

QUEEN ELIZABETH HOSPITAL

POTTER
RAPER
PARTNERSHIP

PROJECT LOCATION: HACKNEY ROAD, LONDON E2
CLIENT: FAMILY MOSAIC AND RYDON GROUP

PARTNER IN CHARGE
Robert Humphrey
e: robert.humphrey@potterraper.co.uk

SENIOR QUANTITY SURVEYOR
Andrew Jackson MRICS
e: andrew.jackson@potterraper.co.uk

EMPLOYER'S AGENT
Nicola Tilbury MRICS, LLM
e: nicola.tilbury@potterraper.co.uk

PRINCIPAL DESIGNER
Jake Denney TechIOSH, IMaPS, CIOB
e: jake.denney@potterraper.co.uk

Beckenham Office
Potter Raper Partnership
Duncan House
Burnhill Road
Beckenham
Kent BR3 3LA
Tel: 020 8658 3538



Service Provided

Employer's Agent incl.
Cost Consultant
Principal Designer
Joint Venture Management
GLA Compliance Inspector

Accommodation Created

188 Units, mix of:
affordable units for
Family Mosaic (54%)
and private sale units
for Rydon (46%)

Contract Value

£39.1 million

Contract Period

3 Years 9 months

Completion Date

May 2019

Contract Type

JCT Design & Build 2011

Main Contractor

Rydon Construction

Project Summary

A joint venture scheme to transfer land from the GLA to Family Mosaic and transform the site of a derelict hospital on the Hackney Road into a high-quality residential development providing high levels of family accommodation whilst integrating with the surrounding conservation areas and Haggerston Park (a site of Nature Conservation interest).

Works include the demolition of the existing hospital with a part of the façade on the Hackney Road retained and the erection of a series of blocks of accommodation. Work on site started in summer 2013. These blocks were handed over in a phased manner. The block to Hackney Road utilised the existing façade and provides a mixture of 2 bedroom flats with some mezzanine studio units as shown above.

Two large courtyards provide amenity space which include informal play for children.

PRP Involvement

Potter Raper worked closely with the design team and client from inception through to completion providing Joint Venture management. This included involvement in drafting and agreeing the JV terms, Development Agreement and JCT contracts. Our costs consultants worked in an "open book" environment with Rydon Construction. We also worked alongside the GLA as Compliance Inspector as part of the land transfer.