocks previous residents, follows the principles set down by the Hulme Redevelopment Guide. This has resulted in 67 dwellings designed to promote a sense of community, identity and membership with the rest of the city. With a clear distinction between public and private space, a selection of one- two- and three-bedroom dwellings is arranged around three enclosed central courtyards (one on each block). Each dwelling faces outwards with either a private garden or a roof terrace to the rear that backs on to a central meeting place, encouraging neighbourhood surveillance - the scheme complies with the Building Research Establishment's 'Secure by Design' standards. The variety of dwelling types, structural forms, colours and textures, from acrylic render to buff brick and steel balustrading, has resulted in a friendly and humane architecture far removed from the sterility of the off-white concrete Crescent Blocks of the 1970s.

CITY TOURS: HULME: 03

Stretford Road, 1999

Architect: Mills Beaumont Leavey
Channon



ZION ARTS CENTRE

Bright and playful, the Zion Arts Centre occupies an Edwardian former church at the heart of the Hulme Regeneration Area. Built in 1911, the building has been redeveloped to provide dance and music facilities for young people, including studio space for rudimentary ballet classes for 4-5 year olds and rehearsal rooms for national orchestras and choirs.

The new entrance is cheerful and welcoming and has been formed by remodelling the ground and basement spaces at the front of the building. The partial removal of the ground floor has created a 7.5-metre-high space, allowing light from the double-height vaulted windows to flood into the previously hidden basement area. This space is bridged by a curved ramp constructed from two truss frames that form its deck structure and balustrades. The outer balustrade is clad in perforated metal, the inner balustrade in toughened glass panels, and the deck in machine-grooved, kiln-dried southern white pine.

CITY TOURS: HULME: 04

Stretford Road, 1997

Architect: Chris Wilkinson (Wilkinson Eyre Architects)



HULME ARCH BRIDGE

Chris Wilkinson's bridge is a key structure in the regeneration of Hulme. The bridge, a mile south of the city, spans Princess Road, the major arterial route from the city centre to the main motorway network. It is ideally placed to indicate the changing significance of the area to all road traffic travelling beneath the bridge, both in and out of the city.

The single steel arch rises an impressive 15 metres above deck level and 32 metres from Princess Road beneath it. Diagonally rotated, with a 50-metre span, it allows traffic to travel in both directions along Stretford Road, while maintaining a strong sense of presence. Slender spiral-strand steel cables support the main deck below. The Hulme Arch Bridge successfully demonstrates that dramatic architectural gestures can maintain their elegance through 'clarity of intent and simplicity. The bridge is a fitting complement to Hulme's regeneration plans, a focal point to the gateway of the city.

CITY TOURS: HULME: 05

Hulme, 2000

Architect: Landscape Projects



HULME PARK

Hulme Park is the first large scale park to be created in Manchester in the last 50 years at a cost of over £3m, linking Stretford Road to Castlefield.

Its success is predominantly due to the many participants involved in its development. Firstly, Hunt Thompson Associates ran a Community Planning weekend in November 1992 which led to a major feasibility study. Consequently, a competition brief was issued which was won by a team that included Ian Simpson Architects; Landscape Projects; Simon Fenton Partnership and HRL.

The park's design and completion is a testament to the extensive public consultation process, as a consequence major adjustments were made. It combines a diverse range of community and leisure activities that include equipped play areas; equipped sports areas; a new public square and a general open space. Hulme Park offers a sensation of openness which provides a welcome contrast to the surrounding urban density of Hulme.

CITY TOURS: HULME: 06

Hulme, 2002

Architect: Arca



NEW MANCUNIAN WAY FOOTBRIDGE

The pedestrian footbridge links Hulme Park with Knott Mill and Manchester City Centre. Opened in 2002 it is one of Europe's largest timber footbridges and was the last major project commissioned by the area's regeneration organisation, Moss Side and Hulme Partnership.

The bridge was a result of a design competition managed by Moss Side and Hulme Partnership for a 'landmark' bridge which also 'symbolically' reconnects Hulme with the City Centre. It is principally designed for sole use by pedestrians and cyclists from Hulme Park allowing them to cross the busy Mancunian Way beneath the bridge. The superstructure is formed from a single 150m long steel frame with a cantilevered deck. Celebrated for its use of environmentally sustainable materials and elegant form, the bridge is an intelligent and creative response to a difficult and challenging brief.

CITY TOURS: HULME: 07

Hulme, 2002

Architect: Arca



201 CITY ROAD SURGERY

201 City Road is in the St George's area of Hulme, a district of bleak inner-city housing designated for regeneration. As part of Hulme's City Challenge Initiative the architects have designed a building that contributes to this process and fulfils the city's desire to provide a better and safer environment for local people.

The building is situated between 1950s local-authority housing, a four-storey terrace to the north-west of the site and a row of terraces to the north-east. By responding thoughtfully to the scale of the surrounding area the architect has designed a two-storey building that is not only impregnable to drug thieves, but that also provides a welcoming and comfortable environment.

To meet the City Challenge Initiative requirements the surgery had to work at street level and reinforce the building line; this has been successfully achieved. Externally, a series of architectural mechanisms cleverly manipulate the building's scale, giving it greater impact on the street. The most impressive statement is a boomerang roof; with its 'V' balanced upon a column above the exposed steel lintel of the recessed entrance, it appears to hover above the building. This impression of detachment is enhanced by a glazed clerestory that allows light to filter through the building. Of 'plywood stressed-skin monocoque construction', the roof is an excellent deterrent to burglars.