

## Resident Newsletter

Summer 2022



### Summer 2022 update

Following the submission of its planning application (**21/P/02232**) to Guildford Borough Council in November 2021, Native Land has submitted a series of design amendments to ensure that the redevelopment of St Mary's Wharf responds to the feedback from the community, creates an important town centre hub and promotes a thriving High Street for Guildford.

Since submission, the team has continued to engage extensively with Guildford Borough Council and local stakeholders.

The revised proposals will help to rejuvenate the town centre, creating a new destination which connects the High Street to the River Wey via publicly accessible landscaped green space. In addition, St Mary's Wharf will deliver new shops, bars, and cafes, and high-quality town centre homes on brownfield land, protecting Guildford's surrounding green belt.

**The proposed amendments to the submitted application are as follows:**



To sit more naturally within the local context, and to provide greater difference between the two buildings, **the height and massing of the Town Centre Building has been significantly reduced and the materials have been amended.**



This latest reduction in height represents **an overall reduction in the Town Centre Building of two storeys, from 10 to 8 storeys, since the first public consultation.**



St Mary's Wharf will now deliver **10 new high-quality affordable homes on-site** which will be of the same architectural quality as the rest of the scheme.



The **new public square**, next to the High Street and the Town Bridge, **has been redesigned and the Pavilion removed, to maximise open space.**



**The Riverside Promenade has been widened and a colonnade introduced** to provide shelter to pedestrian users during inclement weather.



Native Land has also submitted plans for **a new footbridge, connecting the site to the Yvonne Arnaud Theatre.** The bridge is subject to a separate planning application but would be delivered in parallel with St Mary's Wharf.



The revised application will deliver in excess of **50 new trees on site, as well as a riverside pocket park** and expansive greening on the roofs.

A CGI of the newly amended view of the Town Centre Building and its setting next to the Town Bridge.



**Submitted Scheme (November 2021)**



**Amended Scheme (June 2022)**

**Key design changes**

The above image shows the proposals we submitted to Guildford Borough Council in November 2021. Since submission, the following key design amendments have been made to the application:

- 01 **An entire floor has been removed** from the Town Centre Building facing the High Street, reducing the overall height to eight storeys.
- 02 **The colour of brickwork of the Town Centre Building has been changed** to complement notable civic buildings nearby, including Guildford Castle and St Nicolas' Church.

- 03 The roof detailing on the Town Centre Building has been removed and the green tiling has been changed to a lighter oxidised copper to complement surrounding roofscapes including the Yvonne Arnaud Theatre and St Nicolas' Church. **This can be seen in the above image.**
- 04 Enlivenment of the Millbrook facade through the introduction of greening and planters. **This can be seen in the above image.**
- 05 Setbacks have been introduced to floors six and seven to the southern facade of the Riverside Building to reduce massing and height. **This can be seen in the image below.**
- 06 An indicative design of the pedestrian footbridge connecting St Mary's Wharf to the Yvonne Arnaud Theatre, effectively lengthing the Riverside Promenade, **can also be seen in the image below.**

**Local benefits**

In addition to the latest improvements to the proposals, the scheme continues to provide the following key benefits:

- Developing two new, sustainable, residential buildings with retail and restaurants at ground floor, which will provide **194 new homes, shops, cafes and bars.**
- The provision of a mix of new homes, in a sustainable, town centre location, helping Guildford meet its need for housing while **protecting the local greenbelt.**
- The buildings, designed to respect the surrounding local heritage, will be all-electric and **net zero carbon in operation.**
- Opening up the River Wey by creating **publicly accessible spaces** including a new landscaped Riverside Promenade and pocket park, with **access from the High Street to the river for the first time in 50 years.**
- The proposals for St Mary's Wharf work with the ambitions of Guildford Borough Council and local communities, to **invest in the town centre, delivering new homes on brownfield land as well as job opportunities in construction and then retail.**

A CGI of the proposed view looking west, at the southern facade of the new Riverside Building and pedestrian footbridge.





## Further design changes

- 07 The publicly accessible **Riverside Promenade will be widened**, increasing open space at the new development.
- 08 In addition, **riverside colonnades have been introduced** to both buildings along the promenade increasing public access.

## Next steps & contact us

The latest designs respond to comments which have been received through three rounds of public consultation and in discussions with Guildford Borough Council following the submission of our planning application in November 2021.

To find out more about our proposals visit: [www.StMarysWharf.co.uk](http://www.StMarysWharf.co.uk).

You can also contact us via **020 3900 3676** or [consultation@StMarysWharf.co.uk](mailto:consultation@StMarysWharf.co.uk)

## How can I support the planning application?

To show your support for our plans for the site, simply scan the following QR code which will create an email to the Council's planning department - with the application reference, **'21/P/02232'** in the subject of the email.

**Please do read this email, adding any further comments and inserting your name, address and postcode before sending.**

Comments can also be submitted via the 'Comments' section on the Council's planning portal ([www2.guildford.gov.uk/publicaccess/](http://www2.guildford.gov.uk/publicaccess/)). Please note that you will need to have registered an account with the Council to make a comment through their portal.

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