

shedkm



officework



“In this highly competitive category, shedkm has demonstrated not only a great understanding of the office environment but how inventive working spaces can be created from seemingly redundant buildings.”

BD OFFICE ARCHITECT OF THE YEAR AWARD 2008

officework

fort dunlop
soapworks
bunker
matchbox
ruskin square
ashfield healthcare
matchworks
vanilla factory
circus street

clients

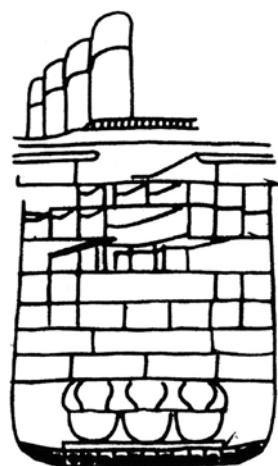
abstract securities, argent, ashfieldin2focus, bildurn,
capital & centric, the carlyle group, cathedral group,
downing, frenson ltd, merepark, nikal, psion, stanhope,
urban splash

From speculative regeneration projects to a bespoke headquarters building, over the last decade shedkm has refined its imaginative and cost effective approach to creating high quality office environments.

Recognition of shedkm's expertise culminated in the 2008 Building Design Office Architect of the Year Award: Fort Dunlop, a 350,000 ft² mixed-use regeneration project, ten years in the making; and the Matchbox, a new build steel and glass pavilion in the grounds of the Matchworks development.

The knowledge gained from these projects has since been applied to a variety of new schemes for new clients, in Salford, Brighton and Croydon. At Soapworks, an enhanced 'Fort Dunlop strategy' of creative re-use has been applied to a group of redundant industrial buildings as part of the Salford Quays reinvention. At Ruskin Square a new exoskeleton framed model is awakening a renewed interest in the Borough of Croydon.

The featured projects have a common thread. None have benefited from lavish budgets but a great return has been realised by the thoughtful application of limited resources: high architecture with added value.



fort dunlop

project type	regeneration of a disused warehouse
location	birmingham
client	urban splash west midlands ltd
size	35,528 m ² and 100 bed hotel
procurement	two stage tender/design and build contract
awards	riba award 2008 bco regional and national award 2008 bura 2008 - best practice in regeneration civic trust president's choice 2009 roses design award 2009 - silver bco test of time award 2012
contract value	£45 million
cost/m ²	£1,098/m²

Daniel Hopkinson



Fort Dunlop is the largest speculative office building outside of London and it was 97% let two years ahead of schedule.

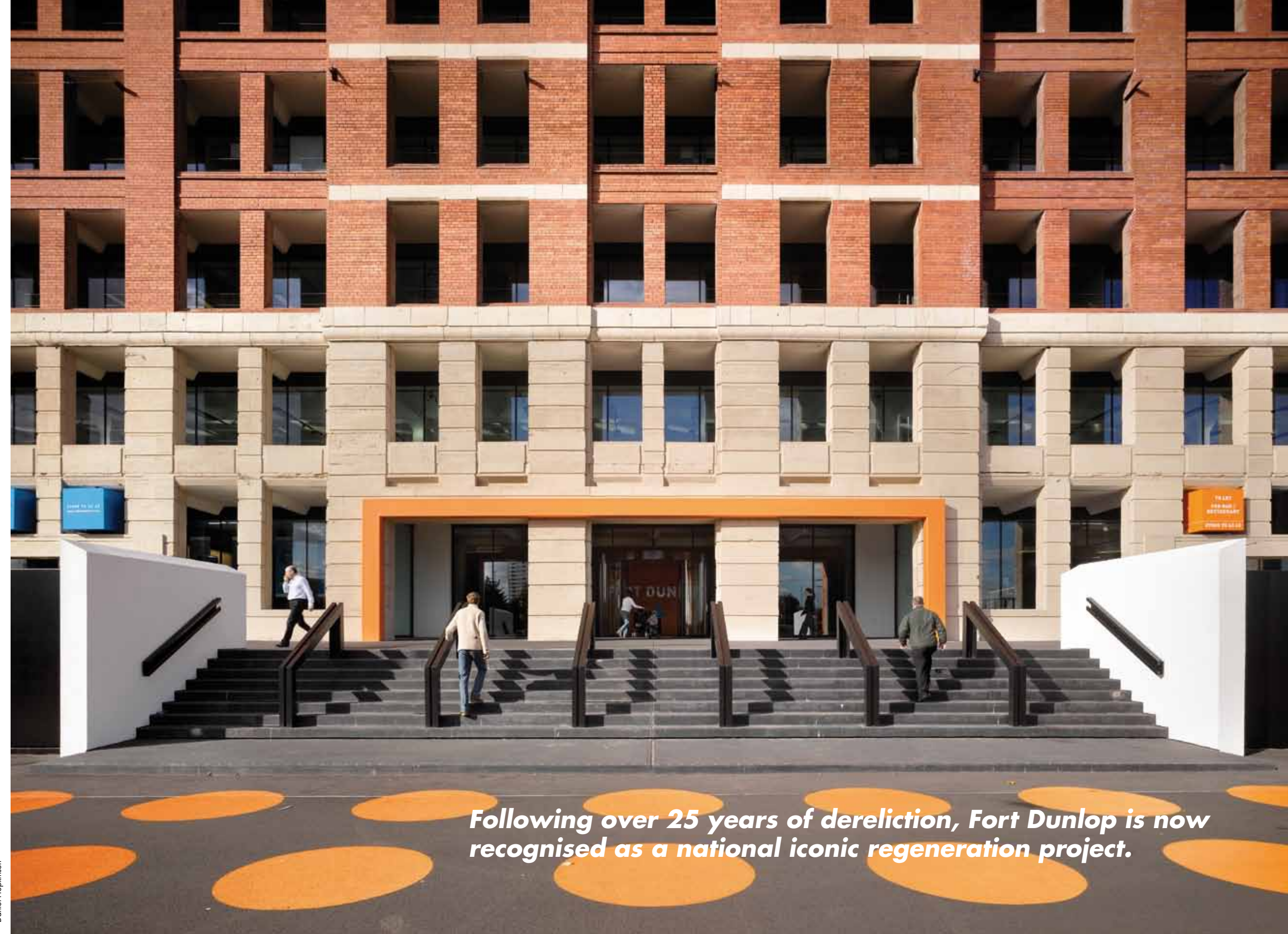


Derelict for 20 years, this once iconic tyre factory next to the M6 had become an eyesore and a negative symbol at odds with Birmingham's regeneration. shedkm developed a rational approach to the concept of transition and change of use. Working with the existing frame and deep plan we created flexible floorplates for a market-led approach to office occupation, with units from 1,000 to 53,000 ft².

Although speculative and budget driven, every architectural move was to be bold and strong, reactive to the scale of the existing structure and driven forward with integrity. This approach allowed the existing building to be showcased as a 'relic' of its former self, with clearly expressed new office, retail and hotel insertions.

The delivered scheme was first developed in 2002 and a mixed-use overlap planning consent was gained within eight months. A further application enabled the new build hotel consent the following year, allowing a pre-let to be secured for Travelodge whilst securing funding for the speculative office element via Advantage West Midlands.

Fort Dunlop's success is clear both from the multitude of design and business awards accumulated since its completion, and the fact that the building was 97% let two years ahead of expectations, together with its 2012 BCO Test of Time Award.



Following over 25 years of dereliction, Fort Dunlop is now recognised as a national iconic regeneration project.



Daniel Hopkinson

More than an office refurbishment, the striking architectural insertions house an anchor hotel tenant, supportive retail facilities, a new build clear-span penthouse and communal roof garden.

shedkm played a critical role in helping to evolve the brief for this building. At just £100/ft² construction costs, a cost efficient and truly sustainable project has been created.



shedkm



sheekm

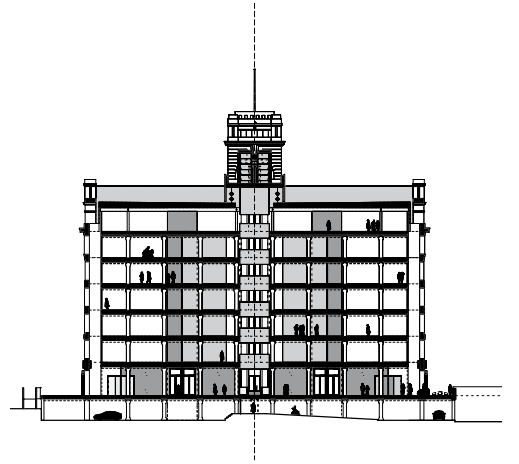
Awards range across all sectors highlighting the building's success for both client and designer - BURA, Regeneration and Renewal, BCO National, Property Week, Insider, Roses Design and RIBA - the list goes on and is topped by both the inaugural Civic Trust President's Choice Award 2009 and BCO Test of Time Award 2012.

Daniel Hopkinson

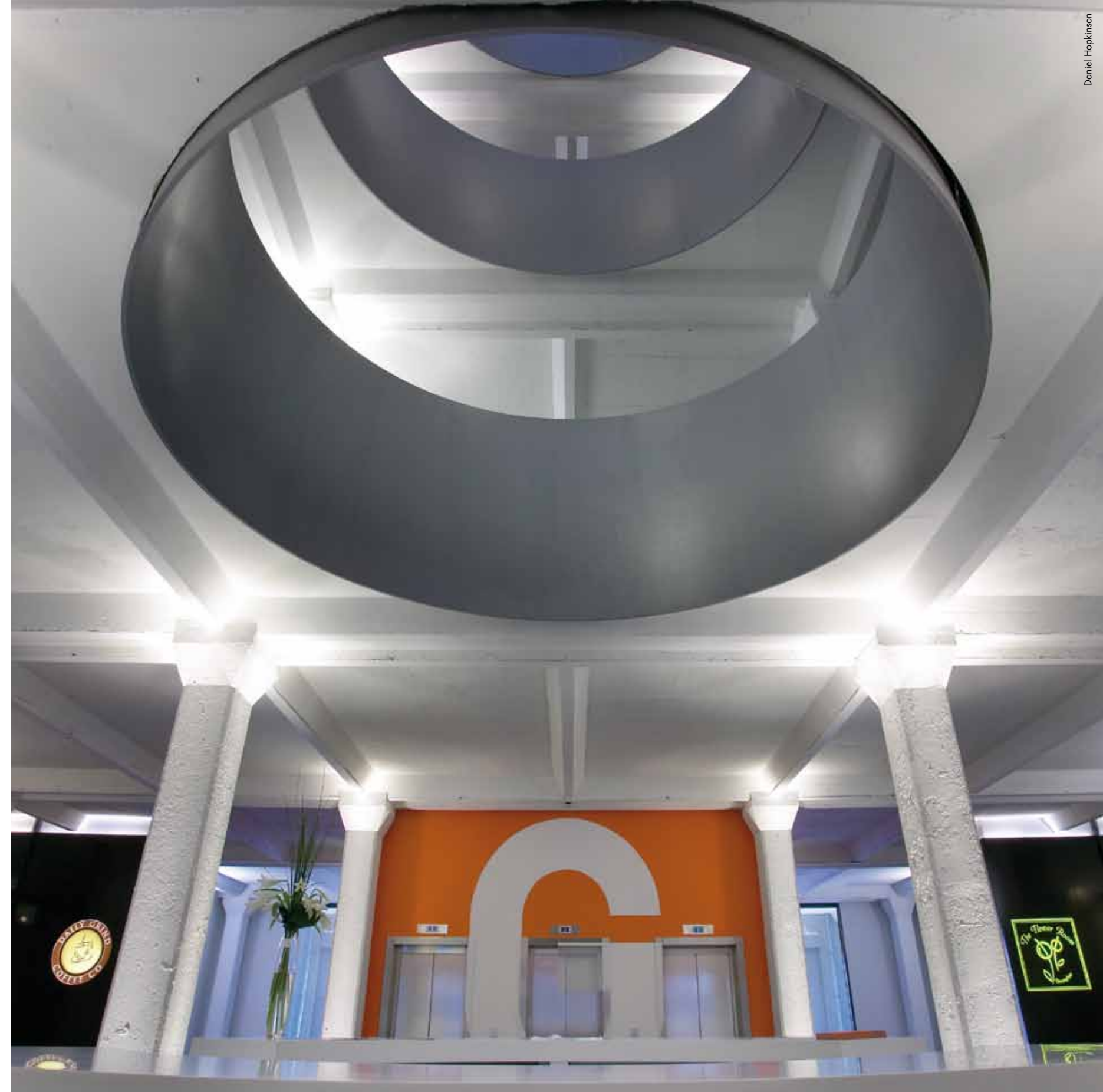




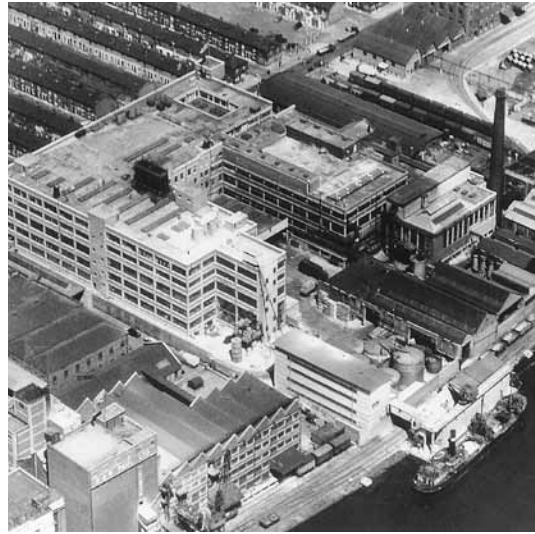
shedkm



With 65 tenants and units ranging from 1,000 to 50,000 ft², shedkm's design created over 300,000 ft² of flexible Cat A workspace able to react to any market led enquiry.



Daniel Hopkinson

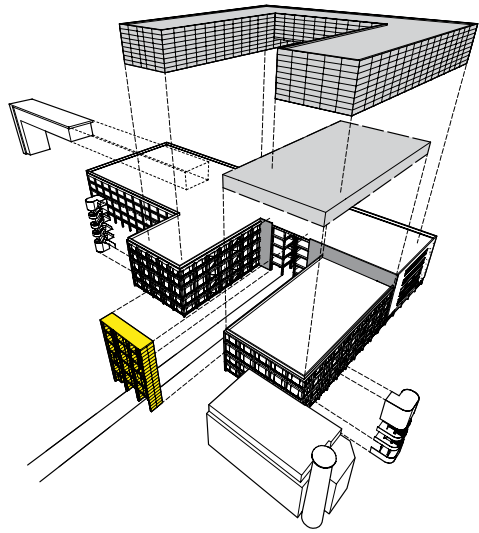


A stunning transformation of the former Colgate Palmolive factory building and site.

soapworks

project type	regeneration of a disused factory
location	salford
client	the carlyle group, abstract securities, nikal
size	phase 01 1,858 m ² phase 02 23,225 m ²
procurement	design and build
contract value	phase 01 £2.2 million phase 02 £18.5 million
cost/m ²	phase 01 £1,184/m² phase 02 £798/m²





The Colgate Palmolive factory was purchased in 2007 by the Carlyle Group as a commercial venture within the Media City UK boundary. The joint development partners, Abstract Securities and Nikal, then ran an invited architectural competition with the intent of triggering a new approach to the site and existing structures.

shedkm's winning scheme proposed a rationalisation of the existing buildings together with new build opportunities at rooftop level and a masterplan for the site. This offered the client an instant economic solution for the re-use of the factory's inherent assets whilst maximising planning gain and value across the wider site. A hybrid full and outline planning permission was subsequently secured with overlap consent (including office, retail and hotel use), enabling the flexible design to react to all market-led enquiries.

The vision has developed under tight commercial budgets and within a challenging economic climate but has continued to strive to remain a design-led, deliverable solution. Testament to this vision and management of budget has been the speculative delivery of phase one (The Boilerhouse) via a Design and Build Contract with Bowmer and Kirkland closely followed by phase two (part delivery of the main building) via a Design and Build Contract with Galliford Try.



shedkm were awarded this project following an invited design-led competition... having convinced the tri-party client team of not only their ability to re-invent this difficult building, but also deliver an award winning commercially successful scheme.



shedkm

The disused Colgate Palmolive factory presented many challenges but also a chance for re-branding and creation of a new 'address building' within the developing Media City UK boundary.

Jack Hobhouse



shedkm have unlocked the previously walled site with their vision, linking the neighbouring residential community back to the canalside via a series of landscaped routes across the site.



Jack Hobhouse



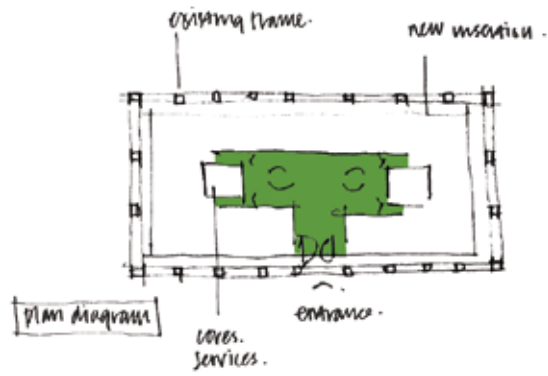
Speculatively driving forward phase one during a recession has demonstrated the holistic client, developer, agent and architect's belief in the wider bold vision for the site.



Jack Hobhouse



Jack Hobhouse



bunker

project type regeneration of a disused building
location liverpool
client capital & centric
size 1,670 m²
procurement design and build

contract value **£2.2 million**
cost/m² **£1,334/m²**





shedkm

The Bunker has been developed specifically with small local businesses in mind and the unit size and flexibility of floor divisions reflect this.

The former Littlewoods storage building known as the Bunker was remodelled to provide flexible office space for developer Capital and Centric.

The character of the building is retained by pulling in the new building line to accentuate the existing concrete frame.

The external finish of dark grey painted concrete frame and grey cement particle boards is contrasted by yellow vent panels within the window frame components.

Internally, a reglit rooflight allows natural light into the centre of the building while reglit walls line the atrium feeding light into the office units. This diffused light is ideal for use in offices as the semi-opacity it creates provides a certain amount of privacy.

It is intended that the Bunker becomes the trigger for wider redevelopment of the neighbouring Littlewoods Building.

Jack Hobhouse





Both internally and externally, materials for new elements were selected to be robust and durable with long life expectancy to reduce the overall building life-cycle embodied carbon by extending the building life-cycle.



Littlewoods is a historic landmark building on entry to Liverpool by road. A symbol of previous prosperity, shedkm relish the opportunity to transform this icon into modern enticing workspace.

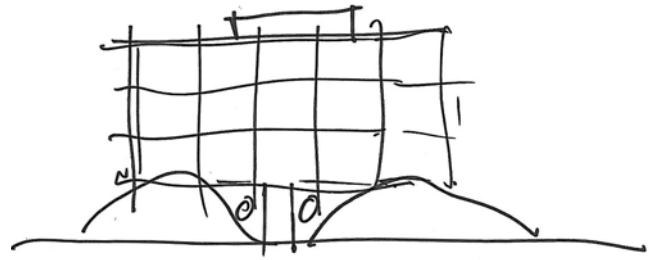
In a difficult market, Bunker has been an important first phase of the wider Littlewoods masterplan. Much like Boilerhouse to Soapworks, it is envisaged that its success will stimulate wider investment in the area.

shedkm continue to work alongside developer Capital and Centric in reacting to occupier demand, and are currently moving forward with plans for film studios and associated workspace in the main building.

shedkm's passion for regeneration reaches further than the re-use of structure and we are delighted to be associated with the re-brand and re-occupation of this former icon of Liverpool in much the same way as our contributions to Birmingham's Fort Dunlop and Salford's Colgate Palmolive factory.

Re-invention and re-purpose underpins much of our work in creating new environments in which to undertake business.





matchbox

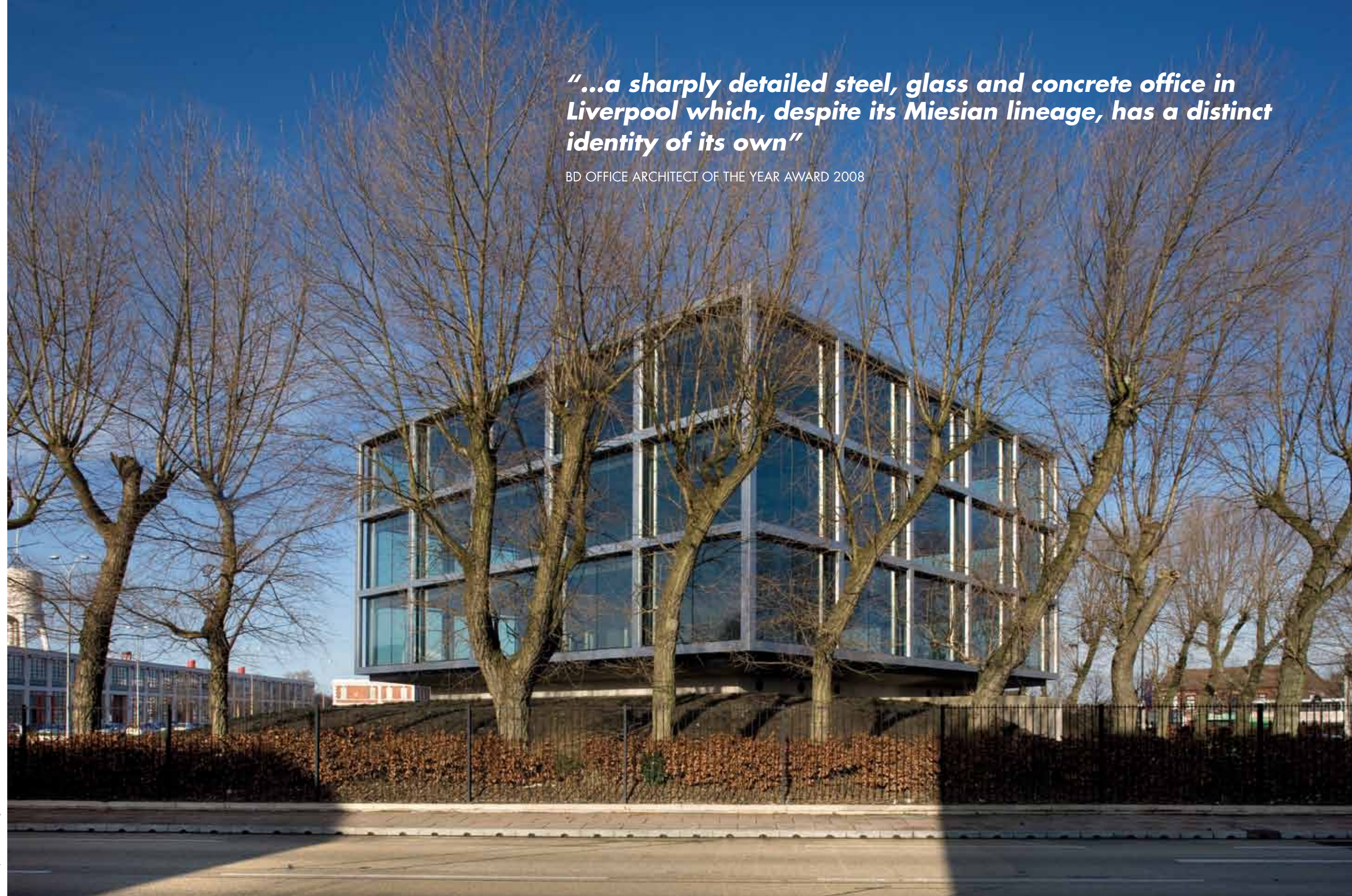
project type new build office pavilion
location liverpool
client urban splash
size 4,300 m²
procurement design and build
awards bd office architect of the year 2008
roses design bronze award 2009

contract value **£3.5 million**

cost/m² **£814/m²**

“...a sharply detailed steel, glass and concrete office in Liverpool which, despite its Miesian lineage, has a distinct identity of its own”

BD OFFICE ARCHITECT OF THE YEAR AWARD 2008



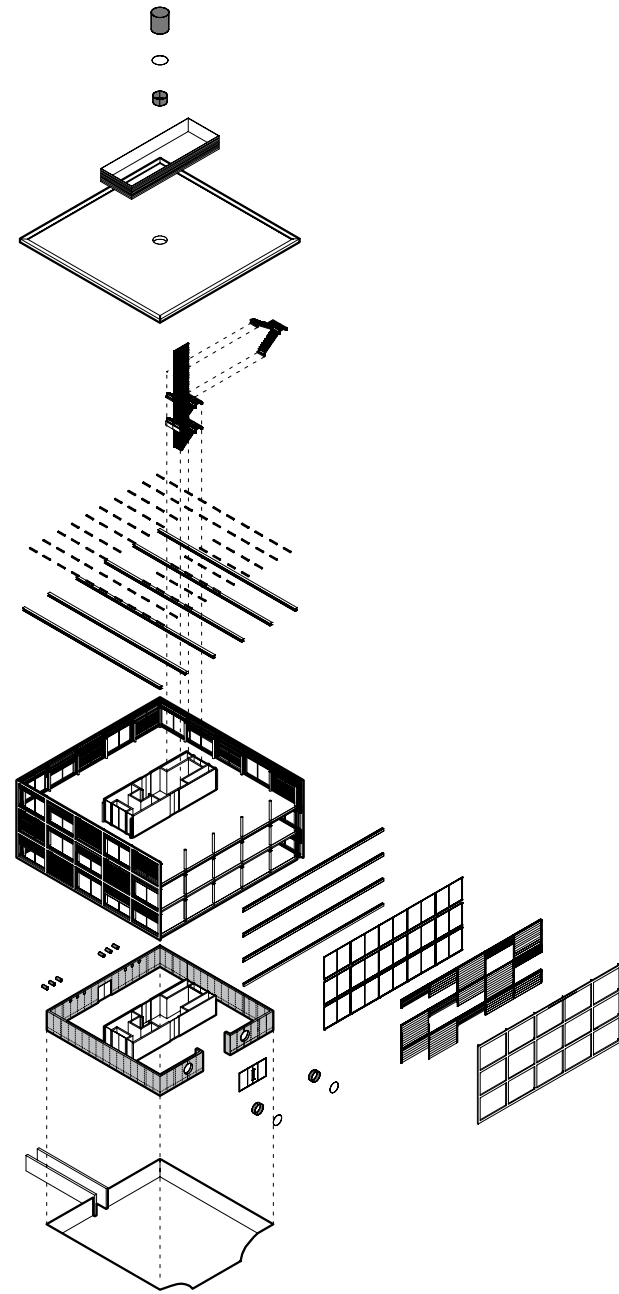
Matchbox is a striking, fully glazed office building which sits at the front of the Matchworks business park. It provides 4,300 m² of Grade A office space and is designed to be let to a regional company HQ or let floor by floor.

The Matchbox is a steel and glass pavilion placed diagonally at the corner of the Matchworks site. It contains three floors of open plan, flexible, air conditioned Cat A office space arranged around a central staircase and lift core with a ground floor reception, services and conference room facility.

The logic of the plan is carried right through to the fine detail. The structure and services have been carefully designed to allow sub-division into two or four units per floor without compromising the unity of the building as a whole.

Matchbox is an example of acutely detailed concrete, steel and glass architecture with reference to the work of 20th century architects Mies Van Der Rohe and Craig Elwood. The Matchbox is clear, simple and has the directness of a classical pavilion with a sweeping semi-circular driveway and formal entrance.

The form and diagonal positioning of the Matchbox in relation to the other buildings on the site sets it apart, announcing it as the 'gatehouse' to the entire Matchworks development. Its prominent location on the main boulevard from Liverpool John Lennon Airport into the city centre has given the building a prominence and significance beyond its modest size; it is a symbol of Liverpool's rediscovered confidence.

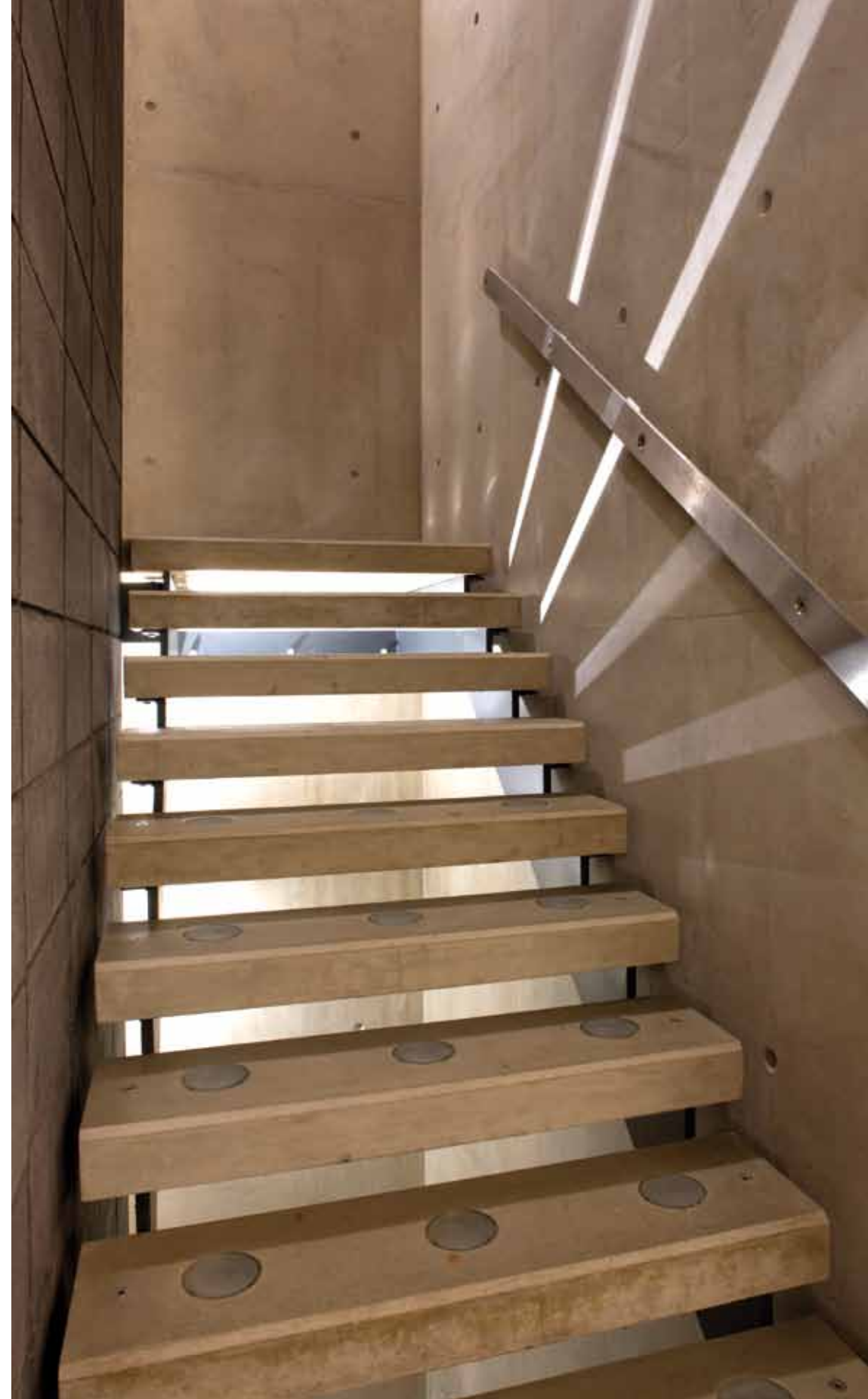
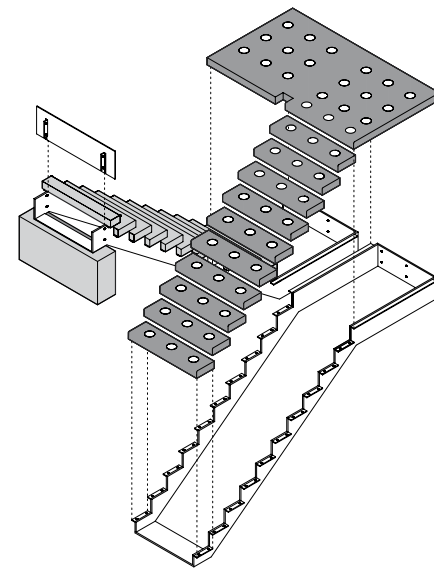


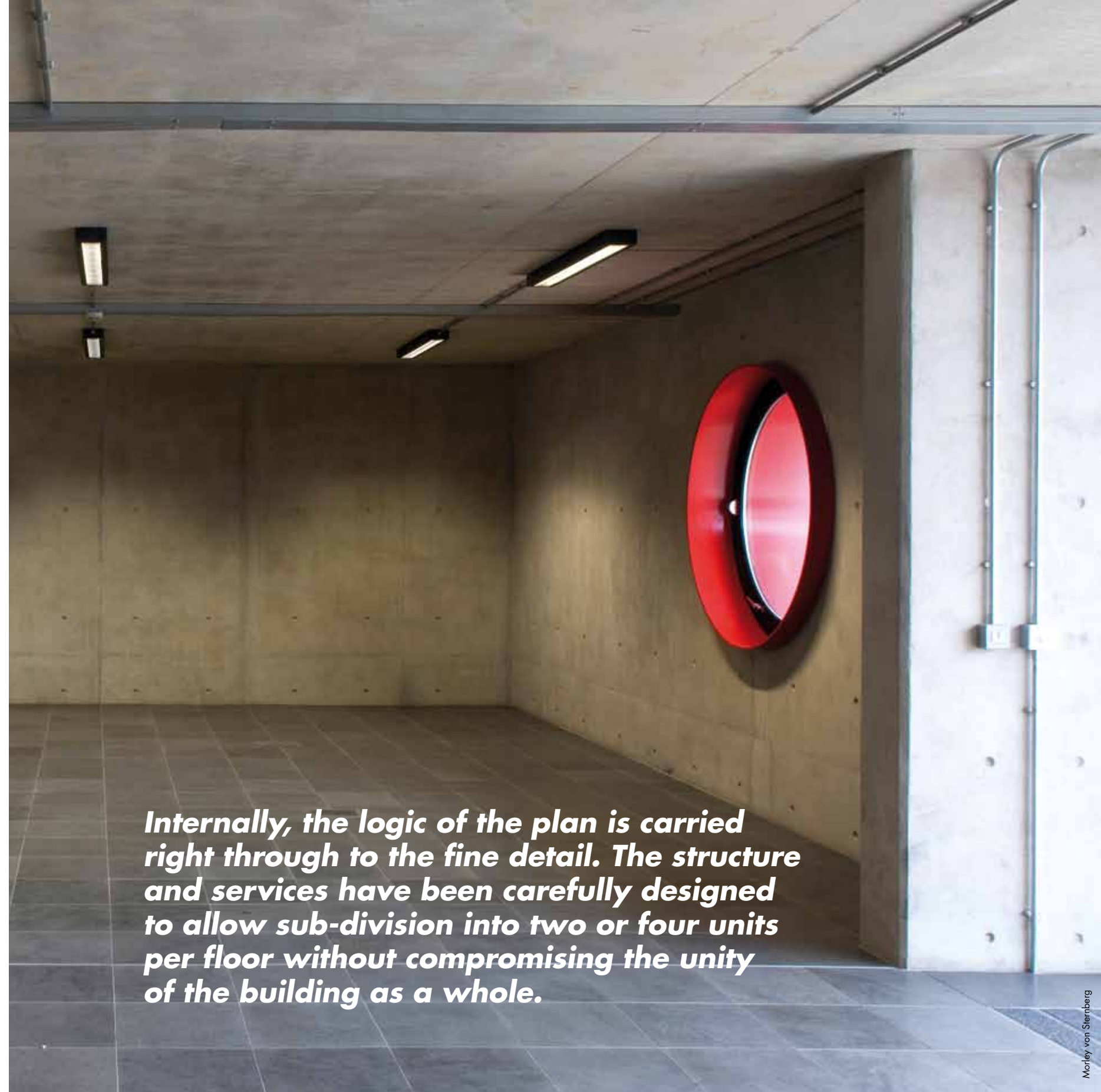
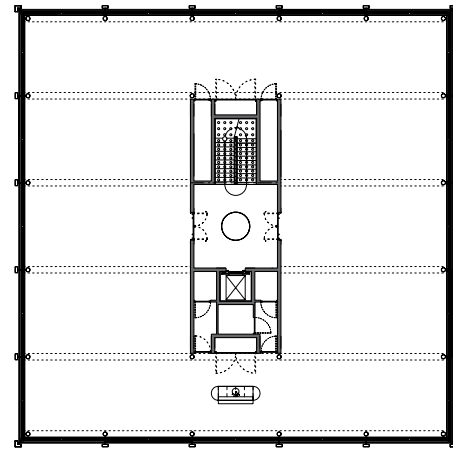
The Matchbox is clear, simple and has the directness of a classical pavilion with a sweeping semi-circular driveway and formal entrance.



“Matching the industrial finesse of Jan Bylander’s engineering for Bryant and May is no pale ambition. shedkm has flare, discipline, exactitude and a handful of stylistic ticks.”

PHIL GRIFFIN,
ARCHITECTURAL JOURNALIST





Internally, the logic of the plan is carried right through to the fine detail. The structure and services have been carefully designed to allow sub-division into two or four units per floor without compromising the unity of the building as a whole.

ruskin square

project type mixed-use
location croydon
client stanhope and schroders
size 22,630 m²
procurement design and build

contract value **£40 million**
cost/m² **£1,768/m²**





sheckm

Ruskin Square has been developed by CGLP to provide a new living, working and leisure complex in central Croydon.

Located next to East Croydon Station, the development will become a landmark destination, providing a major interchange between London Victoria, Gatwick airport and Brighton.

Designed for Stanhope and Schrodgers, Plot B03 will be the first office development of the Ruskin Square redevelopment originally conceived by Foster and Partners. It has been designed as a speculative delivery with a close eye on budget, value and an alternative offer to existing vacant office stock in the area.

The proposal will utilise an exoskeletal structural frame to maximise internal efficiency by eliminating internal columns and creating a double height ground floor presence, whilst looking to provide a new commercial offer to Croydon, with an industrial aesthetic of expressed services, exposed structure and soffits and exposed in-situ concrete to landlord areas.



Uniform



Uniform

Internally, the building continues the honest expression of structure and materials conveyed externally with consistently ordered and celebrated structure, services distribution and materiality.



Uniform



Uniform

The key to the success of this development lies within the attention to its detailing. The critical components are on their own simple and bold, and require a level of care in their fabrication and installation.



ashfield healthcare

project type new build international headquarters
location ashby de la zouch
client ashfieldin2focus
size 4,206 m²
procurement traditional contract
awards riba award 2003
civic trust award 2003

contract value **£10 million**

cost/m² **£1,575/m²**

“The building shedkm have created for Ashfield is bright, spacious, vibrant and encourages easy communication throughout the organisation.”

CHRIS CORBIN, MANAGING DIRECTOR, ASHFIELD HEALTHCARE LTD



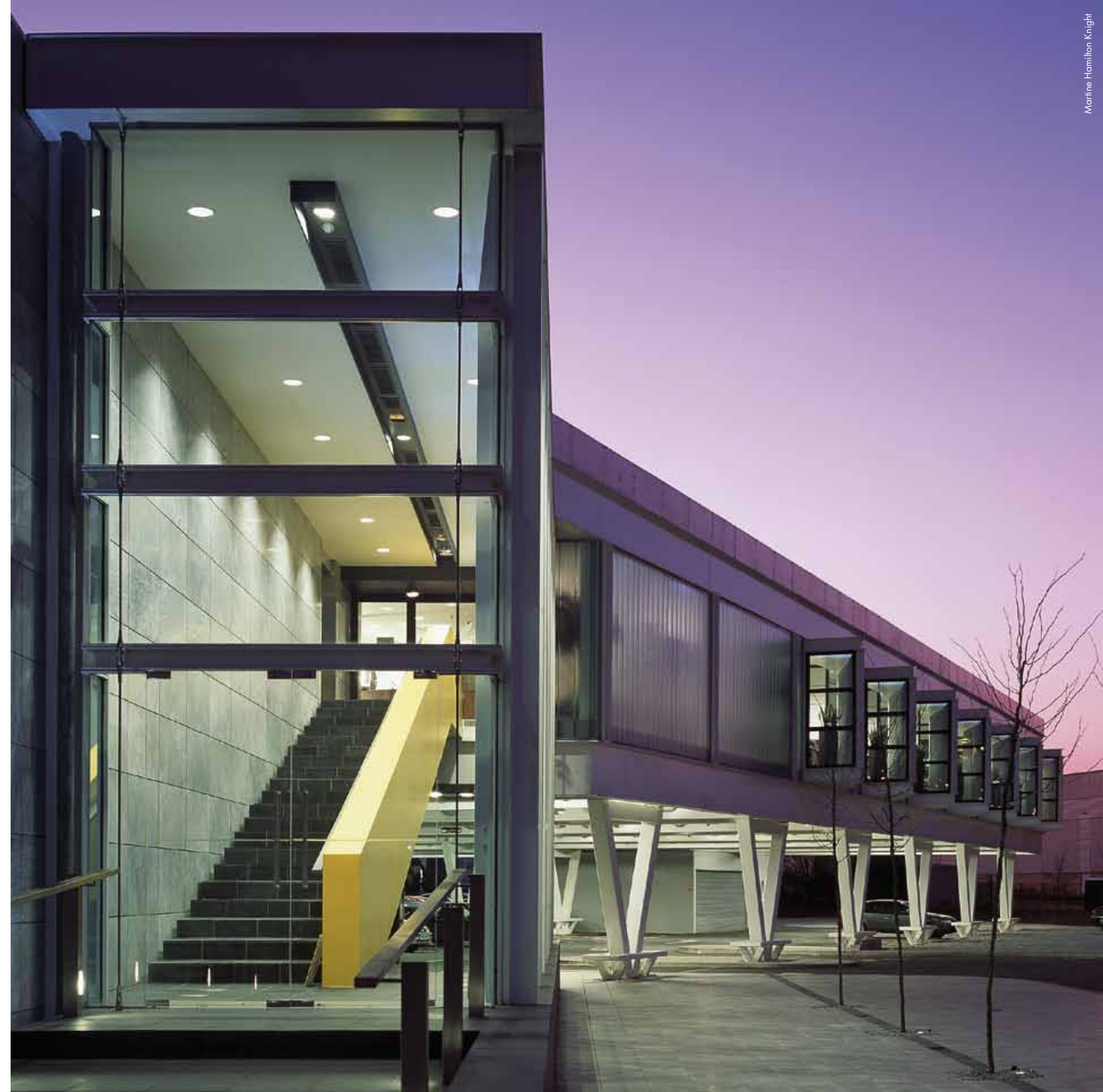
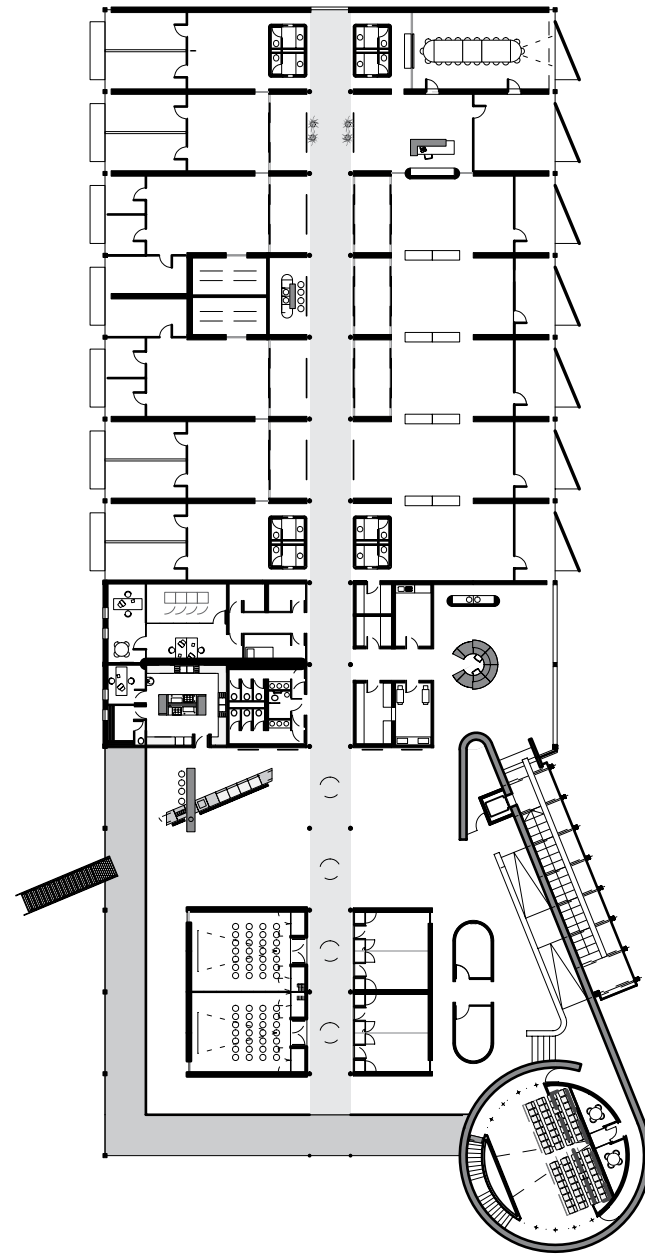
A long, low, Californian-style office that is set in the landscape rather than surrounded by a sea of cars.

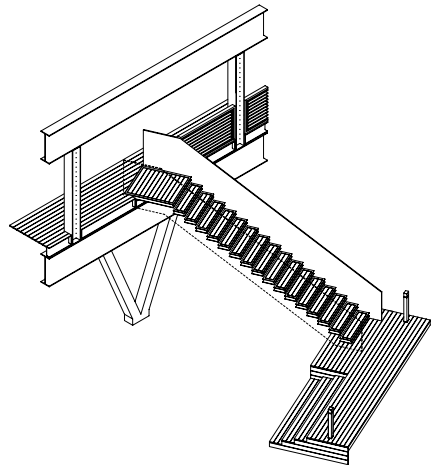
The competition brief for the project was to create a headquarters for Ashfield Healthcare, a service provider to the pharmaceutical industry which had been developing and growing since its birth some five years earlier. On the brink of breaking into the international market, Ashfield wanted to bring together all their staff who were occupying various buildings in and around Ashby de la Zouch.

The Ashfield concept represents a significant step forward in business park design typology. A long, low, Californian-style office environment that is set in the landscape rather than surrounded by a sea of cars suits the Ashfield ethos to perfection.

Our design emphasises the concern for people, ideas and enthusiasm. The central 'boulevard', with easy access to a cafe/bar and numerous informal meeting areas, allows a high degree of social interchange. At the same time the new office provides space for training and management sections all on one level, whilst car parking is set unobtrusively below. Visitors, whether training delegates or VIP's, are now presented with a strong architectural statement - an appropriate icon for a company which has had the confidence to embrace a thoroughly modern design.

We later expanded the headquarters to provide further accommodation for the future growth of the company both in plan and with an iconic new rooftop edition.

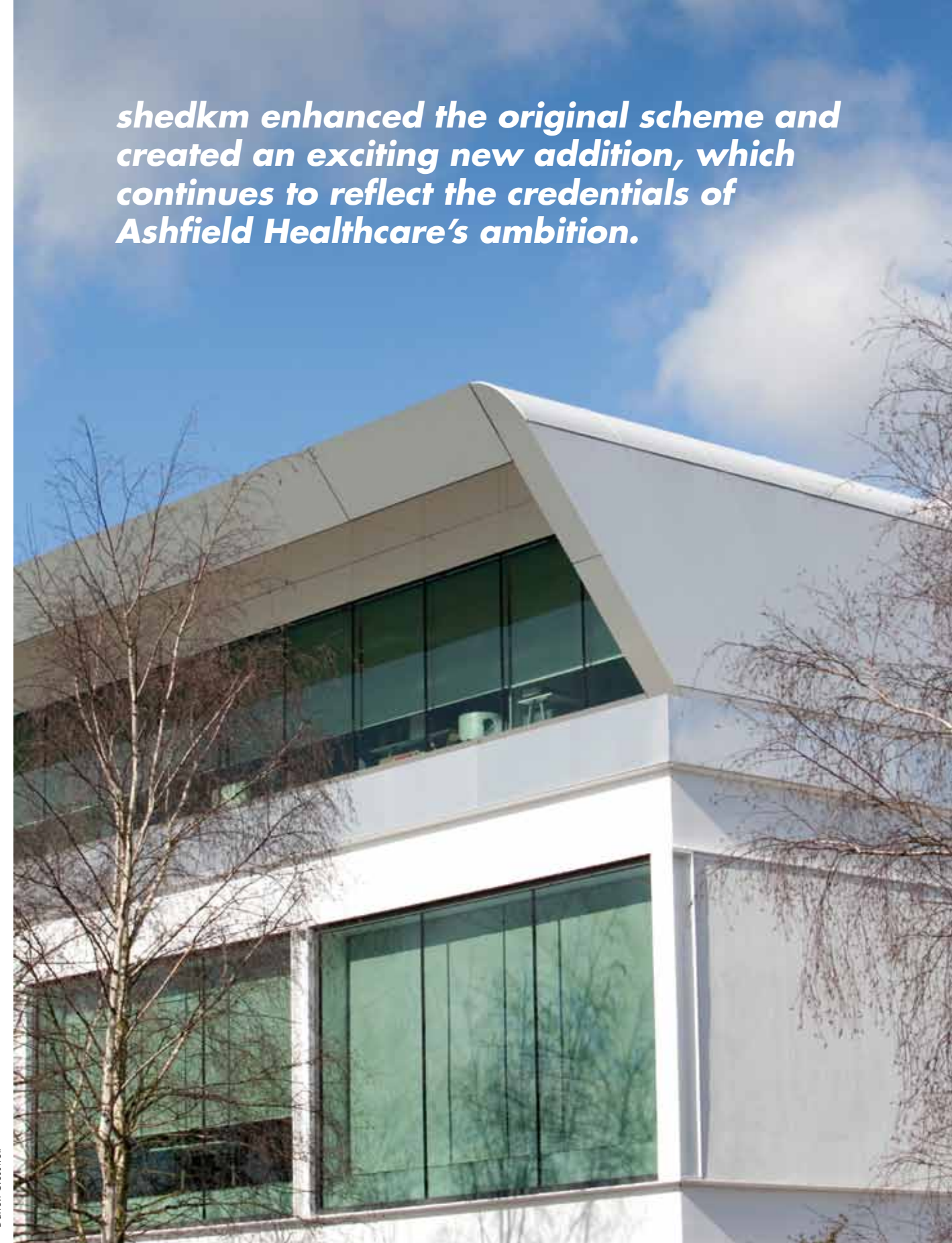




“shedkm is a young and innovative architectural practice with a wealth of creative ideas and a fine eye for detail.”

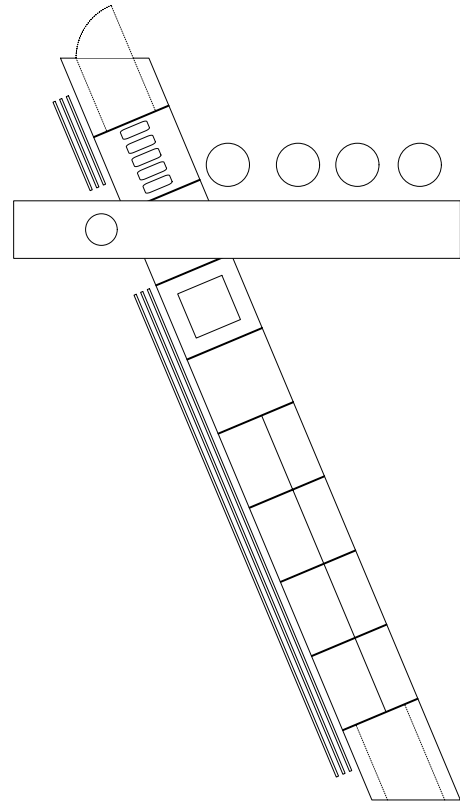
CHRIS CORBIN, MANAGING DIRECTOR, ASHFIELDDIN2FOCUS

shedkm enhanced the original scheme and created an exciting new addition, which continues to reflect the credentials of Ashfield Healthcare’s ambition.





Martine Hamilton Knight



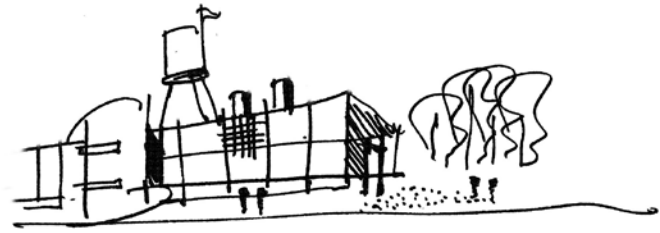
Martine Hamilton Knight

The design emphasises the concern with people, ideas and enthusiasm. The central 'boulevard' has easy access to a cafe/bar and numerous informal meeting areas to allow a high degree of social interchange.



Martine Hamilton Knight

In 2003 Ashfield was awarded a RIBA Award and a Civic Trust Award.



“Matchworks is a flagship project for Urban Splash and has helped to transform the Speke Garston area into one of Liverpool’s leading business districts.”

URBAN SPLASH

matchworks

project type regeneration of redundant listed factory
location liverpool
client urban splash
size 10,000 m²
procurement design and build
awards riba award 2002
 civic trust award 2002
 liverpool architecture and design trust 2002

contract value **£5 million**
cost/m² **£500/m²**





The old Bryant & May Match Factory was designed in 1918 by Mewes and Davies with Sven Bylander as the structural engineer. It is one of the first buildings to pioneer flat slab concrete construction in the UK, and is Grade II Listed.

shedkm were approached by Urban Splash to convert the building into office use. Our proposals included a site-wide masterplan and integrated landscape design.

The main office plan accommodates spaces of varying sizes without compromising the structural integrity of the original building. Toilets, kitchens, and incoming services are housed in a series of new steel 'drums' inserted into the rear elevation. These avoid the need to clutter the open floor plates and at the same time echo the form of the retained water tower. A new steel mezzanine is sensitively suspended from the existing columns to double the existing floor area for the client, whilst cylindrical voids are created to enable the visual height of the existing space and columns to be fully appreciated.

The RIBA Awards panel stated that 'the clear geometry of the interventions gives them a self sufficient quality, reminiscent of the hard minimalism of 1960s artists like Judd, Morris & Andre'. A very eloquent assessment, we think, that distills shedkm's design intentions.

"The clear geometry of the interventions gives them a self sufficient quality, reminiscent of the hard minimalism of 1960s artists like Judd, Morris and Andre."

JUDGING PANEL, RIBA AWARDS 2002

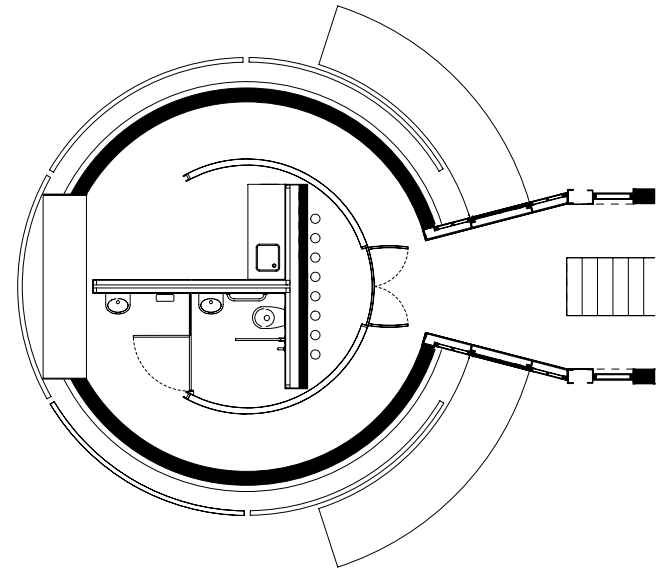




Nick Hutton

“shedkm makes buildings in its own manner. A clutch of signatures; plate steel, circular cuts, cylindrical balustrades, post-Rietveld, Piet Mondrian, de Stijl with a Liverpool twist.”

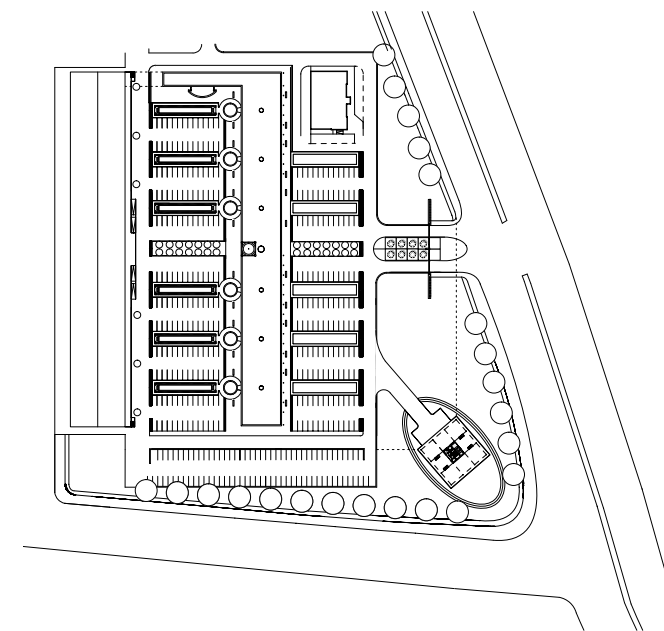
PHIL GRIFFIN, ARCHITECTURAL JOURNALIST



Nick Hutton



Morley von Sternberg



“The works undertaken at Matchworks and the new build Matchbox illustrate how clusters of commercial units in out-of-town areas need not resemble soulless business parks devoid of character and quality.”

‘LIVERPOOL: SHAPING THE CITY’ BY
RIBA PUBLISHING



Nick Hutton

**BCO Regional and
National award
winner 2005.**

BCO REFURBISHED/RECYCLED
WORKPLACE AWARD

vanilla factory

project type warehouse regeneration and new build

location liverpool

client urban splash

size 2,856 m²

procurement design and build

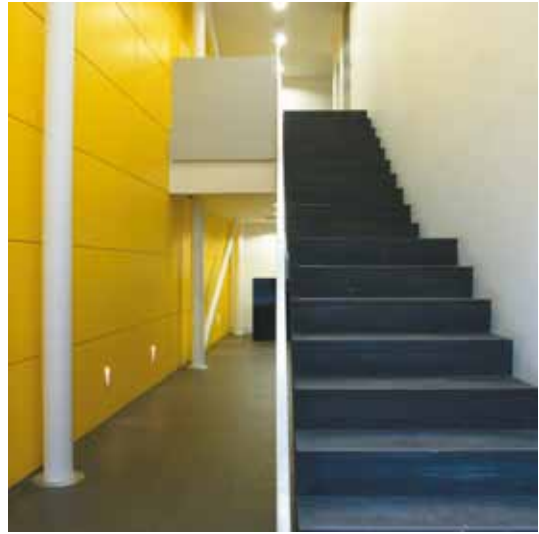
awards bco regional and national award 2005

liverpool architectural society award 2008

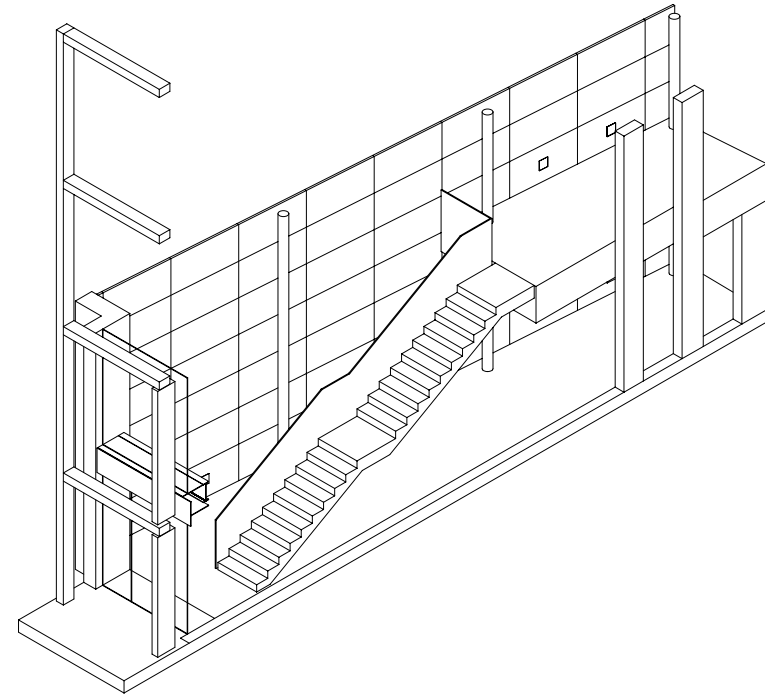
contract value **£1.9 million**

cost/m² **£665/m²**





sheekm



The Vanilla Factory is a mixed-use scheme in the heart of Liverpool's 'Ropewalks' Conservation Area providing commercial space at ground and office space at first, second, third and fourth floors. A new steel framed building fills a gap within the urban fabric and brings new order and coherence to a collection of notable and important 18th century warehouses that were previously split and disparate. Accommodation is delivered in a variety of forms, from refurbishment of the former warehouses to new-build floorplates with clear, open-plan office space.

The expressed steel frame element incorporates the entrance to the upper office floors, the primary commercial unit and floor-to-ceiling glazed office units which have a louvre shading system. At second and third floors the building expands into the adjacent 'Holmes' and 'Palace' buildings providing further office space at varying sizes that give the client a good mix of units to lease.

A simple and clean fit-out allows the original building fabric of masonry, cast iron and timber to be expressed within the units. The existing buildings are 'stripped back' to the primary structure whilst the new building echoes the exposed industrial features and functional simplicity of its neighbours.

"The Vanilla Factory plays an important role in the further regeneration of the Ropewalks area"

PAUL LAKIN, NORTHWEST DEVELOPMENT AGENCY

Joel Chester Fildes

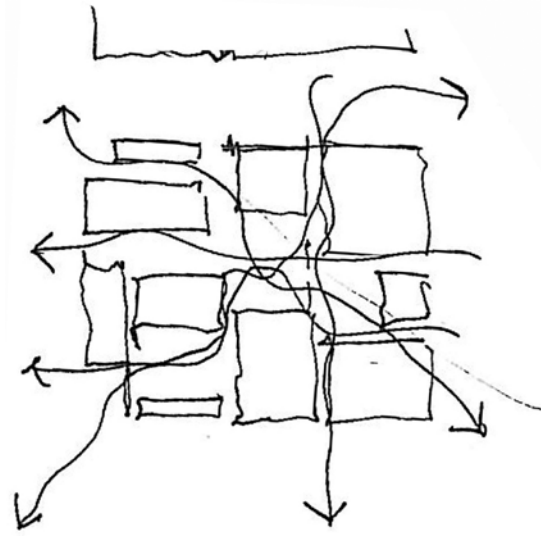


shedkm

The existing buildings are 'stripped back' to the primary structure whilst the new building echoes the exposed industrial features and functional simplicity of its neighbours.



A simple and clean fit-out allows the original building fabric of masonry, cast iron and timber to be expressed within the units.



circus street

project type commercial
within a mixed-use development

location brighton

client cathedral (brighton) limited

size 3,818 m²

procurement design and build

contract value **£7.56 million**

cost/m² **£1,980/m²**



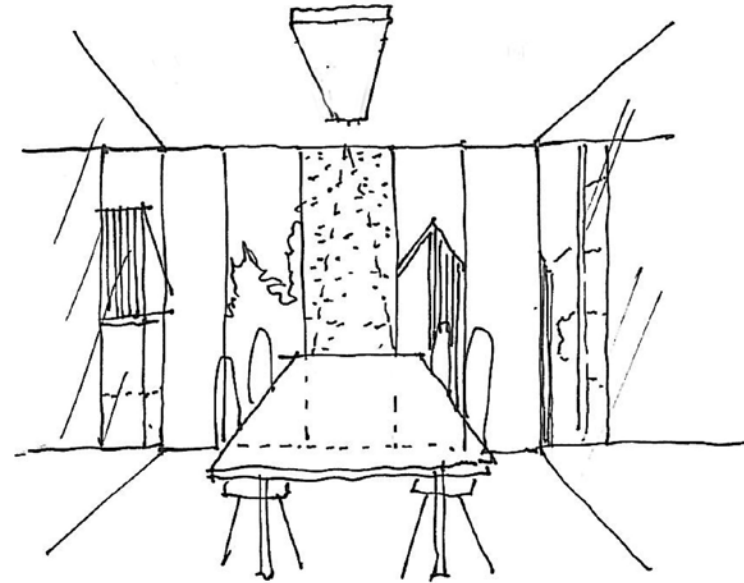
The design of the speculative office building creates an attractive alternative new-build offer in a city which thrives on creativity and flexibility.

Our competition winning entry for the old municipal market city block in Brighton gave the office element a stand alone building at the junction of Circus Street and Kingswood Street - a prominent location when viewed from Valley Gardens.

Its position within the masterplan demanded a refined architectural solution and one that would be a valuable asset to the occupiers. There is an opportunity here to build a positive landmark building appealing to the many businesses keen to capture an energetic Brighton workforce.

The building's form reflects the flexible requirements of the building - its proportions allow an internal layout that is both adaptable and efficient. The massing of the office is derived from the space requirements that comply with the Council's Emerging City Plan and a distinct grid-like form is expressed on the exterior of the building.

The market-rate portion could be taken by a single occupier or indeed multiple tenants. The building has been designed with both in mind and is flexible to adapt to demand. In massing terms, the setback rooftop relates to the larger Grand Parade properties where top floors are hidden from view and external terraces are subsequently provided for occupiers.



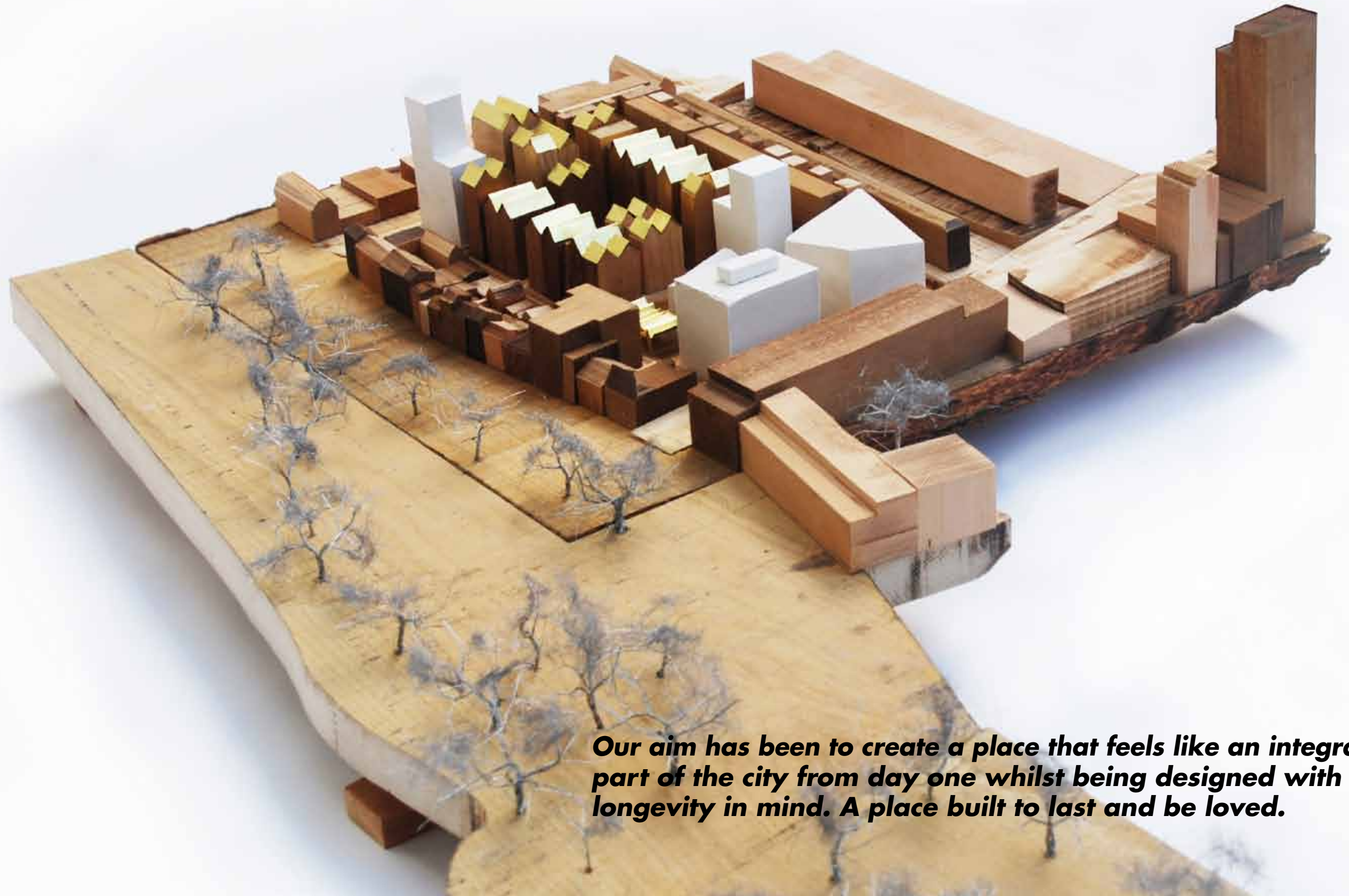


The Circus Street office building forms a corner anchor of the masterplan for the Cathedral Group, Brighton & Hove City Council, University of Brighton and South-East Dance which seeks to knit a new 'innovation quarter' into the historic heart of Brighton.

We have designed a rich mix of buildings and spaces that take cues from the city's varied building styles and influences and sought to reinterpret these into a forward-thinking and modern urban environment.

Our aim has been to create a place that feels like an integral part of the city from day one whilst being designed with longevity in mind. A place built to last and be loved, and one in which to work, study and live or stay.

We have been working for inspiring clients and with an aspirational placemaking team that includes J&L Gibbons Landscape Architects and Atelier 10 Environmental Engineers to make this the most sustainable project ever undertaken in the city with a rich mix of buildings and inviting public realm.



Our aim has been to create a place that feels like an integral part of the city from day one whilst being designed with longevity in mind. A place built to last and be loved.

“shedkm has flare, discipline, exactitude... so strong is the identity and character of the work, the practice is close to being that myth of 21st century virtue, a brand.”

PHIL GRIFFIN, ARCHITECTURAL JOURNALIST

awards

shedkm has won over 50 major design awards in 14 years, including:

- 9 riba awards for architecture
- 8 housing design awards
- 6 civic trust awards
- 8 roses design awards
- 5 bco awards
- 3 mipim awards

bco test of time award 2012 - fort dunlop
 civic trust's president's choice 2009 - fort dunlop
 office architect of the year - bd awards 2008

shedkm is an innovative RIBA registered architectural practice working from Liverpool and London.

We have built nationally recognised, award winning buildings across all sectors. From highly bespoke private houses to complex, multi-million pound regeneration projects, we produce critically acclaimed, high quality architecture often from limited budgets and difficult constraints.

We are adept at the re-use of old buildings, having turned dilapidated Victorian terraces into sleek, spacious homes and redundant factories into iconic workspace and retail destinations. We are also pioneers of innovative construction techniques such as prefabrication.

We see architecture as a collaborative pursuit between design team and client. We listen. We take notes. We ask questions. We use a variety of methods to develop a solution that is specific to each client and place.

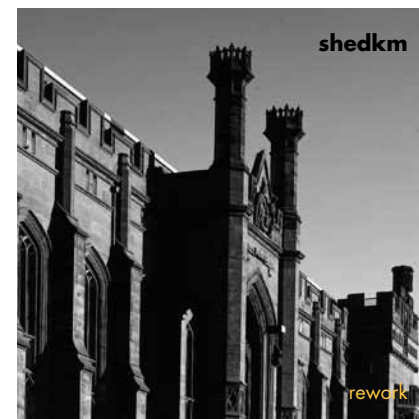
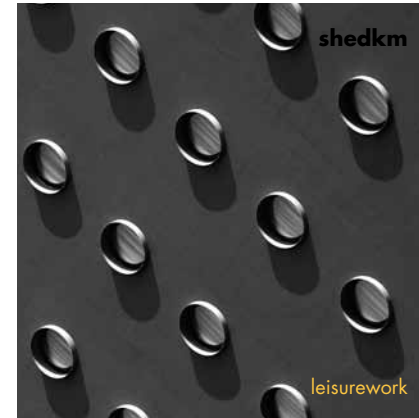
Every project is underpinned by a clarity of thought and consistency of approach. Our work embodies simple yet bold ideas that give our buildings a unique and strong identity.

otherwork

- housework
- homework
- officework
- leisurework
- artwork
- schoolwork
- healthwork
- rework

for additional sector brochures please call +44 (0)151 709 8211

print precision graphic design shedkm and sarah humphreys



shedkm

liverpool | london

t: +44 (0)151 709 8211

+44 (0)207 253 8881

e: design@shedkm.co.uk

www.shedkm.co.uk

