APPENDIX 4A.
BUILDING FOR LIFE
Nether Mill Farm

ASSESSMENT EXERCISE

BUILDING FOR LIFE

SCHEME NAME	GRAND TOTAL
NETHER MILL FARM PENKSTONE.	19

www.buildingforlife.org

BUILDING FOR LIFE IS THE NATIONAL STANDARD FOR WELL-DESIGNED HOMES AND NEIGHBOURHOODS.

It is led by CABE and the Home Builders Federation and backed by the Housing Corporation, English Partnerships, Design for Homes and the Civic Trust.

Building for Life is informed by 20 criteria that embody the partners' vision of what housing developments should be: attractive, functional and sustainable. These principles are founded on government policy and on guidance developed by CABE in partnership with Design for Homes.

The Building for Life criteria are used to evaluate the quality of both proposed and completed schemes. Accredited assessors conduct formal assessments of housing schemes and report their findings back to the Building for Life partnership.

This assessment exercise gives you a chance to try your hand at a Building for Life assessment. It sets out the 20 criteria and asks you to score each one. Why not try it to see how a scheme in your area might fare in a full assessment?

More about Building for Life

To find out more about Building for Life assessments, please visit www.buildingforlife.org. You will also find information about the Building for Life awards and exemplar housing schemes.

TRY IT FOR YOURSELF

Score: each criterion is scored either as 1, 0.5 or 0. Fill in the scorecard following these instructions.

SCORE OF 1

Awarded where there is sufficient evidence that the proposed design will meet this criterion.

SCORE OF 0.5

Awarded where there are specific areas where the proposed design performs well against the criterion but there are also others where it fails to do so. This option is not to be used as a fallback where the design is generally unclear or unconvincing. If there is uncertainty about the scheme's ability to meet the criterion, it should be awarded a score of 0.

SCORE OF 0

Awarded where it is unclear whether the proposed design will meet the criterion or if you're certain it will fail to meet the criterion.

Enter your grand total on the front of this scorecard.

You should provide evidence to support the score you award. There is space under each criterion to list the relevant information. If you are assessing a proposed scheme, refer to plans and drawings. If you are assessing a completed scheme, you could also refer to photographs and include observations. Remember, this exercise will not form part of the formal assessment scheme – it is simply to help you understand how assessments will work and how you can incorporate design thinking from the start.

ENVIRONMENT & COMMUNITY

	SCORE
1. Does the development provide (or is it close to) community facilities, such as a school, parks, play areas, shops, pubs or cafés? yes - All in walking distance	1
2. Is there an accommodation mix that reflects the needs and aspirations of the local community? Larger family housing with 3-5 bedrooms to meet local and Borough demand.	1
3. Is there a tenure mix that reflects the needs of the local community? 25% Affordable Housing	1
4. Does the development have easy access to public transport? yes. Train + Bus in walking distance.	1
5. Does the development have any features that reduce its environmental impact? Design responds to soft locality. Sustainable design detail. Extensive gardens + landscaping.	1
SUB-TOTAL	5

CHARACTER

	SCORE
6. Is the design specific to the scheme? yes. Form, mass, scale, detail + materials.	1
7. Does the scheme exploit existing buildings, landscape or topography? Retains + restores existing listed buildings + traditional barns + traditional dry stone walls.	1
8. Does the scheme feel like a place with distinctive character? yes creates a new 'village' at gateway to Penistone	1
9. Do the buildings and layout make it easy to find your way around? yes	1
10. Are streets defined by a well-structured building layout? yes small subdivided courtyard groups	1
SUB-TOTAL	5

STREETS, PARKING & PEDESTRIANISATION

	SCORE
11. Does the building layout take priority over the streets and car parking, so that the highways do not dominate? yes. Highways minimized to new parking	1
12. Is the car parking well integrated and situated so it supports the street scene? yes.	1
13. Are the streets pedestrian, cycle and vehicle friendly? yes.	1
14. Does the scheme integrate with existing streets, paths and surrounding development? yes Easy link to existing footpath system	1
15. Are public spaces and pedestrian routes overlooked and do they feel safe? yes.	1
SUB TOTAL	5

DESIGN & CONSTRUCTION

	SCORE
16. Is public space well designed and does it have suitable management arrangements in place? NA.	0
17. Do the buildings exhibit architectural quality? yes.	1
18. Do internal spaces and layout allow for adaptation, conversion or extension? yes.	1
19. Has the scheme made use of advances in construction or technology that enhance its performance, quality and attractiveness? yes.	1
20. Do buildings or spaces outperform statutory minima, such as building regulations? yes (Full working drawings to confirm).	1
SUB-TOTAL	4

APPENDIX 4B.
BUILDING FOR LIFE
Land at Water Hall Lane

ASSESSMENT EXERCISE

BUILDING FOR LIFE

SCHEME NAME	GRAND TOTAL
LAND AT WATER HALL LANE PENKRIDGE.	17.5

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The Building for Life criteria are used to evaluate the quality of both proposed and completed schemes. Accredited assessors conduct formal assessments of housing schemes and report their findings back to the Building for Life partnership.

This assessment exercise gives you a chance to try your hand at a Building for Life assessment. It sets out the 20 criteria and asks you to score each one. Why not try it to see how a scheme in your area might fare in a full assessment?

More about Building for Life

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TRY IT FOR YOURSELF

Score: each criterion is scored either as 1, 0.5 or 0. Fill in the scorecard following these instructions.

SCORE OF 1

Awarded where there is sufficient evidence that the proposed design will meet this criterion.

SCORE OF 0.5

Awarded where there are specific areas where the proposed design performs well against the criterion but there are also others where it fails to do so. This option is not to be used as a fallback where the design is generally unclear or unconvincing. If there is uncertainty about the scheme's ability to meet the criterion, it should be awarded a score of 0.

SCORE OF 0

Awarded where it is unclear whether the proposed design will meet the criterion or if you're certain it will fail to meet the criterion.

Enter your grand total on the front of this scorecard.

You should provide evidence to support the score you award. There is space under each criterion to list the relevant information. If you are assessing a proposed scheme, refer to plans and drawings. If you are assessing a completed scheme, you could also refer to photographs and include observations. Remember, this exercise will not form part of the formal assessment scheme – it is simply to help you understand how assessments will work and how you can incorporate design thinking from the start.

ENVIRONMENT & COMMUNITY

	SCORE
1. Does the development provide (or is it close to) community facilities, such as a school, parks, play areas, shops, pubs or cafés? Yes - All within walking distance	1
2. Is there an accommodation mix that reflects the needs and aspirations of the local community? Large Aspirational Family housing to meet local + Borough demand to West of Barnsley.	0.5
3. Is there a tenure mix that reflects the needs of the local community?	0
4. Does the development have easy access to public transport? Yes - tram/bus all walking distance.	1
5. Does the development have any features that reduce its environmental impact? Design - orientation - sustainable location + landscaping	1
SUB-TOTAL	3.5

CHARACTER

	SCORE
6. Is the design specific to the scheme? yes.	1
7. Does the scheme exploit existing buildings, landscape or topography? yes. reflects adj listed buildings + exploits landscape setting.	1
8. Does the scheme feel like a place with distinctive character? yes.	1
9. Do the buildings and layout make it easy to find your way around? yes.	1
10. Are streets defined by a well-structured building layout? yes. single central courtyard space	1
SUB-TOTAL	5

STREETS, PARKING & PEDESTRIANISATION

	SCORE
11. Does the building layout take priority over the streets and car parking, so that the highways do not dominate? YES.	1
12. Is the car parking well integrated and situated so it supports the street scene? YES	1
13. Are the streets pedestrian, cycle and vehicle friendly? YES	1
14. Does the scheme integrate with existing streets, paths and surrounding development? YES. DIRECT LINK TO PUBLIC FOOTPATHS.	1
15. Are public spaces and pedestrian routes overlooked and do they feel safe? YES.	1
SUBTOTAL	5

DESIGN & CONSTRUCTION

	SCORE
16. Is public space well designed and does it have suitable management arrangements in place? N/A. substantial public open space immediately adjoining.	0
17. Do the buildings exhibit architectural quality? YES.	1
18. Do internal spaces and layout allow for adaptation, conversion or extension? YES	1
19. Has the scheme made use of advances in construction or technology that enhance its performance, quality and attractiveness? YES	1
20. Do buildings or spaces outperform statutory minima, such as building regulations? YES - (FOOD WORKING ARRANGEMENTS TO CONFIRM).	1.
SUB-TOTAL	4