

## Major health-led regeneration project for Lambeth is given the green light



The Secretary of State for Communities and Local Government, Hazel Blears, has given approval to Guy's and St Thomas' Charity to proceed with the exciting plans for the Founder's Place health-led development, opposite St Thomas' Hospital.

The decision follows a 10 day inquiry into the rejection of the planning application held in Lambeth Town Hall during April 2007. The outcome of the hearing is welcome news to the Charity and its partners, Guy's and St Thomas' NHS Foundation Trust and the Evelina Family Trust.

**Geoff Shepherd, Chief Executive of Guy's and St Thomas' Charity**, said: "It has been a long and arduous process, but we are very pleased that our vision for Founder's Place will finally become a reality. There is no doubt that it will be of great benefit to the local health service, as well as provide much needed regeneration of the local area."

The striking development designed by signature architects, Farrells, will provide accommodation for 400 key workers at Guy's and St Thomas' and 45 affordable flats for local people. It will also provide brand new homes for the Charity's long term tenants, currently living in Canterbury House and Stangate House on the site.

**Sir Terry Farrell** welcomed Lambeth's decision: "This is a tremendous opportunity to contribute to Lambeth's regeneration, with the creation of a new urban quarter for the well-being of staff, patients and their families at Guy's and St. Thomas' NHS Foundation Trust. I also believe that we will enhance the environment for the wider district as this is a model mixed-use scheme, with much needed social and private housing alongside a variety of medical and community facilities."

Other elements of the development include:

- A 102 place nursery for the children of staff who work at Guy's and St Thomas' NHS Foundation Trust
- Ronald McDonald House, managed by the Evelina Family Trust, providing 22 rooms for the families of sick children undergoing treatment at the new Evelina Children's Hospital (part of Guy's and St Thomas' NHS Foundation Trust)

[more.../](#)

PR31

## **Founder's Place2/**

- New health facilities, which will include a patient hotel for patients who need to be close to the hospital but do not require a hospital bed. There may also be a health facility for the use by the wider community
- Over 300 private flats which will help fund the redevelopment of the site

**Ron Kerr, Chief Executive of Guy's and St Thomas' NHS Foundation Trust**, said: "We are delighted that the Founder's Place development has been given the go-ahead. The scheme will bring many benefits for our patients, particularly the families of very sick children being cared for in the Evelina Children's Hospital, and for our staff. High quality worker accommodation and the new nursery will help us to continue to attract and retain the best possible staff to work in an area where property is expensive and relocating can be difficult.

"The development will also provide a much needed boost to the local community, opening up the links between the hospital and the local businesses in Lower Marsh by creating a brighter and safer environment. And the new health facilities, including a patient hotel, will allow some patients to stay close to the hospital without the need to occupy a hospital bed when they attend for regular specialist treatment, offering them vital support when travelling may be difficult."

**Elizabeth Gibson, Chief Executive of the Evelina Family Trust which runs the Ronald McDonald House** said: " All of us are delighted that the scheme will go ahead, especially the parents who stay at the Ronald McDonald House. They have waited a long time to have this new facility next to the Evelina Children's Hospital where their children are receiving treatment.

They will be able to stay close by in comfortable and secure accommodation knowing that they are only two minutes away from their child's bedside."

Founder's Place will make a major contribution to the regeneration of the area between Waterloo station, Lambeth Palace Road and Archbishops Park, making it a more attractive and safer place for people to live.

As part of the development, the Charity is discussing a package of improvements to the surrounding area, valued at over £2.3 million. Known as a Section 106 agreement, this contribution covers matters such as the landscaping and other improvements to Archbishops

more.../

## **Founder's Place3/**

Park, the restoration of the railway arches which border Royal Street - improving access to Lower Marsh shopping area; improvements to Royal Street, Lambeth Palace Road and Upper Marsh; and contributions to local transport and education.

The plans have been shared with local residents, businesses and interest groups during an extensive consultation period involving a public exhibition, face to face meetings and a local newsletter. Support for the plans includes a unanimous vote in favour of the plans by the members of the Friends of Archbishops Park and approval of the scheme by the Greater London Authority.

The Charity will now be seeking a development partner to manage the construction phase. It is envisaged that demolition of the buildings on the site will begin early in 2008 and that building work will commence later that year.

Construction will be phased so that the Charity's tenants, who live in the existing housing on the site, can move into their new homes by spring 2009 and the Ronald McDonald House can move to the site as soon as possible, to benefit parents of sick children being treated at the new Evelina Children's Hospital directly opposite.

Ends

### **Note to News Editors:**

1. Architects images are available on request by contacting Kate Dawson, Head of Communications, Guy's and St Thomas' Charity on 020 7188 1218 or mobile: 07722 119157
2. Guy's and St Thomas' Charity, formerly known as Guy's and St Thomas' Charitable Foundation, was created on 1 April 2000 from the merger of the Special Trustees of Guy's Hospital and the Special Trustees for St Thomas' Hospital. The Charity can trace its roots back to the 12<sup>th</sup> century when St Thomas' Hospital was founded. Today, the Charity provides funding to support excellence in research and development at the hospital and local health organisations and funds projects to enhance health services that will benefit the wider NHS.

For further visit [www.gsttcharity.org.uk](http://www.gsttcharity.org.uk) or contact Kate Dawson

3. Guy's and St Thomas' NHS Foundation Trust provides ¾ million patient contacts in acute and specialist hospital services every year. As one of the biggest NHS Trusts in the UK, it

employs over 8,500 staff. The Trust also works in partnership with the Schools of Medicine, Dentistry, Nursing and Biomedical Sciences of King's College London and other Higher Education Institutes to deliver high quality education and research.

For further information about Guy's and St Thomas' NHS Foundation Trust please contact Anita Knowles, Director of Communications on Tel: 020 7188 5577. Out of hours, please call the hospital switchboard on 020 7188 7188 and ask for the site nurse practitioner.

4. Farrells is a leading architectural, planning and urban design practice, which has been operating for 40 years. Farrells have a wide portfolio both of masterplans and schemes in the built environment across all sectors. Underlying all designs is the importance of a sense of place. For further information, please contact Catherine Murphy, Communications Co-ordinator, Farrells, on Tel: 020 7878 6091 or email: [cmurphy@terryfarrell.co.uk](mailto:cmurphy@terryfarrell.co.uk)