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WELCOME



Artist's impression of Sports Centre entrance from Letchworth Avenue

Welcome to our exhibition on plans to regenerate Rivers Academy West London. Bowmer + Kirkland (B+K) has been selected by the Department for Education (DfE) as the main contractor. The project team has been working closely with the academy in preparation of the transformational plans you can see today.

Why is this project necessary?

The current layout and building stock at the academy are inefficient, energy intensive and unable to meet modern learning standards. The DfE has tasked Bowmer + Kirkland with planning for the future of the academy in order to better accommodate students and staff, reduce costs, increase useable external space and provide improved facilities for the local community to share.

Rivers Academy will remain in operation on the same site throughout the redevelopment process, with the finished scheme accommodating the same student numbers.

What is being proposed?

The plans represent a major investment from the DfE and a more welcoming, inspiring and safe environment to teach and learn. The regeneration will achieve Net Zero Carbon in Operation and will be largely constructed off-site to help minimise disruption to neighbours.

On completion Rivers Academy will have one three-storey main teaching block with adjoining Sports Centre. The only current building remaining will be the existing dining hall.

How can the community share their views?

Before we submit our planning application we welcome feedback from the community.

Please share your views via our website, clicking on the QR code above or by filling in one of the feedback forms available here today. If you have friends or family who were unable to attend, the exhibition display is available at **riversacademyplans.co.uk**



“Rivers is a popular and successful school whose students and staff deserve the very best facilities. Following an extensive design process with the DfE and specialists on the design team we are delighted to be able to share with you our proposals for the future of Rivers Academy. The staff and students of our popular and successful academy deserve the very best facilities. The refurbishment plans will deliver a more sustainable and efficient education facility where we are better able to match our vision to empower all students to develop the knowledge, skills and attributes essential for success in the 21st Century”

Mr Homer, Principal

Artist's impression of external covered dining with Sports Centre elevation on the right of the picture



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PROJECT TEAM



Artist's impression – birds' eye view of main entrance on Tachbrook Road



Department
for Education

The Department for Education (DfE) is responsible for children's services and education, including early years, schools, higher and further education policy, apprenticeships and wider skills in England. Rivers Academy was prioritised through the DfE's School Rebuilding Programme due to the need to address the condition issues in some of the existing buildings.



Bowmer + Kirkland are appointed to the DfE's national construction framework and are the contractor selected under this framework. Bowmer + Kirkland are one of the UK's largest privately owned construction contractors and are active in most market sectors, including education. Bowmer + Kirkland will manage all aspects of the project to ensure the works are carried out safely, on time, to the right quality and with the least disruption possible to neighbours.



ASPIRATIONS

Aspirations Academies Trust oversees 16 academies in the south of England, educating more than 9,000 young people from ages 2 to 18. We are committed to providing all students with the opportunity to succeed, regardless of their background. We believe that every child has the potential to achieve great things, and we are dedicated to helping them reach their potential. All Aspirations academies combine traditional qualifications with a curriculum rich in power skills such as problem solving, collaboration, critical thinking and creativity.

STRIDE TREGLOWN

Stride Treglown architects is a national, multi-disciplinary, architect lead practice. The practice is employee owned and consists of over 300 people across a variety of disciplines. Stride Treglown has a breadth and depth of experience in education design, having delivered primary and secondary schools across the UK since the practice's inception. Stride Treglown believes in delivering school environments that support optimal teaching and learning whilst also providing uplifting pupil experiences and maximising pupil potential.



ONE-
ENVIRONMENTS

One-Environments is shaping everything that surrounds and complements the places we frequent, our landscape architecture and urban design entwine nature with man-made environments; blending architecture with natural elements in extraordinary, eye-catching, often moving ways. We are supporting the project team with a focus on environmental performance and sustainable development.



DPP Planning are a national town planning consultancy advising both public and private agencies on the delivery of development projects. DPP are advising Bowmer + Kirkland and DfE on the Rivers Academy proposals. Our role is to manage the planning process, advise on planning issues raised and to liaise with planning officers at London Borough of Hounslow.



Stonyrock are working with the project team to facilitate the community engagement on the proposals. Stonyrock provide clients with the tools to engage with neighbourhoods throughout the planning process from scheme conception to completion. By enabling conversations we help the project team understand the views of residents and other stakeholders.

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LAYOUT



Masterplan

The layout of the site has been the key consideration in planning the regeneration of Rivers Academy and includes the following elements;

- building orientation carefully considers the surrounding homes
- positioning of the new building at the centre of the site frees up more space for hard and soft landscaped areas
- retains the majority of mature trees around the boundary with a planting strategy across site which brings better connection to nature
- improved community use of facilities outside of academy hours
- features that ensure safeguarding of students on site
- retains existing parking areas and access points from Letchworth Avenue and Tachbrook Road
- sports facilities and changing rooms close to sports pitches
- three PV canopy areas; cycle shelter, external dining and external classroom
- parking provision; 76 staff parking bays (including EV points) in the main car park, six visitor bays (including one disabled bay) at the main entrance and two mini bus bays plus a disabled bay at Letchworth Avenue.

REDUCING THE BUILT AREA

The image to the left below shows the current academy building layout with the buildings in grey. The image on the right shows how the proposals consolidate the built area therefore creating more valuable outdoor space including an increase in external play space.



Existing buildings



Proposed buildings

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DESIGN



Artist's impression of art room



Artist's impression of new main hall seating and stage

Matching the vision of Rivers Academy and directly supporting their core principle of ‘self-fulfilment’ by opening up student aspirations for their future careers, the architects have followed a comprehensive set of design principles in order to deliver an inspiring and sustainable place to teach and learn, including;

- reducing the number of buildings on the site with a more compact footprint
- ensuring the academy can remain occupied and operational throughout construction
- energy efficiency – the new building will be net zero carbon in operation, aligned with the Government’s 2050 targets
- materials and building technology that create a low acoustic environment taking advantage of natural light
- simple palette of materials consisting of a robust brick with a lighter panel to elements of the second floor
- clustering of departments and connecting key spaces to external hard and soft landscape areas
- creative arts hub on the ground floor linking the LRC, main hall, drama and music studios
- dedicated spaces for SEND and sixth form
- maintains a distinct identity to Space Studio
- design of stairwells draws on current main school building tower feature.



Teaching block – proposed Letchworth Avenue elevation [west]



Teaching block – proposed Tachbrook Road elevation [east]

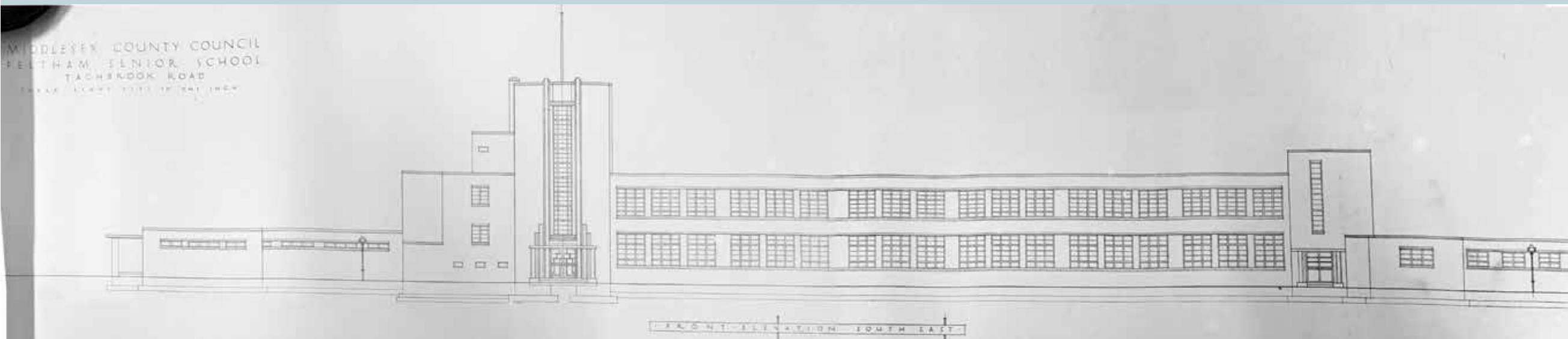


Teaching block – proposed north elevation



Teaching block – proposed south elevation

The new building will contribute to the local character and distinctiveness of the site with the design of the stairwells on the Tachbrook Road elevation taking inspiration from the current main school building tower feature which it is not viable to retain as part of the proposals. The project team believe the many benefits of the new building to the community will outweigh the loss of the original locally listed building which is no longer fit for purpose.



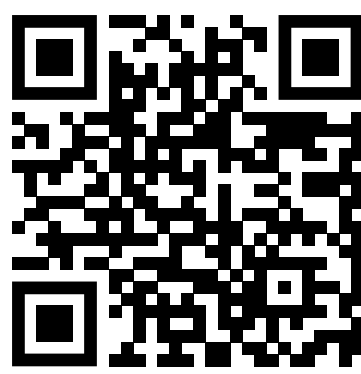
Design drawing of current main school building with tower feature

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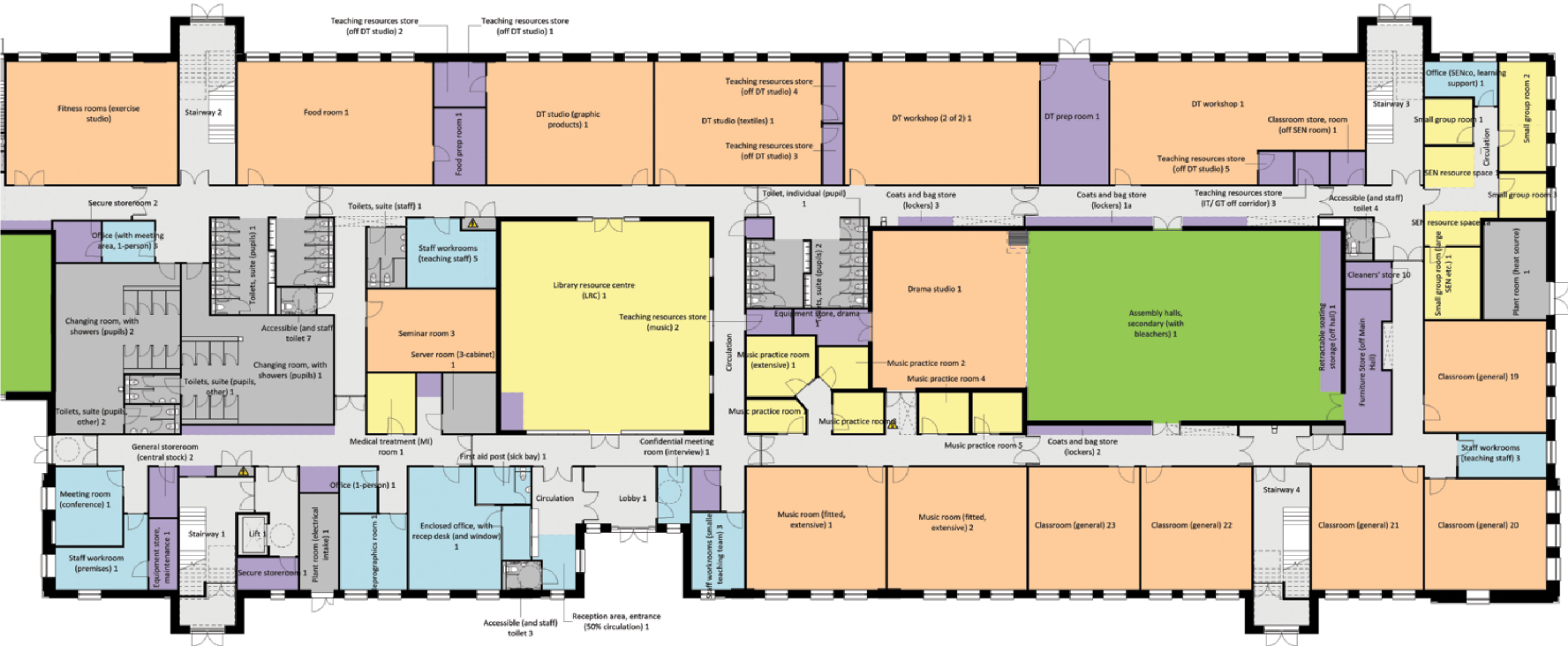
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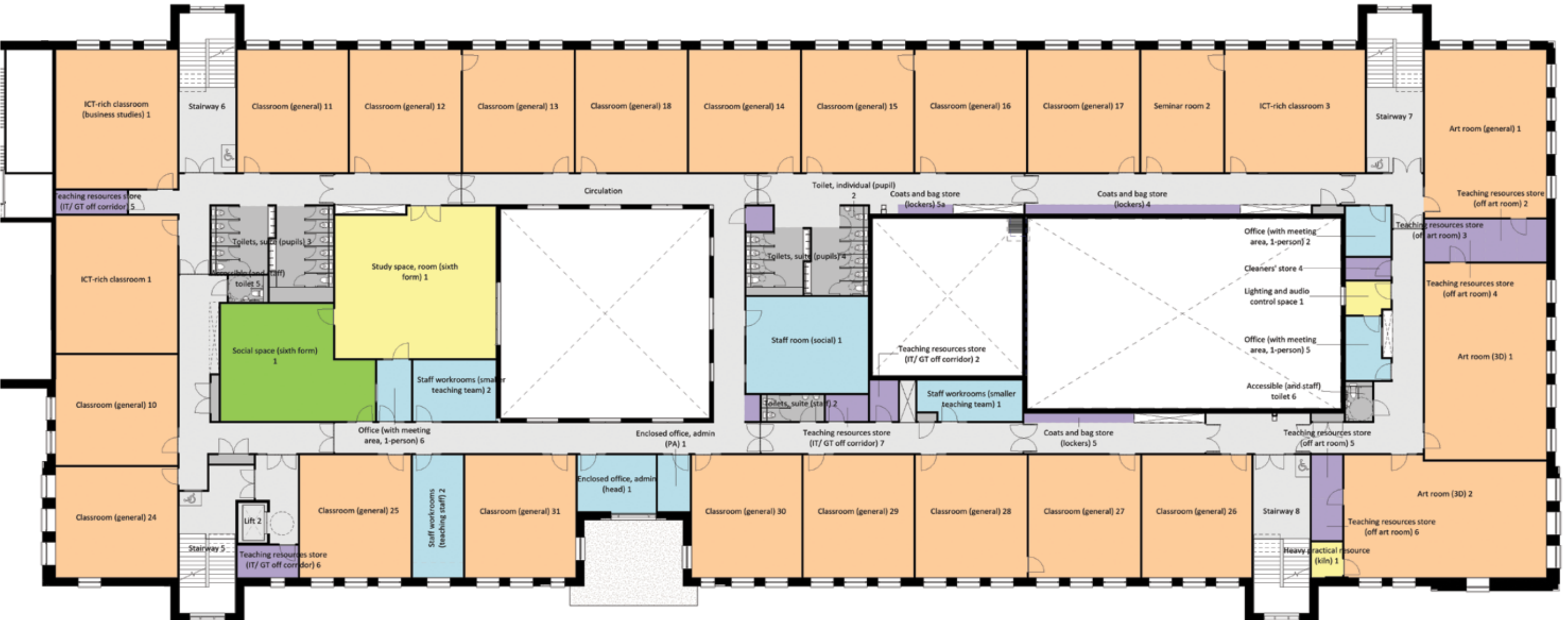
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INTERNAL LAYOUT

Please find below floor plans of the main building and adjoining Sports Centre:



Proposed main building ground floor plan



Proposed main building first floor plan



Proposed main building second floor plan



Proposed Sports Centre ground floor plan

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TEMPORARY ACCOMMODATION AND CONSTRUCTION PHASING



Photos above showing examples of temporary school buildings to be used during construction

Bowmer + Kirkland has extensive experience of managing sites where the school remains open. If the proposals for Rivers Academy are approved during construction most departments will move into temporary accommodation on the playing fields. Modern Methods of Construction and optimised components for efficient manufacturing reduce time on-site and improves health and safety. B+K will establish noise mitigation and air quality (dust management) plans. Students' safety and the maintenance of high-quality education are paramount.

Construction will be phased over approximately 3 years. The first phase of construction will see the installation of temporary accommodation for the academy on a central section of the playing fields.

Once the academy has decanted to the temporary accommodation the next phase will see the demolition of the largest existing building and the construction of the new academy. Four existing buildings will remain in use during construction; sixth form block, Sports Centre and changing rooms, dining hall and the building containing the LRC, fitness suite, English and Humanities classrooms.

The final phase of construction will see the demolition of the three now defunct buildings (dining hall is being maintained), the removal of the temporary accommodation from the playing fields and final landscaping of both sites.



PHASE ONE



PHASE TWO



PHASE THREE

Photo of temporary accommodation for Wren Academy Enfield with school construction site in background

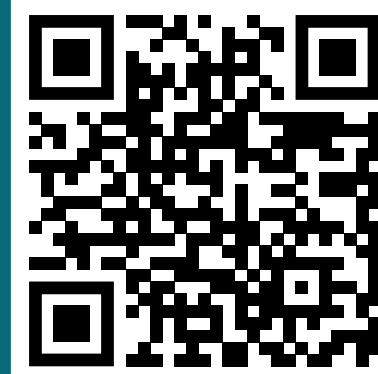


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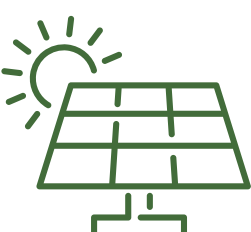
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SUSTAINABILITY CREDENTIALS



Photo showing PV panels installed by Bowmer + Kirkland at Belvidere School, Shrewsbury.

The new building has been targeted by the Government as being Net Zero Carbon in operation. Bowmer + Kirkland use a ‘Fabric First Principle’ which ensures the fabric, heating, ventilation, water and lighting systems are designed to be energy efficient and robust. The proposals meet the local authority requirement for BREEAM Excellent and will deliver a biodiversity net gain in excess of the Government’s 10% target. The following sustainability and biodiversity supporting aspects are being considered for the new building:



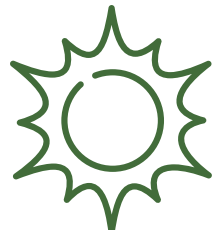
use of photovoltaic panels (PVs)



maximising of daylight penetration in design to reduce use of artificial lighting



minimisation of construction waste and ensuring a high percentage of what is generated is diverted from landfill through reuse or recycling



solar gains are kept at a manageable level allowing comfort to be achieved without the use of air conditioning



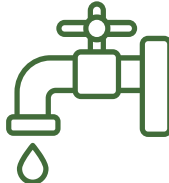
effective surface water management



ground sourced heat pumps



reduction of CO₂ emissions through incorporation of high insulation standards



reduction of water use in building facilities



additional trees will be planted, whilst majority of existing trees will be maintained



introduction of habitat areas as well as bird and bat nesting boxes and bug hotels



compliant with latest building regulations and the DfE’s standards of Be Lean, Be Clean and Be Green.

Artist’s impression of science lab



Artist’s impression of activity studio



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SOCIAL VALUE



For Bowmer and Kirkland, the main contractor, creating social value means making a positive impact on peoples’ lives and local communities. For the proposed Rivers Academy scheme, we will strive to meet the DfE Framework’s and Hounslow Borough Council’s social value expectations, and to comply with the Public Services (Social Value) Act by:

- creating a social value plan, setting project-specific KPIs (key performance indicators) and monitoring progress
- understanding community needs and collaborating with relevant stakeholders to meet them
- using a social value calculator (TOMs) to quantify social value (in £)
- documenting social value impact through case studies
- having a dedicated social value resource.

Once planning permission has been granted Bowmer + Kirkland will set targets on the following KPIs:

- spend with local suppliers
- employment of local labour
- notify the local Jobs Hub of site vacancies
- engage local apprentices
- provide local T Level placements
- participate in local education programmes
- offer site visits for local schools and organise art for site hoarding.

NEXT STEPS

- This exhibition display and a fly through of the plans are available on the project website
- Please share your feedback via the QR code or forms available today, via the website or by email **by 17th November 2024**
- The project team will review your comments together with those from other stakeholders before submitting a planning application to London Borough of Hounslow
- The detailed planning application documents will be available on the Council planning pages ahead of the local authority making their decision on the application
- If the plans are approved construction will be phased over approximately 3 years including final landscaping

Thank you for coming to our exhibition.



Modern, inspiring, sustainable academy



Enable Rivers Academy to make savings on running costs



Transformation of the learning environment for all students and staff



High quality architectural design reflecting Rivers Academy’s aims and ethos



Landscape design that carefully considers surrounding properties and useable outside space



Layout that permits the widest community use to occur outside of hours



Improved department organisation and student movement around site



Comprehensive construction management plan to help minimise disruption to neighbours.

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