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**EXPLORING POST-WAR SOCIAL HOUSING IN  
BRITAIN THROUGH THE ARCHITECTURAL  
REVIEW JOURNAL**

**Nyakno Ekere BILLY**

Master's Thesis

Supervisor

Asst. Prof. Dr. Deniz ÇETİN

İstanbul, 2024

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The thesis titled EXPLORING POST-WAR SOCIAL HOUSING IN BRITAIN THROUGH THE ARCHITECTURAL REVIEW JOURNAL prepared by NYAKNO EKERE BILLY and submitted on 11/09/2024 has been **accepted unanimously** for the degree of Master of Science in Architecture.

---

Asst. Prof. Dr. Deniz ÇETİN  
Supervisor

Thesis Defence Committee Members:

Asst. Prof. Dr. Deniz ÇETİN	Department of Architecture, Altınbaş University	_____
Asst. Prof. Dr. Çağda ÖZBAKİ	Department of Architecture, Altınbaş University	_____
Assoc. Prof. Dr. Ayşegül AKÇAY KAVAKOĞLU	Department of Landscape Architecture, İstanbul Technical University	_____

I hereby declare that this thesis meets all format and submission requirements for a Master's Thesis.

I hereby declare that all information/data presented in this graduation project has been obtained in full accordance with academic rules and ethical conduct. I also declare all unoriginal materials and conclusions have been cited in the text and all references mentioned in the Reference List have been cited in the text, and vice versa as required by the above-mentioned rules and conduct.

Nyakno Ekere BILLY

Signature



## **DEDICATION**

To my family for supporting financially and emotionally. To my friends for giving me a sense of balance psychologically. To my advisor for guiding me aright, to find needles in haystacks, and to God almighty for His grace being made sufficient unto me in all tasks.

Also, to my friend-turned-brother, Oche Best. His unwavering encouragement played a significant role in my journey toward obtaining this degree, especially before and during our studies here in Istanbul. Although he decided to take an exotic trip six months after my arrival by transcending this realm to the eternal, I am comforted by the reality that I get to go there too someday. Oh! What a reunion that would be.

## ABSTRACT

### EXPLORING POST-WAR SOCIAL HOUSING IN BRITAIN THROUGH THE ARCHITECTURAL REVIEW JOURNAL

BILLY, Nyakno Ekere

M.Sc., Department of Architecture, Altınbaş University,

Supervisor: Asst. Prof. Dr. Deniz ÇETİN

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This thesis examines the evolution of post-war social housing in Britain. The research aims to analyse actualized projects documented in the Architectural Review Journal between 1950-1980 and shed light on the tangible contributions of design professionals —architects and planners— to housing design. The research methodology adopts a qualitative approach, based on a systematic analysis of case studies within the second half of the twentieth century. These case studies are comprised of housing projects published in the Architectural Review Journal, which meet certain paramount criteria that include the documentation of site plans, floor plans, and views of the built façades. The research probes into the intricacies of each project, uncovering patterns, innovations, and shifts over time. Overall, the findings reveal both short-term similarities and progressive changes across decades. As the thesis study explores the architectural legacy of social housing, it aims to recognize the dynamic interplay between design, functionality, and societal needs.

**Keywords:** Social Housing, Council Housing, British Post-War Housing, The Architectural Review, British Housing.

## ÖZET

# ARCHITECTURAL REVIEW DERGİSİ ÜZERİNDEN İNGİLTERE'DE SAVAŞ SONRASI SOSYAL KONUTLARIN İNCELENMESİ

BILLY, Nyakno Ekere

Yüksek Lisans., Mimarlık Bölümü, Altınbaş Üniversitesi,

Danışman: Asst. Prof. Dr. Deniz ÇETİN

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Bu tez, İngiltere'de savaş sonrası sosyal konutların gelişimini incelemektedir. Araştırma, 1950-1980 yılları arasında Architectural Review Dergisi'nde belgelenen gerçekleştirilmiş projeleri analiz etmeyi ve tasarım profesyonellerinin -mimarlar ve planlamacılar- konut tasarımına somut katkılarına ışık tutmayı amaçlamaktadır. Araştırma metodolojisi, yirminci yüzyılın ikinci yarısındaki vaka çalışmalarının sistematik bir analizine dayanan nitel bir yaklaşımı benimsemektedir. Bu vaka çalışmaları, Architectural Review Dergisi'nde yayınlanan, vaziyet planları, kat planları ve inşa edilen cephelerin görünümelerini içeren belirli önemli kriterleri karşılayan konut projelerinden oluşmaktadır. Araştırma, her bir projenin inceliklerini araştırarak zaman içindeki kalıpları, yenilikleri ve değişimleri ortaya çıkarıyor. Genel olarak, bulgular hem kısa vadeli benzerlikleri hem de on yıllar boyunca ilerleyen değişiklikleri ortaya koymaktadır. Tez çalışması, sosyal konutların mimari mirasını araştırırken, tasarım, işlevsellik ve toplumsal ihtiyaçlar arasındaki dinamik etkileşimi tanımayı amaçlıyor.

**Anahtar Kelimeler:** Sosyal Konutlar, Konsey Konutları, Savaş Sonrası İngiliz Konutları, The Architectural Review, İngiliz Konutları.

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## ABBREVIATIONS

AR : The Architecture Review

LCC : London County Council



# 1. INTRODUCTION

The significance of shelter is immense, as it provides humans with protection from the adverse effects of environmental elements, thereby constituting an essential human necessity (Short, 2021, p. 1). In ancient times, even nomads when moving around took it with them in its simplest form as tents. It is like an oversized layer of clothing which covers, and in its pockets (extra space within the tent) has enough storage space for other necessities while keeping the occupant warm. In a metaphorical sense, within a nomadic setting, shelter may provide a level of warmth comparable to that of a contemporary winter coat, while simultaneously offering protection akin to the durable and enduring qualities of the fabric. This allegory invites contemplation of shelter and clothing in terms of their relative scale and proportion, to fully grasp the imagery. Clothing, in this analogy, is a microcosm of comfort, intimately encasing the individual, whereas shelter is conceptualized as a macrocosmic safeguard. Extending its protective embrace, not only to the individual but also to the collective, thereby serving as a communal bastion. This comparison elucidates the essential function of shelter as a fundamental human requirement, transcending its physical manifestation to embody a symbol of collective security and communal identity.

Over centuries, shelter has metamorphosed from having a basic form as we find in tents or caves believed to have been a place of temporary or permanent repose, to being the complex structures we find today. In that, there has been a change from seeking a simple covering to live comfortably and safely away from the elements or strangers to the contemporary need of privacy from even one's family. It simultaneously provides a background for artistic expressions, to showcase one's taste and to satisfy one's aesthetic hunger. This evolution has led to the concept of a home beyond just a house, which as Graham and Graham puts it is a place of privacy, sociability, leisure, freedom, responsibility, and work (1989). The gregarious nature of these homes births a settlement with the ripple effect of this necessitating new shelter needs: a covering for learning, schools; a covering for healing and treatment, hospitals; a covering for trade and services, malls, offices, and markets; and even a covering for punishment or exile, prisons; etc., all because of a yearning for a better quality of life. Regardless of the numerous functions of shelter today, this thesis seeks to analyze the

basic need of shelter in the form of multiple dwellings to make up a communal arrangement which we can refer to as social housing.

Social housing refers to affordable accommodation provided by either a local council or a housing association. Social tenants rent their homes from these entities, which act as landlords. Housing associations, as not-for-profit organizations, own, let, and manage these rented properties. Rent prices in the social housing sector are determined based on local income levels, ensuring affordability for all. Unlike the private rental sector, social housing prioritizes need over profit, offering lower rent costs and greater long-term security to tenants (Politics.co.uk, n.d.). In the British domain, this form of housing is synonymous to Council housing. It is so named due to the body enacted to be responsible for making addressing and protecting the housing situation in the United Kingdom called the London County Council (LCC).

Although the need for housing in Britain can be traced to times preceding the war due to the menacing growth of slums encouraged by the movements and happenings during the industrial revolution, the Post-War situation seems more attractive. The destructions attributed to the war created a massive hole in the housing front both figuratively and literally; by maximizing the problem thereby increasing the pressure on the government, and on the other hand providing available and cheaper lands to repossess in an aim to develop and meet this need.

The Second World War, succeeding its predecessor by a brief interlude, involved a vast array of principal actors and allies dispersed across multiple continents, resulting in widespread devastation by the conflict's end. The war precipitated a profound loss of life, extensive destruction of shelter, and pervasive food shortages, afflicting numerous nations simultaneously—a situation that required several years to ameliorate. Analogous to an individual's convalescence following a severe altercation—entailing the setting of fractured bones, the employment of supportive crutches during the healing process, the excision of necrotic tissue, or the adaptation to prosthetic aids—the recovery was a painstaking ordeal. In a similar vein, nations endeavored to mend their shattered landscapes and psyches, laboriously reconstructing from the debris to confront the daunting Post-War realities (Biess, 2010). Events of such catastrophic nature, despite their harrowing outcomes, present urban planners, and architects with a unique opportunity. It is incumbent upon these professionals

to envision and manifest a rebirth akin to the mythical Phoenix rising from the ruins (Pawley, 1971, pp. 45-62). This entails not only the reconstruction of physical structures but also the revitalization of community spirit and resilience. The aftermath of tragedy thus becomes a canvas for innovation and transformation, where the lessons learned can lead to the development of more robust and thoughtful urban design, reflective of the indomitable human spirit.

## **1.1 RESEARCH QUESTION**

The main aim of this research is to analyze the built solutions because of the aftermath of the second World War at the level of building design professionals: architects and planners. This perspective is embraced with the objective of addressing the inquiry: What were the characteristics of Post-War architectural solutions, and did a uniformity in building design prevail, or alternatively, did the architectural responses to Post-War housing needs demonstrate an evolution throughout the latter decades of the twentieth century? This line of questioning necessitates a thorough examination of the architectural trends and patterns that emerged following the war. This is to assess whether these trends remained static or underwent significant transformations as the century progressed. The analysis aims to trace the trajectory of Post-War architecture, exploring the extent to which it adapted to changing social, economic, and technological contexts.

## **1.2 SCOPE OF RESEARCH**

In the past decades, the academic world has been saturated with lots of research and information directly analysing various aspects of the Post-War situation, ranging from: Housing Economics, Sociology, History, Statistics, Politics and Housing Policies. All these categories give a holistic idea of the housing situation at the time; In that, while the primary focus is on the Post-War housing conditions, the scope of these studies is shaped by the diverse expertise of the authors. Typically, these authors are not specialists in the domain of architectural design or construction. Instead, their research is broadly concerned with housing and examining its implications from a variety of professional perspectives. Consider, for example, the work of economist Stephen Merrett, who in his book “State Housing in Britain” offers an analytical exploration of the political and economic dimensions of housing from World War I through the Post-World War II period. His examination

explores the intricate interplay between governmental policy, economic shifts, and social welfare considerations that have shaped the state's role in housing provision. Merrett's analysis provides a critical understanding of how historical events and economic pressures have influenced the development of state housing initiatives, and how these initiatives have, in turn, impacted the socio-economic landscape of Britain. This comprehensive study serves as a testament to the multifaceted nature of housing as both a fundamental human need and a complex socio-political construct. (2021); John R Short a professor emeritus of geography and public policy in his book "Housing in Britain: The Post-War Experience", he analyzes Post-World War 2 housing policy changes within a span of 37 years from the end of the war (Short, 2021); and in the book "Housing and Social Policy", the social implication of housing policy is examined (Clapham et al., 1990). These scholarly investigations address the topic of housing broadly, providing data on the extent of the population impacted and elucidating how deficiencies in housing or housing policies influence the populace at large. Such analyses underscore the pivotal role of governmental intervention in alleviating these issues, by expanding upon this, it becomes evident that the research also sheds light on the socio-economic consequences of housing shortages and the efficacy of policy measures in addressing such challenges.

The previously mentioned viewpoints elicit the conceptualization of 'Housing' as a comprehensive entity, comprised of constituent elements termed 'Houses,' which ultimately transition into 'Homes' upon habitation. Thus, the term 'Housing' initially directs one's thought to the intricate processes underpinning the fruition of such projects, and subsequently to the culmination of these efforts, collectively referred to by the edifices themselves. (Pawley, 1971, p. 10). Consequently, an examination of housing at this scale offers insight into the intellectual, mechanical, and manual forces that were instrumental in realizing these projects. This research scrutinizes the tangible outcomes of urban planning, architectural design, and engineering that transformed conceptual ideas into concrete structures. As H. J. Dyos aptly puts it: "we know far more about the total effort that went into making them and the impact this had on the course of investment... than we do about the way in which these cities were literally pieced together" (1968, p. 641). The analysis within this thesis will traverse the latter half of the twentieth century, evaluating the proposed design solutions. This temporal scope is strategically selected due to a significant milestone achieved in British social housing history. The literature review expands this significance by

highlighting that although social housing in Britain predates the second half of the 20<sup>th</sup> century, the impact of both world wars constrained substantial growth. Notably, extensive construction occurred after World War II, culminating in a peak during the 1960s, followed by a subsequent decline leading into the 1990s. Considering these pivotal factors, the second half of the 20th century provides a valuable vantage point for understanding the dynamics of social housing rise and fall in Britain.

To delineate a secondary scope, the rationale underscored by the initial layer—namely, the examination of Post-War housing through the lens of unit houses from the perspective of architects, urban planners, and engineers—has guided the resolution to confine this inquiry within the ambit of an architectural journal. The undertaking is predicated upon the tangible impact of specialized knowledge, as previously indicated, suggesting that a periodical dedicated to architectural discourse contemporaneous with this era would inherently emphasize this domain. The journal selected for this dissertation is “Architecture Review,” which merits selection due to its longstanding presence in the field, having been established in the years antecedent to the event in question. By the conclusion of the Second World War, it would have attained a maturity analogous to middle age in human terms, thus offering a candid and seasoned perspective on reality (Davey, *A Century of Architecture*, 1996-a, pp. 4-5).

Moreover, given the scope of this study, the selection of Britain as the research site warrants examination. Why was Britain chosen over other countries? The primary reason for this decision is that Britain has been at the forefront of the social housing movement, with early forms of such housing emerging before the 20th century, linked to the industrial revolution. By the end of the 20th century, this movement had expanded to encompass approximately 25 percent of the housing in the UK, a significantly higher proportion compared to the United States, where it constituted only 5 percent (Stone, 2003). The prevalence and development of these housing projects in contemporary times raises curiosity about their origins.

Additionally, Britain’s geographical proximity was a significant factor, as the archival materials utilized in this study were manually collected from physical archives, predating the digital era.

### 1.3 OBJECTIVES

The first objective of this thesis is to turn the spotlight towards the housing situation of this period, by briefly understanding the situation from the perspectives of the players who came together to remedy the housing situation. Take for instance, In the British camp following the end of the war, a new government was elected in July of 1945 who had in their hands the housing crisis, and in an aim to address this challenge, and itemized provision of housing as a top priority agenda (Housing Condition, 1945) (The New Statesman and Nation, 1945). While for France the Post-War decades were taken advantage of as the effect of the war seemed a necessary evil that helped to give a push towards modernization by forcefully ripping of the band aid which otherwise would have slowed its transformation. There was a large development which positively affected the previously provincial state of the country through new town planning and provision of public housing fanning out even to the periphery of its operational cities (Cupers, 2014). The instances above reveal that, despite confronting identical challenges, disparate nations exhibited divergent impetuses and perceptions.

Comprehending the initial conceptualization of housing prior to its addressal is pivotal, serving at the very least as a foundational backdrop for this investigation. This understanding not only enriches the contextual framework but also provides insights into the varied socio-political and economic factors that influenced the housing strategies adopted. Such an analysis is crucial for a holistic grasp of the historical evolution of housing policies and their implementation.

Moreover, this study will document the proposed planning solutions by decade, constructing a chronological framework spanning half a century. The intention is to distill the voluminous data into a digestible and comparable format. This paves the way for the third aim of the research: to conduct an objective analysis of the data to discern any patterns or commonalities, considering the contemporaneity of the design origins. This endeavor seeks not only to map the evolution of housing solutions over time but also to understand the collective direction in which these solutions have progressed, reflecting the shared influences and challenges faced by the architects of the era.

## **1.4 METHODOLOGY**

The scope and objectives of this study, as previously discussed, underscore the necessity of adopting a qualitative approach for data collection and analysis of the housing situation. The research aims to maintain an objective stance in examining the British social housing context, with a primary focus on the design and implementation of housing schemes. This analysis seeks to highlight the responses of architects and builders when tasked with addressing the housing crisis.

As outlined in the objectives, the initial step towards achieving this goal involves conducting a comprehensive literature review. This review aims to trace and fully comprehend the extent to which housing deprivation has affected the British population over the preceding decades. By identifying a potential starting point, the study seeks to explore the extent of government involvement in addressing the housing crisis. Additionally, this section will examine the impact of war on housing, considering its role in exacerbating housing deprivation and determining whether it played a pivotal role in prompting government intervention.

Subsequently, this research will document several housing case studies from the latter half of the twentieth century. These case studies will be based on relevant housing schemes retrieved from the *Architectural Review*; a journal chosen for its unique advantages. Firstly, as an architecture journal with proximity to the situation, given that it is a British publication, it is likely to focus on domestic events more than those in other nations. Secondly, the journal has been in existence long before the scope of this thesis, providing a contemporary view of the housing situation. The selected case studies, spanning several decades, will be analyzed in parallel to understand how British housing evolved over the century.

To gather information on housing schemes within the specified time frame, a comprehensive analysis of every issue of the *Architectural Review* from January 1950 to December 1999 will be conducted. Given the journal's monthly publication schedule, this amounts to a total of 599 published issues. These materials have not been digitized and made available online. Consequently, many of the journal issues were sourced from the library archive of Istanbul Technical University in Turkey, while the missing issues were acquired from the RIBA library in London and the University of Westminster's library.

The selection of case studies will be primarily guided by the focus of the Architectural Review, with a strong emphasis on the quality of documented information. Projects will be considered based on their fulfillment of at least four specific criteria: the availability of a comprehensive site plan for the housing scheme; the provision of detailed floor plans that clearly delineate all or many of the dwellings within the scheme; the inclusion of relevant photographs that serve as evidence of the scheme's actualization; and the availability of pertinent information regarding the housing project. It is important to note that to satisfy these criteria, some projects were documented across multiple issues of the journal, spanning several years, to align with the progression of the housing project's actualization. The journal's commendable promptness in publishing ensured that the publication dates were contemporaneous with the planning and implementation phases of the projects. This timely documentation has been instrumental in providing an accurate and up-to-date account of the housing schemes.

Once the data is retrieved from the Architectural Review, it is processed to generate relevant graphical and statistical data, which is used to better understand the situation. This is achieved using design software such as SketchUp and Revit. Firstly, the photographs of the site plans in all the case studies, which had been carefully retrieved, are compiled and then traced using Revit to create a graphical representation that is color-coded for better reader comprehension. SketchUp software is used to draft the floor plans. Secondly, this process aims to extract data about the percentage coverage of the site by tagging the housing separately from other buildings on the site in relation to the free spaces juxtaposed between and around the dwellings. Due to the nature of the data to be collected, the actual scale of the site plans is not taken into consideration. This decision was made upon observing that not all the plans had scales attached, which would pose a difficulty in retrieving relevant information regarding the proportionate area of the site features in all the case studies. Conversely, for the floor plans, relevant scales are provided across the schemes published by the Architectural Review, making it easy to retrieve information about the approximate area of the designed spaces. The various information retrieved from these processes is arranged in tables, charts, and figures in this thesis, to weave a cohesive narrative in the actualization of the thesis's objectives.

## **2. HISTORY OF SOCIAL HOUSING**

Comprehending the underlying causes for the housing transformation of the Twentieth Century necessitates a thorough historical understanding of social housing. This involves examining the evolution of social housing policies and practices, which have been shaped by various socio-economic and political factors over time. A historical perspective provides insight which is crucial for analysing subsequent conditions and challenges of social housing and for informing future policy decisions.

### **2.1 WHAT IS SOCIAL HOUSING**

The Cambridge dictionary defines social housing as: “houses and flats that are owned by local government or by other organizations that do not make a profit, and that are rented to people who have low incomes” (2024). Social housing is therefore a deliberate policy measure aimed at addressing the scarcity of affordable housing for specific population groups. This approach involves creating and managing residential properties that are offered at prices well below the market rate, heavily subsidized to ensure cost-effectiveness. The orchestration of this initiative is a collaborative effort between government bodies and private sector participants, with the allocation process being rigorously guided by established legal regulations and policy guidelines (Aduwo et al., 2022). According to the European Action Coalition, social housing is fundamentally about providing homes for people, not for profit-making (2021). This concept is further elaborated to denote a housing system that operates outside the commercial market, sustained by public funding. It is designed to affirm the right to housing as a fundamental human entitlement (Collins, 2011).

Rent prices within this system are intentionally set in accordance with the financial capacities of the inhabitants, promoting accessibility. Moreover, this category of housing is insulated from the market forces and commercial entities that typically drive the commercialization and financial exploitation of housing (European Action Coalition, 2021). Consequently, these properties are not available for sale, preserving their intended purpose of serving the community. This model represents a commitment to social welfare and equity in housing, ensuring that all individuals have access to safe and affordable homes.

## 2.2 DIAGNOSIS OF HOUSING DEFICIENCY

One of the early cries for recognition of England's substandard housing conditions can be attributed to a pamphlet by Reverend Andrew Mearns in 1883, entitled "The Bitter Cry of Outcast London" (2022). This publication emerged amidst the Industrial Revolution of the Victorian era, a period marked by rapid advancements in manufacturing, transportation, and communication from the late 19th to early 20th centuries. These technological leaps spurred economic growth but also magnified the challenges of urban housing, as they led to increased urbanization without adequate living conditions (Cannadine, 1984, pp. 133-137).

Mearns's pamphlet provides a distressing account of the extreme poverty and foul living conditions in tenement housing. Families and individuals are crammed into tiny, dilapidated rooms, often sharing space with animals or the deceased. The air is thick with the stench of decay and the remnants of unhealthy trades. Despite the appalling conditions, these tenements are still out of reach for the poorest, who resort to common lodging houses or sleep in stairwells. These places are rife with crime and devoid of decency, highlighting a desperate need for social reform and better housing (Mearns & Preston, 2022). These accounts sparked a public and political uproar. The outcry was a catalyst for the establishment of housing policies focused on improving both the affordability and quality of housing across the United Kingdom (Sharma et al., 2021) (Hilber & Schöni, 2016).

A pivotal moment in this movement was the 1884 Royal Commission on the Housing of the Working Classes, which investigated the living conditions and laid the groundwork for subsequent housing reforms (Wohl, 1968) (Leckie, 2013). The committee undertook a year-long inquiry, which differed from its predecessors that were limited to examining health and sanitation or specific legislative measures. This inquiry explored a broader range of topics, including housing costs, the role of model housing companies, philanthropic efforts, municipal engagement, vestry operations, and the effectiveness of current laws. A particular focus was given to the critical issues of overcrowding, its root causes, and the impact on rental prices. (Wohl, 1968, pp. 230-231) These reforms were instrumental in reshaping the landscape of social housing, marking a transition towards government intervention in the housing sector to ensure better living standards for the working class. At this point, it's significant to acknowledge that during that time, the media often used the term "Working

Class" as a synonym or an alternative for terms like "poor," "poorer classes," and "lower classes" (ibid., pp. 231-232).

### **2.3 PRE-WORLD WAR I HOUSING**

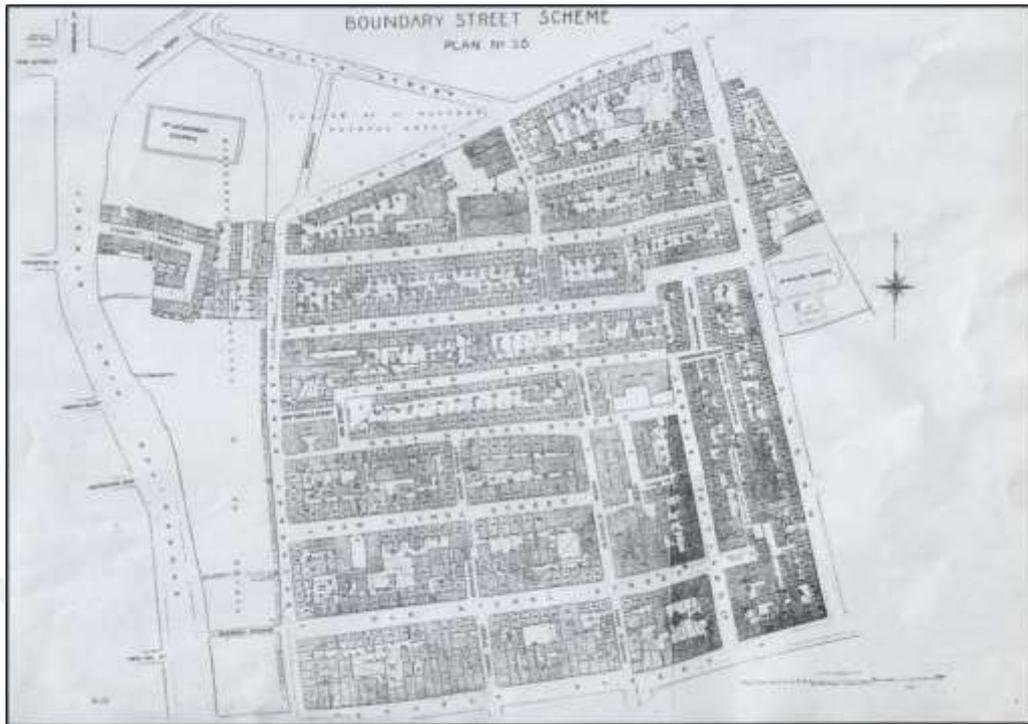
Wohl's analysis elucidates that in the wake of the Royal Commission's recommendations, a rapid succession of legislative measures was implemented, which considerably augmented the powers of London's municipal authorities, enabling them to function both as constructors and landlords of residential properties (1968). The Housing Act of 1885 delegated powers to the Metropolitan Board of Works, permitting the construction and leasing of housing for the working classes. Although the Housing of the Working Classes Act was enacted in the same year, it was not until the 1890 Act that significant advancements were made in addressing these issues (Wohl, 1968, p. 233). The 1885 Act primarily empowered local authorities to condemn unsanitary dwellings, but it did not provide the means to acquire land or fund the construction of new housing (Housing of the Working Classes Act, 1885) (UK Parliament, n.d.).

Subsequently, the London County Council (LCC) was established. Wohl notes that the LCC was established in 1888 (1968, p. 233), whereas Yelling dates its establishment to 1889 (1982, p. 292). This apparent contradiction is resolved in terms that while the LCC was officially formed in 1888, it convened its inaugural meeting in the following year, 1889 (City of London, 2023). This was shortly followed by the creation of the 1890 Act which consolidated and amended previous legislation, giving local authorities the legal power to purchase land and erect housing estates, thereby marking a turning point in social housing policy (Wohl, 1968, p. 233). The 1890 Housing Act incorporated measures designed to rectify the housing deficiencies in London. It aimed to enhance the corrective aspects of Torren's legislation of 1868 by assigning primary remedial responsibility to property owners and, secondarily, to the Vestries. The statute authorized the LCC to financially support Vestry-led initiatives and to implement its own projects, mandating financial contributions from the involved Vestries. Furthermore, the Act revised Torren's legislation in Part II to facilitate improvement projects that included the demolition and reconstruction of housing in areas too limited for Part I application. The Act also included provisions for the eradication of slums and the construction of new housing under Part III, although this section was

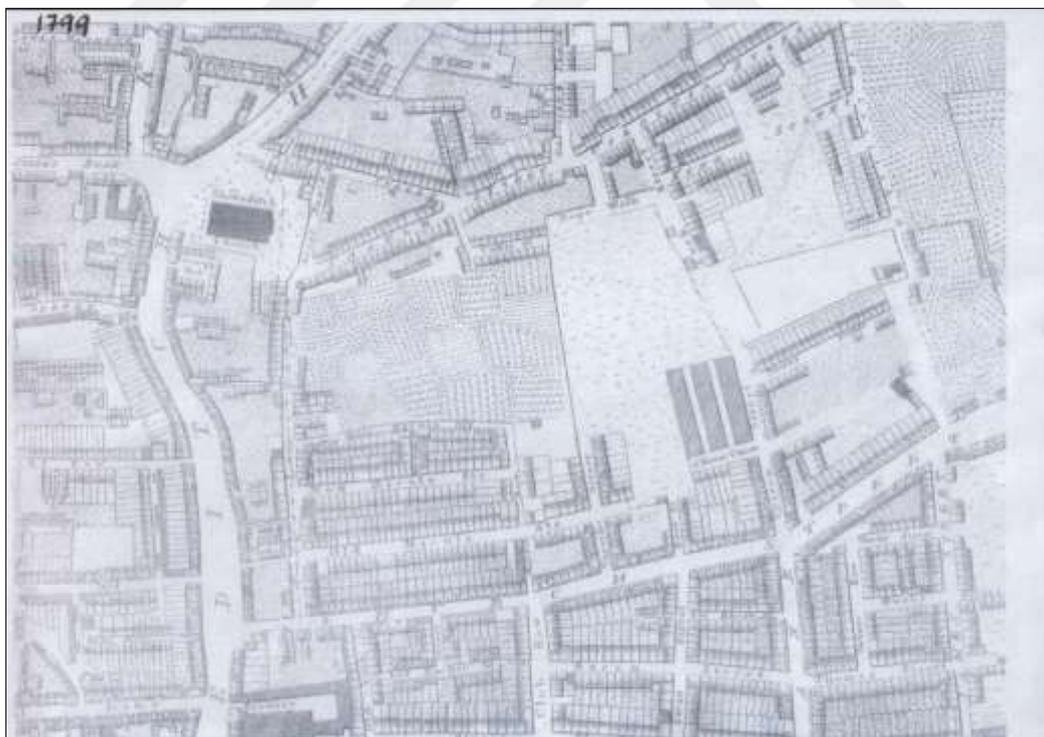
reserved for exceptional cases. Overall, the Act sought to confront the issues of housing reform and the elimination of slums during the late Victorian era in London (Housing of the Working Class Act, 1890) (Yelling, 1982, p. 292) (Bowmaker, 1898).

The establishment of the LCC promised improved prospects for social reform through municipal intervention. However, the LCC's impact on slum clearance was limited, characterized by two distinct periods of activity: one between 1889 and 1892, and another between 1898 and 1900. Surprisingly, the final clearance outcomes—measured in terms of expenditure and affected populations—did not significantly surpass those achieved by the Board of Works during 1875-1888. This era was marked by disillusionment, uncertainty, and indecisiveness in the Council's housing policy (Yelling, 1982, pp. 291-292; 295 ). From 1898 to 1907, the LCC entered a second phase of housing policy characterized by a heightened focus on housing issues and a new action plan that included slum clearance. This phase commenced after the 1898 election, which brought a substantial Progressive majority back to power, reinvigorating the Council's commitment to housing reform—a throwback to its initial years. The Council sanctioned various projects, such as those at Boundary Street, Churchway, and Clare Market, incurring significant expenditures. Nevertheless, these major projects consumed the bulk of the allocated funds for clearance, which ultimately slowed the momentum of the slum clearance movement (ibid., pp. 291-292; 297).

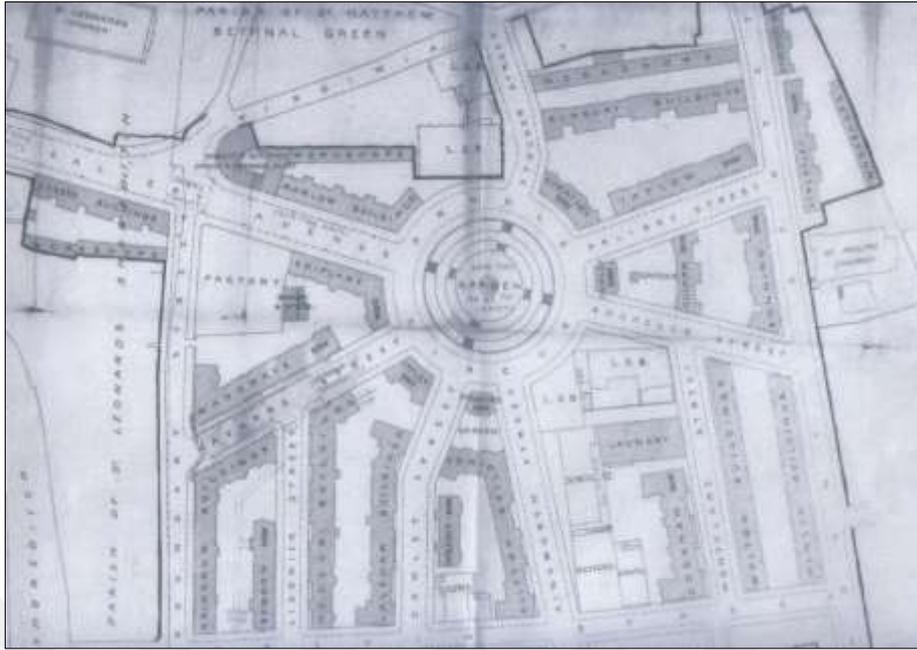
Boundary Street, adjacent to Old Nichol Street, was a pioneering housing project by the council because of its deteriorating conditions since the 1830s. Prior to this scheme, this area remained highly desirable due to its central location and the influx of unskilled labourers. However, lax housing regulations and influential property owners (including the Church of England and aristocrats) led to the neglect of properties rented to the poor. Overcrowding was rampant, with large families squeezed into small-terraced houses lacking basic amenities. Water came from shared taps, toilets were rudimentary, and the properties suffered from extreme temperature variations and perpetual dampness (Boundary Community Launderette, 2010). The Figures 1.1 - 1.3 below depict the evolution of the area in 18<sup>th</sup>, 19<sup>th</sup>, and Post housing development of the 20<sup>th</sup> century.



**Figure 2.1:** Map Showing Boundary Street Region in 1799 (Boundary Community Launderette, 2010).



**Figure 2.2:** Map Showing Boundary Street Region in the 1890s (Boundary Community Launderette, 2010).



**Figure 2.3:** Map Showing Boundary Street Region in the 1900s After the LCC Housing Scheme (Boundary Community Laundryette, 2010).



**Figure 2.4:** Arnold Circus Looking West, 1907 (Boundary Community Laundryette, 2010).

## 2.4 POST-WORLD WAR I HOUSING

During the onset of the First World War in 1914, the government's priorities and allocation of resources shifted significantly toward housing initiatives. Notably, the council had

previously granted approval for a housing development, St Giles Estate, encompassing approximately 900 homes, spanning an area of approximately 65 acres along Wragby Road in 1913. Figure 2.5 illustrates an example of the constructed residential dwellings. The land for this development was acquired in 1914. However, the war disrupted construction plans, leading to delays. Following the conclusion of the war in 1918, there was a notable acceleration in housing development. This momentum was largely driven by the enactment of the Housing, Town Planning Act, commonly referred to as the “Addison” Act of 1919. This legislation facilitated the expansion of housing projects, addressing the pressing need for residential infrastructure in the Post-War era (Jackson, 2015, p. 118). Its central objective was to provide “homes for heroes”—a commitment to address the acute housing shortage faced by returning servicemen and their families (UK Parliament, n.d.). Key provisions of the act included an unlimited financial commitment by the Treasury to subsidize house construction and the delegation of responsibility to local authorities for building working-class housing. Significantly, the act relieved these authorities of full financial burden, recognizing the collective societal responsibility to ensure decent living conditions for all citizens (Liepmann, 1937, p. 507) (Smith & Whysall, 1990, pp. 186-187).

In 1918, Prime Minister David Lloyd George coined the “homes for heroes” slogan in his speech delivered during the Wolverhampton general election. It encapsulated the commitment to provide dignified housing for returning servicemen while also addressing the urgent need to clear slums. This dual promise resonated deeply with the public, emphasizing both gratitude and practical action (Pepper & Richmond, 2009, p. 143). An estimate of 213,821 projects were completed under the scheme between 1919-1930 in England and Wales (Liepmann, 1937, p. 509). The Brady Street Scheme was the initial project launched under the Addison Act of 1919; it marked a significant milestone in Post-War housing. Focused firstly on slum clearance, it paved the way for the broader Bethnal Green project. Here, the London County Council (LCC) initially proposed tenement blocks, while the Bethnal Green Borough Council championed cottages with gardens. After deliberations and public inquiries, a compromise scheme emerged, featuring three-storey flatted blocks with maisonettes. This pragmatic solution balanced housing efficiency with community well-being (Pepper & Richmond, 2009, p. 148). The Housing, Town Planning Act of 1919 assumed a pivotal role in shaping early 20th-century housing policy. By emphasizing long-term impact and diminishing dependence on private landlords, it laid the groundwork for

significant public housing programs. This legislative milestone marked a decisive shift toward increased state intervention in housing provision, reflecting a commitment to address societal needs through collective action (Smith & Whysall, 1990, p. 186).



**Figure 2.5:** Chaucer Drive, St Giles Estate, Lincoln (Jackson, 2015, p. 118).

In the years following the implementation of the Addison Act of 1919, subsequent housing legislations emerged. Firstly, . Named after the prominent British politician Neville Chamberlain, who concurrently held the position of Minister of Health, this act aimed to encourage private enterprise in working-class housing construction. Its primary objectives included providing subsidies and facilitating capital acquisition for building and purchasing houses. About 438,000 houses were built due to this initiative (Liepmann, 1937, p. 507). Notably, Neville Chamberlain later ascended to the position of Prime Minister of the United Kingdom from 1937 to 1940.

Secondly, the Wheatley Act of 1924 followed shortly after the Chamberlain Act of 1923. While the Chamberlain Act addressed specific housing issues, the Wheatley Act extended these efforts by focusing on housing provision in agricultural parishes and other regions. Its objective was to expand housing initiatives and cater to the diverse needs of different populations. The introduction of the Wheatley Act underscores the government's ongoing

commitment to addressing housing challenges through legislative measures and targeted interventions (ibid., p. 507-509).

Subsequently, during this period, two more Housing Acts shaped housing policy in the United Kingdom. The 1930 Housing Act, commonly known as the Greenwood Act, focused on slum clearance by compelling private landlords to sell slum properties to local councils. As a result, 284,000 slum dwellings were cleared and replaced with 298,000 new homes by 1937, leading to the rehousing of 1,307,000 people (Liepmann, 1937, pp. 509-510). By 1939, the total number of new homes had increased to approximately 700,000. Simultaneously, the 1935 Housing Act declared a concerted effort against overcrowding, aiming to both abate existing overcrowding and prevent future instances through strategic housing policies (BBC, n.d.).

## **2.5 POST-WORLD WAR II HOUSING**

Post-World War II years were quite similar to the end of the first war. This is because of bomb damage to infrastructure, the channelling of resources towards winning the war and lack of any investments during the war years. These occurrences translated to a need to pause and assess the situation to determine the hierarchy in which the damages would be remedied. As Whitehead puts it, housing was considered a top priority for most European countries with the main objective being to provide enough dwellings for their citizens due to total or partial bomb-damage deeming the previously existing dwellings less fit for habitation (2015, p. 246). During the transitional period between Post-War II and the inauguration of the Labour Government in 1945, the government engaged in exploratory work to assess Post-War housing requirements, aiming to understand the urgent needs arising from the war's devastation. Legislative efforts were made to provide both permanent and temporary dwellings. Additionally, arrangements were made to obtain prefabricated dwellings from the United States, which played a crucial role in addressing the immediate housing shortage. The government also encouraged industrial expansion in designated development areas, indirectly influencing housing availability by promoting economic growth. Subsidies were granted for constructing new houses, and these subsidies extended to include dwellings built to meet general needs (Housing Condition, 1945, pp. 739-741).

Furthermore, the government allowed compulsory land acquisition for building purposes without a public inquiry, streamlining the process of creating new housing developments. Funds were allocated for temporary housing solutions, and open spaces were authorized for erecting temporary dwellings. The Distribution of Industry Act of 1945 influenced the location of houses to be constructed, ensuring a balanced approach to industrial development across regions. Additionally, municipal and county councils gained the right to requisition of unoccupied properties without consulting the Ministry of Health, further facilitating housing availability during the Post-War period. These multifaceted measures collectively aimed to improve living conditions and provide much-needed housing for citizens during a time of immense challenge and reconstruction (ibid, p. 741). Beyond addressing the housing situation, the severe labour shortage of skilled workers to facilitate Post-War reconstruction was tackled by measures such as: training programs for building trades, completion schemes for interrupted apprenticeships, utilization of German prisoners of war for civil engineering work, and control measures to reallocate manpower (ibid, pp. 741-743).

Beyond the direct effects of the war highlighted above, another major challenge experienced in Britain at this time was a severe population concentration in large towns with an even higher concentration in Greater London because of natural migration and the redevelopment of areas with sub-standard housing at lower densities (Dickinson, 1962). In response to this issue the New Towns Act, 1946 was enacted to tackle the challenges posed by urban expansion and overcrowding in large cities. The act aimed to create new towns capable of accommodating excess population (referred to as “overspill”) and providing employment opportunities through the establishment of new or expanding industries. By regrouping sections of the population from crowded cities, the act sought to create balanced communities with enhanced living conditions, access to employment, and comprehensive social services, including both physical and cultural amenities (Edwards, 1964, p. 279) (Heraud, 1966, p. 9). Basically, these new towns were strategically planned to serve as improved reception areas for London’s overspill population. The goal was to find better solutions for accommodating the growing population that could not be adequately housed within existing areas, particularly in south-eastern England. As of 1964, about twenty-one new towns in various stages of growth out of which five were new and an additional two had been proposed. Summary information of the New Towns is shown in the Figure 2.6 and Table 2.1 below (Edwards, 1964, pp. 279-281).

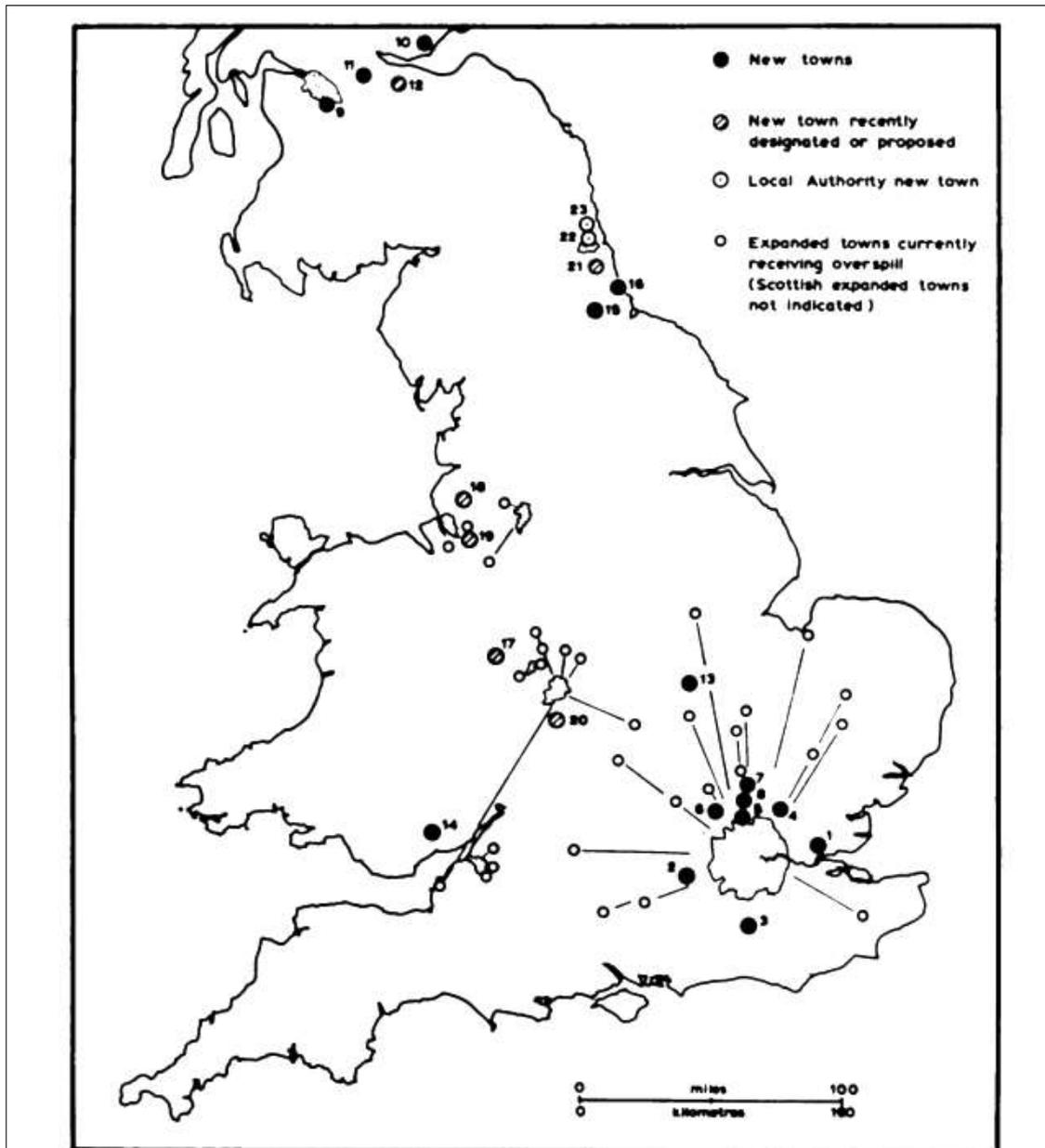


Fig. 14.—New Towns and expanded towns 1964. 1, Basildon; 2, Bracknell; 3, Crawley; 4, Harlow; 5, Hatfield; 6, Hemel Hempstead; 7, Stevenage; 8, Welwyn; 9, East Kilbride; 10, Glenrothes; 11, Cumbernauld; 12, Livingston; 13, Corby; 14, Cwmbran; 15, Newton Aycliffe; 16, Peterlee; 17, Dawley; 18, Skelmersdale; 19, Runcorn; 20, Redditch; 21, Washington; 22, Killingworth; 23, Cramlington. (Expanded towns in Scotland are not shown.)

**Figure 2.6:** The New Towns Created to Solve the Overcrowding Problems as at 1964 (Edwards, 1964, p. 280).

**Table 2.1:** Table Showing the Population Data of Migration to the New Towns Created to Solve the Overcrowding Problems as at 1964 (Edwards, 1964, p. 281).

New Town	Date of designation	Population		
		Before designation	1963	Ultimate (subject to revision)
1. Basildon	1949	25,000	60,500	100,000
2. Bracknell	1949	5,000	24,100	25,000
3. Crawley	1947	9,000	59,500	75,000
4. Harlow	1947	4,500	61,900	80,000 (increased to 130,000)
5. Hatfield	1948	8,500	22,000	28,000
6. Hemel Hempstead	1947	21,000	64,500	80,000
7. Stevenage	1946	7,000	52,200	80,000 (increased to 150,000)
8. Welwyn	1948	18,500	38,000	50,000
9. East Kilbride	1947	2,500	38,000	70,000
10. Glenrothes	1948	1,100	15,320	70,000
11. Cumbernauld	1956	3,000	10,500	70,000
12. Livingston	1962	2,000	2,000	70,000
13. Corby	1950	15,700	41,500	55,000
14. Cwmbran	1949	12,000	32,000	55,000
15. Newton Aycliffe	1947	60	14,600	20,000 (increased to 45,000)
16. Peterlee	1948	200	15,300	30,000
17. Dawley	1962	22,000	22,000	70,000
18. Skelmersdale	1962	10,000	11,300	60,000
19. Runcorn	1963	28,000	28,000	70,000
20. Redditch	1964	29,000	29,000	} To relieve Birmingham and Tyneside-Wearside respectively
21. Washington	—	—	—	
22. Killingworth*	1962	—	—	17,000
23. Cramlington*	1962	—	—	50,000

\* New towns to be built without state aid.

With the benefit of hindsight, the New Town Act of 1946 was generally considered successful. However, projections of future population growth revealed that within less than two decades, certain towns would experience a significant overspill population compared to others. Consequently, the enactment of the Town Development Act of 1952 aimed to facilitate agreements between overcrowded towns and other neighbouring areas. These arrangements allowed for the transfer of excess population and served as a valuable tool for managing population pressure. Additionally, the act had the dual purpose of stimulating growth and rejuvenation in underdeveloped regions. Large cities could leverage this legislation to export both population and industry to designated receiving centres known as “expanded towns” (ibid, pp. 283-284).

In retrospect, the years following the initial Housing Acts took a different trajectory. Subsequent legislation shifted its focus from the construction of new dwellings to addressing existing ones. However, this does not imply that new housing was neglected during this period. Data from Table 2.1 indicates that new dwellings were indeed constructed. Rather, a new phase emerged where a substantial number of existing dwellings, provided over the years, required maintenance alongside the creation of new ones. Consequently, the law explicitly addressed this nuanced situation. For instance, the Housing (Repairs and Rents) Act of 1954 targeted obsolete dwellings, emphasizing repairs and maintenance. Later in that decade, the local authority's role in housing was reduced. Subsequently, in 1957 a Rent Act was enacted, followed closely by the Housing Purchase and Housing Act of 1959. The 1957 Act deregulated rents for certain dwellings, resulting in rent increases in areas with shortages. Simultaneously, the 1959 Act encouraged direct involvement from building societies in the government housing program. This multifaceted approach aimed to balance the maintenance of existing housing stock with the creation of new homes (Boléat & Taylor, 1993, p. 2).

The easing-off of local authority control which gradually unfolded was accompanied by a significant change—the removal of the specific term “working class” from the Housing Act of 1949. Initially, this classification had been the cornerstone of the government's efforts to protect and provide for a major group of citizens. However, over time, the definition of social housing—housing designed for people rather than profit—underwent subtle shifts, as highlighted in the earlier discussion. As building regulations became more flexible, the private sector actively joined forces with the public sector. This collaboration led to a surge in completed dwellings during the Post-War period. At its peak, 348,000 dwellings were completed, and this momentum continued into the 1960s, resulting in 414,000 and 222,000 completed dwellings in the public and private sectors, respectively. Finally, upon the election of the Conservative Government in 1979, the “right-to-buy” policy was implemented through the introduction of the Housing Act of 1980. This policy allowed local authority houses to be sold, resulting in a higher percentage of homes being owned by the private sector. These developments marked a significant departure from the past, emphasizing inclusivity and a blend of efforts to address housing needs (ibid, pp. 1-3). The Table 2.2 below gives an overview of the Post-World War 2 progression of the British housing until 1992.

**Table 2.2:** The Statistics of Housing in Great Britain in the Post-World War II years (Redrawn by Author; Boléat & Taylor, 1993, p. 4).

Year	Housing Completion				Sales of Local Authority & New Town Dwellings 000
	Private 000	Public 000	Total 000	Private/ Total %	
1945	1	2	3	37	
1946	30	25	55	55	
1947	41	99	140	29	
1948	33	195	228	14	
1949	26	172	198	13	
1950	27	171	198	14	
1951	23	172	195	12	
1952	34	206	240	14	
1953	63	256	319	20	
1954	91	257	348	26	
1955	113	204	317	36	
1956	124	176	301	41	
1957	126	175	301	42	
1958	128	146	274	47	
1959	151	126	277	54	
1960	169	129	298	57	
1961	178	119	296	60	
1962	175	131	305	57	
1963	175	124	299	59	
1964	218	156	374	58	
1965	213	168	382	56	
1966	205	180	386	53	
1967	200	204	404	50	
1968	222	192	414	54	
1969	182	185	367	50	
1970	170	180	350	49	
1971	192	159	351	55	
1972	196	123	319	62	
1973	187	107	294	63	

**Table 2.2:** The Statistics of Housing in Great Britain in the Post-World War II years (Redrawn by Author; Boléat & Taylor, 1993, p. 4) “Table Continued”.

Year	Housing Completion			Private/ Total %	Sales of Local Authority & New Town Dwellings 000
	Private 000	Public 000	Total 000		
1974	141	129	270	52	
1975	151	162	313	48	3
1976	152	163	315	48	6
1977	141	163	303	46	14
1978	149	131	280	53	31
1979	140	104	245	57	44
1980	128	107	235	54	92
1981	115	85	200	58	116
1982	125	50	175	71	221
1983	148	51	199	74	162
1984	159	51	210	76	122
1985	156	40	196	79	109
1986	170	35	205	83	103
1987	184	33	217	85	125
1988	199	33	232	86	177
1989	180	33	211	85	199
1990	156	34	190	82	145
1991	148	30	178	83	80
1992	139	29	168	83	67

## 2.6 HOUSING REPORTS OF THE 20<sup>TH</sup> CENTURY

In the 20th century, three housing reports significantly impacted the evolution of housing typologies in Britain: the Tudor Walters Report, the Dudley Report, and the Parker Morris Report. These reports went beyond shaping housing layouts; they also addressed practical challenges. Their influence extended to replacing slums and mitigating overcrowding. Moreover, they mirrored broader societal changes, including shifting views on social status symbols, gender roles, and household dynamics. By incorporating technological

advancements and household appliances, these reports redefined the essentials of modern dwelling design.

The Tudor Walters Report, which emerged in 1918, significantly shaped housing policy. Notably, Raymond Unwin, an architect who is considered the founding father of the British Council Housing, played a crucial role as a committee member. Unwin's influence indirectly extended to a substantial portion of inter-war public housing, owing to his contributions during the Great War. His principles prioritized efficient and cost-effective home construction while ensuring adequate standards for gardens, family privacy, and internal spaces. (Collins, 2011). This report, drafted in response to the Post-World War I housing shortage, played a pivotal role in introducing space standards and housing type plans. Its recommendations were subsequently incorporated into the Housing and Town Planning Act of 1919 (commonly known as the Addison Act). This legislative action paved the way for the construction of more compact homes explicitly tailored to meet the needs of nuclear families (Aranda, 2024, pp. 8-10).

In brief detail, the report significantly influenced the design of new council housing. It advocated for separate bathrooms and larger kitchens, representing a substantial departure from previous domestic arrangements. Moreover, the report proposed two distinct layout types: homes with a living room and larger dwellings featuring both a parlour and a living room. These variations reflected the evolving societal needs and aspirations of the time. By emphasizing efficient space utilization, the Tudor Walters Report aimed to address the urgent housing demands arising from the Post-War context (ibid).

The Dudley Report of 1944, also known as the Design of Dwelling Committee, emerged in the aftermath of World War II as part of Post-War reconstruction planning. It was considered a continuation of the principles set forth by the earlier Tudor Walters Report, albeit under a different name and with certain enhancements. Notably, while the Tudor Walters report primarily emphasized lower-density suburban housing, the Dudley recommendations that ensued addressed the need to consider medium and higher densities as well (Powell, 1974, p. 534). It aimed to consolidate evidence on which to base housing policy and standards. The report was Influenced by the Women's Advisory Housing Council, which conducted a comprehensive housing survey, the report aimed to understand members' preferences for home layouts that would effectively meet their daily needs. Notably, the Mothers Union, a

part of this council, advocated for spacious and affordable family homes, emphasizing three to four bedrooms. Their belief was that inadequate housing might discourage couples from having children. The Dudley Report incorporated numerous requests from women's groups. These included the inclusion of gas and electric appliances, as well as the innovative concept of "dining kitchens." Recognizing the diversity of households, the report proposed new dwelling typologies tailored to various family compositions. These ranged from large families to elderly individuals, childless couples, and one-person households (Aranda, 2024, pp. 11-13).

Additionally, the report addressed practical considerations. For homes with more than four occupants, it recommended both an upstairs bathroom and a downstairs toilet with a washbasin. Furthermore, the Dudley Report advocated substantially larger kitchens situated at the back of the house, allowing ample space for both cooking and dining. This forward-thinking approach aimed to accommodate the evolving dynamics of society and ensure sufficient living space for all residents (ibid).

The Parker Morris Report of 1961 represented a pivotal moment in housing standards. It stands as the first comprehensive, evidence-based evaluation of space requirements. Unlike the initial 1918 report, the 1961 version diverged significantly. While it still endorsed the general acceptance of two-storey houses with gardens (as seen in the Tudor Walters Report), it introduced notable differences (Powell, 1974, p. 534). The Parker Morris Report of 1961 stands out as a pivotal moment in housing standards. Unlike its predecessors, this report reimagined the family unit not as a collective entity but as a collection of individuals, each with distinct consumption patterns, necessities, and spatial needs within the home. It astutely acknowledged demographic shifts, recognizing the significance of "the teenager" and the "working mother" as vital members of the domestic space. The report boldly advocated for individual space and privacy. It recommended that all adolescent and adult children should have separate rooms, regardless of their sex, prioritizing the individual's well-being over the traditional family unit. Moreover, the Parker Morris Report embraced the emerging consumerist culture. It acknowledged that the home was no longer merely a shelter; rather, it could fulfil more than basic requirements. People could now express the fullness of their lives through leisure, hobbies, and consumption within their living spaces. (Aranda, 2024, pp. 14-16).

Practically, the report's recommendations significantly influenced home design. It promoted open spaces and flexibility, allowing for adaptability to changing needs. However, implementing these standards posed technical challenges. The ideal outlined in the report transcended mere square footage, considering factors such as privacy, hygiene, and morality. In essence, the Parker Morris Report left an indelible mark on housing design, reflecting a forward-thinking approach that extended beyond physical dimensions (ibid).

In summary, these reports have significantly influenced housing typologies, spatial arrangements, and family dynamics. They have guided the design and layout of homes to adapt to the changing societal needs. Moreover, they have prompted a critical re-evaluation of housing standards and regulations, aiming to provide sufficient and fair housing for diverse households.

### 3. THE AR POST-WAR SOCIAL HOUSING CASE STUDIES

#### 3.1 THE ARCHITECTURAL REVIEW JOURNAL

The Architectural Review (AR), founded in 1896, set out with ambitious goals—to become the premier magazine for those engaged in Arts and Crafts, rivaling the finest art periodicals of Europe and America. However, over time, the AR shifted its focus, dedicating itself more to Classical architecture while maintaining a keen awareness of international developments (Davey, 1996-c). As the AR celebrated its centenary in 1996, it held the distinction of being the oldest architectural magazine still published under its original title—a remarkable feat that endures to this day, 128 years after its inception. Figure 3.1 is a photograph of the cover page of the first copy published by the AR in 1896.

The AR's inaugural editor, Henry Wilson, set the tone for subsequent generations of editors who have diligently nurtured its legacy, adapting to changing times and evolving architectural paradigms (Davey, 1996-b). The AR's enduring reputation as a credible British journal—one that delves into subjects spanning arts, urban planning, and architecture—has made it a journal of choice for scholars and practitioners alike. While its existence predates the starting point of our literature review, its insights will be invaluable as we delve into the second half of the 20th century—a pivotal era in the evolution of British social housing.

From the late 1930s, the Architectural Review (AR) increasingly emphasized the aesthetic appeal. Initially, this interest was manifested through intermittent articles aimed at fostering an appreciation among readers and officials, in anticipation of the extensive Post-War redevelopment efforts that Britain would soon undertake. In 1941, J. M. Richards; the editor at the time, decided to depart from AR to contribute more directly to the war effort. To ensure the journal's continuity, he mentored Nikolaus Pevsner and convinced H. de C. Hastings to assume a more active role in the Review and oversee Pevsner's work. From 1942 to 1945, Pevsner and Hastings served as interim editors of AR. Their collaboration significantly influenced the Review's urban design and development initiatives, as well as the prevalence of the aesthetic appeal in Britain. Hastings recognized the necessity for comprehensive historical research and identified Pevsner as the ideal individual to undertake this task. This initiative aimed to consolidate AR's earlier interests and align them with the broader project

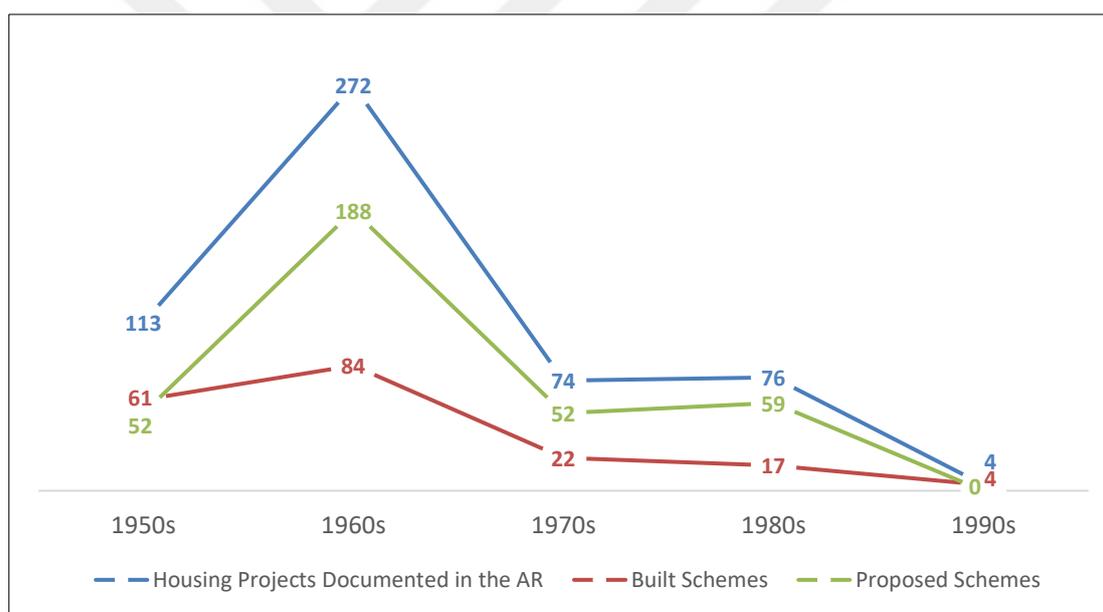
of Britain's Post-War redevelopment (Erten, 2004). The AR's commitment to maintaining its publication was successfully realized. This is demonstrated by the timely updates on reconstruction projects, from their initial conception to their implementation. The publication schedule of the AR was aligned with the progress of these projects, ensuring that the timestamps of the journal, as referenced in this thesis, correspond accurately with the actual development phases.



**Figure 3.1:** The Front Page of the First Issue of the AR from 1896 (Davey, 1996-b, p. 4).

At face value, a tally of all the British housing projects documented in the AR reveals that the 1960s significantly dominates other years. The number of unit projects recorded for the different decades as shown in the Chart 3.1 which indicates that, 1950s is observed to have 113 projects, 1960s have 272 projects, 1970s have 74 projects, 1980s have 76, and 1990s have 4 projects. Based on this data, it is observed that there is a downward trend from the peak at the 1960s', through the years to the 1990s. Furthermore, it is observed that there are more recorded built projects in the first two decades being the 1950s and 1960s in comparison to other years. This may easily be attributed to the high need of dwellings after the devastating effects of the war which destroyed a high number of existing buildings, of which this displacement of people was promptly tackled by the intervention of the housing council.

**Chart 3.1:** Frequency of British Housing Projects Published in the AR Between the 1950s -1990s.



Conversely, the 1960s and 1970s although rich in projects, are mostly made up of housing proposals without proof of actualization in subsequent issues of the journal as can be seen in a sample of the AR publications of 1960 and 1970 shown in the Figures 3.2 – 3.4. Altogether, built or unbuilt, about 539 entries were documented in the journal with a lower percentage of about 34 percent accounting for actualized projects.

The primary selection criteria for projects involve evaluating those that captured the journal's interest between the 1950s and 1990s. This assessment is based on the availability

of relevant data, including, project planning information and subsequent images of completed projects in the AR. The selection process considers either the volume of information published about specific projects in a given year or the continuity of updated information across multiple issues of the journal. Additionally, a balanced approach is taken by choosing buildings that provide an average representation of architectural approaches peculiar to different decades.



**Figure 3.2:** The Cover Page of the January Issue of the AR of 1960 for the Housing Projects Section, Showing Site Models of Proposed Developments (Richards J. M., 1960, p. 56).

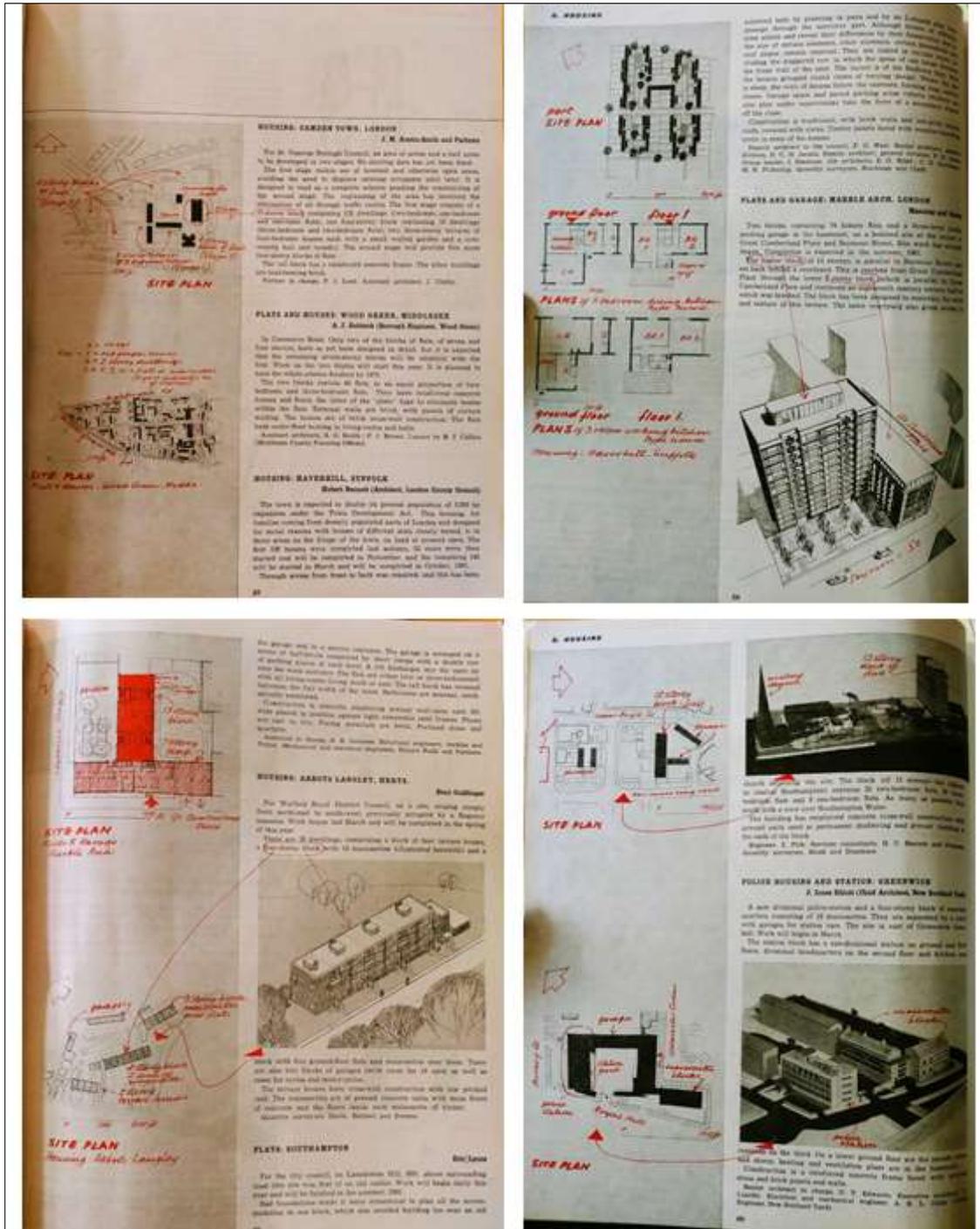
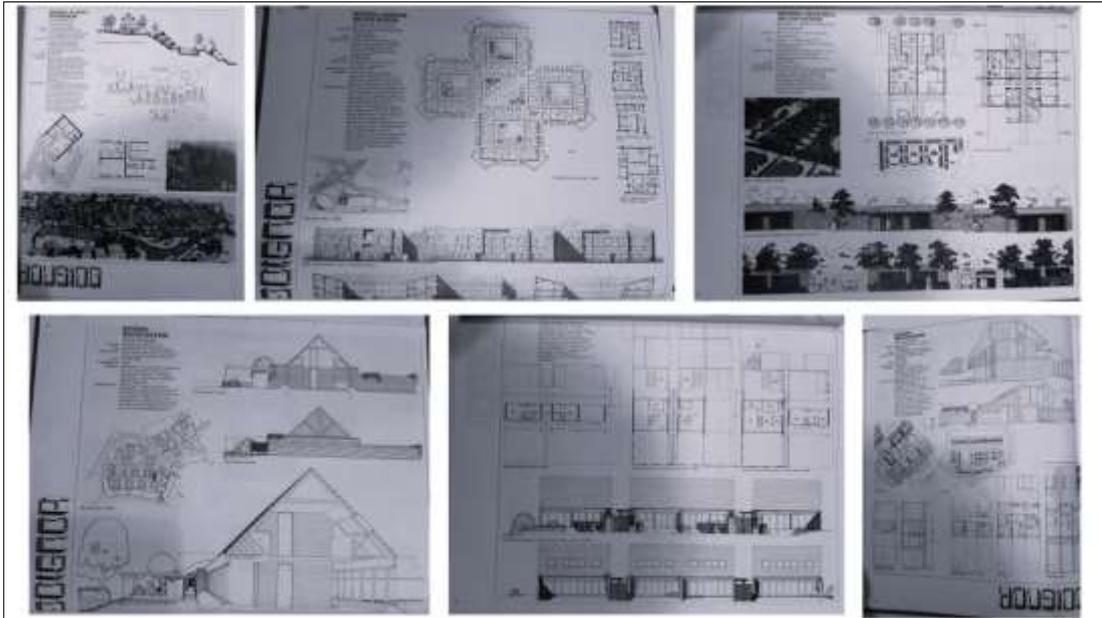


Figure 3.3: The Subsequent Pages of the Housing Section in the January Issue of the AR of 1960 Having Just Proposed Schemes Published (Richards J. M., 1960, pp. 57 -60).



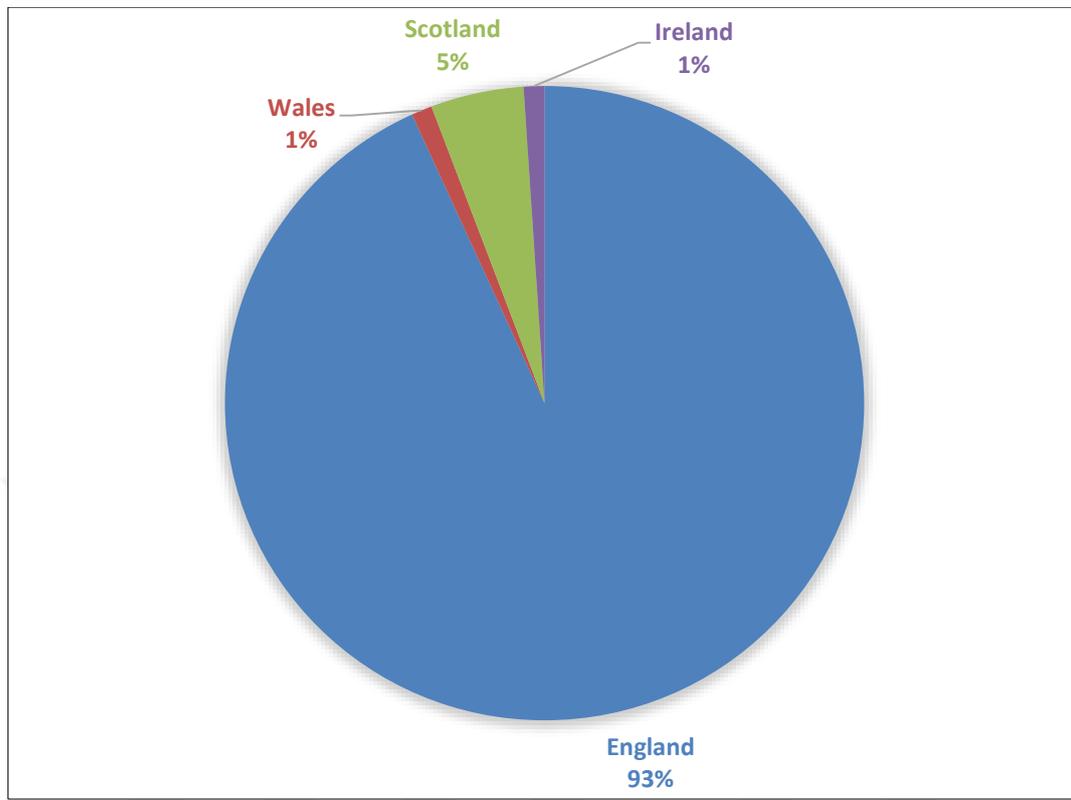
**Figure 3.4:** Some of the First Pages of the Housing Section in January Issue of the AR of 1976 to Highlight the Nature of the Publications in this Section Comprised of Proposed Schemes (Wright, 1976-c, pp. 5-10).

### 3.2 POST-WAR SOCIAL HOUSING CASE STUDIES BETWEEN 1950 – 1980

For this thesis, sixteen case studies were systematically selected based on specific criteria. These criteria aim to objectively examine housing discussions documented in the journals, with a focus on realized schemes that provided detailed descriptions, including site plan drawings and building floor plans, as well as the photographs of the constructed dwellings. This checklist is put in place a precaution to choose relevant projects which were executed and completed. These case studies once chosen were used to extract relevant information to determine the social housing situation of the chosen time frame. These results are presented in figures, table, and charts.

The chosen housing schemes identified by their contemporary names include Spa Green, Church Hill Gardens, Priory Green Estate, Bevin Court, Kemp House, Keeling House, Kingsgate Estate, Vanbrugh Park Estate, Lillington Gardens, Eastfields Housing Estate, Marquess Estate, and Central Hill Estate. Conversely, other schemes, which lack contemporary names but are identified based on the AR's title, include Housing in Golden Lane, London, Housing in Merton, London, and Housing at Hobart Road, Hillingdon.

**Chart 3.2:** The Percentage of Actualised British Housing Schemes Published in the AR Between 1950s and 1990s in Different Locations.



Although the project aims to analyse social housing in Britain, it can be observed in the list above that most of the housing schemes chosen in this thesis are in England with a high concentration in London. This is because of the concentration of projects published in the journal as illustrated in the Chart 3.2, which was in turn influenced by the governmental focus of housing at the time as pointed out in the literature review. However, in terms of time frame, a pattern emerges across different decades as would be examined in detail in this chapter. Overall, high volume of housing projects was available in the first two decades after World War II. But, this pool gradually diminished over the subsequent decades, resulting in a nearly empty pool by the 1990s as the research unfolds.

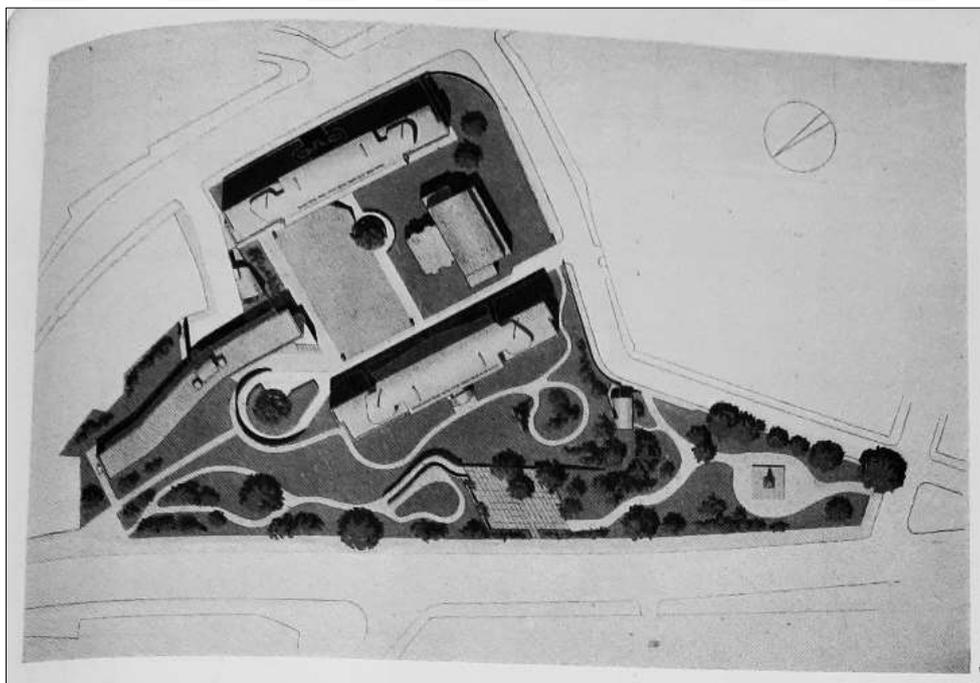
### **3.2.1 Flats in Rosebury Avenue (Spa Green)- AR 1951**

Architect: Tecton Architects [Lubetkin and Skinner]

Completion Date: 1950 (RIBApix, n.d.)

The Finsbury Borough Council initiated this housing project in 1937, following the clearance of slums and strategic land acquisition. However, the outbreak of war led to the suspension of the scheme. By 1945, a new design was necessary due to the expansion of the site caused by bombing damage, affecting properties that were previously unavailable for purchase during Pre-War times. The envisioned scheme by Tecton Architects [Lubetkin and Skinner] was aimed to provide 129 flats on a 1.7-acre site. The site layout illustrated below features three residential blocks, characterized by plain rectilinear forms. Two of these blocks were positioned in parallel, separated by an open courtyard space. This courtyard was designed to include a playground and was bordered by a nursery school to the south. The third, smaller block was situated to the north of the courtyard. Although rectilinear in overall shape, this block exhibits a wavy form, elongated along the north-south axis (Richards J. M. et al., 1951).

The two larger blocks are 8-storeys containing 48 flats of two and three bedrooms, to be accessed by staircases and lifts, each serving two per flat on every floor like the Pimlico 9-storey block. The smaller building is a 4-storey block of two-bedroom flats making a total of 33 flats in the block (Richards J. M. et al., 1951).



**Figure 3.5:** A Site Plan of the Flats in Rosebury Avenue from the AR Journal (Richards et al., 1951, p. 143).

# FLATS IN ROSEBERY AVENUE, FINSBURY

TEGTON, ARCHITECTS: LUBETKIN AND SKINNER, EXECUTIVE ARCHITECTS

One of the points made by Mr. Lubetkin in his conversation with Lionel Brett about criticism, which is incorporated in the preceding article, is that it is not enough for the critic to appraise a building, as it were, from the outside; he must familiarize himself also with the process by which the building acquired its visible form, especially the aims by which the architect concerned was guided. The absence of agreed aims and principles is, it is generally realized, one of the factors that inhibit proper understanding of contemporary architecture and hinder the establishment of a canon of criticism. In the case of the building illustrated on the following pages, designed by the partnership of which Mr. Lubetkin was the leading member, the architects were invited to supply this want by introducing the description of the finished building with a statement of the principles and ideals they followed when designing it. The Rosebery Avenue flats particularly repay analysis of this kind because they represent but one stage in a process of working out a certain philosophy of exterior design which can only properly be understood in relation to previous and subsequent designs by the same architects. The reader is referred to these in the article.

In 1937 Finsbury Borough Council decided to demolish certain alum property bordering on a narrow public garden known as Spa Green, on the east side of Rosebery Avenue, and to commission a design for flats. The site is one of some prominence, lying near the town hall, the headquarters of the Metropolitan Water Board, and the Sadler's Wells Theatre. It also has very interesting historical associations.

When the houses on the site were demolished, there came to light, in one of the cellars, an eighteenth century grotto decorated with oyster shells; it was from this that the chalybeate spring flowed, from which the pleasure gardens that stood on the site from the seventeenth century onwards took much of their popularity. With varying fortune, depending now on the almost fabulous medicinal properties claimed for the waters, now on the coffee houses, the dancing and the sports they afforded, the gardens carried on for more than a century, attracting at times a more exclusive element from nearby London, at times a more plebeian public. It was from this spring, too, that the site took its old name of Islington Spa, or the New Tunbridge Wells, a trace of its origin surviving in the name of Spa Green.

The scheme originally prepared for the site had a number of unconventional technical features, and long negotiations with various authorities thus ensued before approval could be obtained. When at last this was forthcoming, it was too late: building activity throughout the country was stopped on the outbreak of war, and the scheme was shelved. When, in 1945, it became possible once more to think in terms of new building and local authorities began to face post-war problems, it soon became clear that, as in so many other spheres, the pre-war solution had lost its validity. For many reasons it was decided to redesign the scheme fundamentally.

To start with, the physical limits of the site had been considerably altered by bombing—several houses, which the Council had been unable to acquire for demolition before the war, having been destroyed, thus increasing the area for building. Moreover the County of London Plan had appeared, laying down certain town planning solutions for this area. New road junctions and traffic roads were destined to bring arterial traffic through this part of Finsbury. St. John Street was to be transformed at some future date from a road of local importance to a main traffic artery.

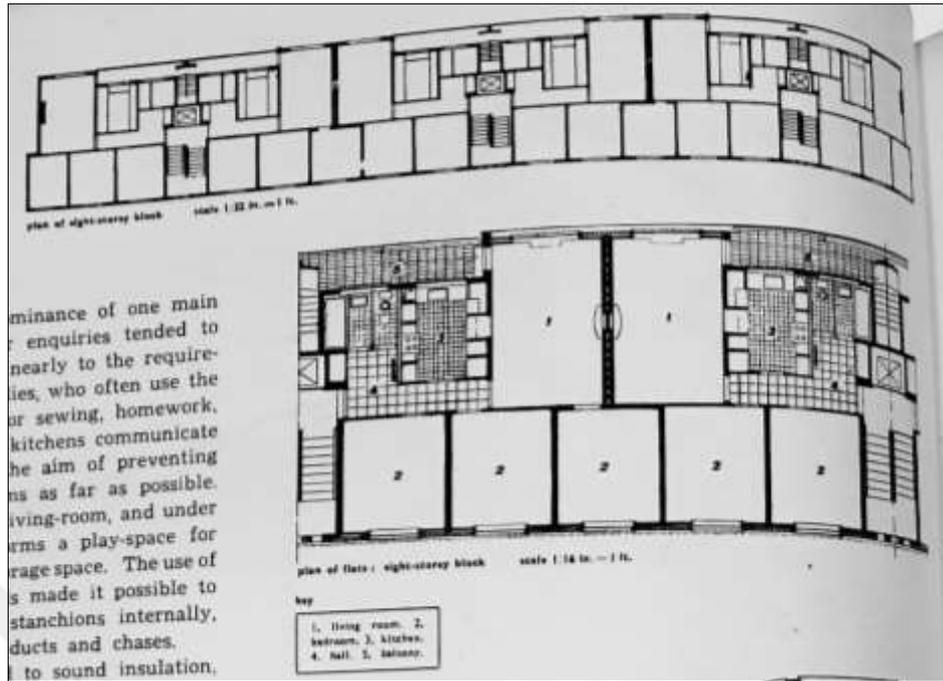
These considerations could not but influence the design of the scheme. But there were others, much more tenuous, but of no less importance in their influence. It is a commonplace that architecture cannot help reflecting the conditions, economic and social, of the time, both in the programme and in the formal solution. But in 1945, when bombs were still falling on London, it was well-nigh impossible to foresee what these conditions would be. The country's economic future was unknown, and while there was a strong and naturally optimistic feeling that after victory nothing could be too good, so

Islington Spa, site of the Rosebery Avenue flats illustrated herewith in 1932

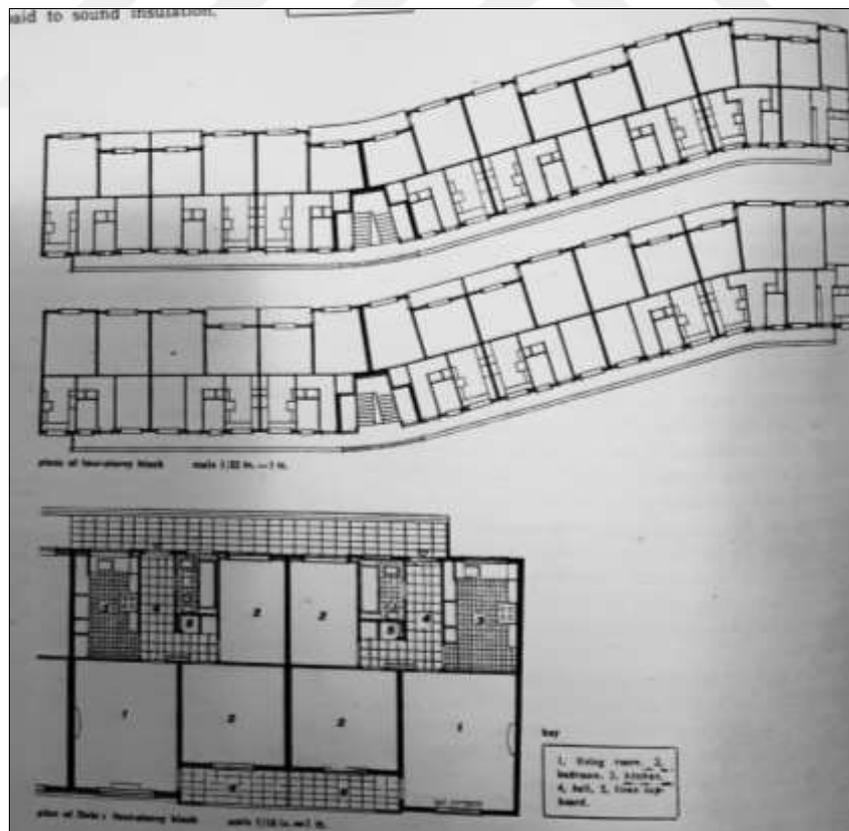


The Palace of St. Nicholas in New Tunbridge Wells

**Figure 3.6:** The Cover Page of the Flats in Rosebery Mostly Comprised of Introductory Information About the Scheme Without Related Photographs or Sketches of the Project (Richards et al., 1951, p. 138).



**Figure 3.7:** The Plan of the 8-Storey Block (Above) with a Closeup View of One of the Flats (Richards et al., 1951, p. 144).



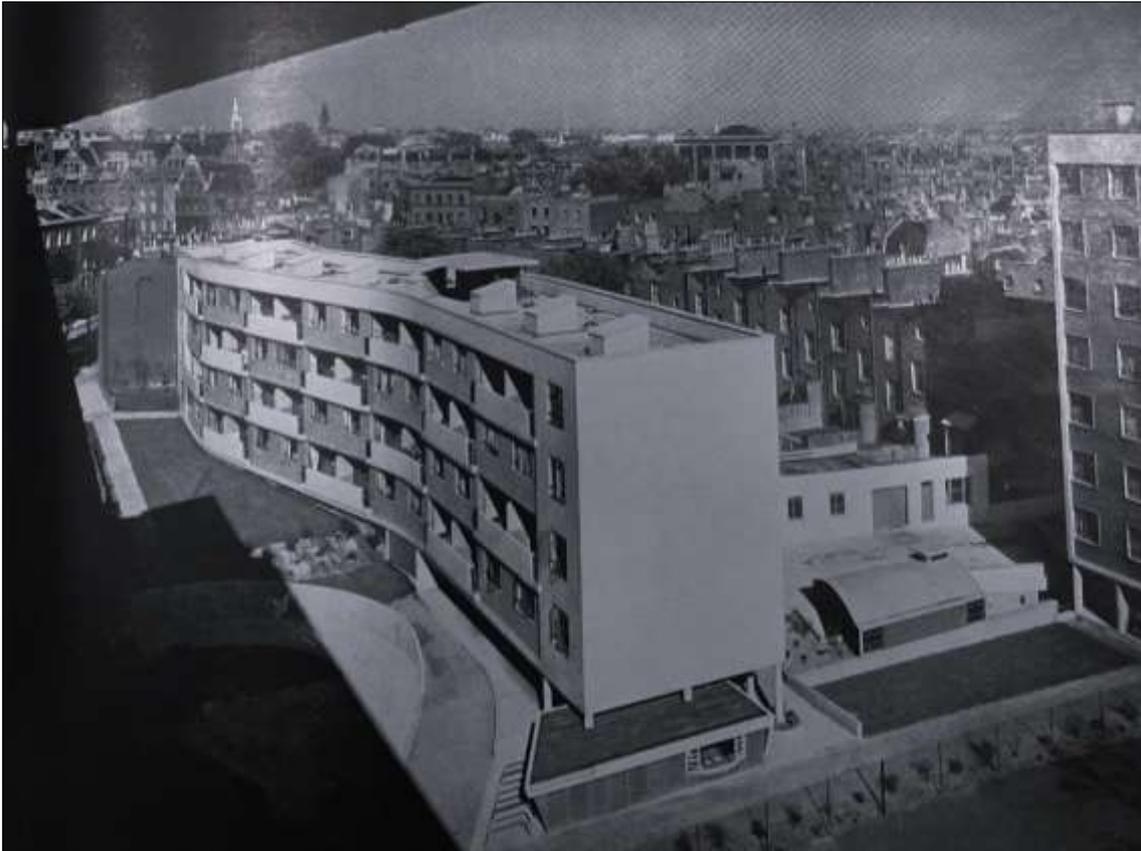
**Figure 3.8:** The Plan of the 4-Storey Block (Above) with a Closeup View of the Flats (Richards et al., 1951, p. 144).



**Figure 3.9:** A Photograph of the Completed 8-Storey Block with the Second 8-Storey and the 4-Storey Blocks in the Background (Richards et al., 1951, p. 141).



**Figure 3.10:** A Rear-View Photograph of the Completed 8-Storey Block (Richards et al., 1951, p. 142).



**Figure 3.11:** A Photograph of the 4-Storey Block in Rosebery Avenue (Richards et al., 1951, p. 149).

### **3.2.2 Flats at Pimlico (Church Hill Gardens)- AR 1951 & 1954**

Architect: Powell and Moya

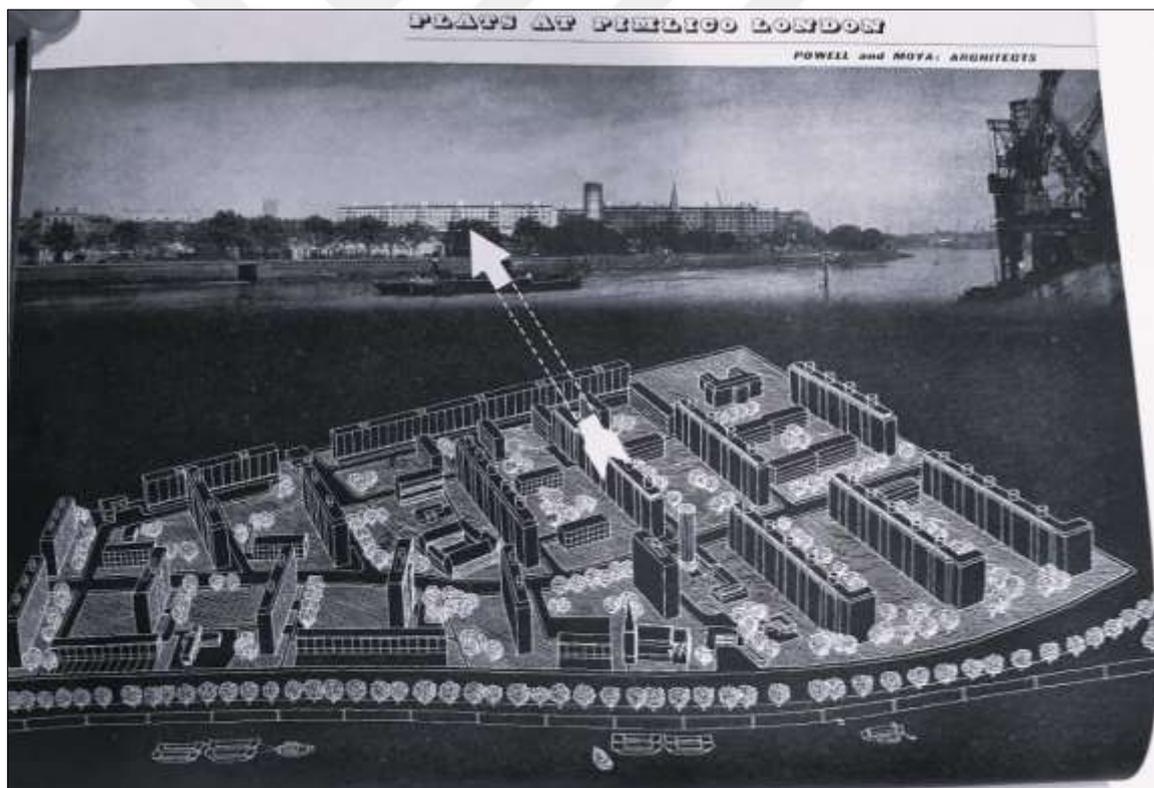
Construction Date: 1946 – 1962 (RIBApix, n.d.)

The Pimlico project emerged in response to the acute housing challenges faced by Westminster. To address this issue effectively, the Westminster City Council opted to acquire a substantial parcel of land, spanning slightly over 30 acres, rather than pursuing fragmented plots across disparate locations. In alignment with the directives outlined in the County of London Plan, which emphasized achieving a housing density of 200 individuals per acre, a design was selected through a competition held between 1945 and 1946. The architectural responsibility for this design fell upon Powell and Moya (Richard et al., 1951).

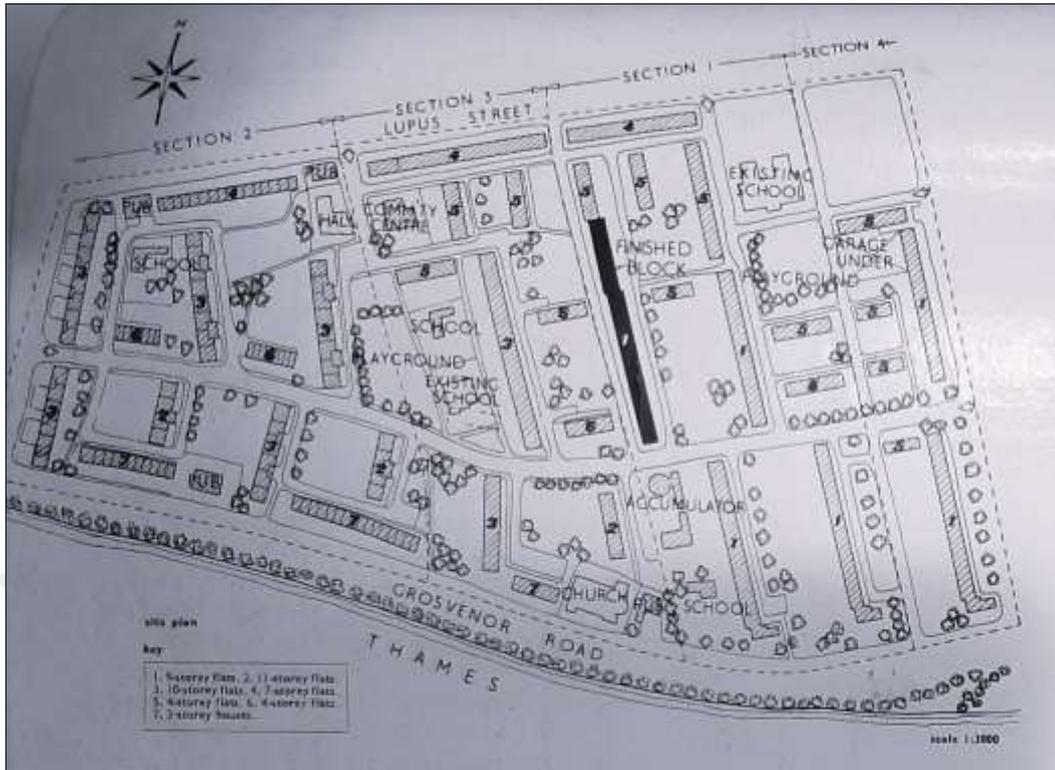
The envisioned project entailed the creation of approximately 1600 flats, distributed across predominantly maximum allowable height blocks as well as other lower structures. The

development was organized into four distinct sections, with the first section still underway as of February 1951. Beyond the housing components, the project encompassed a range of additional amenities, including a community centre, a day nursery, three nursery schools, four public houses, around 30 shops, laundries, a mortuary, a restaurant, public toilets, and a service station complete with an underground garage accommodating 200 cars (ibid).

During the period under consideration, the initial section of the project was in the process of construction. This section was slated to encompass a total of 495 flats. Among these, 370 flats were distributed across 9-storey blocks, while the remaining 125 flats were to be situated within 4-storey maisonette blocks and a 7-storey block. Notably, the taller blocks were interspersed with green spaces, creating a visual separation, while the lower blocks were designed to include private gardens. As of 1951, only one of the 9-storey blocks, known as Chaucer House, had been fully completed, as depicted in the accompanying figures (ibid).



**Figure 3.12:** The Cover Page of the Flats at Pimlico from the AR (Richard et al., 1951, p. 70).



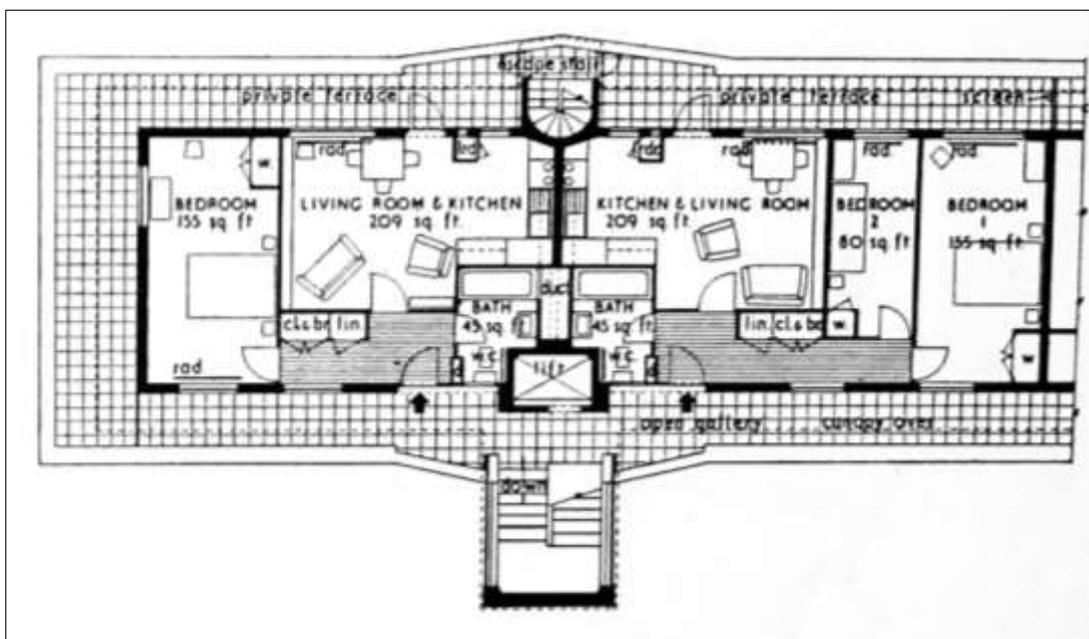
**Figure 3.13:** The Initial Pimlico Site Plan Highlighting the First Completed 9-Storey Block (Richard et al., 1951, p. 71).



**Figure 3.14:** Different Angles of the West Façade of the Completed 9-Storey Block (Richard et al., 1951, p. 73).



**Figure 3.15:** A Typical Floor Plan From 1st To 7th Floor (Richard et al., 1951, p. 75).



**Figure 3.16:** The 8th Floor Plan (Richard et al., 1951, p. 75).

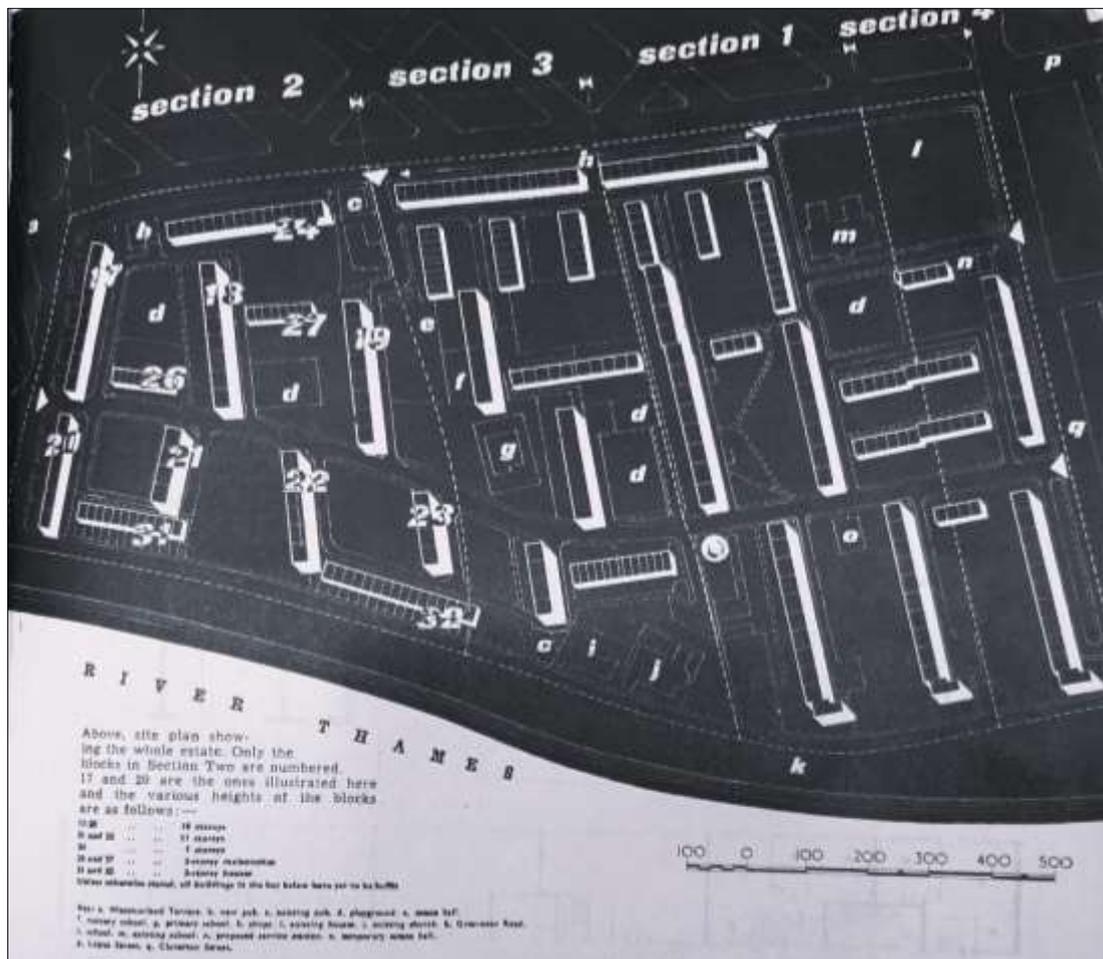


**Figure 3.17:** The Projecting Staircase Bay on the East Façade of the Completed 9-Storey Block (Richard et al., 1951, p. 74).

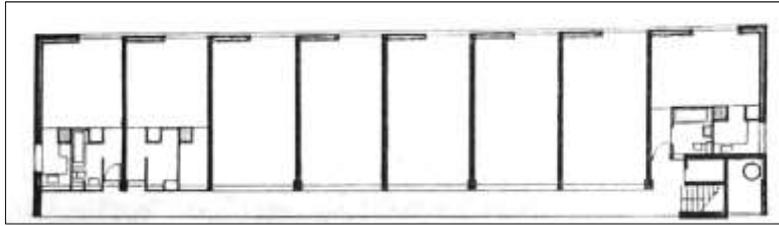
The 9-storey Chaucer House, a residential complex, comprises 104 flats accessible via 6 staircases and 6 lifts. Among these flats, 92 are 4-room units, while the remaining 12 at the top are smaller in size. The basement accommodates storage spaces for prams and bicycles, as well as a compact laundry area. Each flat features a balcony or terrace, providing occupants with an opportunity to access fresh air while remaining within the confines of their living space. Notably, the arrangement of stairs and lifts on each floor caters to just two flats per floor and the practical function of swiftly guiding residents out of the building upon exiting their flats, contributing to a less socially oriented layout. This stairs and lift arrangement was later found to be uneconomic in the following years upon completion hence influencing a change in the design of subsequent blocks in the second section by adopting an integrated balcony, hence reducing the number of required stairs and lifts (McCallum, 1954, p. 81).

In August of 1954, the documentation of phase two of the project was initiated, presumably following the completion of the initial section. This subsequent phase underwent modifications in response to new regulations imposed by the London County Council (LCC)

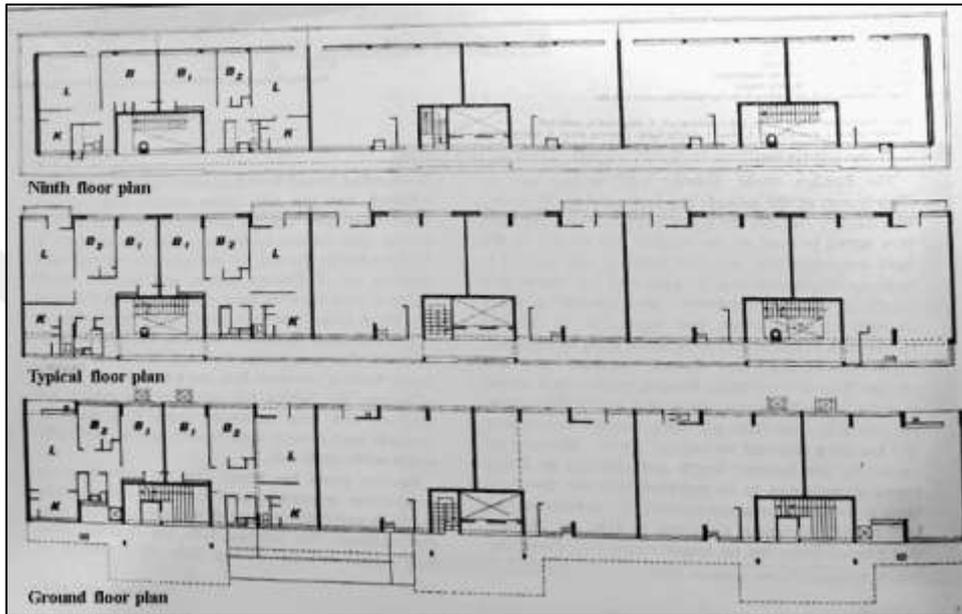
regarding room and ground floor heights. Specifically, the revised regulations necessitated a reduction in these dimensions. Consequently, the overall heights of the 9-storey buildings in the first section were harmonized with those of the 10-storey and 11-storey blocks in the second section. As part of this adjustment, certain buildings were reoriented, leading to a revision of the existing site layout. Figure 4.6 visually depicts these alterations. Notably, in the original site layout, the buildings labelled as “6” within the second section were initially intended to be four-storey structures. However, they have now been redesigned as three-storey maisonettes. The third phase was believed to commence in 1955 (McCallum, 1954).



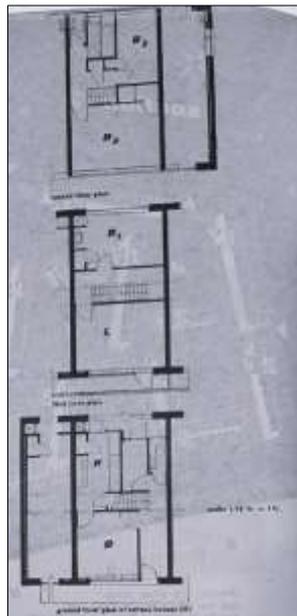
**Figure 3.18:** The Revised Pimlico Site Plan in the August 1954 Issue of the AR (McCallum, 1954, p. 81).



**Figure 3.19:** Typical Floor Plan of the 3-Storey Block (McCallum, 1954, p. 82).



**Figure 3.20:** Floor Plans of the 10-Storey Block (McCallum, 1954, p. 82).



**Figure 3.21:** The Floor Plan of the Terrace Houses in the Scheme (McCallum, 1954, p. 82).

## FLATS AT PIMLICO SECTION TWO

ARCHITECTS **POWELL AND MOYA**  
Assistant Architect: *S. P. Skinner*

1. View from the south-west corner of the Westminster City Council's Churchill Gardens estate of the first two blocks of Section Two to be completed. This corner of the site is bounded by the Embankment and Westminster Terrace



**Figure 3.22:** The Cover Page of the Flats in Pimlico in the AR of 1954 Showing the First Two Blocks; Ten-Storey, of the Section Two to be Completed (McCallum, 1954, p. 79).



**Figure 3.23:** West Façade of the 10-Storey Block (McCallum, 1954, p. 80).

### **3.2.3 Flats at Finsbury (Priory Green Estate)- AR 1952**

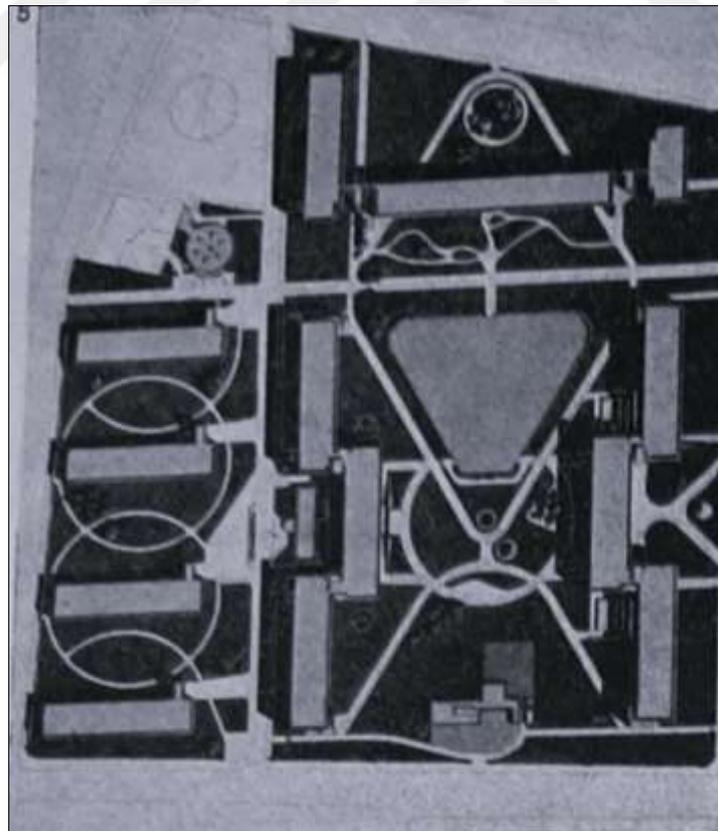
Architect: Tecton Architects [Skinner, Bailey and Lubetkin]

Construction Date: 1943 – 1957 (RIBApix, n.d.)

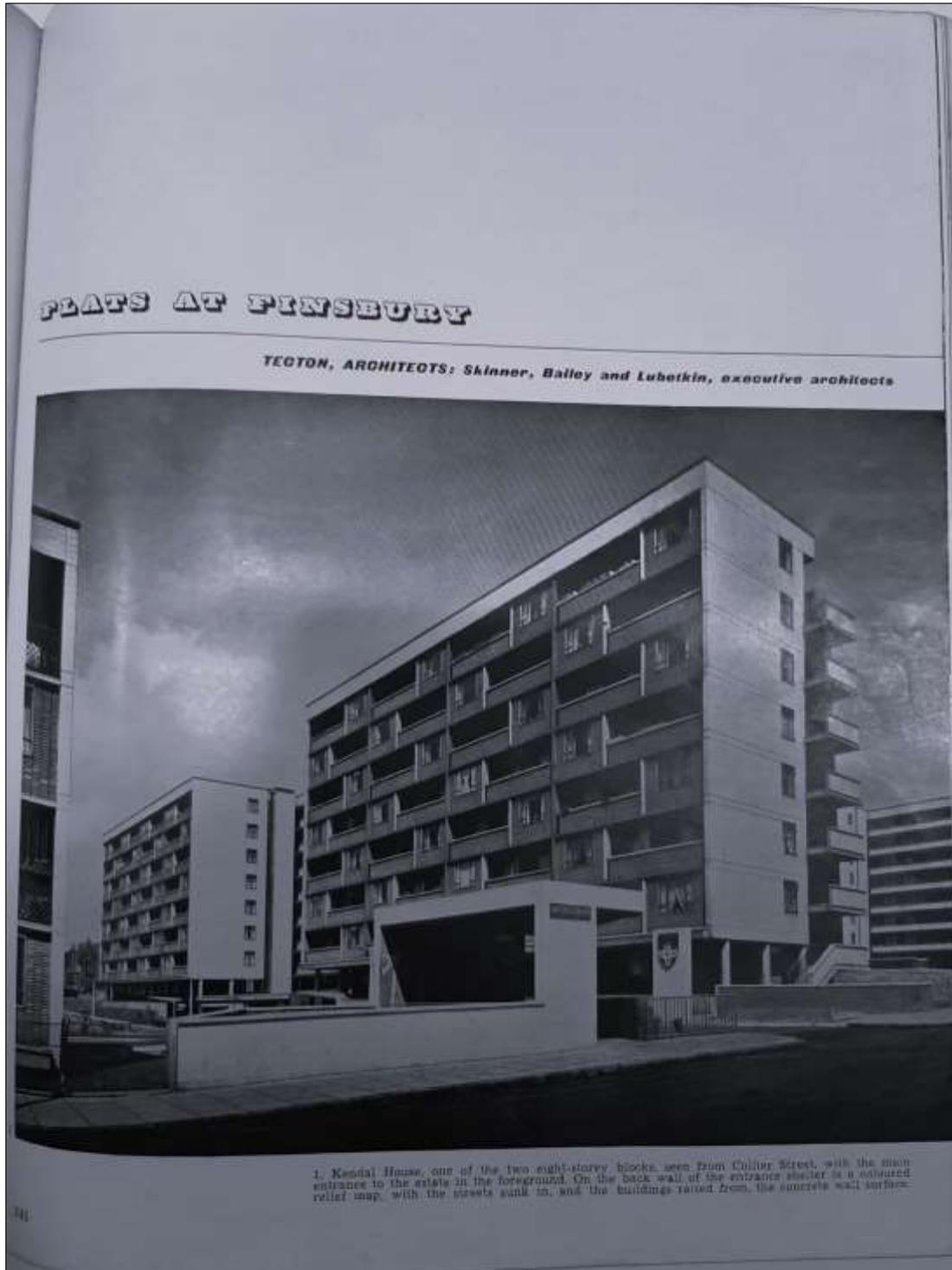
The Priory Green estate was initially conceived before World War 2. However, due to the outbreak of the war, the implementation of the project was postponed. Following the war's conclusion, the original plan, which involved two 8-storey blocks, proved unfeasible as the Borough authorities had decided to expand the site, resulting in a total area of 8.75 acres allocated for the scheme. Tecton Architects [Skinner, Bailey and Lubetkin] were now necessitated to devise a new design for the estate. This configuration featured three 8-storey blocks, arranged in an “n”-shaped formation, occupying a significant portion of the site. Additionally, four rectilinear 4-storey blocks were positioned lengthwise, facing north on the western side of the site. The overall architectural approach emphasized simplicity and rectilinearity. Notably, two of the parallel-facing larger blocks were each composed of three

rectilinear units connected alternately. In contrast, the third block at the northern end consisted of three irregularly sized rectilinear segments, forming a “U” shape. All blocks were equipped with balcony access, running lengthwise, requiring a minimal number of access staircases and lifts for the taller structures (Richards J. M. et al., 1952-b).

The estate was originally intended to serve low-income residents, a factor that significantly influenced design decisions. Conspicuously, the preference for staircases and limited number of lifts was driven by this consideration. By 1952, substantial progress had been made, with 269 flats already completed. This achievement represented approximately seventy percent of the entire project, as all blocks had been finalized except for one of the 8-storey structures, which is depicted in the figures below, and other ancillary facilities such as: a communal laundry, a nursery school, a community centre, and public housing facilities to be situated in a separate section of the site. The 4-storey blocks primarily consist of 1-bedroom flats in contrast to the 8-storey blocks comprised 3-bedroom flats, as showcased in Figures 3.19(ibid).



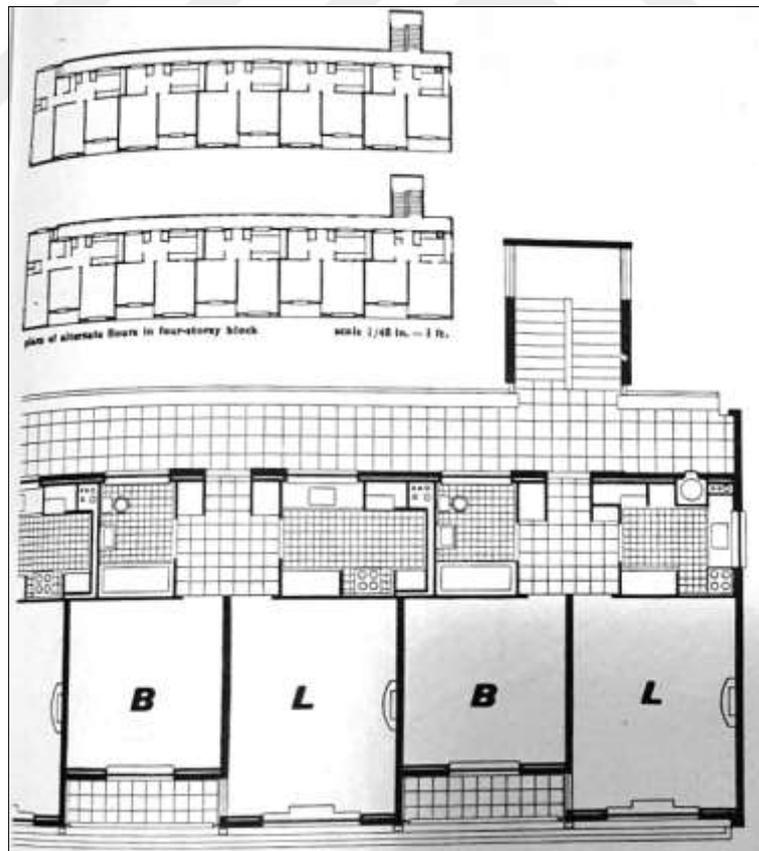
**Figure 3.24:** Site Layout and Model of the Finsbury Housing Project (Richards et al., 1952-b, p. 244).



**Figure 3.25:** The Cover Page of the Finsbury Project in the AR Issue of 1952 (Richards et al., 1952-b, p. 241).



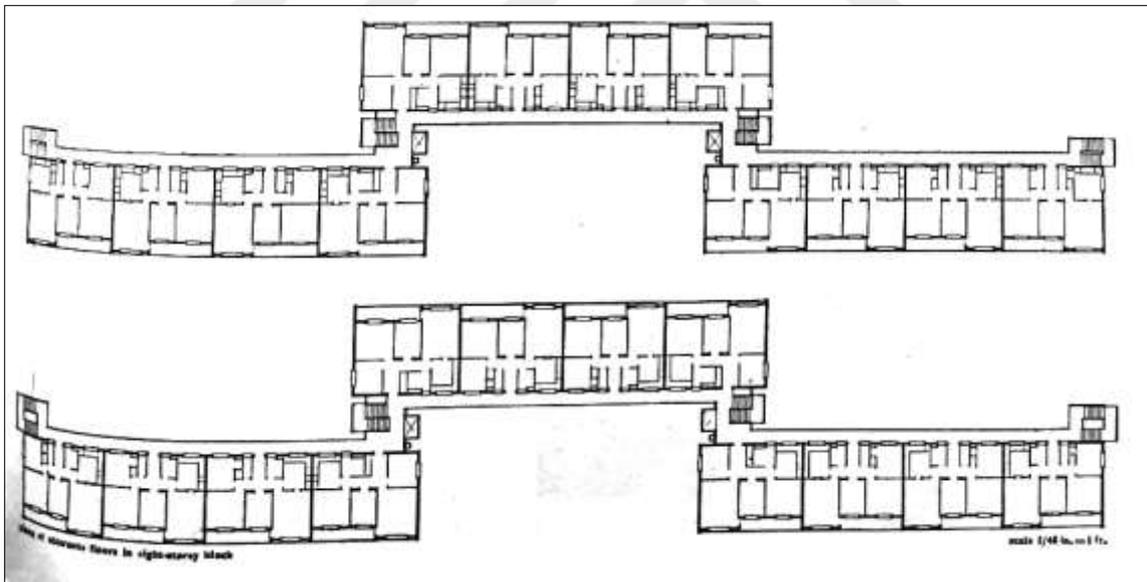
**Figure 3.26:** Ariel Views of the Almost Completed Flats at the Finsbury Site (Richards et al., 1952-b, p. 245).



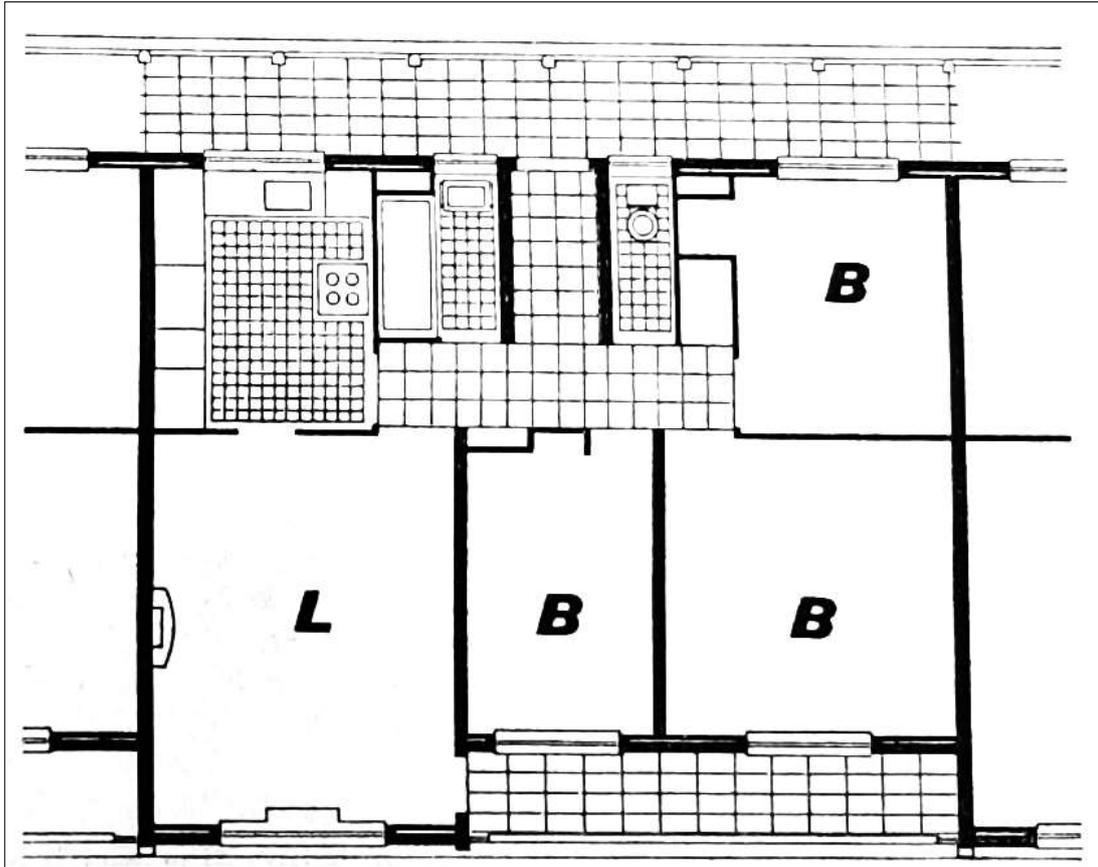
**Figure 3.27:** Plans of the Alternate Floors and a Close-Up of One of the One-Bedroom Flats in the 4-Storey Blocks (Richards et al., 1952-b, p. 247).



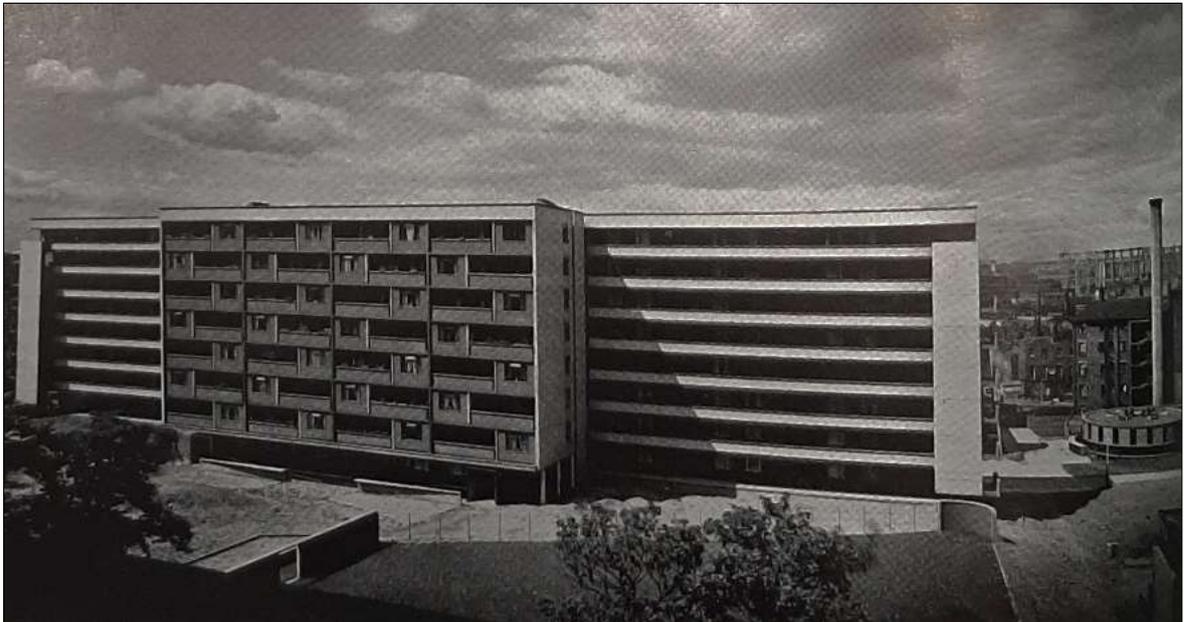
**Figure 3.28:** Photographs of the 4-Storey Blocks (Richards et al., 1952-b, p. 242).



**Figure 3.29:** Plans of the Alternate Floors of the 8-Storey Blocks (Richards et al., 1952-b, p. 247).



**Figure 3.30:** A Close-Up of One of the Three-Bedroom Flats in the 8-Storey Blocks (Richards et al., 1952-b, p. 247).



**Figure 3.31:** A Photograph of One of the 8-Storey Blocks (Richards et al., 1952-b, p. 242).

### **3.2.4 Flats in Holford Square (Bevin Court)- AR 1952 & 1955**

Architect: Tecton Architects [Skinner, Bailey and Lubetkin]

Completion Date: 1954 (RIBApix, n.d.)

The Holford Square project was conceived in response to the bomb damage inflicted upon the square and its surroundings during the war. Various alternatives were explored to rejuvenate the area through the implementation of a new housing scheme as shown in Figures 3.23 and 3.24. Initially, there was a strong inclination toward preserving the square while integrating residential buildings around it. However, after careful evaluation of factors such as building cost of construction and future rental considerations, a decision was made to adopt a Y-shaped block design instead to be situated right where the square previously laid and an additional small rectilinear building to the south west side of it as shown in Figure 3.25 (Richards J. M. et al., 1952-a). In accordance with the London Squares Preservation Act, open spaces within urban areas must either be preserved or replaced with an equivalent area in a suitable alternative location. In adherence to this regulation, the proposed scheme opted for the latter approach, ensuring compliance with the legal requirement (McCallum, 1955, p. 89).

The Y-shaped building, Bevin Court by Tecton Architects [Skinner, Bailey and Lubetkin], comprises 118 dwellings within a 7-8-storey block. In the east and west wings, one, two, and three-room flats are situated, with living rooms and bedrooms oriented toward the south. The kitchens and bathrooms face the balconies. The south wing features maisonettes served by balconies on alternate floors, with bedrooms facing in both directions. Similar to the other wings, the kitchen and bathroom areas also open onto the balconies. The building includes a central staircase and two lifts, a deliberate cost-saving measure. The smaller block, known as Holford House, spans 4 storeys and comprises 12 dwellings. It is exclusively composed of maisonettes. The total area of the site is 3.9 acres, which reduces to 3.2 acres when excluding open spaces. The population density is approximately 129 persons per acre (The Architectural Review, 1955).

# FLATS IN HOLFORD SQUARE FINSEBURY

ARCHITECTS SKINNER, BAILEY AND LUBETKIN  
Associate A. GREEN

1. east and south elevations of Bevin Court, the main 7-8 storey Y-plan block.

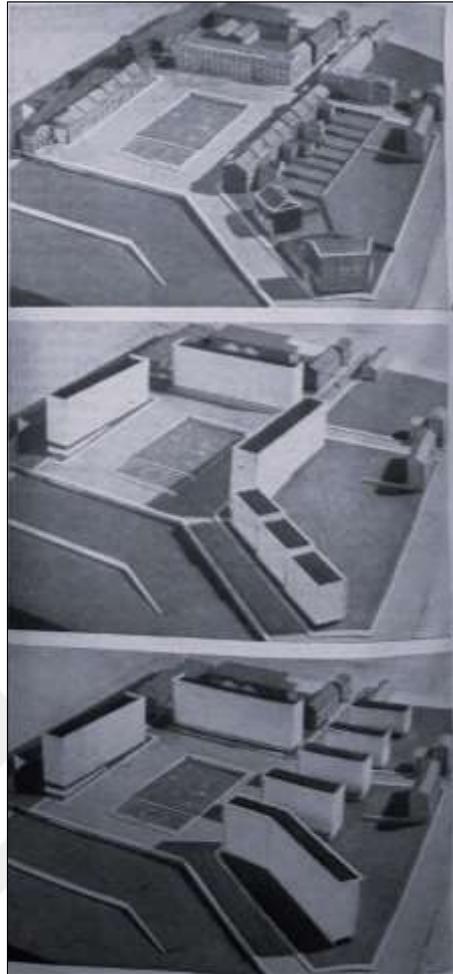


Under the London Squares Preservation Act the area of these open spaces must either be preserved or an equivalent area must be provided in a suitable alternative position. In this case the decision to build one main block concentrated in three wings round a central stair and lift hall made it impossible to retain the old rectangular green space in the middle of Holford Square, but an equivalent area has been provided on the west

side of the site adjoining the grounds of an LCC school\*. This new public open space will have its main approach from Percy Circus and will be designed to form a

\* An account of the first project for this site was given in the *Architectural Review* for June, 1953 (pp. 463-464). It was there explained how the original intention was to preserve the open space of the old Holford Square intact, but how rising building costs combined with the necessity of maintaining rents at a low level eventually led to a much more concentrated and economical solution in the form of the present big Y-block.

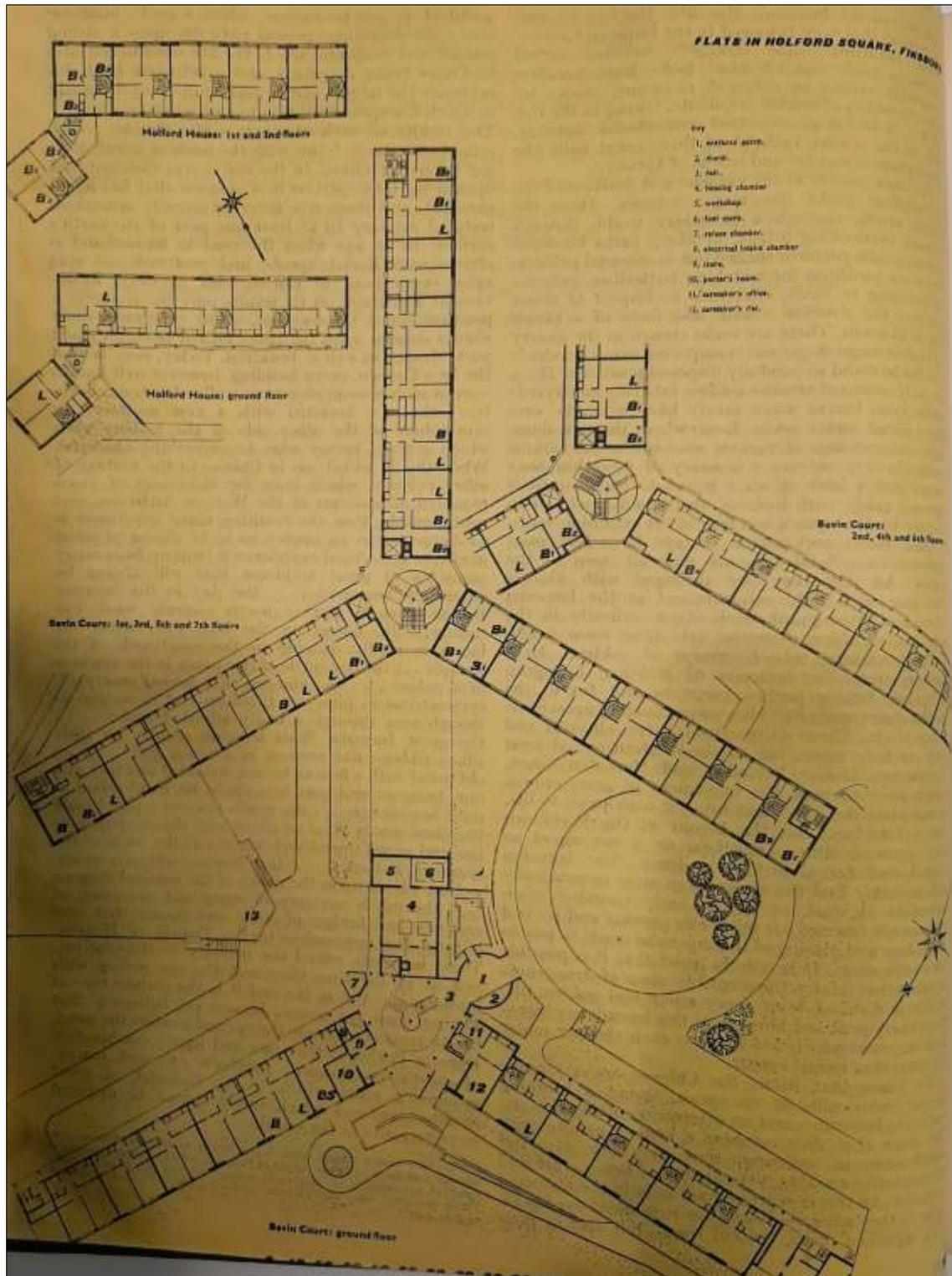
Figure 3.32: Cover Page of the Flats in Holford Square Publication in the 1955 February Issue of the AR (McCallum, 1955, p. 89)



**Figure 3.33:** Models of Some of the Initial Design Alternatives Proposed for the Holford Square Site (Richards et al., 1952-a, p. 404).



**Figure 3.34:** An Ariel Photograph Showing the Y-Block in Relation to the Four-Storey Block (McCallum, 1955, p. 93).



**Figure 3.35:** The Floor Plans of the Holford Square Housing Project (McCallum, 1955, p. 88).



**Figure 3.36:** A Photograph of the Holford Square Housing Project (McCallum, 1955, p. 92).



**Figure 3.37:** A Photograph of the Central Pre-cast Staircase in the Y-Shaped Block (McCallum, 1955, p. 91).

### **3.2.5 Housing in Golden Lane- AR 1954, 1956, 1957 & 1962**

Architect: Chamberlin, Powell, and Bon

Construction Date: 1962 (RIBApix, n.d.)

The Golden Lane scheme, although situated in the City of London, is relevant to our discussion due to its proximity to the Finsbury area. This housing project, like many others during the Post-War decade, emerged as a solution to address the devastation caused by war and to provide essential infrastructure. The project was initially mentioned in the January 1954 issue of the journal. It was revealed that the design by Chamberlin, Powell, and Bon was a modification of the winning entry from the Golden Lane competition of 1952 (Richards et al., 1954). The original site spanned approximately 5 acres, but subsequent reports indicated an expansion of 1.95 acres in the January 1956 issue, extending the site toward Goswell Road. The development adhered to the permissible density limit of 200 persons per acre, resulting in accommodation for approximately 1400 people—about 400 more than initially planned (McCallum, 1956) (Richards J. M., 1962, p. 393).

The site was meticulously designed to incorporate ten buildings, each serving specific purposes. These included a 16-storey block housing 2-room flats, a 4-storey block comprising 3 and 4-room maisonettes, two 6-storey blocks accommodating 3 and 4-room maisonettes, a 4-storey block featuring 1, 2, 3, and 4-room flats, a 6-storey block dedicated to 3-room maisonettes, a 6-storey block providing 1-room flats, a lengthy 4-storey block housing 2-room flats with ground-floor spaces allocated for shops and restaurants, and a community centre to serve the residents. Additionally, the development includes sixty-three lock-up garages at the basement level beneath the open courtyard. The blocks are thoughtfully distributed across the site, interspersed with spaces for courts and vegetation. These areas cater to playgrounds for both older and younger children, along with two badminton courts (McCallum, 1957).



**Figure 3.38:** The Four Cover Pages of the Golden Lane Project in the 1954,1956,1957 and 1962 Issues of the AR, Early Tagged “Flats: City of London” (Richards et al., 1954, p. 51) (McCallum, 1956, p. 34 ) (McCallum, 1957, p. 414) (Richards J. M., 1962, p. 391).

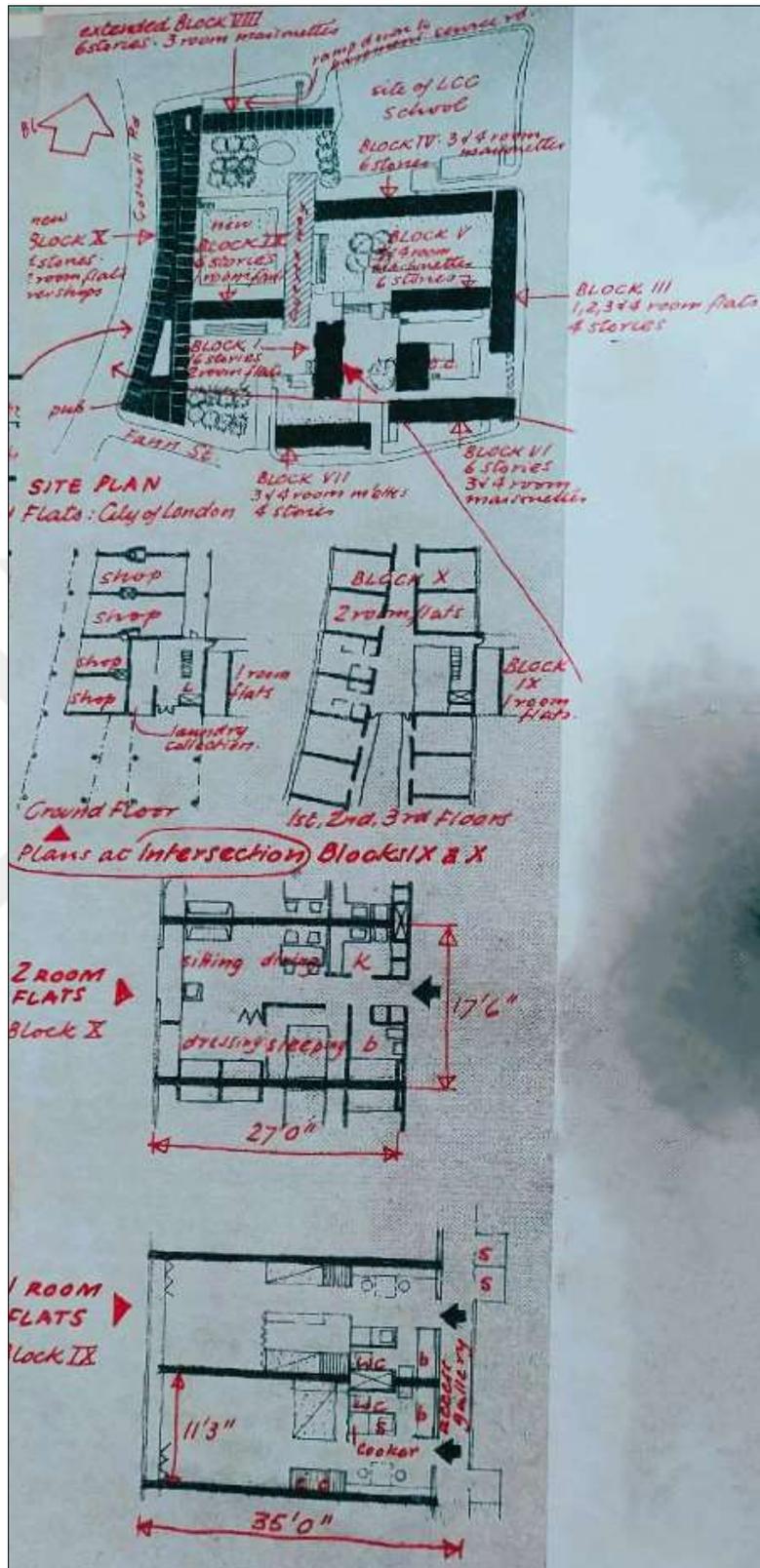
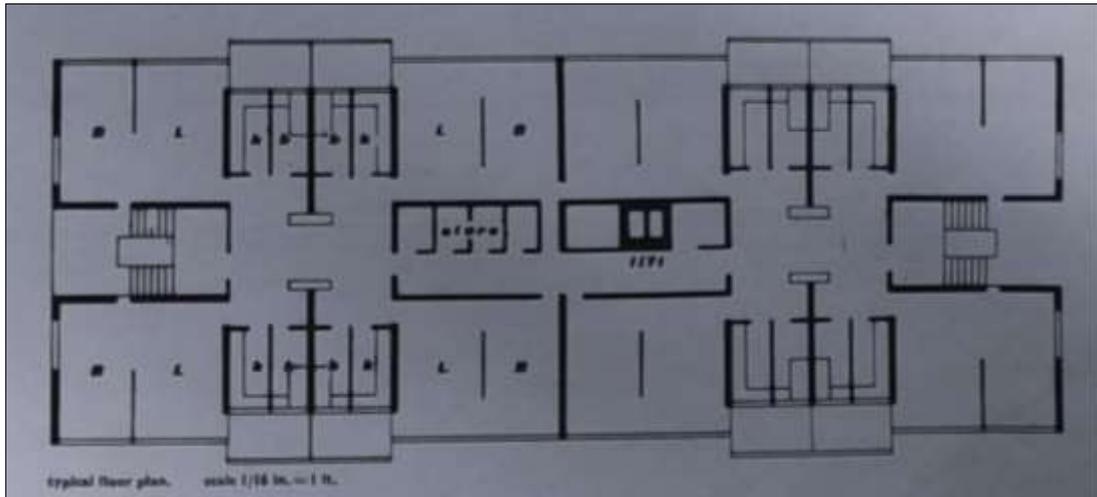


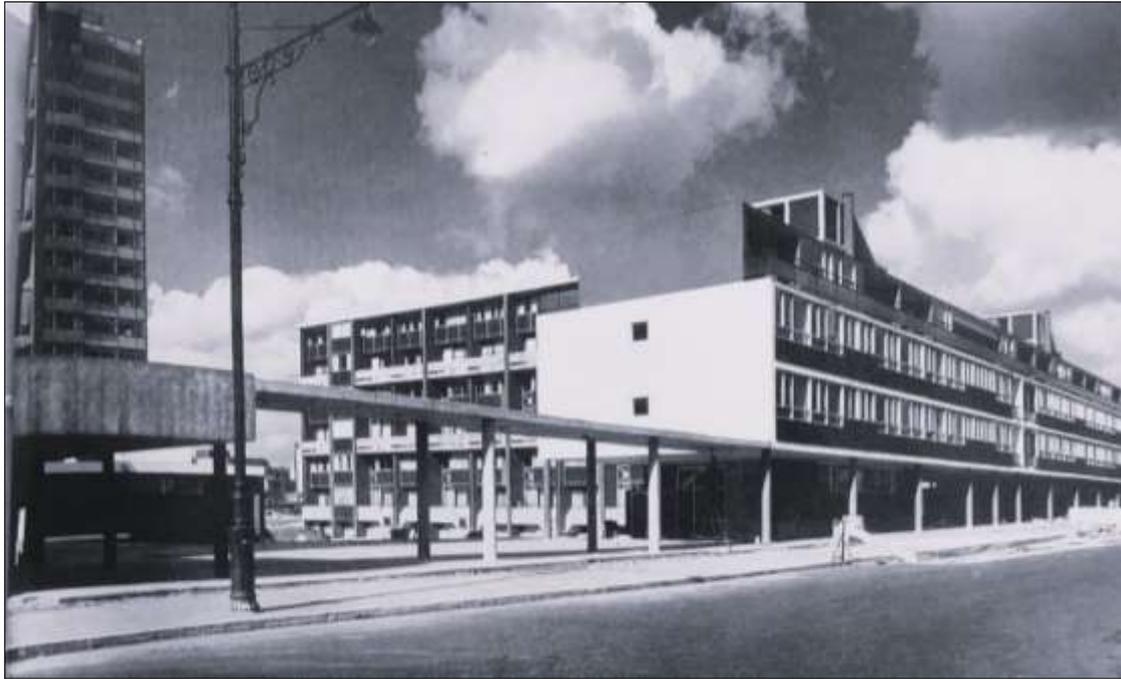
Figure 3.39: A Sketch of the Site Plan and Some Floor Plans of the Golden Lane Scheme (McCallum, 1956, p. 34).



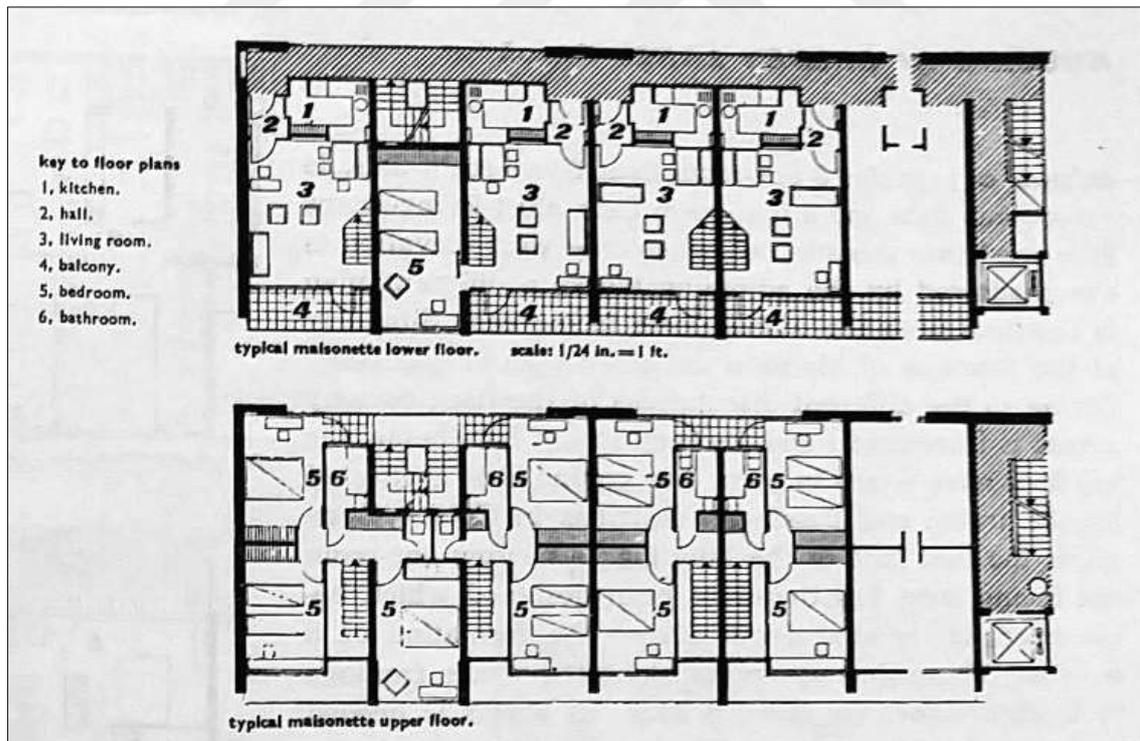
**Figure 3.40:** A June 1957 AR Issue Showing a Typical Floor Plan of the 16-Storey Block (McCallum, 1957, p. 417).



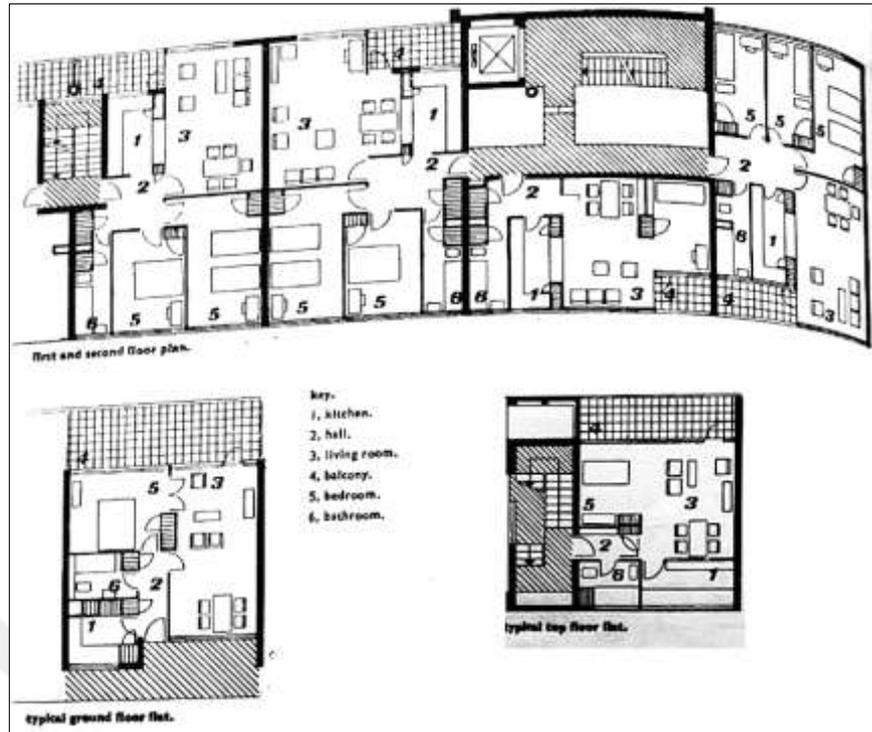
**Figure 3.41:** A Photograph of the 16-Storey Point Block in the Golden Lane Scheme (McCallum, 1957, p. 414).



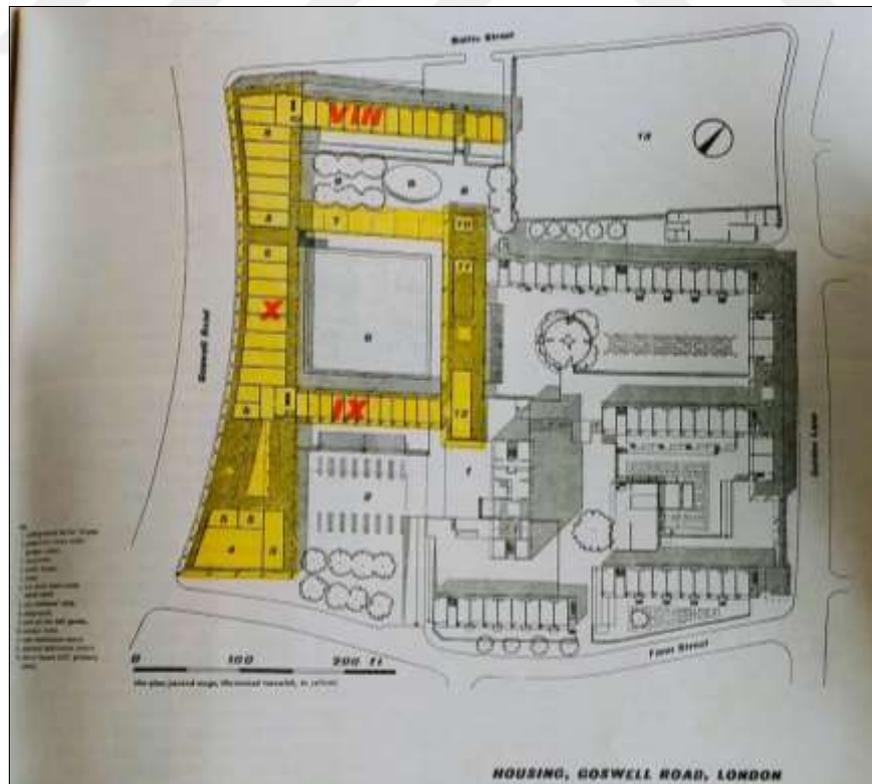
**Figure 3.42:** A Photograph Showing How Block III is Connected to Block VI Via the Covered Colonnaded Pavement with Block V in Background (McCallum, 1957, p. 423).



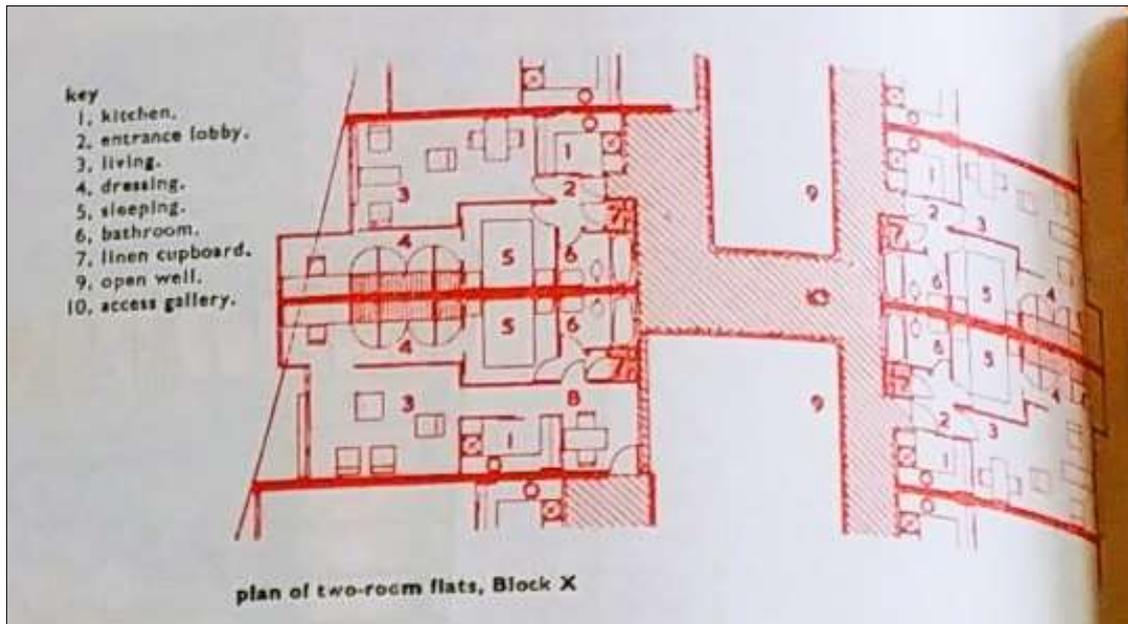
**Figure 3.43:** Typical Floor Plans of the Two 6-Storey Blocks of Three and Four Room Maisonettes (McCallum, 1957, p. 421).



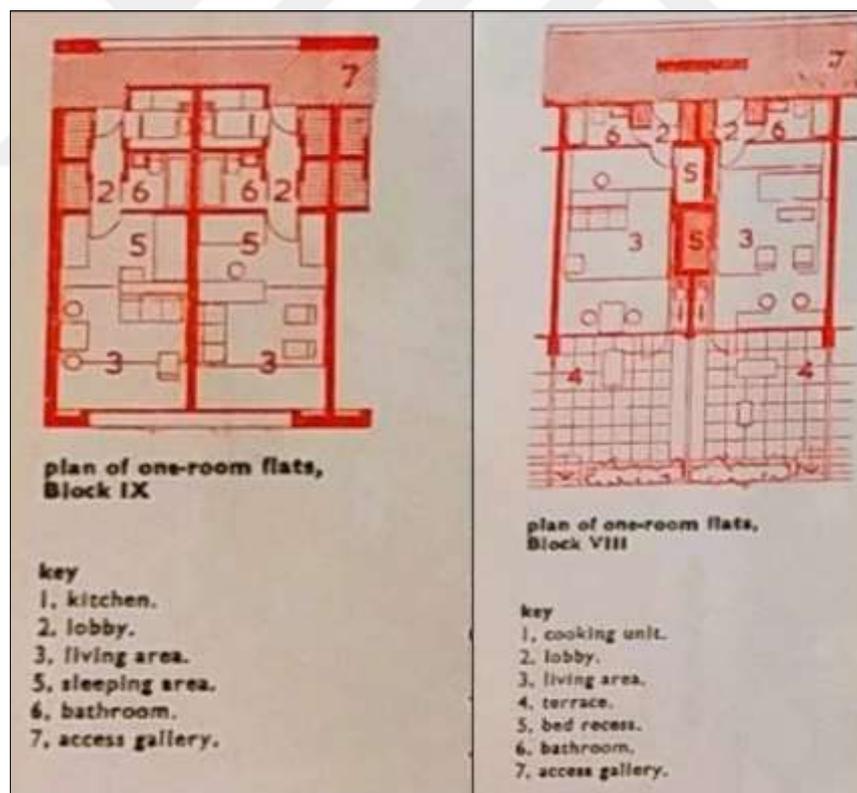
**Figure 3.44:** Floor Plans of the 4-Storey Block 1, 2, 3 and 4 Room Flats (Block III) (McCallum, 1957, p. 421).



**Figure 3.45:** Site Plan Highlighting the Stage Two of the Golden Lane Scheme (Richards J. M., 1962, p. 393).



**Figure 3.46:** A Two Bedroom Floor Plan in the Stage Two Blocks of the Golden Lane Scheme (Richards J. M., 1962, p. 394).



**Figure 3.47:** A One Room Floor Plan in the Stage Two Blocks of the Golden Lane Scheme (Richards J. M., 1962, p. 394).



**Figure 3.48:** A View of the Blocks in the Stage Two Construction of the Golden Lane Scheme  
(Richards J. M., 1962, p. 392).

### **3.2.6 Housing, Offices and Shops, Soho, London (Kemp House, Berwick Street)- AR 1959 & 1961**

Architect: L. C. Holbrook (Of Riches and Blythin)

Construction Date: 1959 – 1962 (Richards S. , 2014)

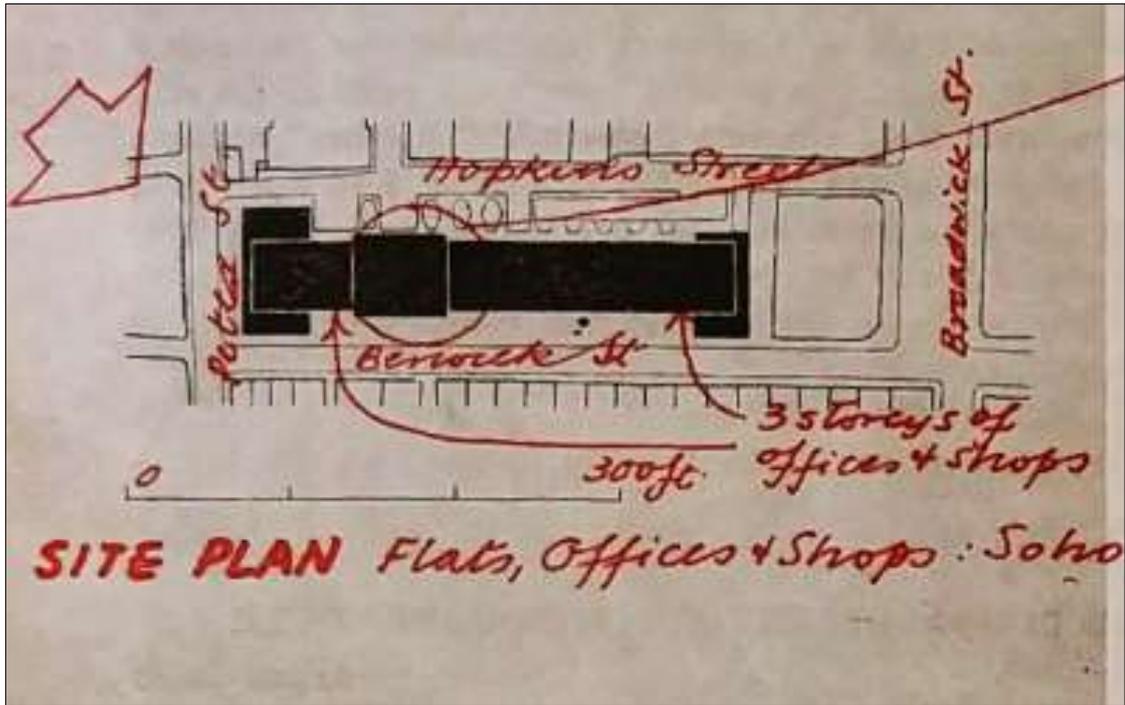
The housing scheme was designed by L. C. Holbrook (Of Riches and Blythin) for the Westminster City Council in 1955 on a 300 ft by 75ft site which previously housed slums but was cleared prior to this project. The construction was to begin in 1959 (Richards J. M. et al., 1959).It was the first large mixed development scheme in response to the LCC's request

and encouragement of projects of this kind (Richards J. M. et al., 1961). The building, spanning 18 floors, exhibits distinct separations dictated by its architectural form.

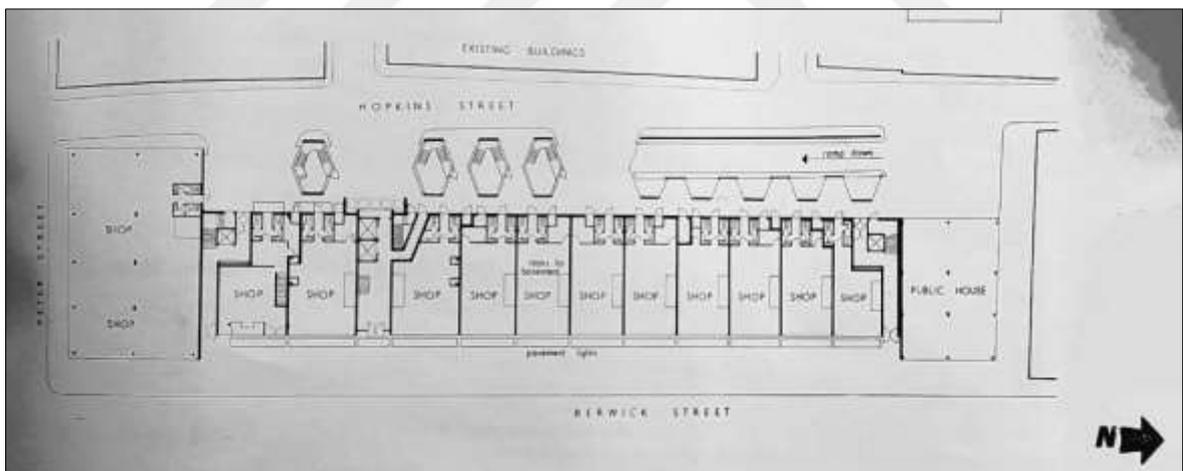
The bottom levels are made up of a three-storey long rectangular block and a basement which consists of thirteen shops on the ground floor with offices and showrooms above, while the basement is a car park. The residential part of the structure which sits on this is much smaller and square in form and towers above. Accessible via a central staircase and two lifts, most floors feature four flats each. In total, there are six one-bedroom flats, fifty-two-room flats, and one four-room flat 9 (ibid).



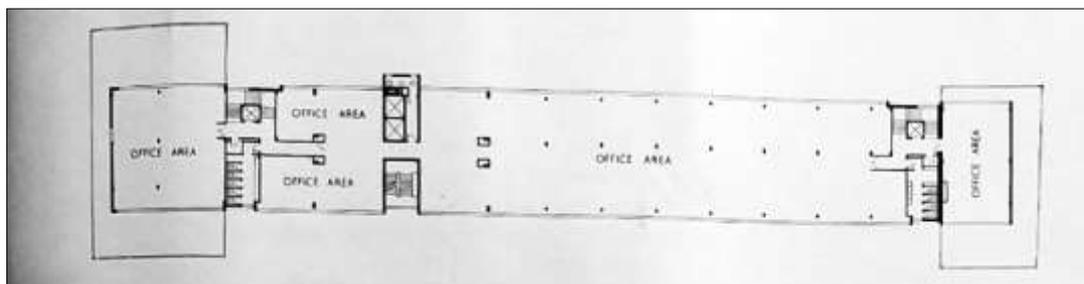
**Figure 3.49:** The Cover Page for the Soho Scheme Showing a View of the Building (Richards J. M. et al., 196, p. 126).



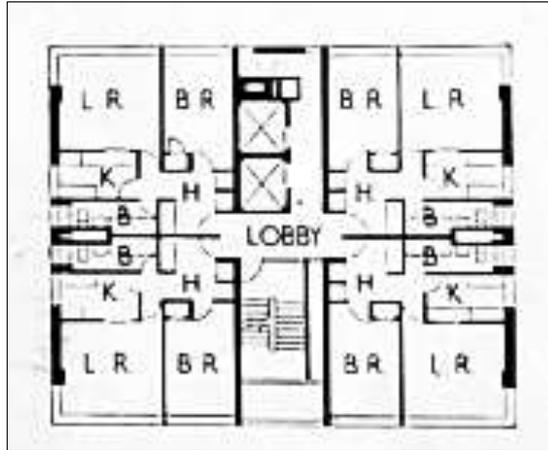
**Figure 3.50:** Site Plan of Housing, Offices and Shops, Soho, London (Richards J. M. et al., 1959, p. 64).



**Figure 3.51:** The Ground Floor Plan of the Soho Scheme (Richards J. M. et al., 1961, p. 127).



**Figure 3.52:** The Second Floor Plan of the Soho Scheme (Richards J. M. et al., 1961, p. 127).



**Figure 3.53:** A Typical Floor Plan of the Residential Tower Block in the Soho Scheme (Richards J. M. et al., 1961, p. 127).

### 3.2.7 Housing, Bethnal Green, London (Keeling House)- AR 1960

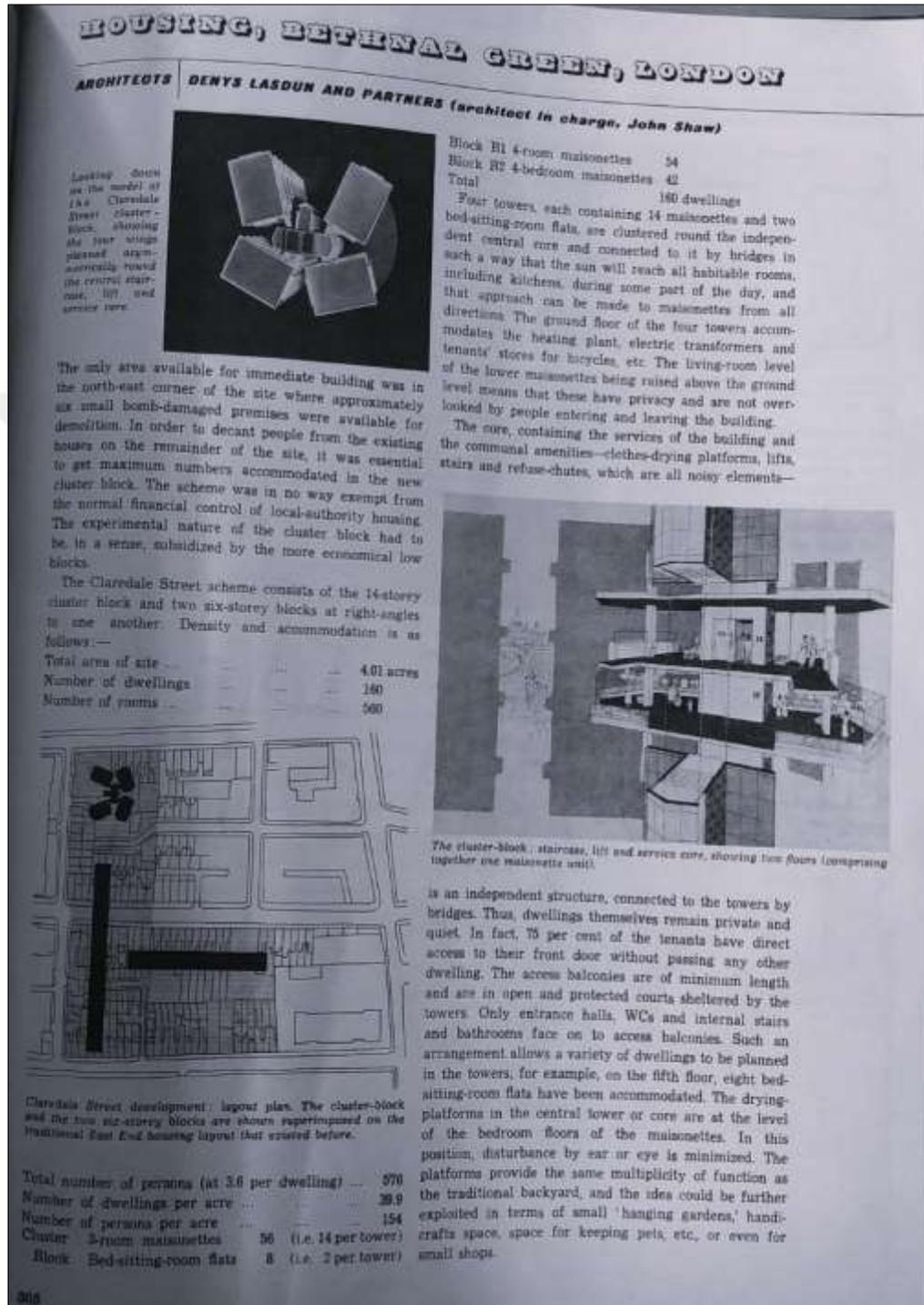
Architect: Denys Lasdun and Partners

Construction Date: 1958 (Carullo, 2019)

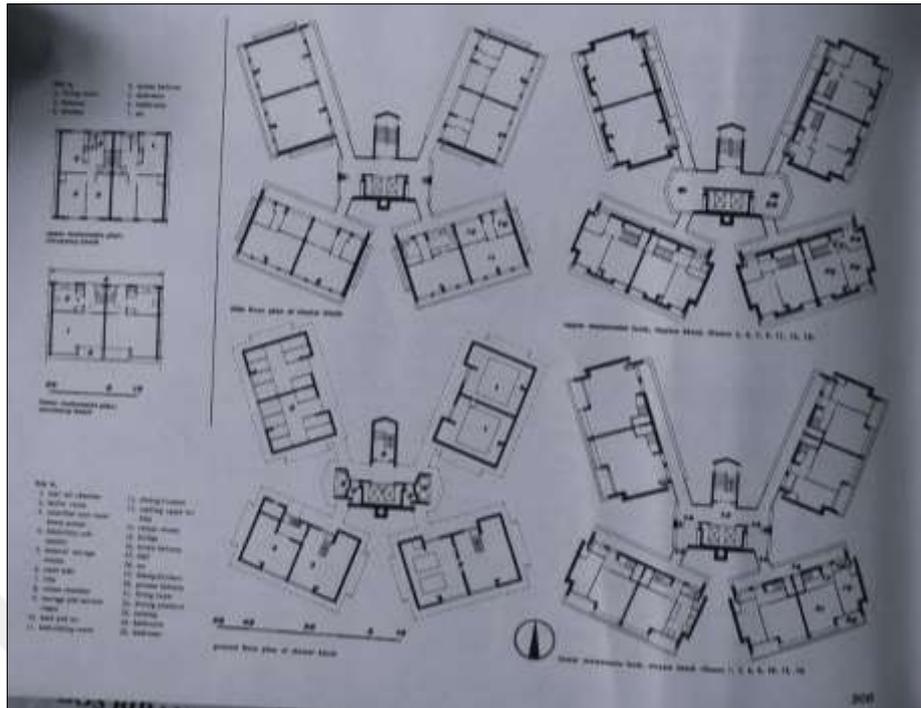
The proposed development designed by Denys Lasdun and Partners was planned for a 4.01-acre site on Claredale Street. Although most of the site was not vacant at the start of the project, construction began in the north-eastern section where some bomb-damaged buildings had been demolished, making space available. In this area, an experimental 14-story cluster block was erected, comprising four interconnected towers around a central core. Additionally, two 6-story blocks were designed to form a T-shape, situated at right angles to each other. The 14-story cluster block contains fifty-six 3-room maisonettes and eight bed-sitting room flats, evenly distributed across the four towers. Meanwhile, one of the 6-story blocks consists of fifty-four 4-room maisonettes, while the other accommodates forty-two 4-bedroom maisonettes (Richards J. M. et al., 1960).

At the communal level within the tower cluster, a ground-floor bicycle storage area is provided. Meanwhile, the central core of the tower contains amenities such as clothes drying platforms, lifts, stairs, and refuse chutes. The design of this core in relation to the surrounding towers establishes a clear demarcation between public and private spaces, facilitating easy and direct access to the flats for most of the residents. The floor plan is predominantly repetitive, alternating to accommodate the maisonettes. However, exceptions exist: the

ground floor houses contain building services, while the fifth floor is dedicated to bedsitting rooms (ibid).



**Figure 3.54:** The Cover Page of the Bethnal Green Housing Showing the Site Layout of the New Scheme Superimposed Over Existing Buildings (Richards J. M. et al., 1960, p. 305).



**Figure 3.55:** The Floor Plan of the Various Blocks of the Cluster Tower of the Bethnal Green Housing (Richards J. M. et al., 1960, p. 306).



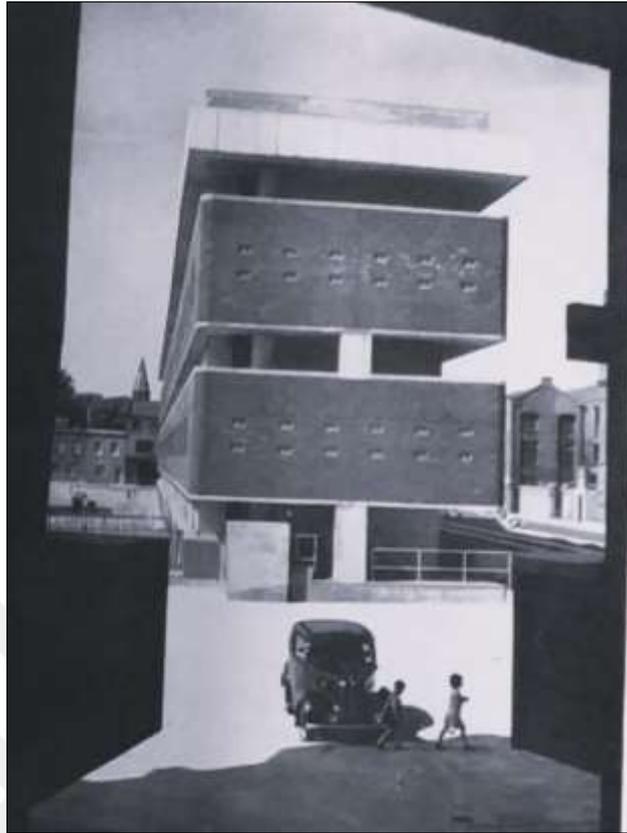
**Figure 3.56:** An Ariel Photograph of the Bethnal Green Cluster Tower (Richards J. M. et al., 1960, p. 307).



**Figure 3.57:** Photographs of the Bethnal Green Cluster Tower from the South-East (Richards J. M. et al., 1960, p. 307).



**Figure 3.58:** A Photograph of the Core of the Tower in the Bethnal Green Project (Richards J. M. et al., 1960, p. 311).



**Figure 3.59:** A Photograph of the 6-Storey Block in the Bethnal Green Project (Richards J. M. et al., 1960, p. 311).

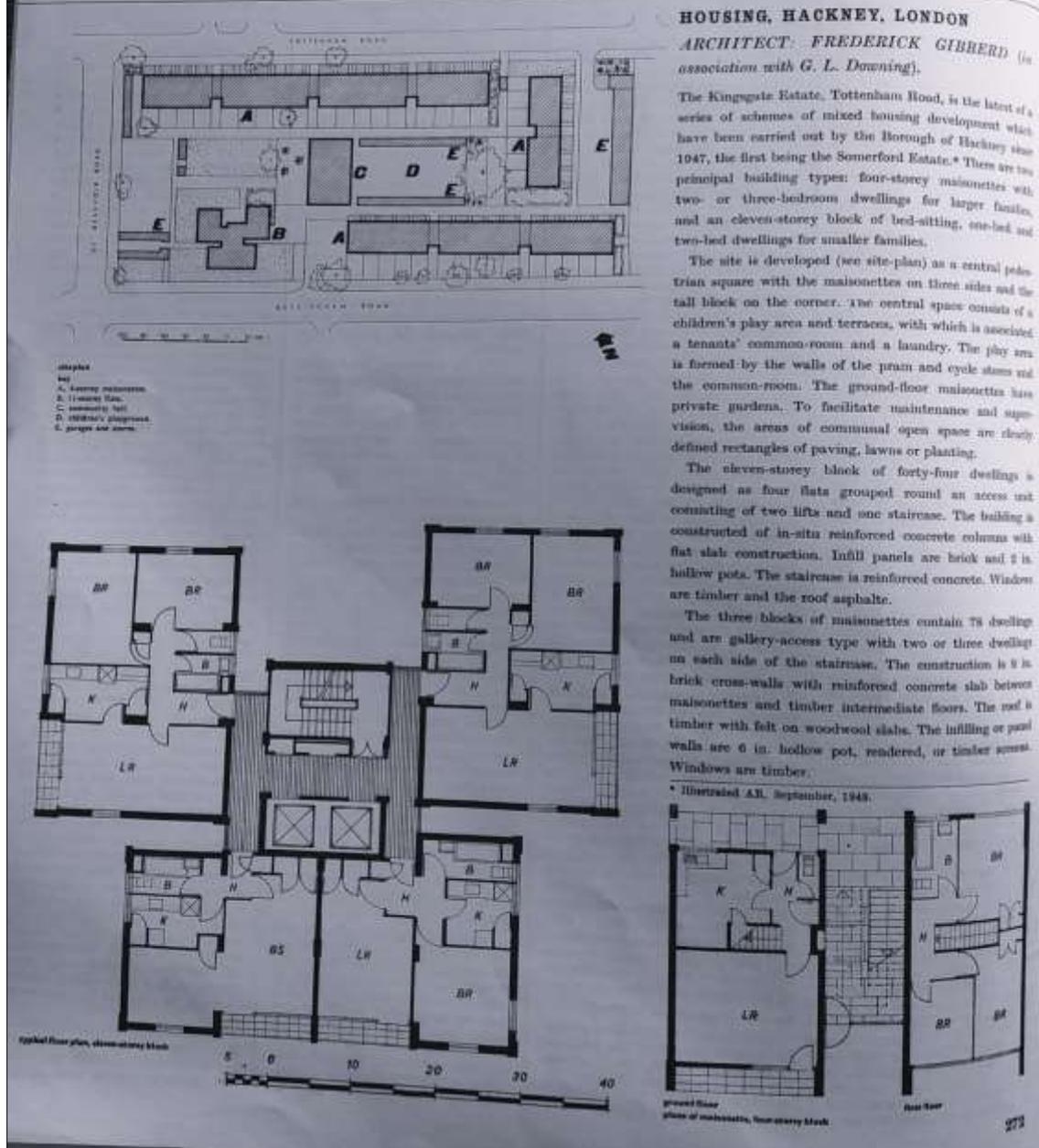
### **3.2.8 Housing, Hackney, London (Kingsgate Estate)- AR 1961**

Architect: Frederick Gibberd and G. L. Downing

Completion Date: 1961 (RIBApix, n.d.)

The Hackney housing development designed by Frederick Gibberd and G. L. Downing comprises two primary building types: four-story maisonettes featuring two- or three-bedroom flats designed for larger families, and an eleven-story block containing bedsitting units as well as one- and two-bedroom dwellings intended for smaller families. The eleven-story block accommodates a total of forty-four flats, while the maisonette blocks house seventy-eight dwellings. Additionally, the development includes supporting amenities such as a children's playground, which is enclosed by a storage area for bicycles and prams, as well as a community hall (Richards J. M., 1961).

## current architecture



**Figure 3.60:** The Cover Page Showing the Site Plan and Floor Plans of the Point Block and Maisonette Housing in the Hackney Scheme (Richards J. M., 1961, p. 272).



**Figure 3.61:** The Four-Storey Maisonettes (Richards J. M., 1961, p. 273).



**Figure 3.62:** The Eleven-Storey Block of Flats is in the Background While the Four-Storey Maisonette is in the Foreground (Richards J. M., 1961, p. 273).



**Figure 3.63:** The Four-Storey Block Showing the Access Balcony (Richards J. M., 1961, p. 274).

### **3.2.9 Housing, Blackheath, London (Vanbrugh Park Estate)- AR 1965**

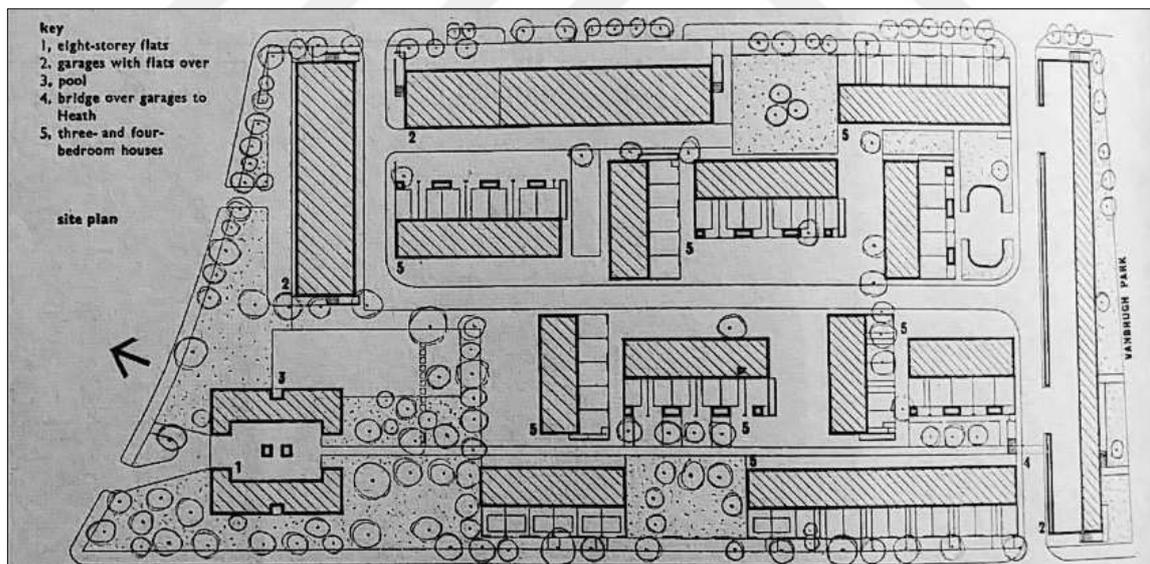
Architect: Chamberlin, Powell and Bon

Completion Date: 1963 (Vanbrugh Park Estate, n.d.)

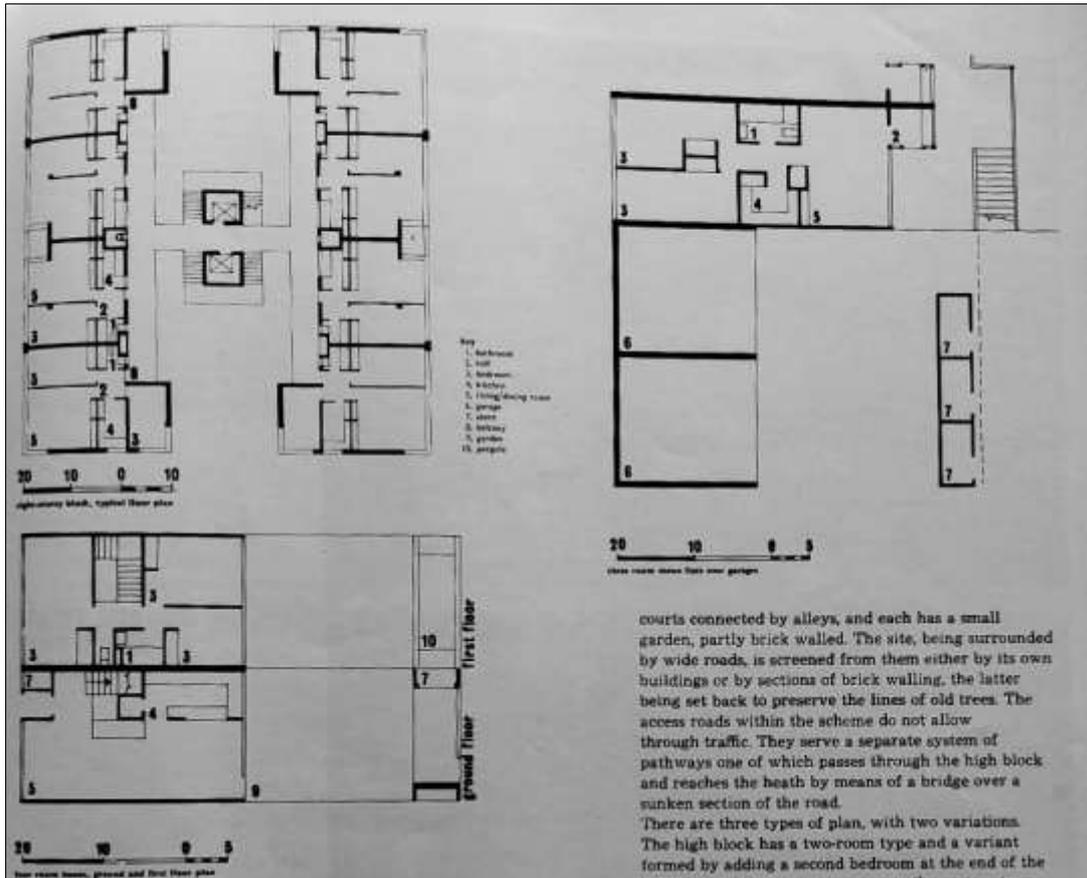
The Vanbrugh Park Estate was meticulously designed by Chamberlin, Powell and Bon for Greenwich Borough Council to consist of a harmonious blend of flats and houses. The

development was planned at a density of 90 persons per acre, with most of the flats elegantly housed within an eight-storey block positioned at the northern end of the site. This placement was carefully chosen to maximize the views over the picturesque Thames valley. The estate, spanning approximately seven acres, stands on land that was previously occupied by Victorian houses and their charming gardens. Unfortunately, these historic structures suffered damage during the war, leading to their eventual replacement with the modern Vanbrugh Park Estate (Richards J. M., 1965-b).

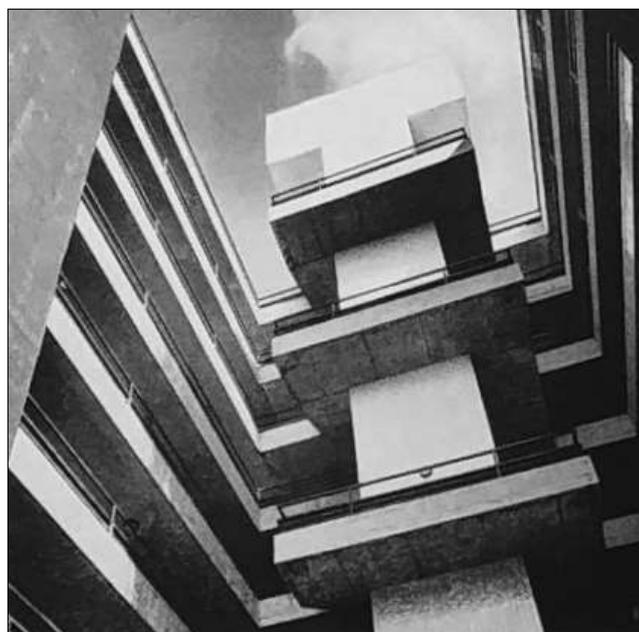
Within this thoughtfully designed community, there are three primary types of floor plans, each offering its own unique living experience. The high block features a two-bedroom layout, along with a variant that includes an additional bedroom at the end of the block. The flats over garages are characterized by a three-room configuration. The houses consist of four rooms, with additional variations where a fourth bedroom (or study) is thoughtfully incorporated at a lower level. This innovative approach takes advantage of natural dips in the site, reminiscent of old basements, resulting in a harmonious blend of the old and new (ibid).



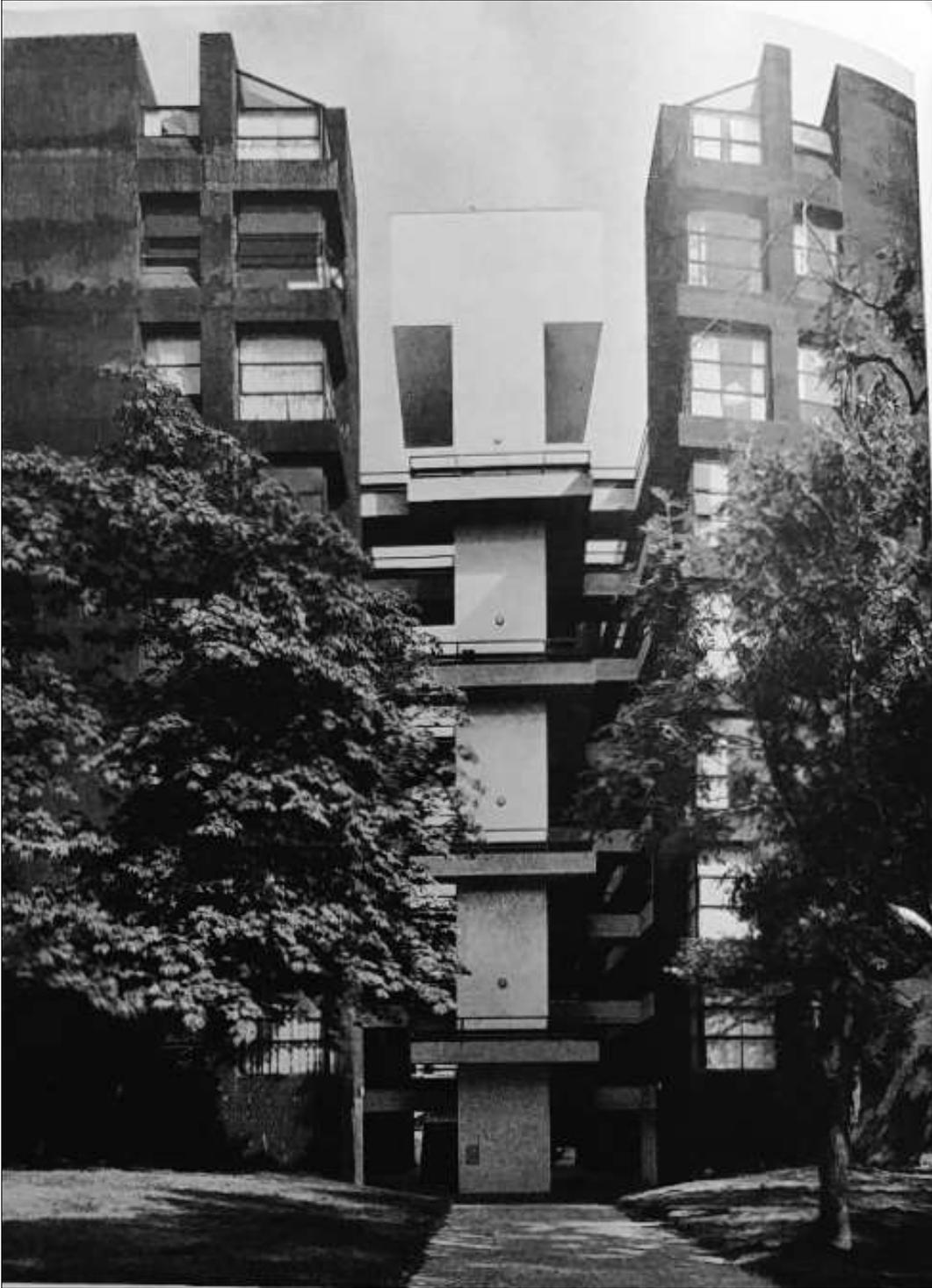
**Figure 3.64:** The Site Layout of the Council Estate at Vanbrugh Park (Richards J. M., 1965-b, p. 326).



**Figure 3.65:** The Three Typical Floor Plans of the Different Structures at Council Estate, Vanbrugh Park (Richards J. M., 1965-b, p. 329).



**Figure 3.66:** A Close-Up Photo of the Eight-Storey Block Showing the Staircase and Lift Core (Richards J. M., 1965-b, p. 331).



**Figure 3.67:** A Photo of the Eight-Storey Block Showing the Staircase and Lift Core (Richards J. M., 1965-b, p. 328).



**Figure 3.68:** The South-East View of the Eight-Storey Flats (Richards J. M., 1965-b, p. 329).



**Figure 3.69:** A Photo of the Four Bedroom Type Houses Using Existing Excavated Basement Area to Provide Extra Bedroom and Toilet (Richards J. M., 1965-b, p. 330).



**Figure 3.70:** The North-Eastern End of the Site Showing Drying Area with the Two Blocks of Mew Flats Over Garages (Richards J. M., 1965-b, p. 330).

### **3.2.10 Housing Pimlico London (Lillington Gardens)- AR 1965, 1967 & 1969**

Architect: Darbourne and Darke

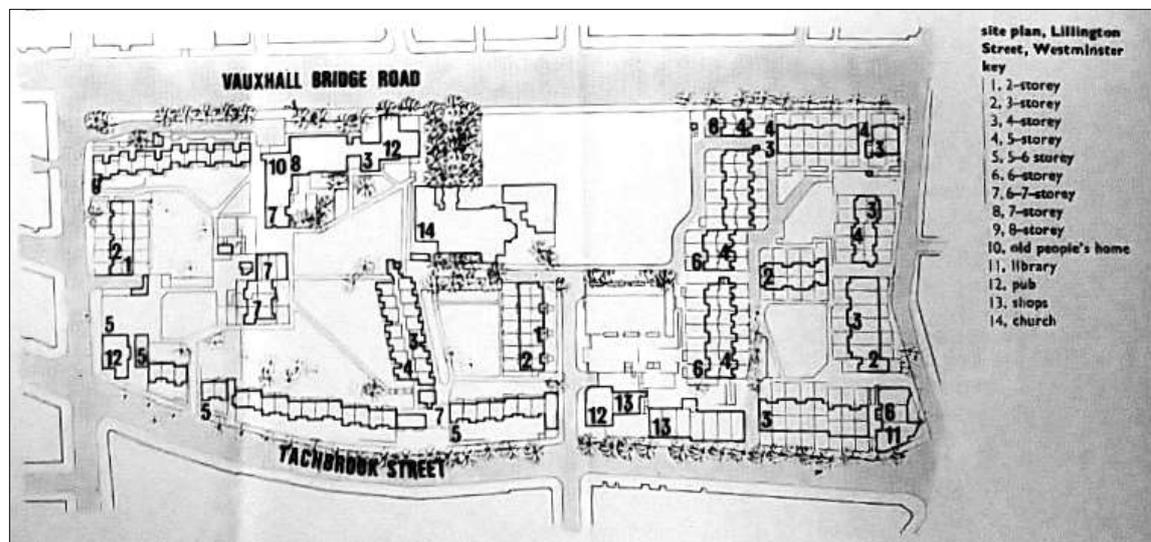
Construction Date: 1964 – 1972 (RIBApix, n.d.)

The housing development emerged from a 1961 design competition aimed at providing accommodation for a population of 2000 people on a 12-acre site. However, due to constraints related to the expansion of an existing school and future road development, only 9.5 acres was available for construction. The resulting scheme by Darbourne and Darke accommodated a density of 200 people per acre based on regulations (Richards J. M., 1965-a).

The housing scheme, initially conceived as a five-stage development in 1967, underwent modifications by 1969 (Richards J. M., 1969). It was ultimately streamlined to three stages, with the first stage already completed (Richards J. M., 1967) (Richards J. M., 1969). This initial phase included 315 dwellings and a senior citizens' hostel with 60 bed-sitting rooms. The housing complex comprises two to eight-storey blocks, housing both individual houses and maisonettes. Parking facilities are available for 60% of the dwellings in the basement level. Ground-level family units and pedestrian street-level spaces offer private outdoor

areas. Collectively, the design aimed to accommodate a range of units, from four-bedroom residences to bed-sitting rooms. Additionally, the scheme incorporated an old people's hostel with up to 90 units, a clinic, three public houses, ten shops, a community hall, a public library, and a builder's premises (Richards J. M., 1969).

The housing scheme, as described in the journal, represents a groundbreaking departure from the LCC's conventional approach to mixed development. Notably, it introduces a high-density design that prominently features balconies. Remarkably, each flat within the scheme is equipped with its own balcony (Richards J. M., 1967, pp. 379-380).



**Figure 3.71:** The Initial Site Plan Showing the Whole Scheme (Richards J. M., 1967, p. 380).

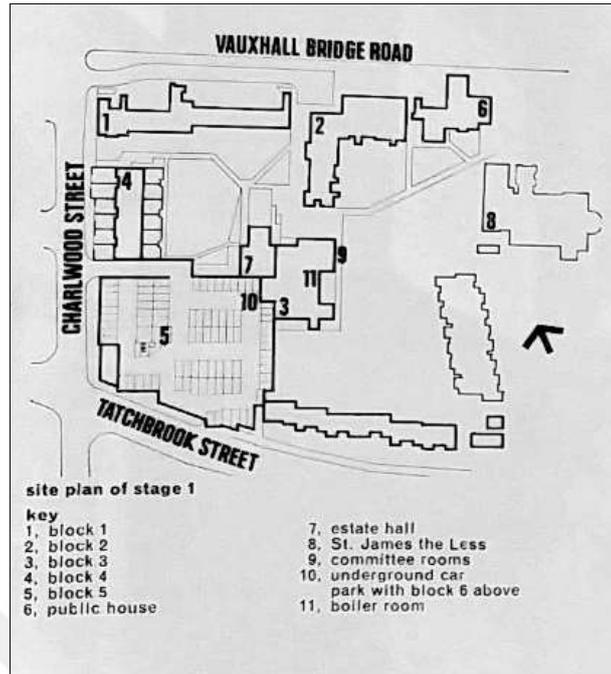


Figure 3.72: Site Plan of Stage 1 Already Completed (Richards J. M., 1969, p. 282).

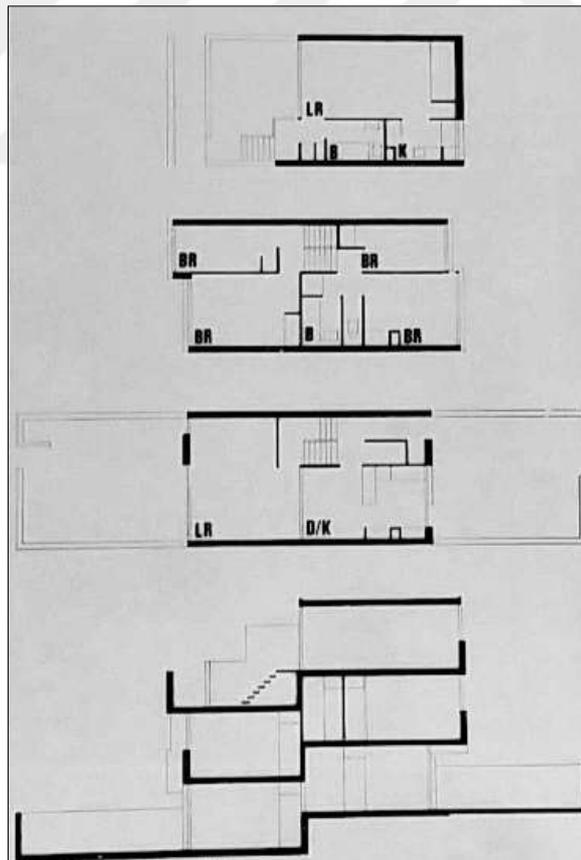


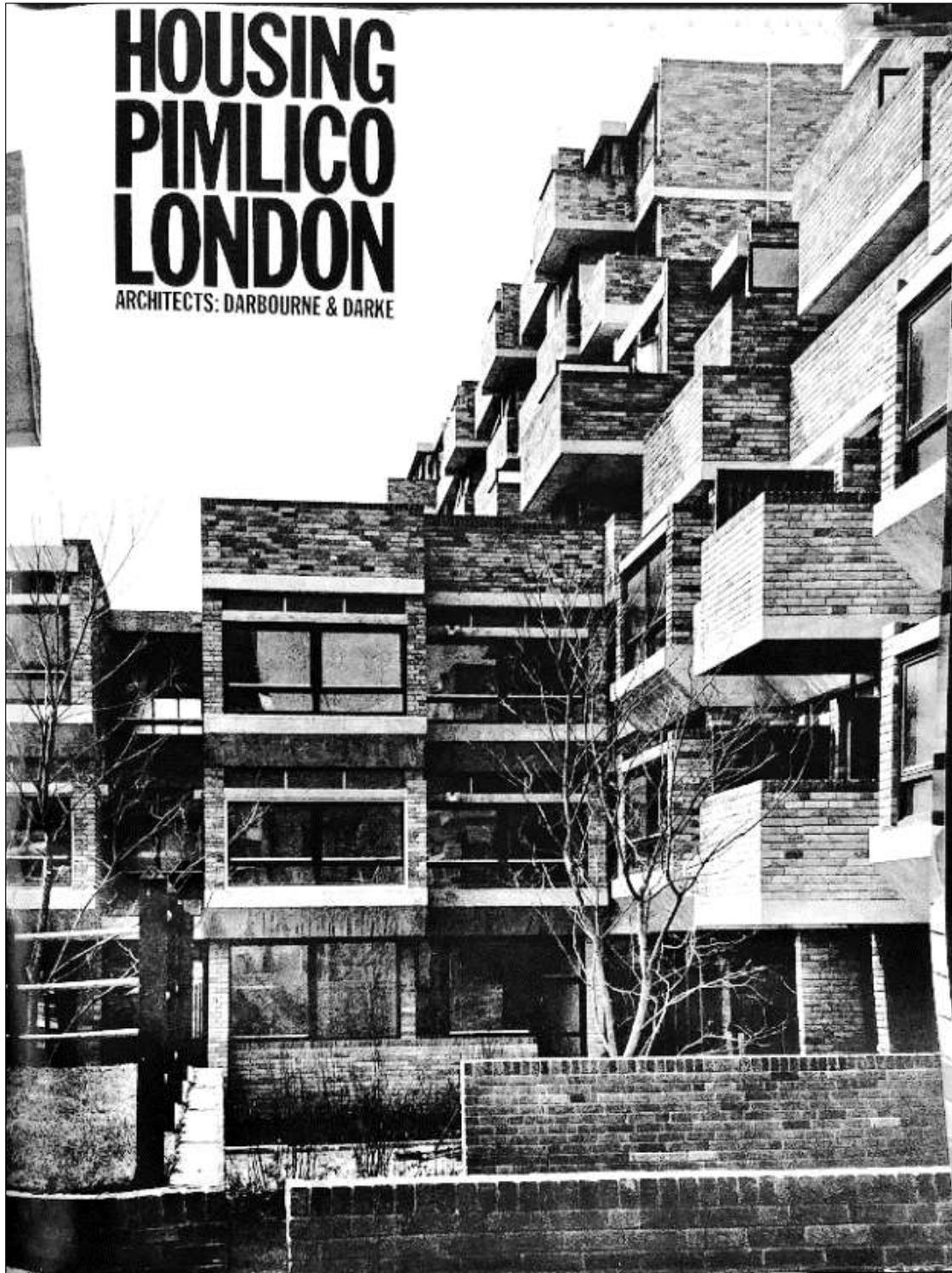
Figure 3.73: Plans and Section of a Typical House With 1-Person Flat Over, in Blocks 4, 8, 11, 12, and 13 (Richards J. M., 1969, p. 282).



**Figure 3.74:** A Large Balcony is Provided for Each Household (Richards J. M., 1967, p. 380).



**Figure 3.75:** Facing Block 1 with Block 2 on the Right (Richards J. M., 1969, p. 283).



**Figure 3.76:** Project Cover Page of 1969 Showing Block 2, Containing Hostel and Flats for Old People, with Block 1 Rising Beyond (Richards J. M., 1969, p. 281).

### **3.2.11 Housing, Marquess Road, Islington, London (Marquess Estate)- AR 1967 & 1974**

Architect: Darbourne and Darke

Construction Date: 1966 – 1976 (Abbott, n.d.)

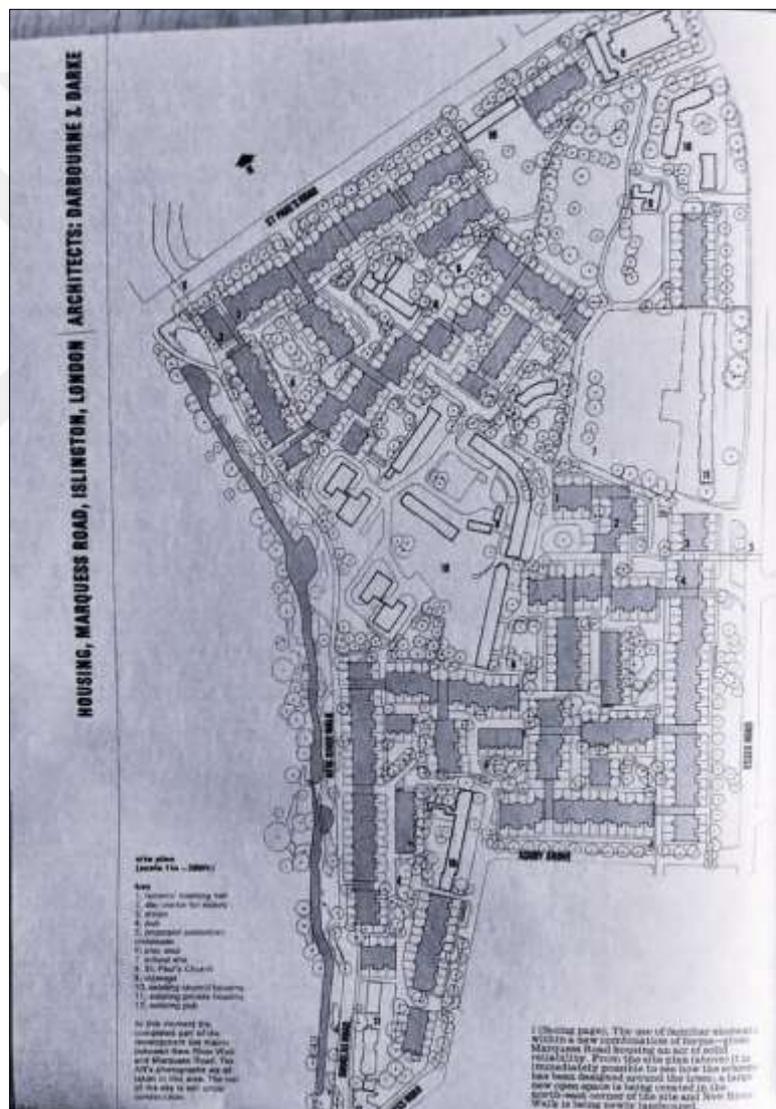
The site, delineated by St. Paul's Road to the north and Essex Road to the east, encompasses a total area of 28 acres. Within this expanse, existing council housing, a primary school, and designated open spaces for future projects are situated. However, upon subtracting these elements, the net site area amounts to approximately 17.48 acres. The project was planned to be executed in two unequal phases, with the first phase projected for completion by March 1976, corresponding to an area of 9.7 acres (Wright, 1974).

The project commissioned by Darbourne and Darke in 1966 aims to create residential dwellings with a density of approximately 200 bedspaces per acre, based on a housing density of 136 persons per acre. Out of the total population, 60% of the dwellings will accommodate families, while the remaining 40% will consist of one-bedroom accommodations. The design approach prioritizes evoking a sense of home rather than that of flats. To achieve this, the architects propose low-rise buildings that harmonize with the existing architectural context. Additionally, ample outdoor spaces are allocated to each family unit at ground level. Two-person dwellings will be situated above these ground-level units, accessible via rooftop walkways (ibid).

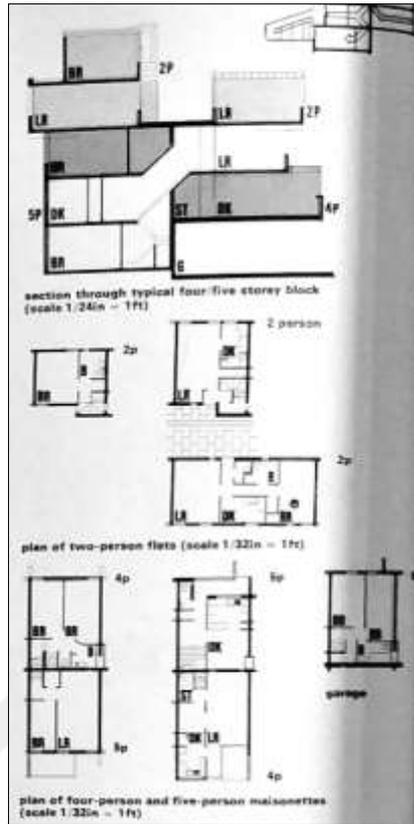
The design by Darbourne and Darke seem to evoke a sense of order through a chaotic arrangement of the spaces starting from the arrangement of the spaces as we can see in Figures 3.84 and 3.85 below where there different dwelling types are intertwined together. Take for instance in the Figure 3.84, the four-persons and five-persons plans on the first and second floor crisscross each other. This is cleverly achieved by the space design and connected by staircases which flow over and across the alternate dwellings. Afterwards, the block is crowned with the two-persons flats on the third and fourth floors. This intertwining is better understood by studying the section which uses different colour shades and labels to highlight the differences. In addition, this characteristic arrangement is also displayed in the

overall design of the façade as many protrusions and recesses are observed as shown in the Figures 3.36 and 3.87 (ibid, p. 144).

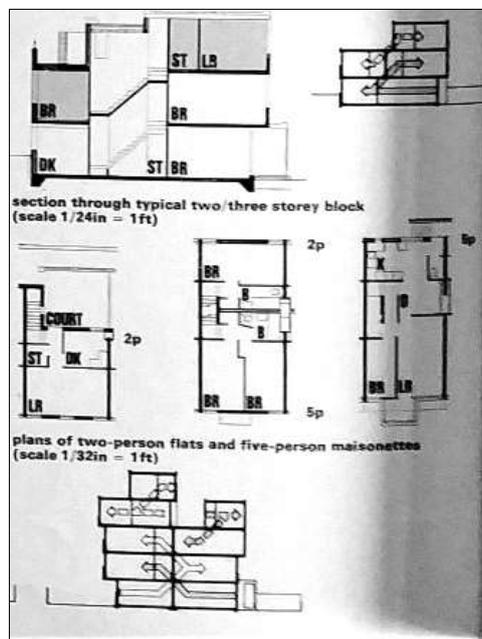
The housing design adheres to the Parker Morris standards, ensuring comfort and functionality. Beyond the interior, deliberate outdoor design choices encourage pedestrian activity. New streets and squares are strategically separated from vehicular traffic, fostering a sense of community and movement as shown in Figures 3.87 to 3.89. Furthermore, the reorganization of the site relocates the school near the focal point, where new shops, a pub, and a health centre will be situated (Richards J. M. et al., 1967) (Wright, 1974).



**Figure 3.77:** The Cover Page of September 1974 Showing the Site Plan of the Marquess Road Housing Project (Wright, 1974, p. 142).



**Figure 3.78:** The Floor Plans and Section of the Different Types of Accommodations Provided for 2-, 4- and 5-Person Dwellings (Wright, 1974, p. 144).



**Figure 3.79:** The Floor Plans and Section of the Different Types of Accommodations Provided for 2- and 5-Person Dwellings (Wright, 1974, p. 144).



**Figure 3.80:** The Building Façade Showing an Extensive Use of Bricks with Recesses and Protrusions in the Form (Wright, 1974, p. 145).



**Figure 3.81:** The Families Have a Walled Private Entrance and Garden (Wright, 1974, p. 147).



**Figure 3.82:** The Pedestrian Spaces Like this One Helps to Foster Social Interactions (Wright, 1974, p. 148).



**Figure 3.83:** The Roof Street Above the Family Units (Wright, 1974, p. 149).

### **3.2.12 Housing, Pollard Hill Mitcham Common, Merton, Surrey (Eastfields Housing Estate)- AR 1971**

Architect: P. J. Whittle [Borough Architect]

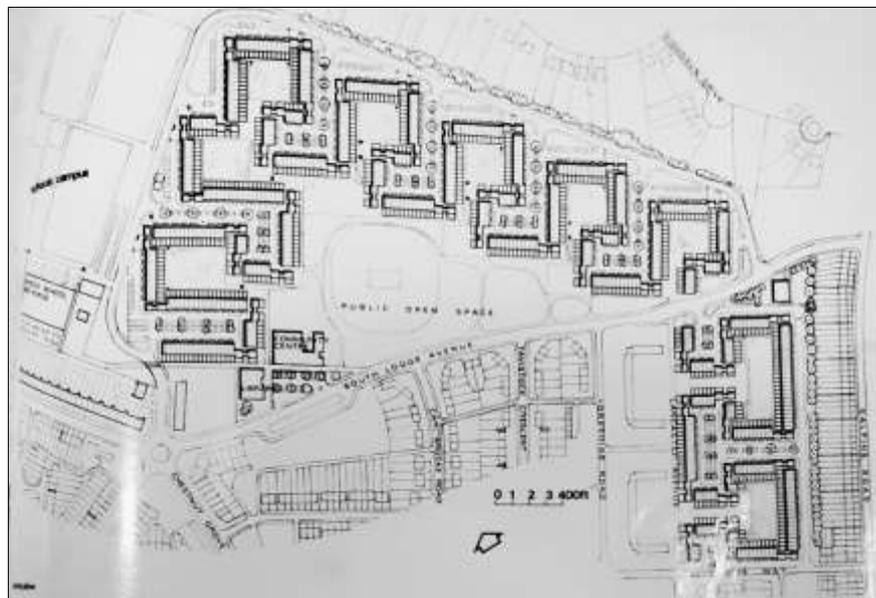
Completion Date: 1970 (Levitt Bernstein, n.d.)

In January 1967, a development scheme was commissioned for the London Borough of Merton. The scheme designed by P. J. Whittle [Borough Architect] occupies a gently sloping, treeless suburban land with a density of approximately 100 persons per acre. The existing houses in the area exhibit a range of heights, from two to six stories. Pre-war houses typically adhere to the lower end of this range, while Post-War council houses tend to be taller. Adjacent to the 41-acre site, there is a cluster of amenities, including shops, a secondary school, a library, a sports pavilion, and a community centre (Housing Merton, 1971).

The project brief entailed the provision of a primary school, a branch library, and a children's home in conjunction with the 850 dwellings (comprising 562 houses and 288 flats). The overall site character features interconnected rectilinear blocks arranged in a "P" configuration, resulting in various soft courtyards approximately 19.5 square meters in size on one side, and hard car parking areas on the alternating opening enclosed by the building forms. This sort of design is called Perimeter Planning and was introduced in the early 1960s by the Cambridge School of Architecture (Davey, 1980, pp. 207-208). The dwellings consist of a mix of six- and five-person flats within three-storey houses, as well as two-person flats in three-storey blocks. Construction commenced in September 1968, with an estimated completion date of April 1971 (Housing Merton, 1971).



**Figure 3.84:** The Cover Page in the April Issue of the Merton Scheme (Housing Merton, 1971, p. 201)



**Figure 3.85:** The Site Plan of the Merton Housing Project (Housing Merton, 1971, p. 205).

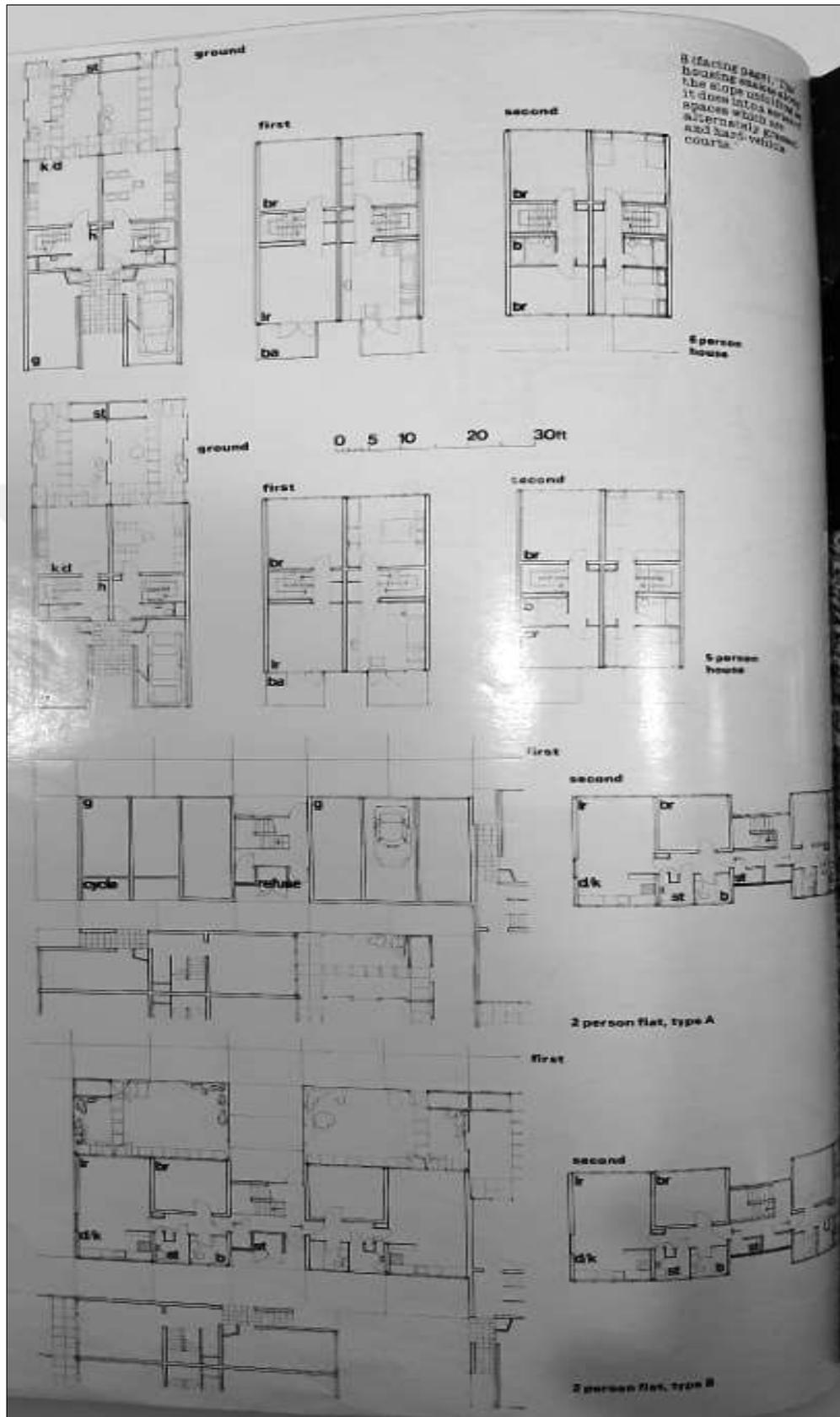


Figure 3.86: The Various House Plans in the Merton Housing Project (Housing Merton, 1971, p. 206).



**Figure 3.87:** The Exterior View of the Merton Housing Scheme (a) (Housing Merton, 1971, p. 202).



**Figure 3.88:** The Exterior View of the Merton Housing Scheme (b) (Housing Merton, 1971, p. 203).



**Figure 3.89:** The Merton Housing Scheme Showing the Courtyard Area (Housing Merton, 1971, p. 207).



**Figure 3.90:** The Merton Housing Scheme Showing Private Balconies and the Car Park Area (Housing Merton, 1971, p. 207).

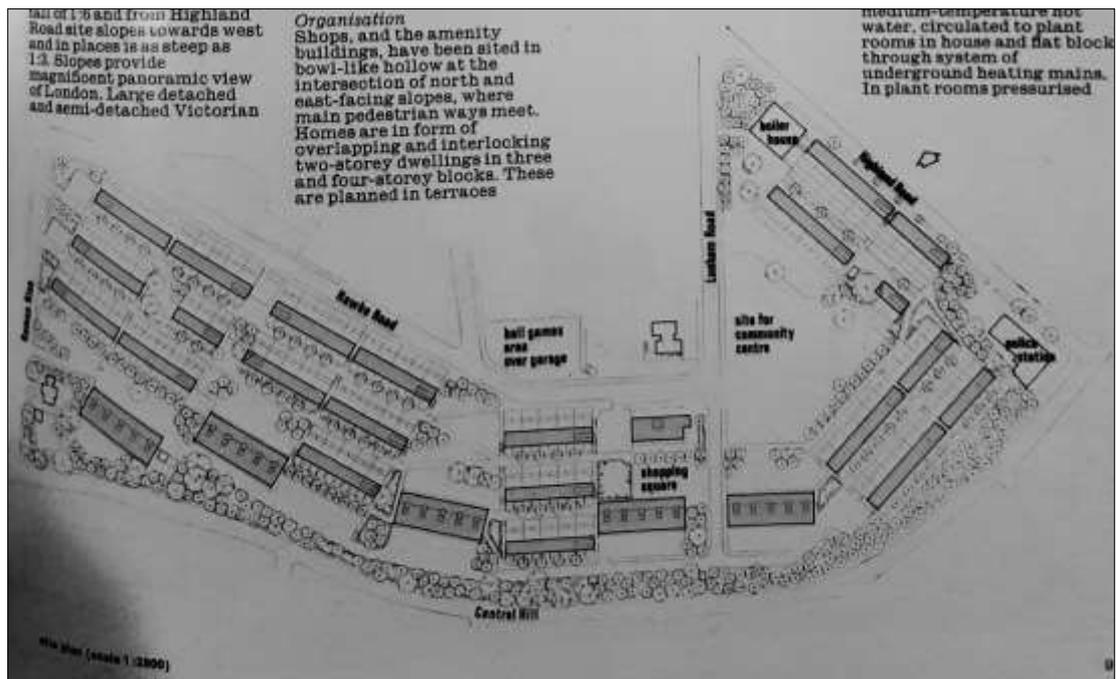
### **3.2.13 Housing, Central Hill, Lambeth, London (Central Hill Estate)- AR 1976**

Architect: London Borough of Lambeth Architecture Department

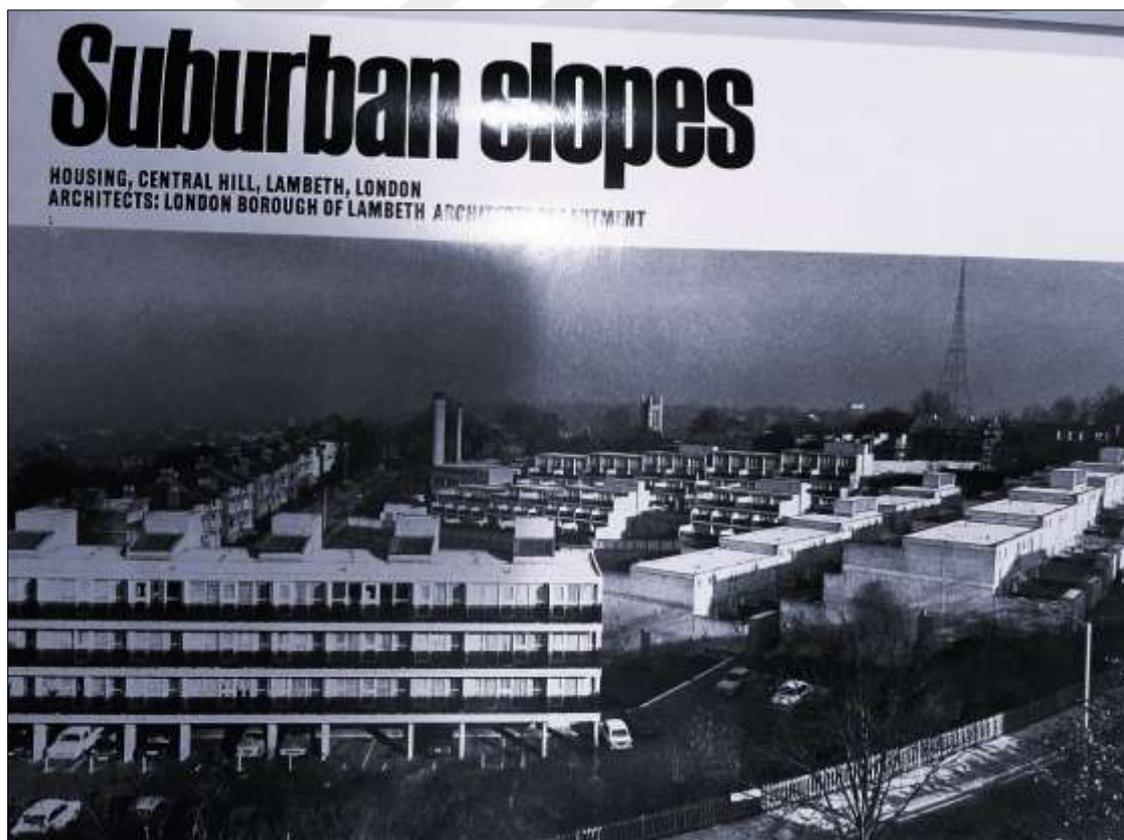
Construction Date: 1966 – 1974 (Architectuur, 2021)

The project designed by the London Borough of Lambeth Architecture Department according to the Parker Morris report was conceived as a phase two of the Central Hill area in May of 1970. It was initiated after the first stage which was the development of the Alexandra Drive site completed in 1967. The site covers an area of 12.81 acres on a steeply slope terrain with an average fall of 1:6 down north-east and about 1:3 slopes towards the west. Based on the joint statement by planning policy approved by the Greater London Council (GLC) and London borough of Bromley, Croydon, Lambeth, Lewisham and South Wark, no building shall project above tree level. This is done in an aim to project the skyline.

The brief is to provide 374 dwellings which would amount to a total of 1276 bedspaces at 89.5 persons per acre. The accommodation will range from a one to six-persons dwelling. Beyond the housing, due to the scale of the development other ancillary buildings will be provided to give a sense of community such as: a club centre and community hall, a nurses' hostel (already completed) and a day nursery. The buildings follow the natural contour of the site thereby stepping downwards. The two person dwellings are in four-storey flats at the top of the slope and over car parking bays and covered pedestrian ways, while one-person flats are on two floors over shops. All the dwellings are organised in 28 blocks of three and four-storeys on terraced levels running parallel to contours (Wright, 1976-c).



**Figure 3.91:** The Camden Hill Estate Site Plan (Wright, 1976-c, p. 99).



**Figure 3.92:** The Cover Page of the 1976 September Issue Showing an Elevated Photograph of the Site (Wright, 1976-c, p. 97).

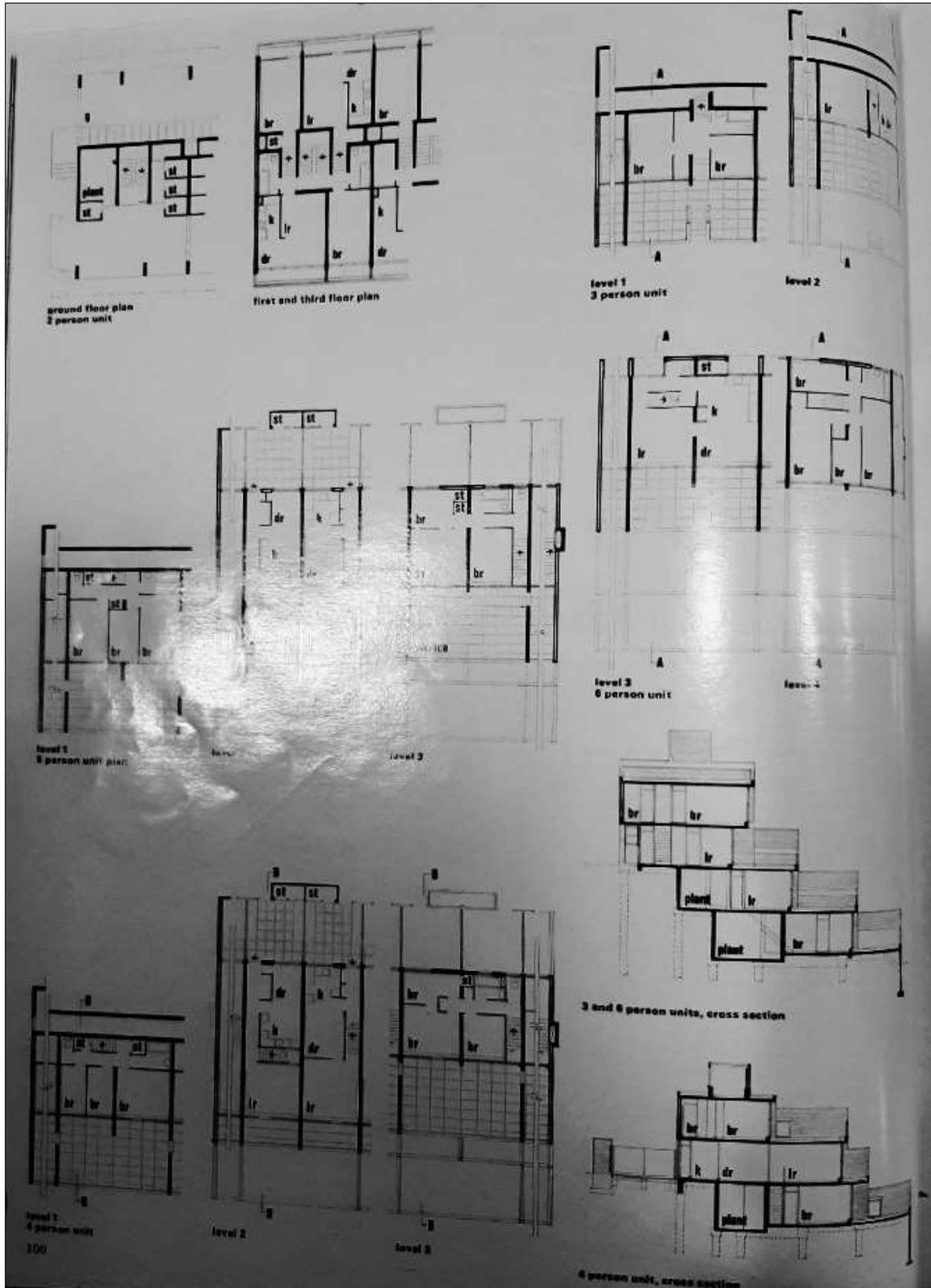
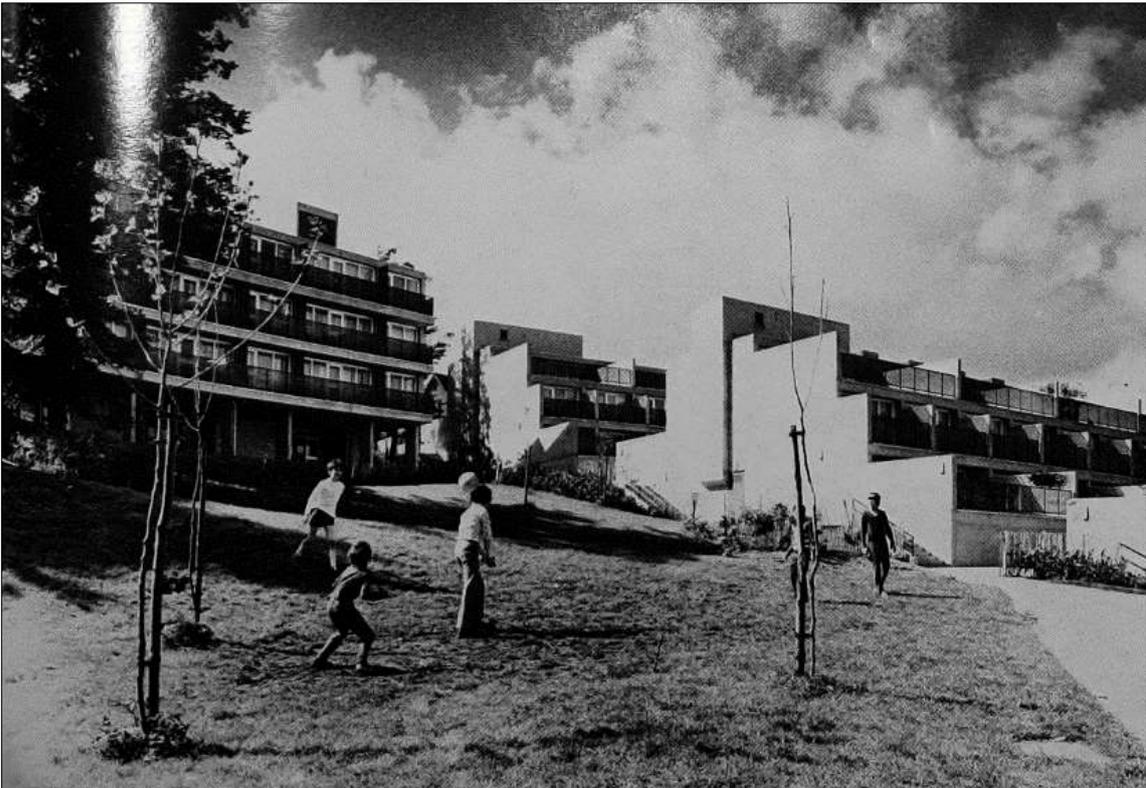


Figure 3.93: The Floor Plans and Sections of the Different Housing Units (Wright, 1976-c, p. 100).



**Figure 3.94:** The One-Person Dwelling Over Shops (Wright, 1976-c, p. 98).



**Figure 3.95:** Photograph Showing Open Areas and Slope of the Terrain (Wright, 1976-c, p. 101).



**Figure 3.96:** A Photograph Showing Another Façade of the Central Hill Estate (Wright, 1976-c, p. 104).

### **3.2.14 Housing at Hobart Road, Hillingdon- AR 1978**

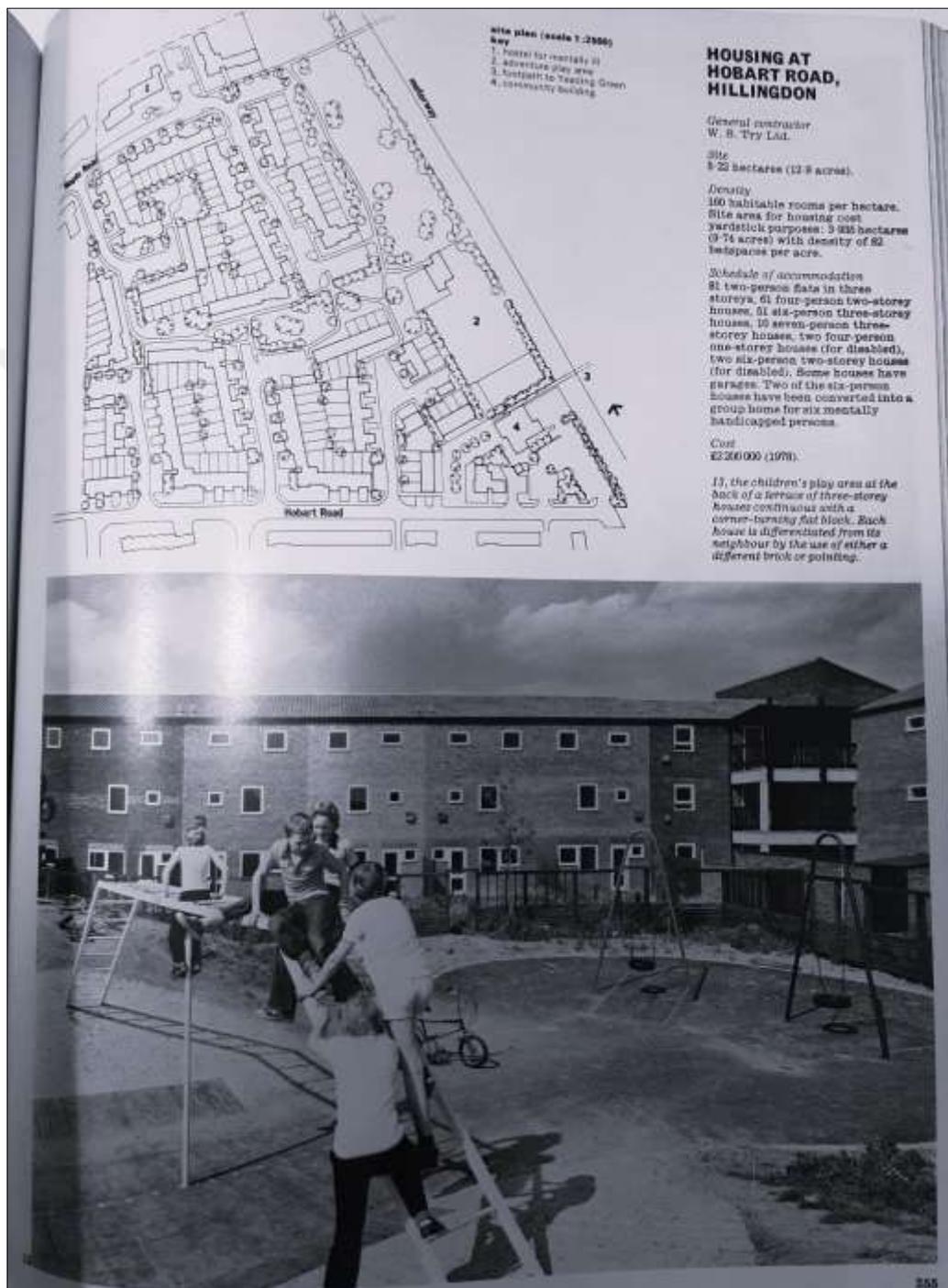
Architect: Shankland Cox Partnerships

Completion Date: 1970s (specific year unknown)

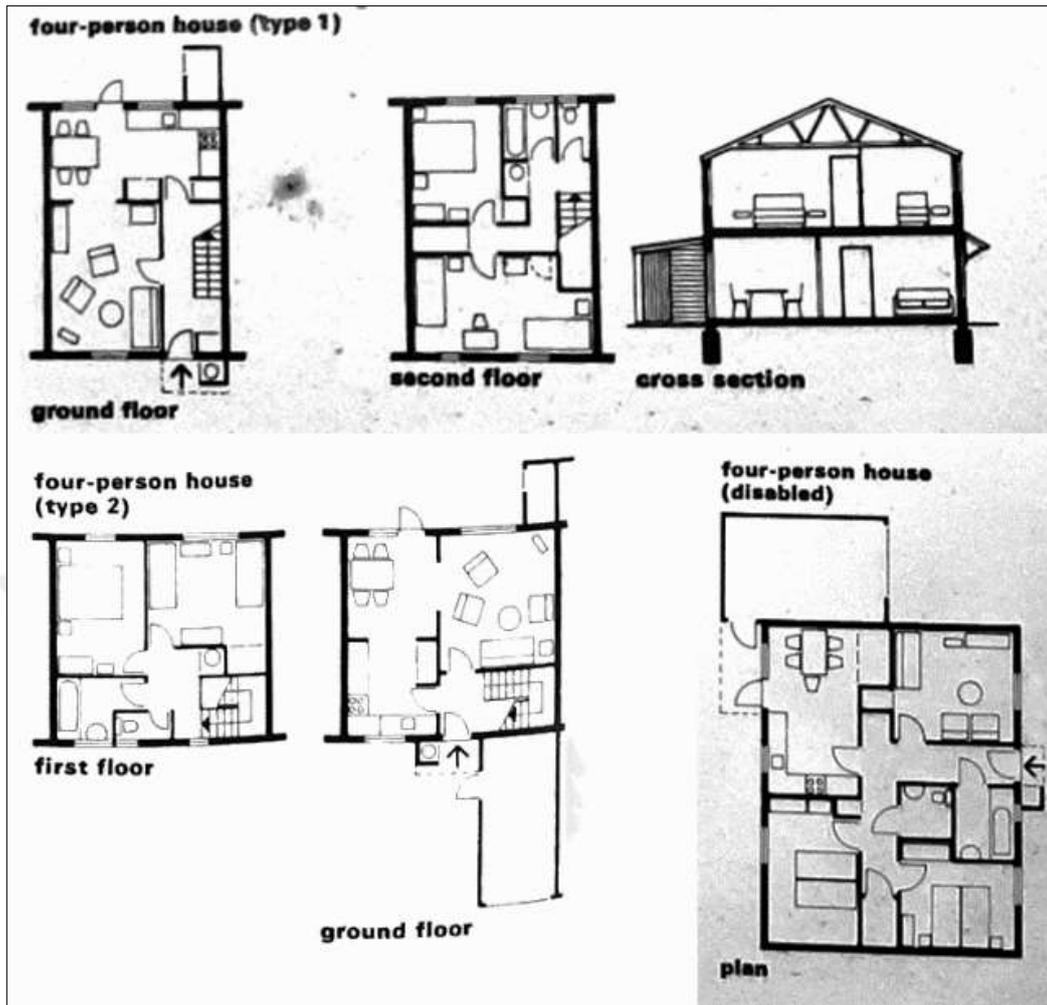
The development site spans 5.22 hectares (12.9 acres) and was previously utilized as a munition's depot. It is situated within an area containing a mix of private and local authority housing, dating from the interwar and Post-War periods. Most of the dwellings feature private gardens, except for two-person houses. The design by Shankland Cox Partnerships intentionally avoids any clustering of a single-family type, aiming to achieve a harmonious balance in the overall composition of the dwellings (Wright, 1978).

The proposed development encompasses a diverse array of residential units, thoughtfully designed to accommodate varying household sizes. Within this expanse, there are 81 two-person flats spanning three storeys, 61 four-person two-storey houses, and 51 six-person three-storey houses. Additionally, 10 seven-person three-storey houses cater to larger families. For residents with specific needs, the scheme includes two four-person one-storey houses and two six-person two-storey houses (adapted for disabled occupants). Remarkably,

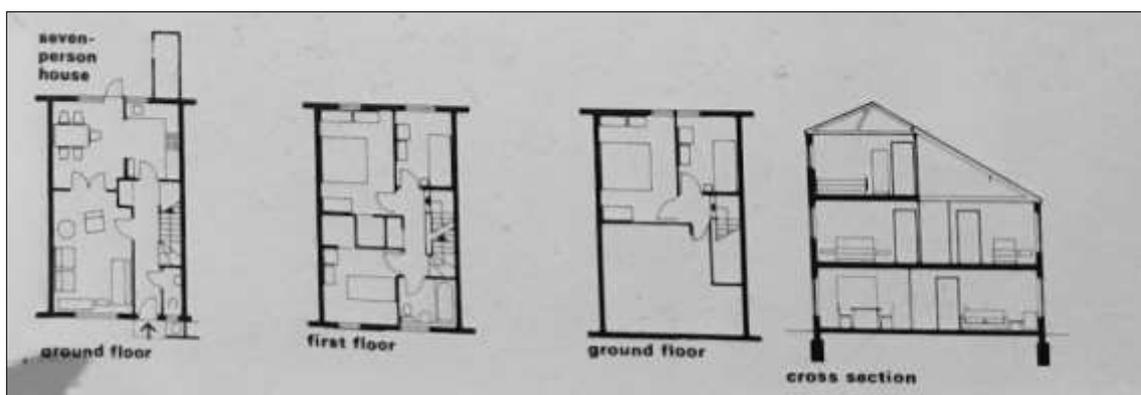
two of the six-person houses have been repurposed into a group home for mentally ill individuals. Additionally, certain dwellings feature garages, and children's play areas have been thoughtfully incorporated into the design (Wright, 1978).



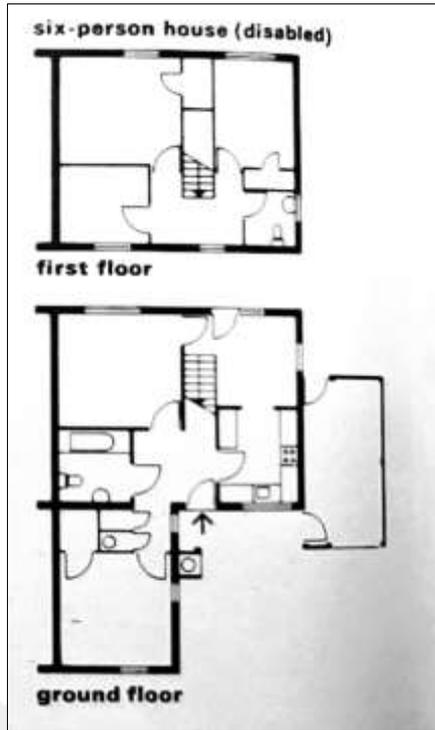
**Figure 3.97:** The Cover Page of the Housing at Hobart Road, Hillingdon Showing the Site Plan and an Open Playground (Wright, 1978, p. 255).



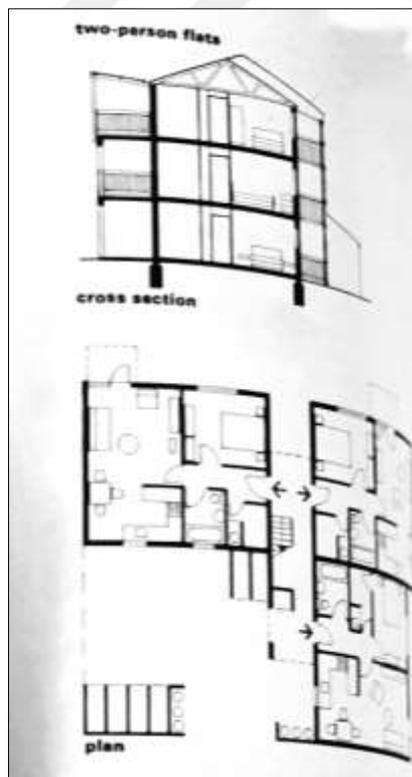
**Figure 3.98:** The Three Types of Four-Person House Plans for the Housing at Hobart Road, Hillingdon (Wright, 1978, p. 256).



**Figure 3.99:** Seven-Person House Plans and Section for the Housing at Hobart Road, Hillingdon (Wright, 1978, p. 256).



**Figure 3.100:** Six-Person House Plans for the Disabled in the Housing at Hobart Road, Hillingdon (Wright, 1978, p. 256).



**Figure 3.101:** Two-Person House Plans and Section for the Housing at Hobart Road, Hillingdon (Wright, 1978, p. 256).



**Figure 3.102:** A Photograph of One of the 3-Storey, Two-Person Flat Which is a Key Feature of the Continuous Built-Up Containment of the Cul-de-Sac Layout of the Site (Wright, 1978, p. 256).



**Figure 3.103:** A Photograph of One of the Other Buildings in the Hobart Road Scheme at Hillingdon (Wright, 1978, p. 256).

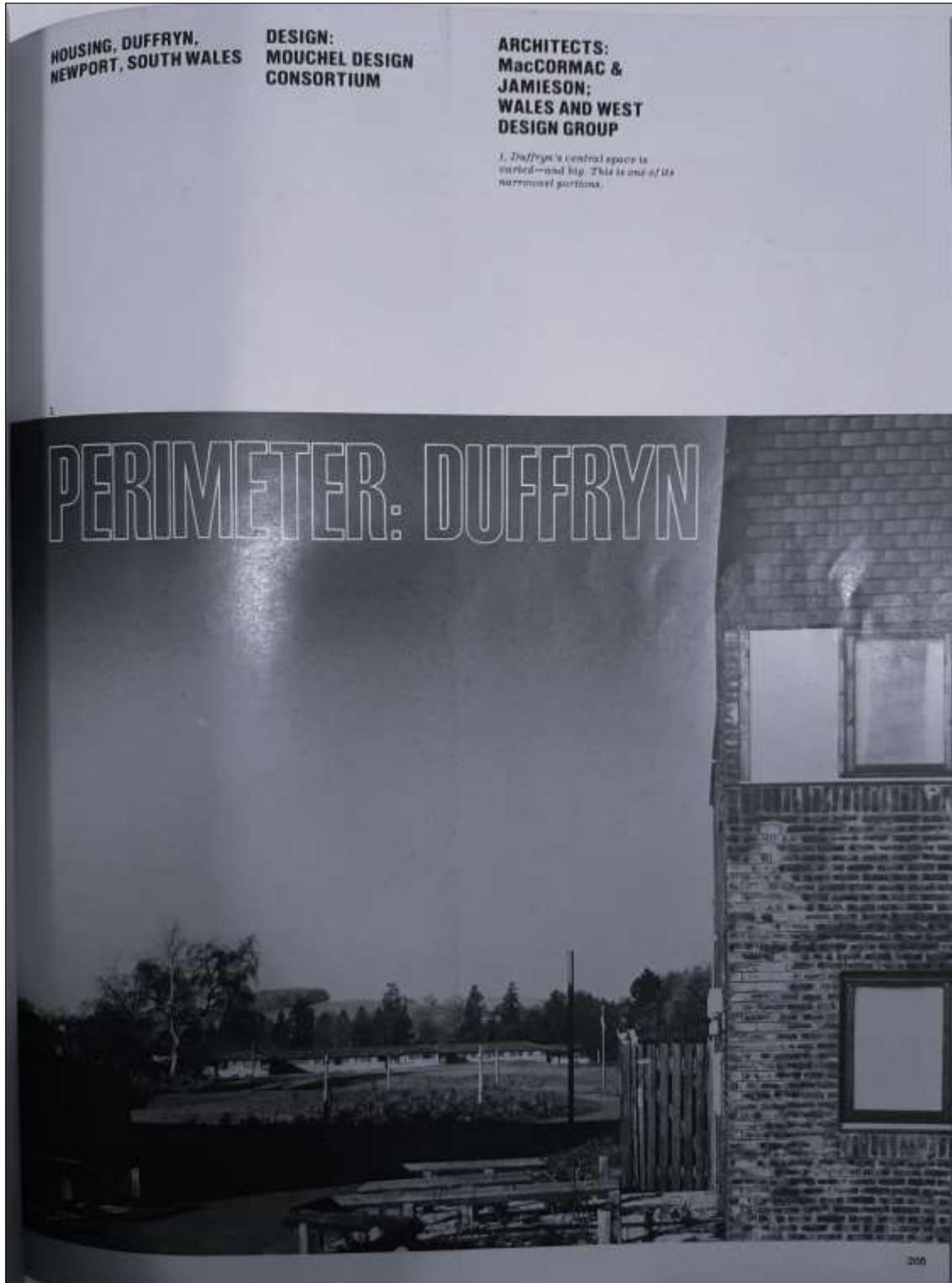
### **3.2.15 Housing, Duffryn, Newport, South Wales (Duffryn Estate)- AR 1976 &1980**

Architect: Mouchel Design Consortium; Architects (Mac Cormac & Jamieson; Wales & West Design Group)

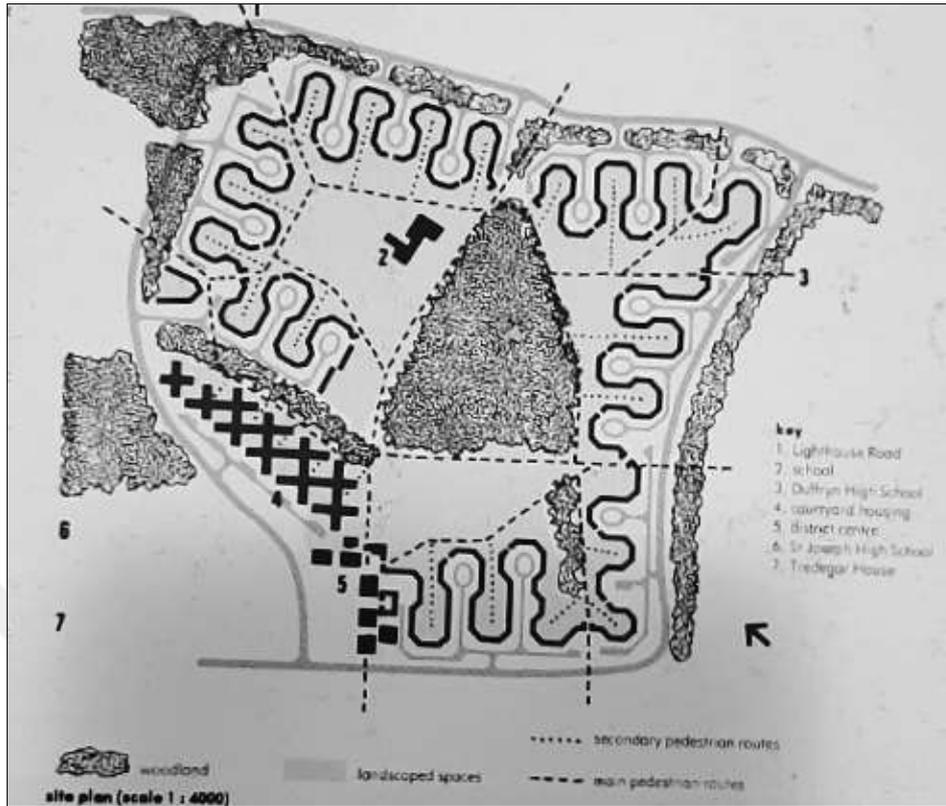
Completion Date: 1976 – 1979 (Powel, 2021)

The development project was undertaken by the Newport Borough Council on a 188-hectare (464.56-acre) site. The primary objective was to construct 1000 residential houses, occupying 38 hectares (93.9 acres) of the total area. The remaining land was intentionally left undeveloped. All the dwellings within the scheme are designed by Mouchel Design Consortium; Architects (Mac Cormac & Jamieson; Wales And West Design Group) as low-rise, two-storey, three-bedroom flats. These houses provide direct vehicular access, while efforts have been made to preserve existing woodland wherever feasible (Wright, 1980-a).

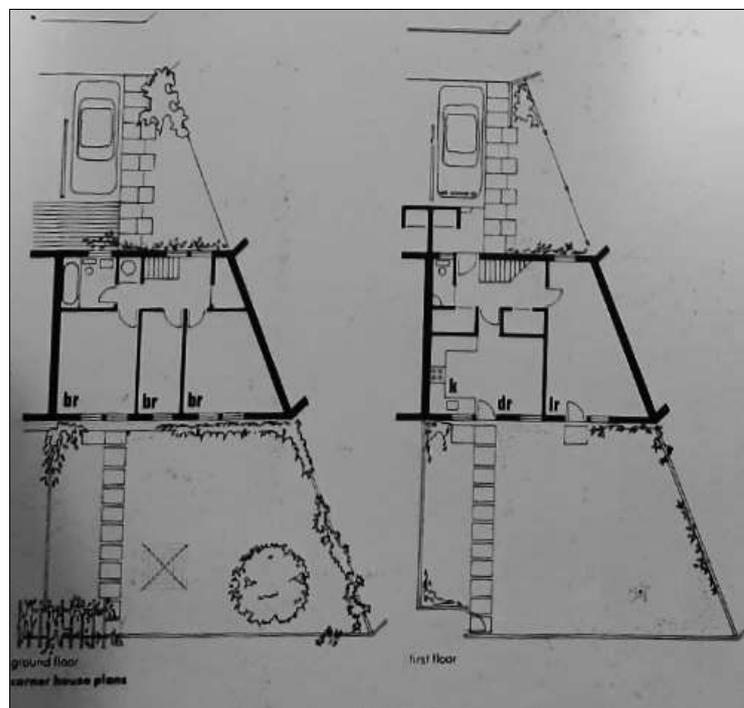
The overall layout of the scheme adheres to the Perimeter planning approach, previously employed in the Pollard Hill project. Notably, the housing units form a sinuous, elongated band that nearly encircles the site, punctuated by occasional breaks for access. Unlike many preceding schemes, which predominantly utilized reinforced concrete, this development employs timber construction. Timber was chosen for its lightweight properties and flexibility (Wright, 1980-a). The entire project was to span a duration of about two years as documented in the first publication by the journal, but subsequent information indicates that it took about three years instead (Wright, 1976-b) (Powel, 2021).



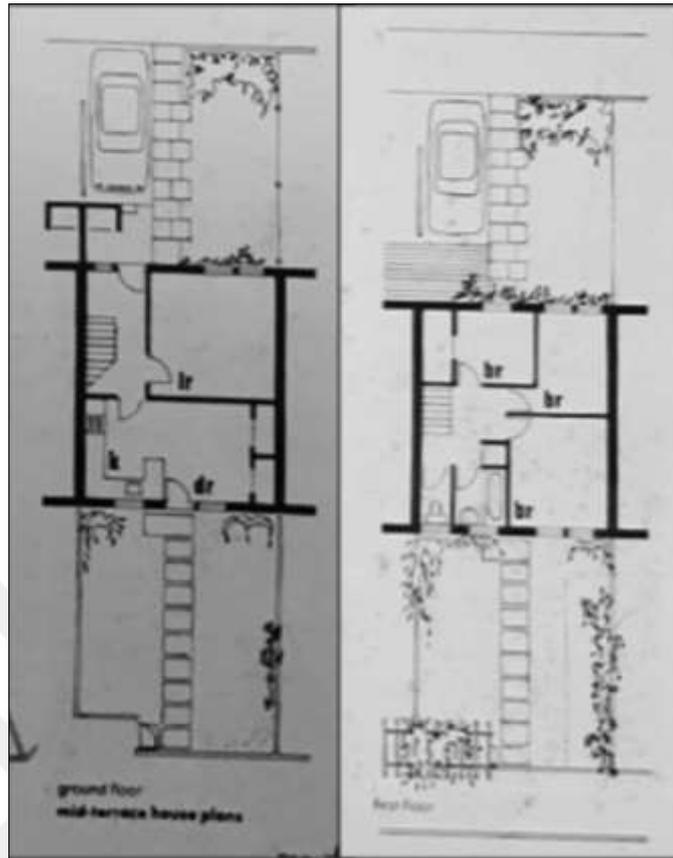
**Figure 3.104:** The Cover Page for the Duffryn Housing in the AR (Wright, 1980-a, p. 205).



**Figure 3.105:** The Drawings of the Duffryn Housing Showing the Site Plan (Wright, 1980-a, p. 211).



**Figure 3.106:** A Typical Two-Storey Corner Section of the Duffryn Housing is illustrated Above (Wright, 1980-a, p. 211).



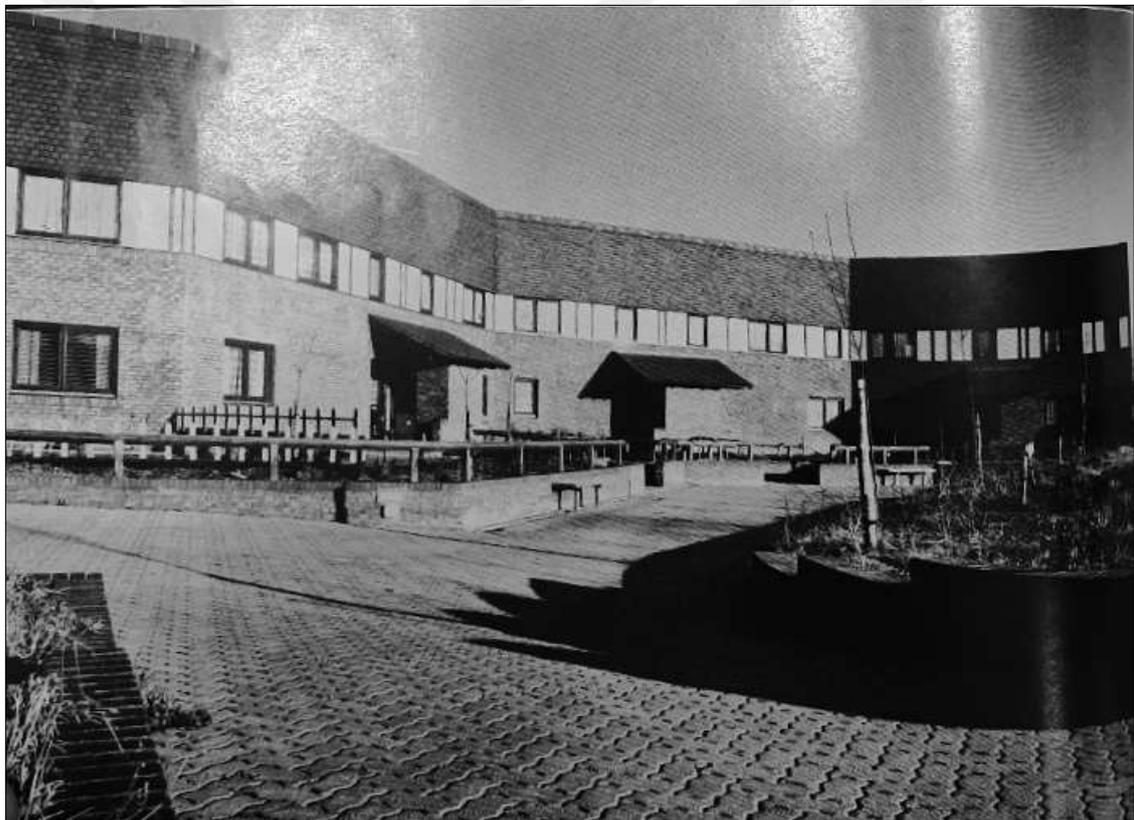
**Figure 3.107:** A Typical Two-Storey Mid-Section of the Duffryn Housing is illustrated Above (Wright, 1980-a, p. 211).



**Figure 3.108:** An Ariel Photograph of the Part-Built Duffryn Housing Scheme (Wright, 1980-a, p. 213).



**Figure 3.109:** The Children's Playground Provided in the Centre of the Scheme (Wright, 1980-a, p. 211).



**Figure 3.110:** A Photograph of the Hard Space in the Car Parking Area (Wright, 1980-a, p. 210).



**Figure 3.111:** The Twisting Band of the Housing Interior Face (Wright, 1980-a, p. 209).



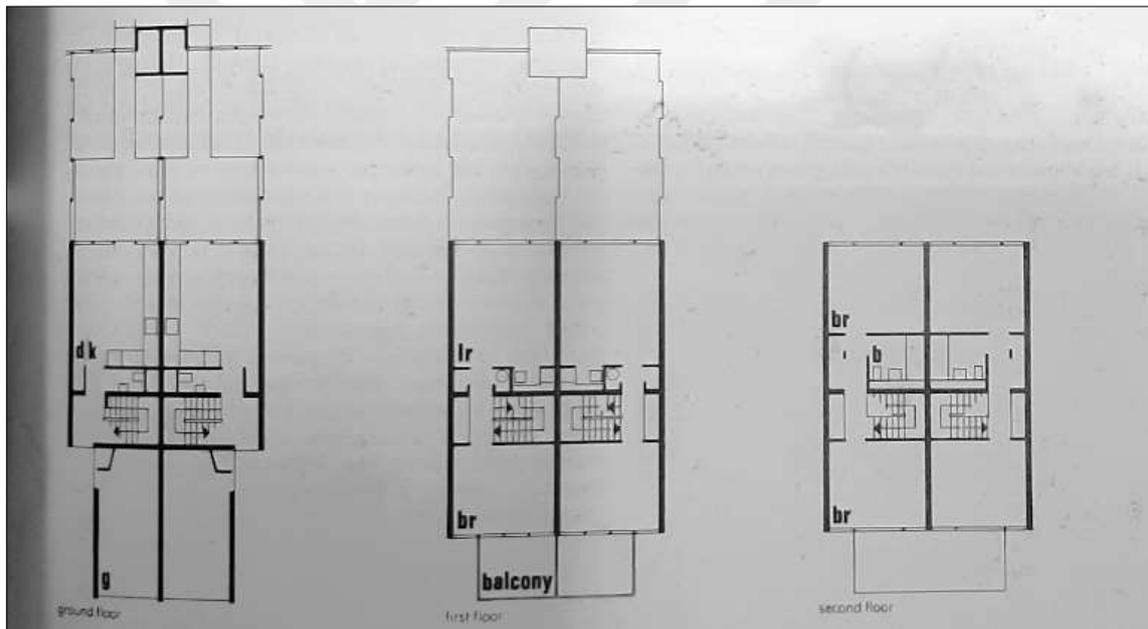
**Figure 3.112:** The Twisting Band of the Housing Exterior Face (Wright, 1980-a, p. 209).

### 3.2.16 Housing, Merton, London- AR 1980

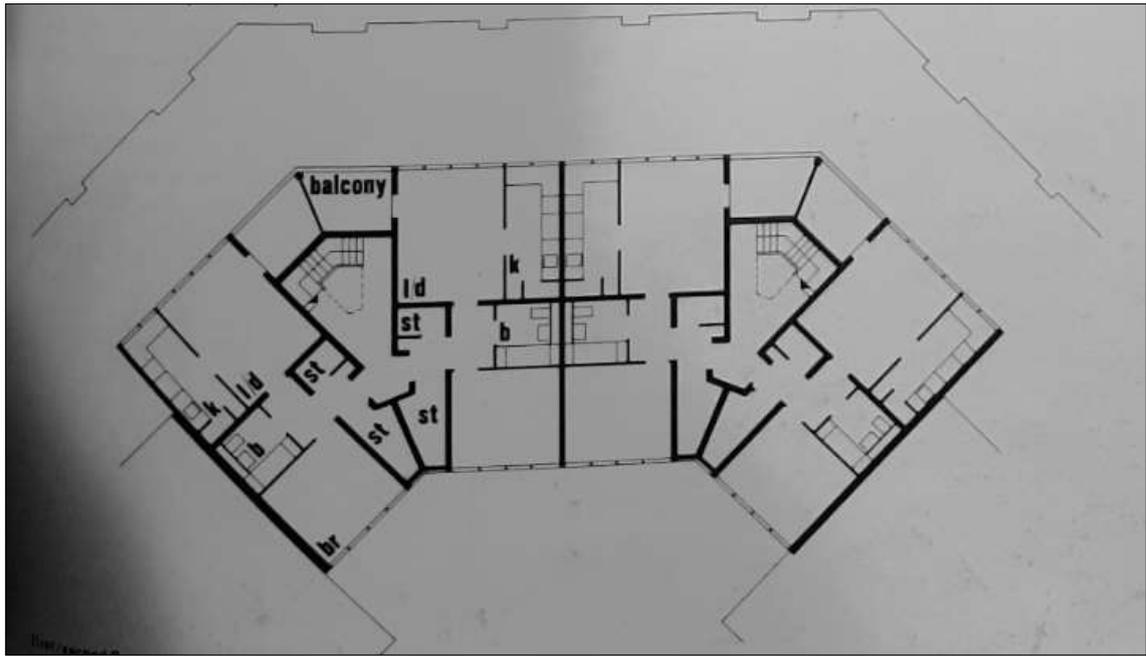
Architect: Borough Architects

Completion Date: Late 1970s (specific year unknown)

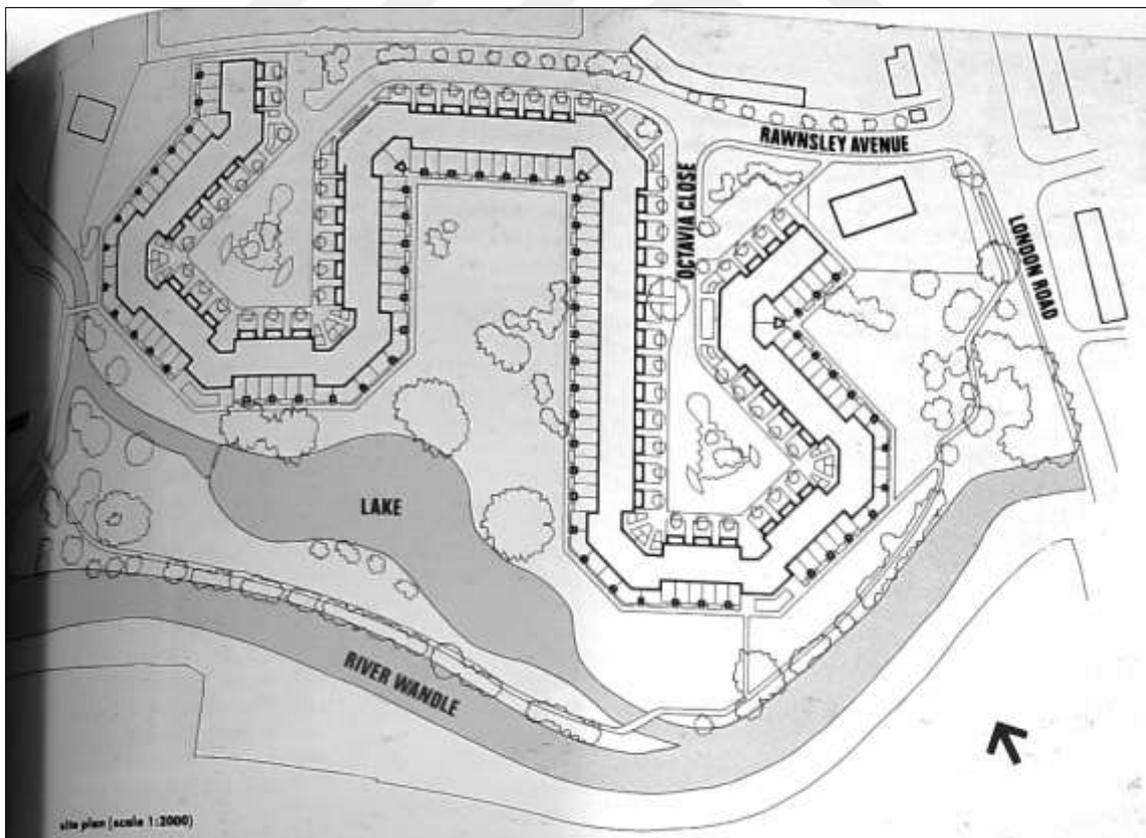
The development site designed by Borough Architects spans approximately 4 hectares (9.88 acres) and encompasses an area previously occupied by an industrial facility and a playing field adorned with mature trees. The project directive entails the creation of residential units, comprising both six-person and two-person houses in equal distribution, alongside a limited number of four-person flats designed for disabled occupants. Notably, the overall building height is restricted to a maximum of three floors. Furthermore, the scheme aims to allocate 311 bed spaces per hectare. The housing design adheres to the perimeter planning concept, emphasizing thoughtful integration with the surrounding environment (Wright, 1980-b).



**Figure 3.113:** The Floor Plans of a Typical Three Bedroom 3-storey House that Make Up the Mid-Section of the Scheme (Wright, 1980-b, p. 219).



**Figure 3.114:** The Floor Plans of a Typical Two-Person Flat that Make Up the Corner-Sections (Wright, 1980-b, p. 219).



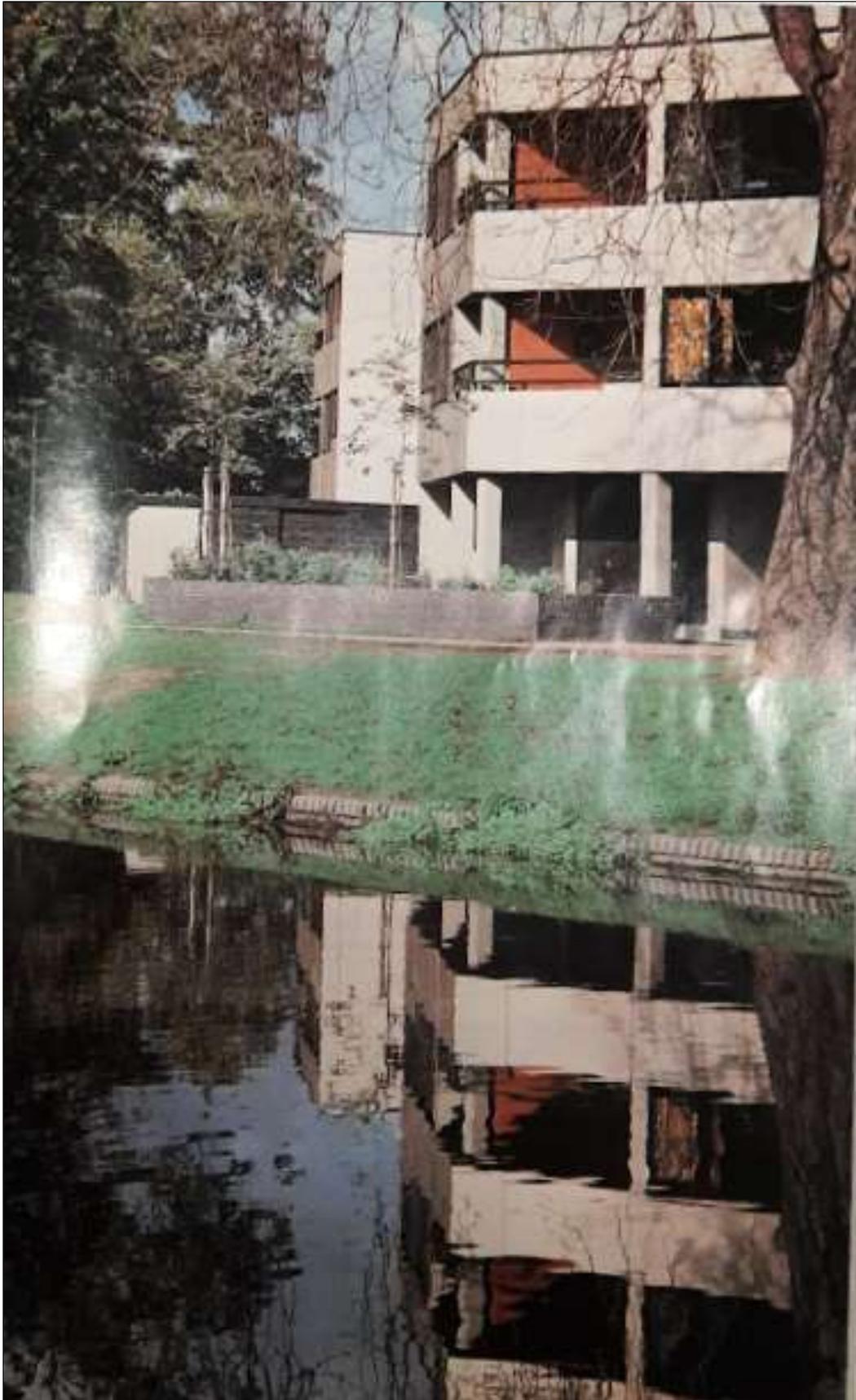
**Figure 3.115:** The Merton Housing Site Plan (Wright, 1980-b, p. 219).



**Figure 3.116:** The Building Façade Reflected by the Lake (Wright, 1980-b, p. 216).



**Figure 3.117:** The View of the Façade from a Different Angle (Wright, 1980-b, p. 216).



**Figure 3.118:** An Up-close View of the Façade (Wright, 1980-b, p. 217).

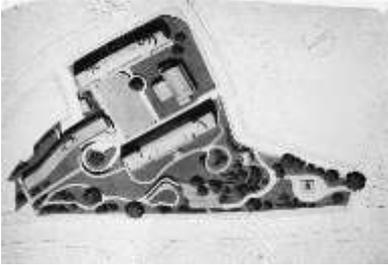
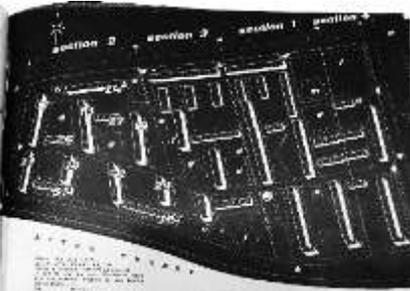
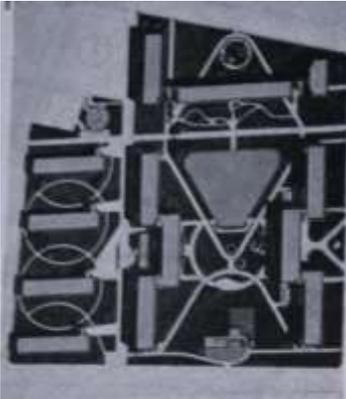
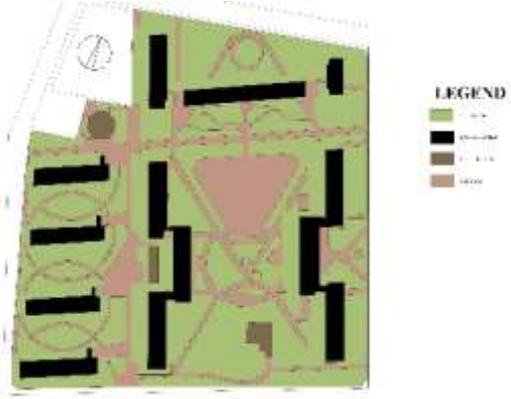
### **3.3 THE ANALYSIS OF THE AR POST-WAR SOCIAL HOUSING CASE STUDIES**

#### **3.3.1 Site Plans**

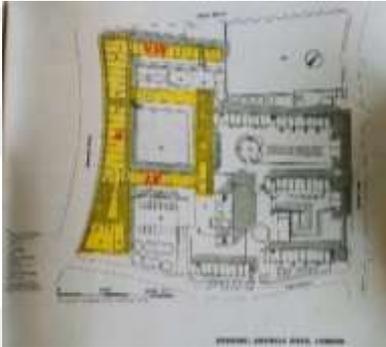
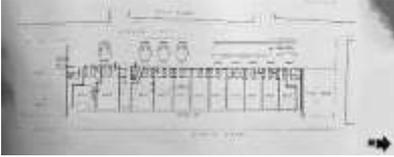
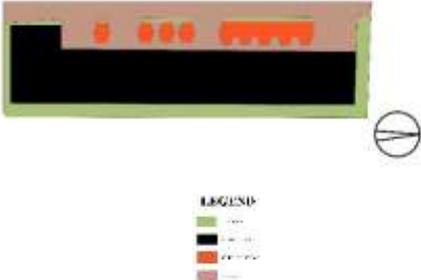
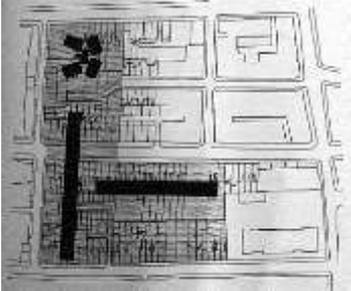
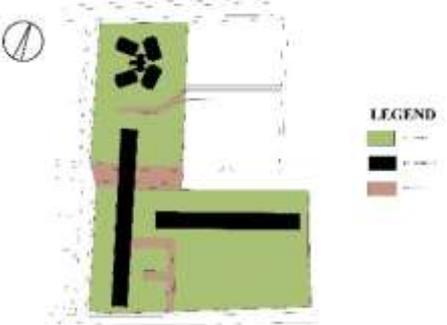
The primary purpose of a site plan is to position scaled structures within a scaled representation of the actual environment, to enable an understanding of the holistic view of the various structures and how they interconnect to create a cohesive scheme. The graphics of the site plans are typically straightforward and comprehensible. These plans were predominantly rendered in black and white, which was a common practice at the time. Some site plans, especially sketch plans incorporate a third colour, often red, primarily used for labelling. This approach aims to avoid clutter and prevent distraction from the underlying design. Notably, in certain projects— Priory Green Estate and Bevin Court—a site model and an aerial photograph are presented instead of the actual site plan. This substitution occurs either because the site plan remained unpublished or because it was not comprehensible compared to the photograph or model published.

The Table 4.1 below shows a side-by-side comparison of the published site plan and a redrawn representation of the site plan to give a better graphical understanding of the site situation. Although a couple of the sites as published in the various issues of the AR have a scale attached to them, a good number did not. This posed a challenge in terms of getting an accurate and proportionate drawing for all the schemes. Hence, a different approach was taken by simply tracing the site plans using the Revit Software and then creating a colour scheme to differentiate the main structures and elements which occupy the site. The percentage of area coverage was then retrieved from the traced drawings presented in the Table B.1 which showed that an average of 70 to 90 percent of the site remained unbuilt while the built area covered an average of 10 to 20 percent of the site. Although a low percentage coverage is observed across the different projects, the arrangement of the buildings on the site gives the illusion of more coverage for the sites in the mid-1960s to mid-1970s in contrast to those of the early 1950s and late 1970s.

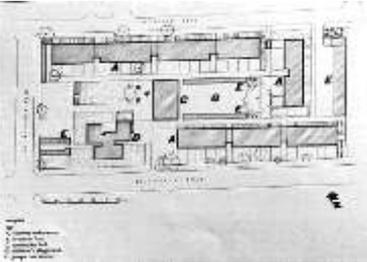
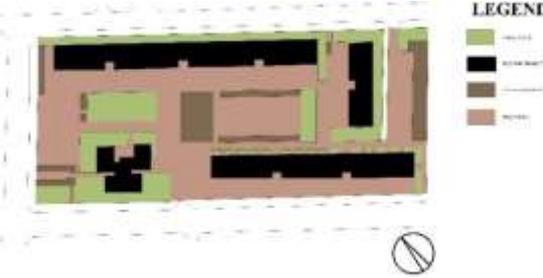
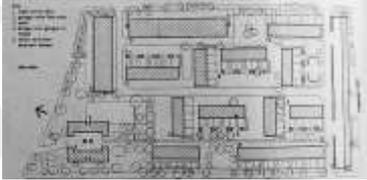
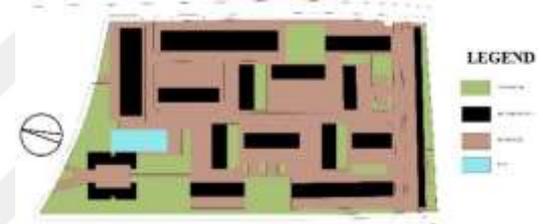
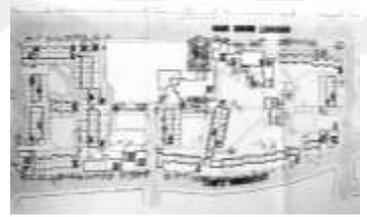
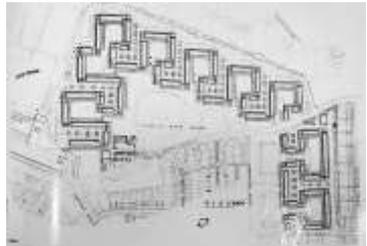
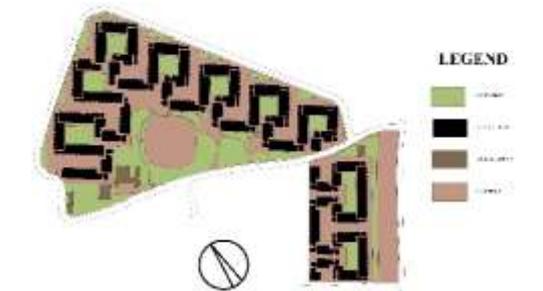
**Table 3.1:** Site Plan of Case Studies.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
Spa Green (AR 1951)	 <p data-bbox="518 719 724 745">1.7 acres, 129 flats</p>	
Church Hill Gardens (AR 1951 & 1954)	 <p data-bbox="507 1104 735 1131">~30 acres, 1600 flats</p>	
Priory Green Estate (AR 1952)	 <p data-bbox="564 1599 679 1626">8.75 acres</p>	

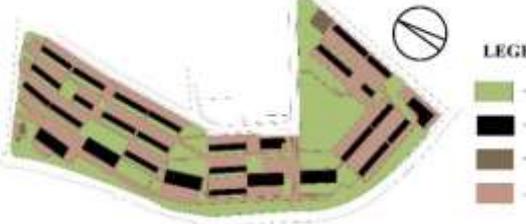
**Table 3.1:** Site Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>Bevin Court (AR 1952 &amp; 1955)</p>	 <p>3.9 acres, 118 dwellings</p>	<p>NIL</p>
<p>Housing In Golden Lane (AR 1954, 1956, 1957 &amp; 1962)</p>	 <p>6.95 acres, 1400 people</p>	 <p>LEGEND</p> <ul style="list-style-type: none"> <li>Green: Open Space</li> <li>Black: Building Footprint</li> <li>Brown: Driveway</li> <li>Red: Path</li> </ul>
<p>Kemp House, Berwick Street (AR 1959 &amp; 1961)</p>	 <p>0.52 acres</p>	 <p>LEGEND</p> <ul style="list-style-type: none"> <li>Green: Open Space</li> <li>Black: Building Footprint</li> <li>Red: Path</li> <li>Brown: Driveway</li> </ul>
<p>Keeling House (AR 1960)</p>	 <p>4.01 acres, 160 dwellings</p>	 <p>LEGEND</p> <ul style="list-style-type: none"> <li>Green: Open Space</li> <li>Black: Building Footprint</li> <li>Brown: Driveway</li> <li>Red: Path</li> </ul>

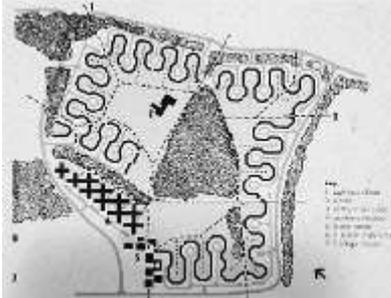
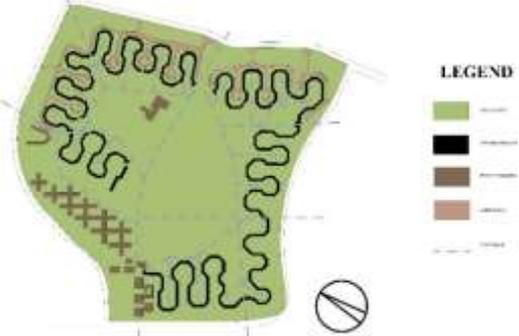
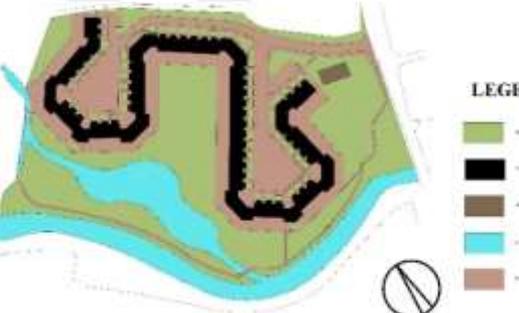
**Table 3.1:** Site Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
Kingsgate Estate (AR 1961)	 <p data-bbox="536 712 687 745">123 dwellings</p>	
Vanbrugh Park Estate (AR 1965)	 <p data-bbox="437 987 783 1066">~7 acres, Density of 90 persons/ acre</p>	
Lillington Gardens (AR 1965, 1967 & 1969)	 <p data-bbox="496 1346 727 1379">12 acres, 2000 people</p>	
Eastfields Housing Estate (AR 1971)	 <p data-bbox="512 1682 711 1715">41 acres, 850 flats</p>	

**Table 3.1:** Site Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>Marquess Estate (AR 1967 &amp; 1974)</p>	 <p>~28 acres, 138 ppa</p>	
<p>Central Hill Estate (AR 1976)</p>	 <p>12.8 acres, 374 dwellings</p>	
<p>Housing at Hobart Road, Hillingdon (AR 1978)</p>	 <p>12.9 acres, 207 dwellings</p>	

**Table 3.1:** Site Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
Duffryn Estate (AR 1976 & 1980)	 <p data-bbox="448 752 788 824">464.56 acres, 185 Bed spaces/ hectare</p>	 <p data-bbox="1268 521 1353 539">LEGEND</p>
Housing, Merton, London (AR 1980)	 <p data-bbox="422 1205 804 1236">9.88 acres, 311 Bed spaces/ hectare</p>	 <p data-bbox="1300 974 1385 992">LEGEND</p>

The intriguing narrative of housing project evolution, as observed in this thesis, commences in the immediate Post-World War II decade (1950s). During this period, there was a significant push for housing developments due to the displacement of many individuals and limited available resources. Consequently, a preference emerged for large, tall blocks—reaching heights of eight to nine storeys—on relatively small site areas. These structures accommodated a substantial number of people while also reducing construction costs. Notably, two exceptions stand out: Church Hill Gardens, which deviated in terms of site size, and the Golden Lane scheme, where building height predominantly remained at six storeys. This preference for tall, efficient structures significantly influenced the architectural form of the 1950s. Architects found it convenient to work with simple rectilinear blocks, leaving little room for creativity. However, a few innovative approaches emerged within this framework. For instance, the Spa Green scheme incorporated a rectilinear wave form in one of its blocks. Priory Green Estate opted for three interconnected blocks arranged alternately,

departing from the traditional single long block. Similarly, Bevin Court fused three blocks to create a distinctive “Y” shape."

The housing developments of the 1960s introduced a distinctive architectural feature known as the point block design or tower block. These point blocks stand out due to their high concentration of flats, towering above other structures within the housing scheme. This is observed in the 16-storey residential section of the Soho Tower, the 14-storey cluster block in Bethnal Green housing, the 11-storey block in Hackney Housing, and the 8-storey block in Vanbrugh Park Estate (where eight stories are considered tall compared to other structures on the site). Additionally, the Golden Lane Project, although falling into the earlier decade, shares this characteristic with 16-storey point blocks.

The point block design diverges from the predominantly rectilinear form seen in the rest of the housing scheme. However, there is one exception: Lillington Gardens. Here, architects Darbourne and Darke crafted an intriguing mass with undulating squared structures, cleverly following site boundaries and filling other positions within the site.

In the 1970s, the housing landscape underwent notable changes, particularly in terms of site size. Compared to preceding years, the 1970s saw larger expanses of land available for development, ranging from 12.8 acres to as much as 41 acres. Interestingly, despite this increased area, the number of people being accommodated remained relatively low, suggesting a preference for lower-rise buildings. The architectural arrangements on these sites varied, with options ranging from dispersed layouts to rows, clusters, or interconnected structures. Regardless of the specific configuration, a common thread emerged: a strong inclination toward incorporating vegetation into the housing schemes. Unlike previous decades, where greenery was less emphasized, the 1970s housing designs intentionally integrated natural elements. The combination of these factors seems to define the 1970s housing as one which nudges its occupants to spend more time outdoors.

The 1980s, despite having a limited number of case studies, compensated with innovative design approaches. Among the chosen case studies for this decade, a notable feature emerged: the Perimeter planning scheme. This design concept involved a string-like and continuous form that meandered through the site, almost mimicking the sinuous movement

of a snake. A similar architectural form was also observed in the Pollard Hill Housing Estate, which had been documented in the preceding decade.

Interestingly, the housing designs of the 1980s placed significant emphasis on soft spaces. These soft spaces occupied more area than the actual buildings themselves. Overall, the trend during this decade involved site expansion, resulting in buildings spreading out more toward the end of the 1980s. Architects and planners, who had once stacked flats on top of each other in the 1950s, seemed to favour a different approach—unstacking and dispersing structures across the site.

### **3.3.2 Floor Plans**

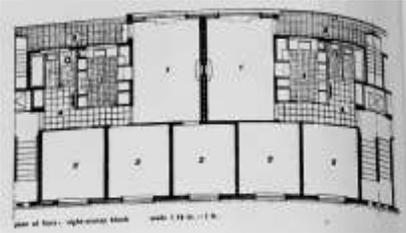
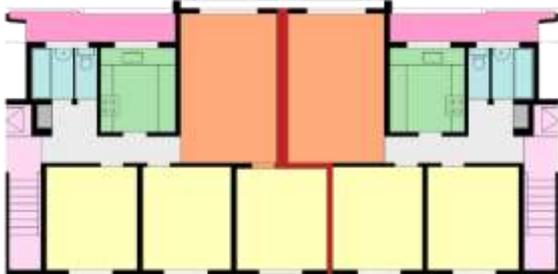
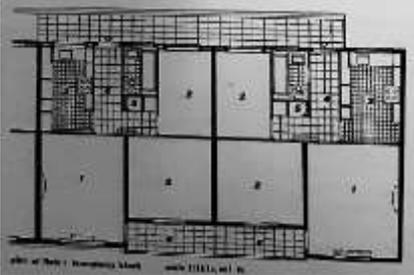
In examining the access to the dwellings, particularly those in multi-story buildings, a recurring theme emerges from case studies published during the 1950s and 1960s. Notably, a single staircase design prevails, either positioned at one end or centrally leading to a long balcony or a small lobby that serves each flat. While this design choice was primarily driven by cost considerations, as exemplified in the Bevin Court and Church Hill Garden schemes, it also reflects an intentional effort to shape social interactions through design. The Smithsons, known for their work on the Park Hill Estate in Sheffield, begun in 1957 (although not part of the specific case studies highlighted above), deliberately created wide balconies on different floors, akin to “streets in the sky” (Collins, 2011). This concept drew inspiration from Le Corbusier’s *Unité d’Habitation*, constructed in 1952 in Marseille, France, which aimed to foster a sense of community among its residents (The Design Museum, n.d.). This central access theme evolved over time as exemplified in the late 1960s to 1980s, where buildings transitioned to low-rise structures with more dispersed configuration. Although balconies were still sustained, they were now seldomly provided and only privately accessible from within individual units as seen in the Table 4.2, reflecting changing priorities in social housing design during that era.

An enduring characteristic of British social housing, as demonstrated by the case studies spanning fifty years, is the consistent use of a linear architectural form. Though achieved through various configurations, this design approach encapsulates key components. Within these housing plans, essential spaces are provided, including a living room, kitchen, at least a sleeping area, and a bathroom with a toilet (the number and arrangement of these spaces

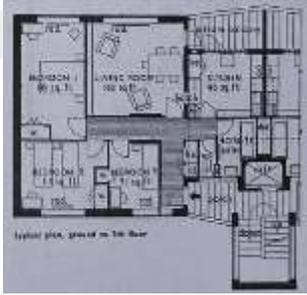
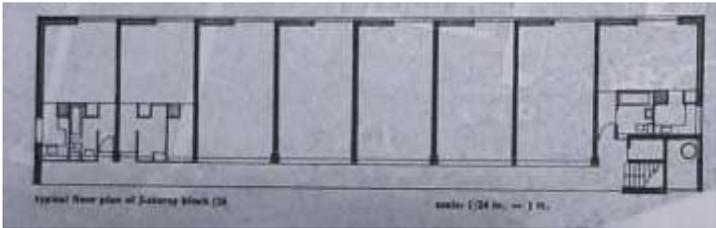
may vary based on the number of occupants). These spaces are often closely interconnected, with distinct areas defined by walls, yet seamlessly flowing into one another through small transition lobbies, which act as a cohesive element. Although the various decades have these in common, a distinct change is observed over time.

In the context of space allocation, with the aid of the scales provided next to the plans by the journal, spatial information was extracted as shown graphically in Table 4.2 below and numerically documented in the Appendix B. The information received indicates that the sizes of spaces appear reasonably adequate to meet the functions. However, a closer examination of the floor plans reveals a consistent narrative which seems to be shaped by the housing crises over the years. Notably, the architectural plans for buildings immediately following World War II (1950s – mid 1960s) primarily aimed to meet the minimum standards for accommodating residents. These designs focused on essential spaces, with room sizes optimized for functionality such as implemented in the Spa Green, Church Hill Gardens, Priory Green Estate, Bevin Court, Housing in Golden Lane, and Vanbrugh Park. This attitude switches in the following decades suggestive that comfort of occupants, beyond a utilitarian utilization of the dwellings was later considered.

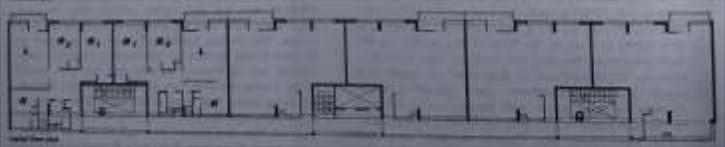
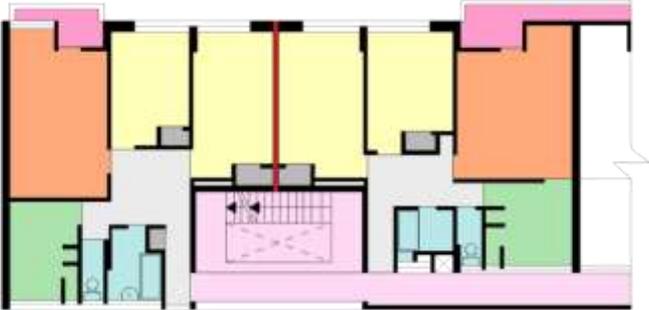
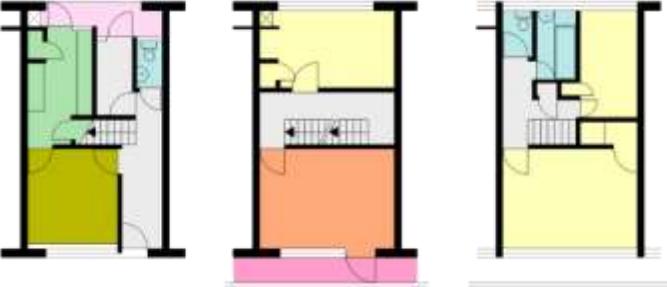
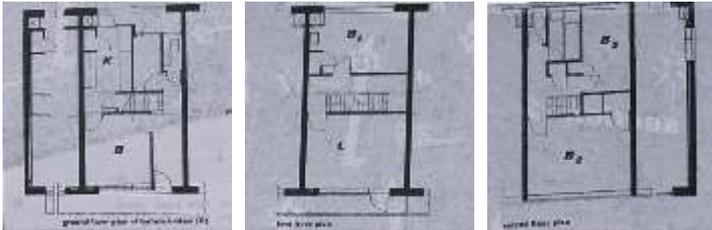
**Table 3.2:** Floor Plan of Case Studies.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
SPA GREEN (AR 1951)		
	2&3-bedroom flats in 8-Storey Block	
		
2-Bedroom Flats in 4-Storey Block		

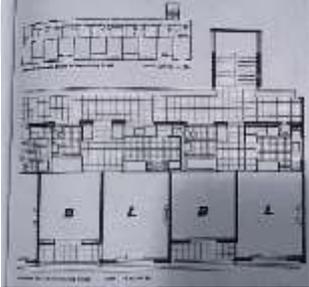
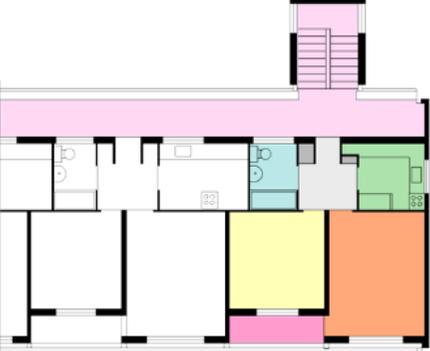
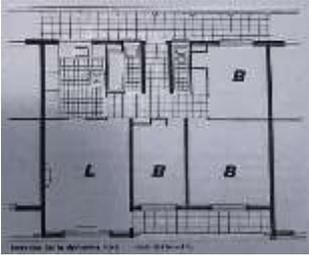
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>CHURCH HILL GARDENS (AR 1951 &amp; 1954)</p>		
	<p>Bedsitting Flats in 3-Storey Block</p>	
		<p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li>□ Circulation</li> <li>□ Staircase</li> <li>□ Access</li> <li>□ Private</li> <li>□ Public</li> <li>□ Toilet/ Bath</li> <li>□ Bedroom (BR)</li> <li>□ Living room (LR)</li> <li>□ Kit &amp; LR</li> <li>□ LR &amp; Dining</li> <li>□ Kitchen</li> <li>□ Dining Room</li> <li>□ Part Division Wall</li> </ul>
<p>Bedsitting Flats in 3-Storey Block</p>		

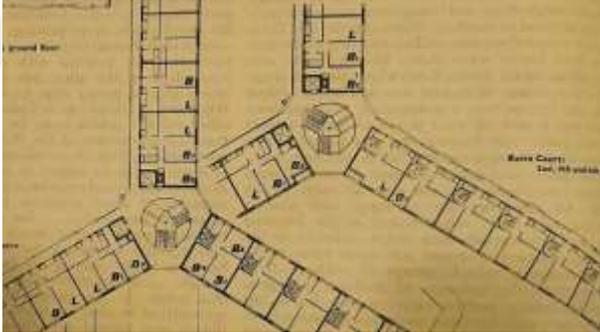
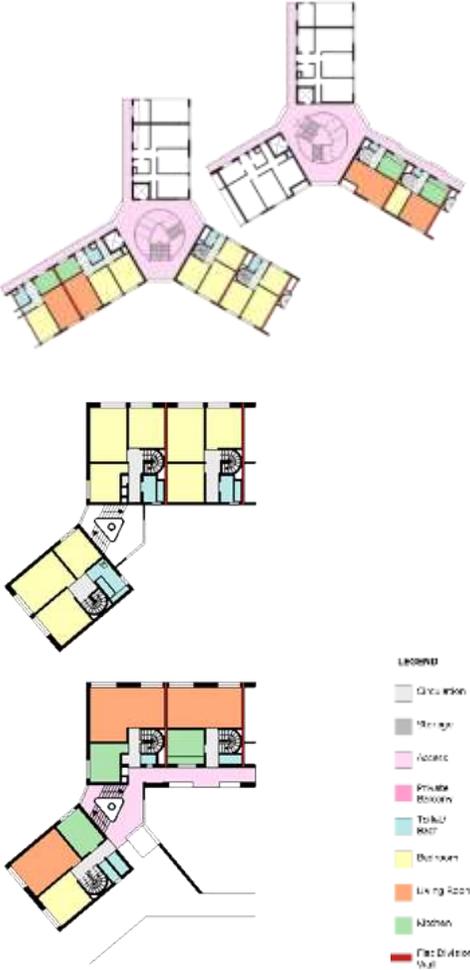
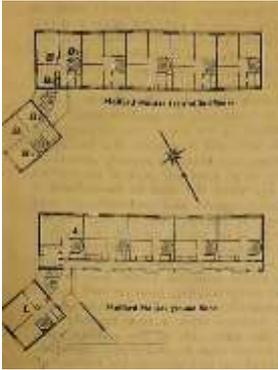
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>CHURCH HILL GARDENS</p> <p>(AR 1951 &amp; 1954)</p> <p>(Continued)</p>		
	<p>Typical 1<sup>st</sup> to 7<sup>th</sup> Floor of 2-Bedroom Flats in 10-Storey Block</p>	
		
<p>Floor Plan of 3-Bedroom Terrace Houses</p>		

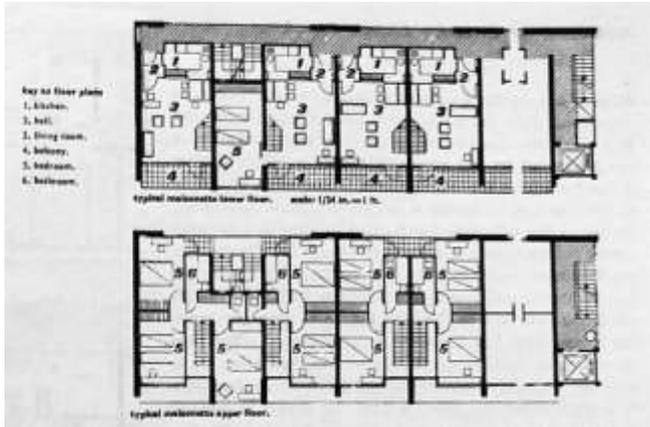
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>PRIORY GREEN ESTATE (AR 1952)</p>		
	<p>4-storey Blocks of 1-Bedroom Flats</p>	
		
<p>8-storey Blocks of 3-bedroom flats</p>		

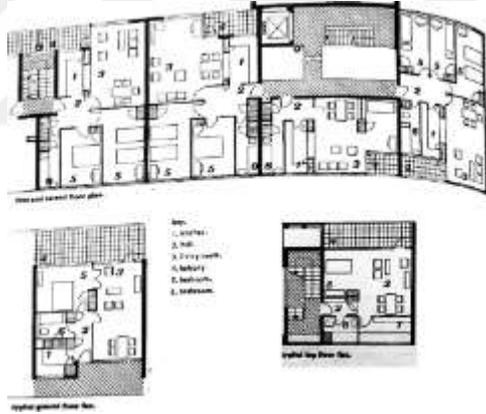
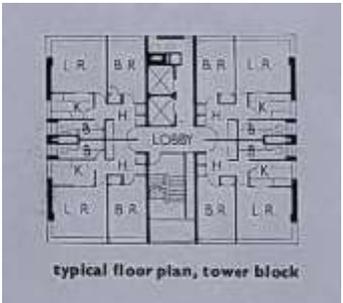
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>BEVIN COURT (AR 1952 &amp; 1955)</p>		
	<p>1- and 2-Bedroom Flats with 3- and 4-Bedroom Maisonettes in 8-Storey Block</p>	
		
	<p>4-storey Block of 3- and 4-Bedroom Maisonettes</p>	

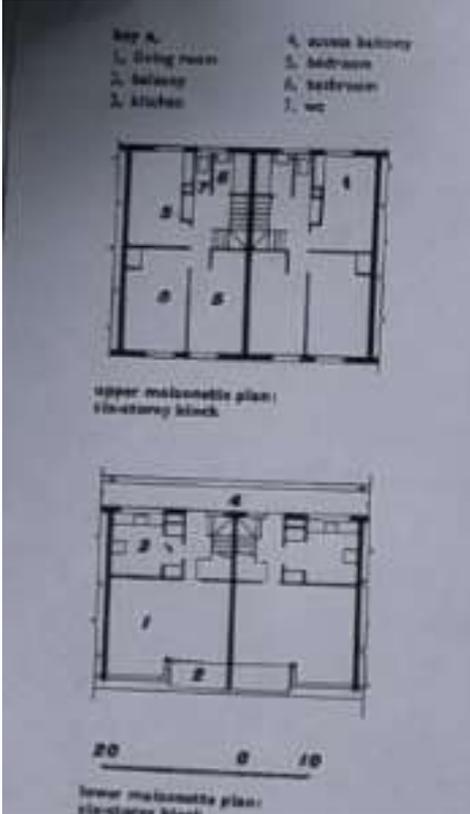
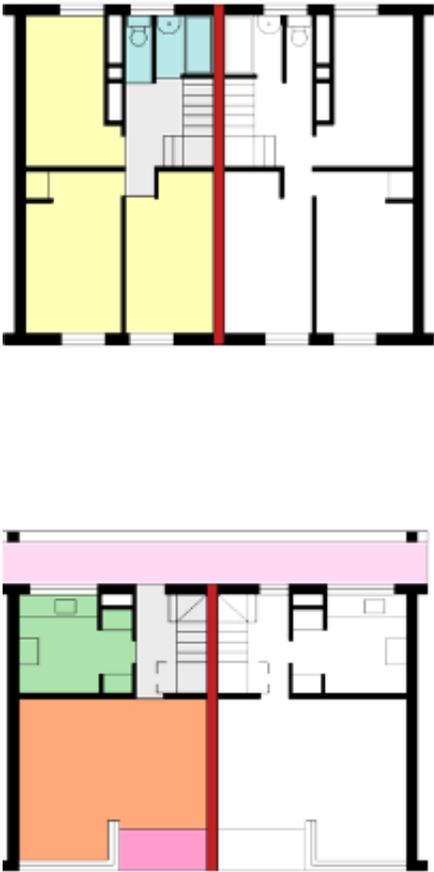
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>HOUSING IN GOLDEN LANE (AR 1954, 1956, 1957 &amp; 1962)</p>		
	<p>16-Storey Block of 1-Bedroom Flats</p>	 <p>Ground Floor</p> <p>First Floor</p> <div data-bbox="1711 922 1854 1273"> <p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #cccccc; border: 1px solid black; margin-right: 5px;"></span> Circulation</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #808080; border: 1px solid black; margin-right: 5px;"></span> Storage</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #f0f0f0; border: 1px solid black; margin-right: 5px;"></span> Access</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ffccff; border: 1px solid black; margin-right: 5px;"></span> Private Balcony</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #add8e6; border: 1px solid black; margin-right: 5px;"></span> Toilet/ Bath</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ffff00; border: 1px solid black; margin-right: 5px;"></span> Bedroom (BR)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ffa500; border: 1px solid black; margin-right: 5px;"></span> Living Room (LR)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ff8c00; border: 1px solid black; margin-right: 5px;"></span> LR &amp; Dining</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #8b4513; border: 1px solid black; margin-right: 5px;"></span> BR+LR &amp; Dining</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #90ee90; border: 1px solid black; margin-right: 5px;"></span> Kitchen</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ff0000; border: 1px solid black; margin-right: 5px;"></span> Flat Division Wall</li> </ul> </div>
	 <p>Key to floor plans 1. Kitchen 2. Hall 3. Living room 4. Balcony 5. Bedroom 6. Bathroom</p> <p>typical maisonette lower floor. scale: 1/24 in. = 1 ft.</p> <p>typical maisonette upper floor.</p>	
<p>6-Storey Blocks of 3- and 4-Room Maisonettes</p>		

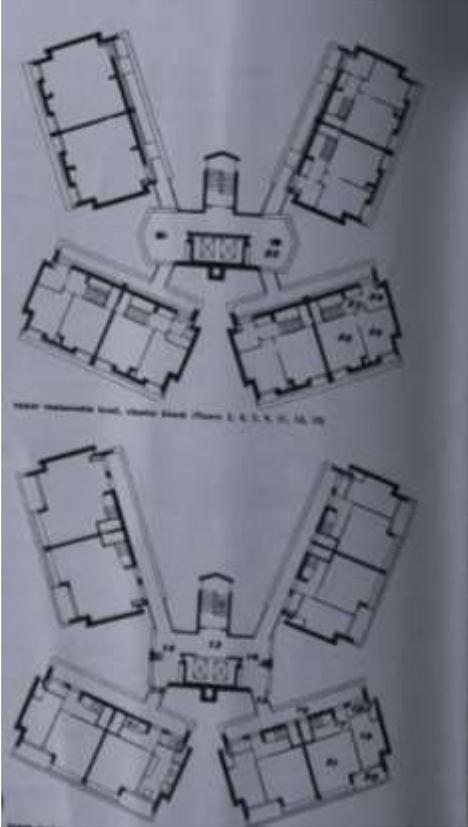
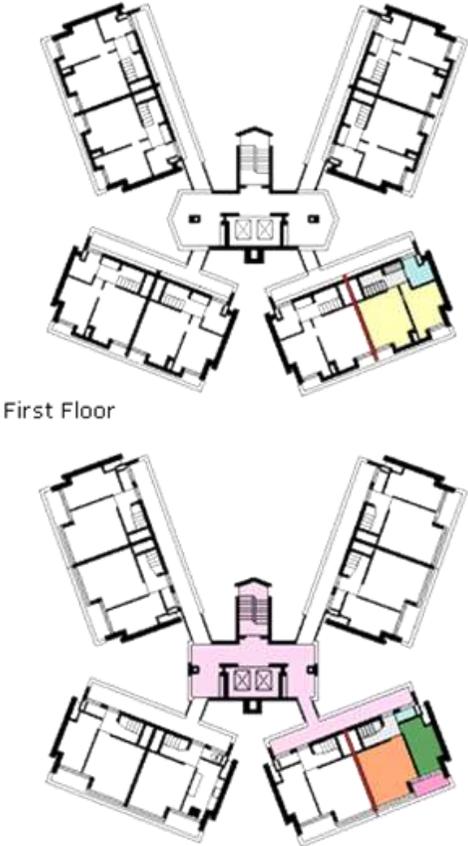
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>HOUSING IN GOLDEN LANE</p> <p>(AR 1954, 1956, 1957 &amp; 1962) (Continued)</p>	 <p>4-Storey Block of 1, 2, 3 and 4 Room Flats</p>	
<p>KEMP HOUSE, BERWICK STREET</p> <p>(AR 1959 &amp; 1961)</p>	 <p>1-Bedroom Flat of 18-Storeys</p>	

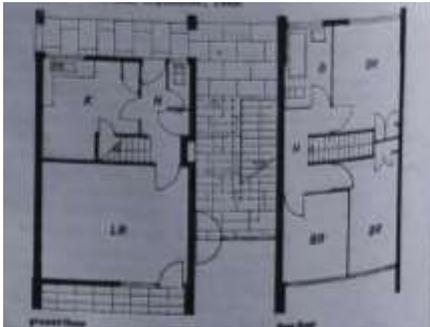
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>KEELING HOUSE (AR 1960)</p>		 <div data-bbox="1778 979 1917 1264"> <p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li>◻ Circulation</li> <li>◻ Storage</li> <li>◻ Access</li> <li>◻ Private Balcony</li> <li>◻ Toilet/ Bath</li> <li>◻ Bedroom (BR)</li> <li>◻ Living Room (LR)</li> <li>◻ Kitchen &amp; Dining</li> <li>◻ Flat Division Wall</li> </ul> </div>
	<p>6-Storey of 3-Bedroom Maisonette</p>	

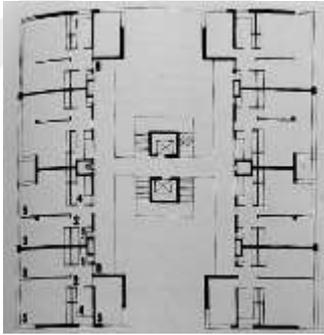
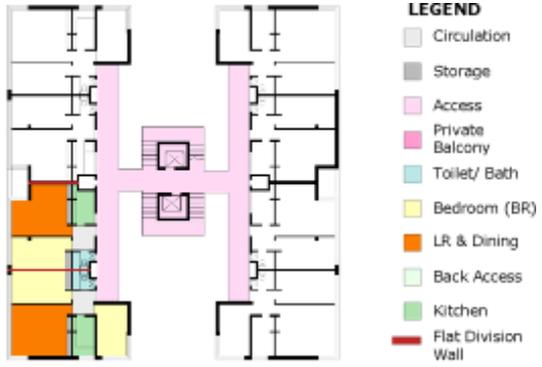
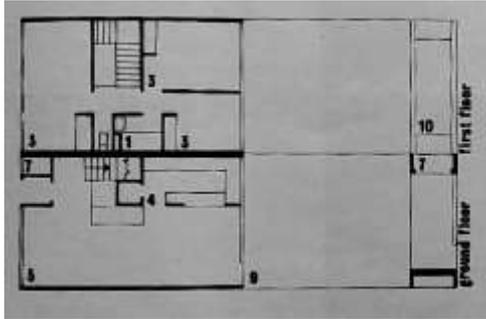
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>KEELING HOUSE (AR 1960) (Continued)</p>	 <p>14-story cluster block of 2-Bedroom Flats</p>	 <p>First Floor</p> <p>Ground Floor</p>

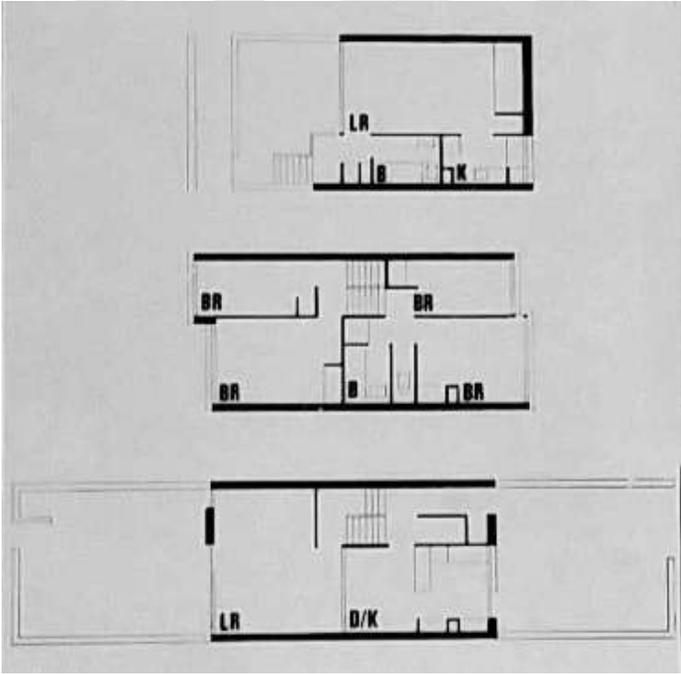
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>KINGSGATE ESTATE (AR 1961)</p>		
	<p>11-storey Block of 1-,2- and 3-Bedroom Flats</p>	
		
<p>3-Beroom Maisonettes</p>	<p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #cccccc; margin-right: 5px;"></span> Circulation</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #808080; margin-right: 5px;"></span> Storage</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #f0f0f0; margin-right: 5px;"></span> Access</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #ffcccc; margin-right: 5px;"></span> Private Balcony</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #e0ffff; margin-right: 5px;"></span> Toilet/ Bath</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #ffffcc; margin-right: 5px;"></span> Bedroom (BR)</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #ffcc99; margin-right: 5px;"></span> Living Room (LR)</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #ff9999; margin-right: 5px;"></span> IR &amp; FR</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #ccffcc; margin-right: 5px;"></span> Kitchen</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; background-color: #ff6666; margin-right: 5px;"></span> Flat Division Wall</li> </ul>	

**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>VANBRUGH PARK ESTATE (AR 1965)</p>		
	<p>8-Storey Block of 2- and 3-Bedroom Flat</p>	
	 <p>3-Bedroom House</p>	

**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>LILLINGTON GARDENS (AR 1965, 1967 &amp; 1969)</p>	 <p>4-Bedroom House with 1-Bedroom Flat Ontop</p>	 <p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li>◻ Circulation</li> <li>◻ Storage</li> <li>◻ Access</li> <li>◻ Private Balcony</li> <li>◻ Toilet/ Bath</li> <li>◻ Bedroom (BR)</li> <li>◻ Living Room (LR)</li> <li>◻ Kitchen &amp; Dining</li> <li>◻ Kitchen</li> <li>◻ Back Access</li> </ul>

**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

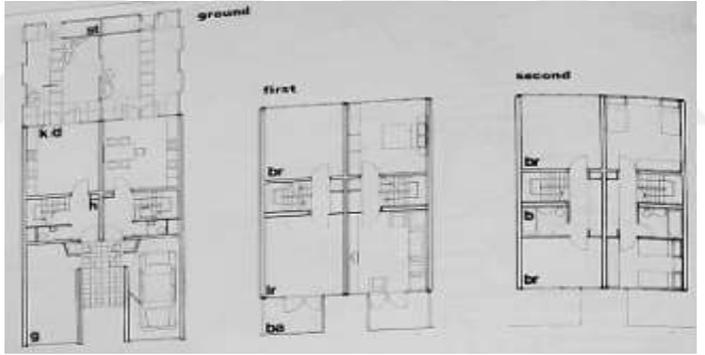
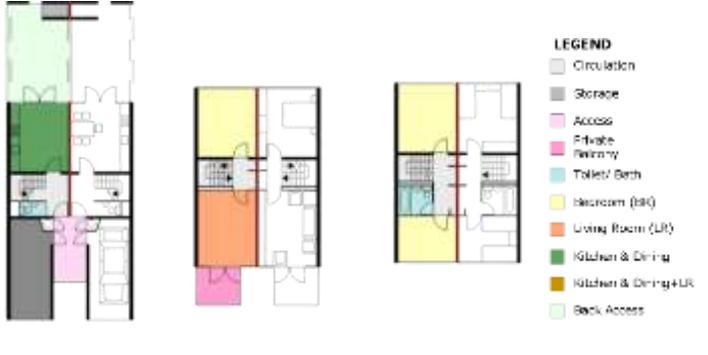
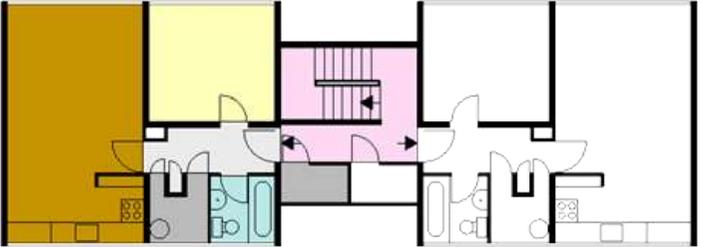
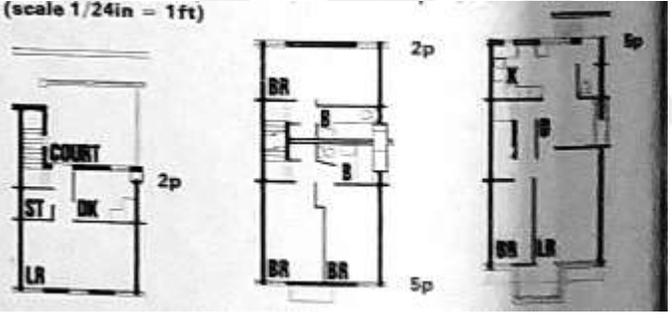
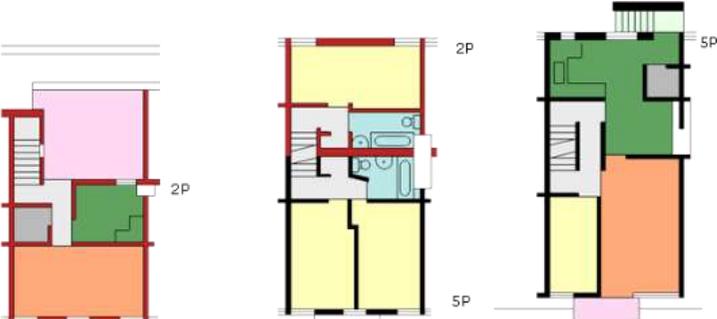
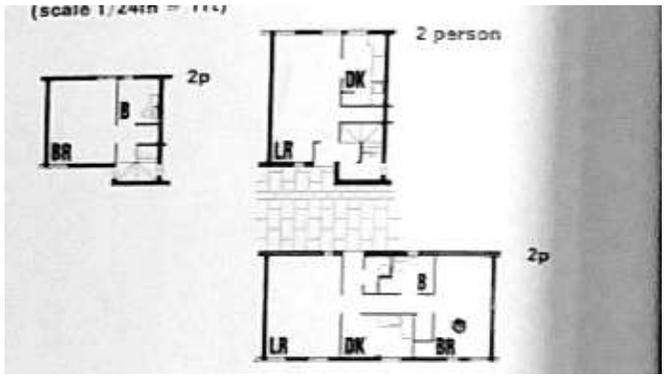
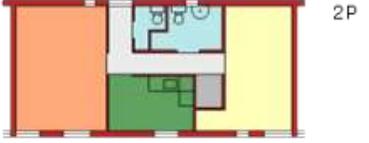
PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>EASTFIELDS HOUSING ESTATE  (AR 1971)</p>		 <p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li>□ Circulation</li> <li>■ Storage</li> <li>□ Access</li> <li>□ Private</li> <li>□ Bedroom</li> <li>□ Toilet/ Bath</li> <li>□ Bedroom (BK)</li> <li>□ Living Room (LR)</li> <li>□ Kitchen &amp; Dining</li> <li>□ Kitchen &amp; Dining+LR</li> <li>□ Back Access</li> </ul>
	<p>3-Storey 3-Bedroom House</p>	
		

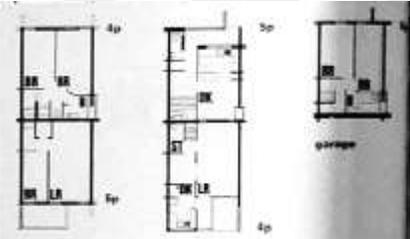
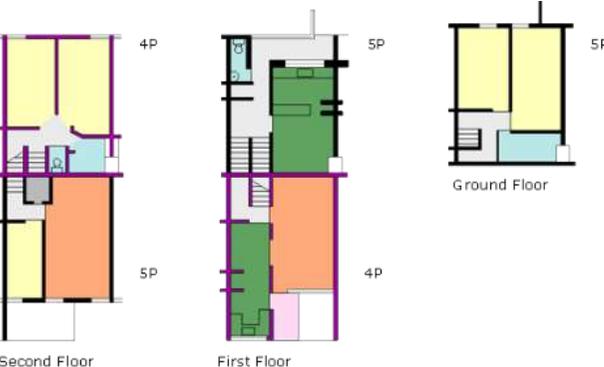
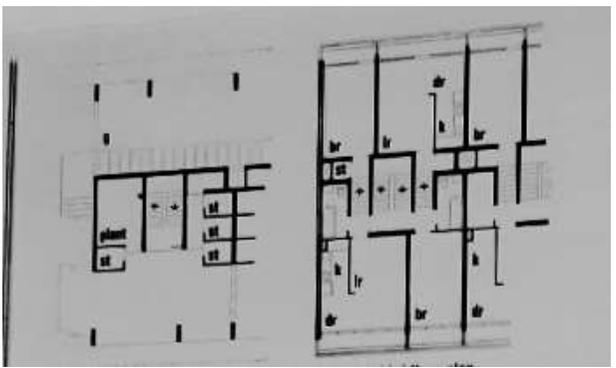
Table 3.2: Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>MARQUESS ESTATE (AR 1967 &amp; 1974)</p>	<p>(scale 1/24in = 1ft)</p> 	 <p>Second Floor      First Floor      Ground Floor</p>
	<p>1-Bedroom Flat Fused with 3-Bedroom Maisonette</p>	
	<p>(scale 1/24in = 1ft)</p> 	 <p>Fourth Floor      Third Floor</p>
<p>1-Bedroom Flat stacked on Maisonette Below</p>	 <p>Third Floor</p>	

**LEGEND**

-  Circulation
-  Storage
-  Access
-  Private balcony
-  Toilet/ Bath
-  Bedroom (BR)
-  Living Room (LR)
-  Kitchen & Dining
-  Back Access
-  2-Bedroom Wall (a)
-  2-Bedroom Wall (b)
-  4-Bedroom Wall

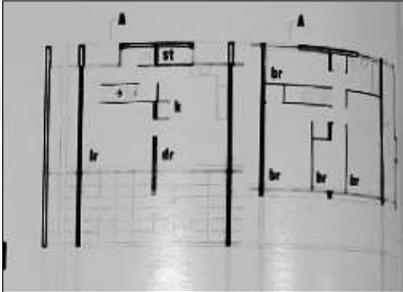
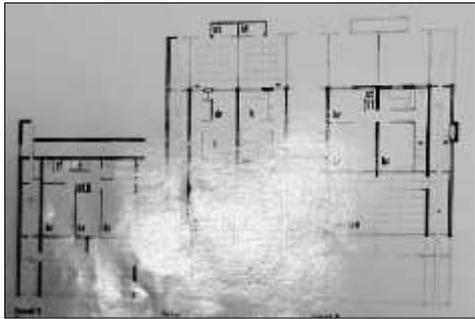
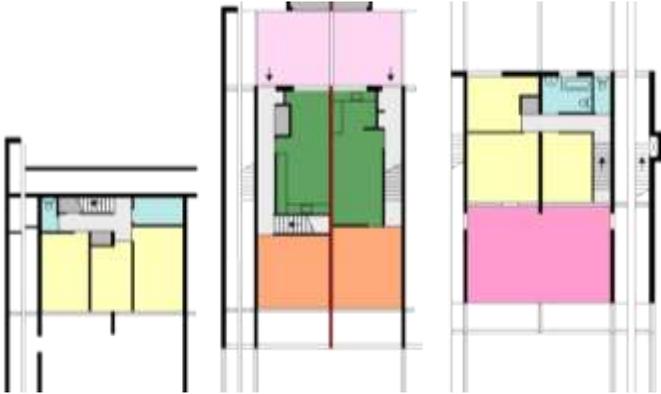
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>MARQUESS ESTATE (AR 1967 &amp; 1974) (Continued)</p>	 <p>2- and 3-Bedroom Maisonettes Fused together. with Flat Above Stacked Ontop</p>	 <p>Second Floor</p> <p>First Floor</p> <p>Ground Floor</p>
<p>CENTRAL HILL ESTATE (AR 1976)</p>	 <p>A Typical 1-Bedroom Flat in a Four Storey Block</p>	

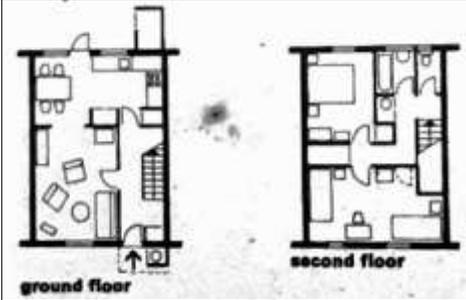
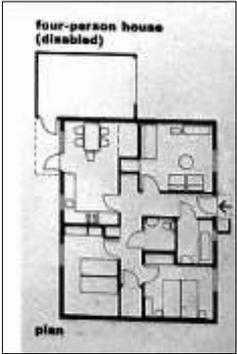
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>CENTRAL HILL ESTATE (AR 1976) (Continued)</p>		
	<p>2-Bedroom Flat of Two Bottom Floors in a Four Storey Block</p>	

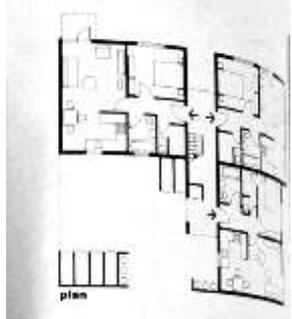
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>CENTRAL HILL ESTATE (AR 1976) (Continued)</p>		
	<p>3-Bedroom Flat of Two Top Floors in a Four Storey Block</p>	
		
<p>3-Bedroom Flats of Two Floors in a Three Storey Block</p>		

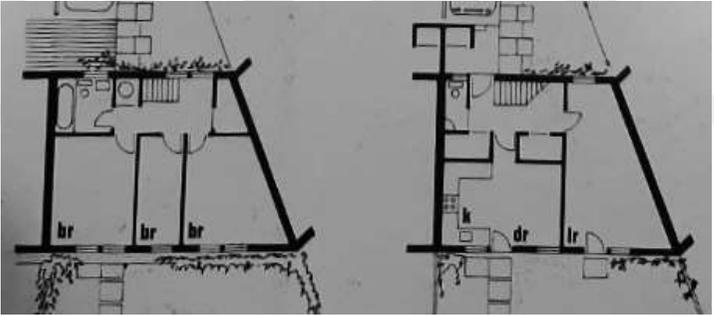
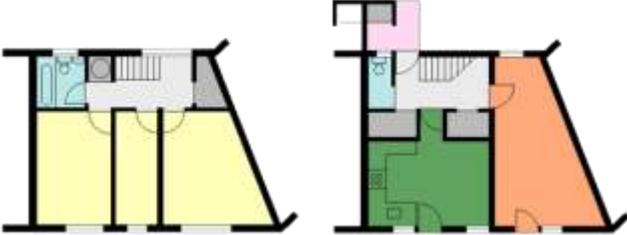
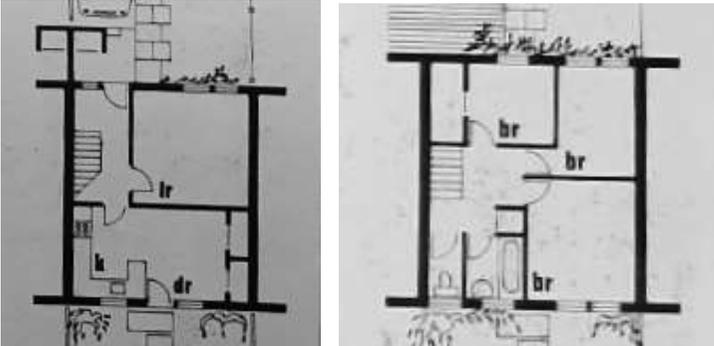
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>HOUSING AT HOBART ROAD, HILLINGDON (AR 1978)</p>	 <p>ground floor      second floor</p>	
	<p>2-Bedroom House of 2-Storeys</p>	<p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #e0e0e0; border: 1px solid black; margin-right: 5px;"></span> Circulation</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #808080; border: 1px solid black; margin-right: 5px;"></span> Storage</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ffb6c1; border: 1px solid black; margin-right: 5px;"></span> Access</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ff69b4; border: 1px solid black; margin-right: 5px;"></span> Private Balcony</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #add8e6; border: 1px solid black; margin-right: 5px;"></span> Toilet/ Bath</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ffff00; border: 1px solid black; margin-right: 5px;"></span> Bedroom (BR)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ffa500; border: 1px solid black; margin-right: 5px;"></span> Living Room (LR)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #32cd32; border: 1px solid black; margin-right: 5px;"></span> Kitchen &amp; Dining</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #b8860b; border: 1px solid black; margin-right: 5px;"></span> Kitchen &amp; Dining+LR</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #696969; border: 1px solid black; margin-right: 5px;"></span> Garage</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: #ff0000; border: 1px solid black; margin-right: 5px;"></span> Flat Division Wall</li> </ul>
	 <p>four-person house (disabled) plan</p>	
<p>2-Bedroom Bungalow for the Disabled</p>		

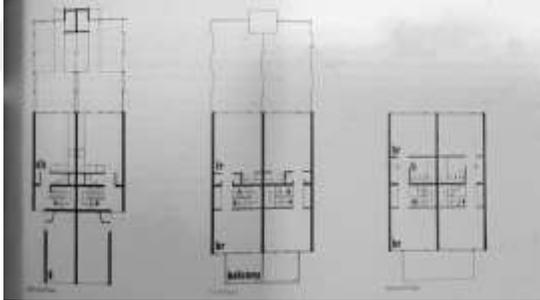
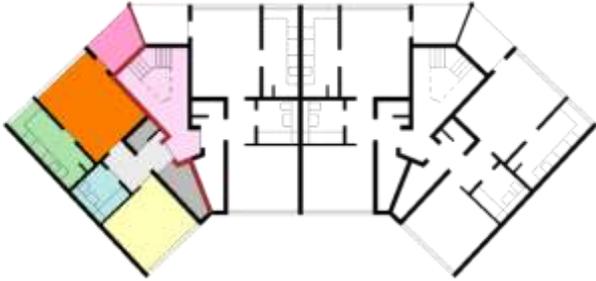
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
HOUSING AT HOBART ROAD, HILLINGDON (AR 1978) (Continued)		
	4-Bedroom 2-Storey House for the Disabled	
		
1-Bedroom Flat of 3-Storeys		

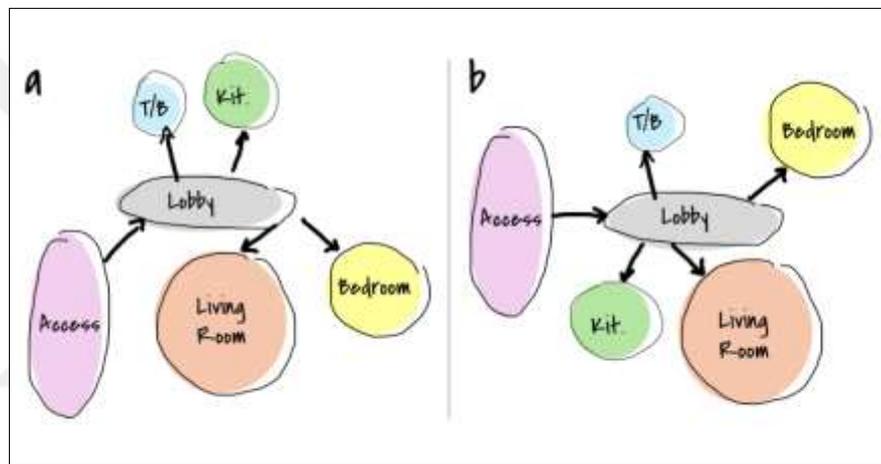
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
<p>DUFFRYN ESTATE (AR 1976 &amp;1980)</p>		 <p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li>□ Circulation</li> <li>■ Storage</li> <li>■ Access</li> <li>■ Private</li> <li>■ Balcony</li> <li>■ Toilet/ Bath</li> <li>■ Bedroom (BR)</li> <li>■ Living Room (LR)</li> <li>■ Kitchen &amp; Dining</li> </ul>
	<p>3-Bedroom House of 2-Storeys(Corner)</p>	
		
<p>3-Bedroom House of 2-Storeys(Mid-Section)</p>		

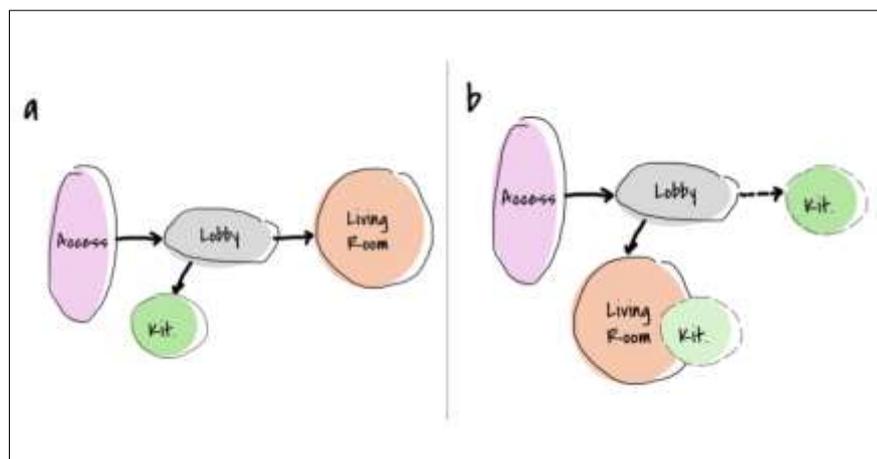
**Table 3.2:** Floor Plan of Case Studies “Table Continued”.

PROJECT NAME	PLANS OF THE CASE STUDY FROM THE AR	PLANS REDRAWN BY AUTHOR BASED ON THE AR
HOUSING, MERTON, LONDON (AR 1980)		
	3-Bedroom House of 3-Storeys(Mid-Section)	
	1-Bedroom Flat of 3-Storeys(Corner)	

Upon entering a flat, one typically encounters the bathroom and kitchen. In some cases, as illustrated by the bubble diagram in Figure 3.119, they may be clustered together on one side like in “a” of Figure 3.119, as designed in the Church Hill Gardens, Golden Lane, and Kingsgate. Alternatively, both are positioned on either side of the entrance hall or lobby, like in “b” as designed in the Priory Green, Bevin Court, and Vanbrugh. These spaces seem to serve the purpose of sound buffers, shielding the living areas from activities along the general access or balconies. Conversely, for multi levelled housing, communal spaces; toilet, kitchen and living room are mostly designed to be on the same level as the access into the dwelling as illustrated in Figure 3.120.



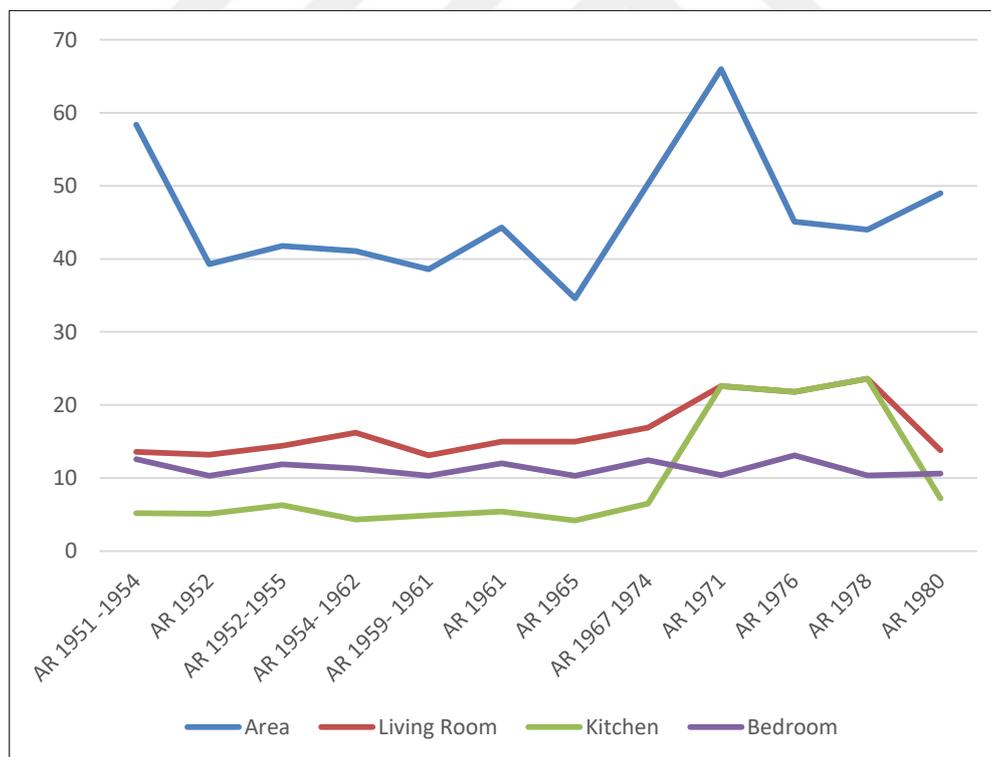
**Figure 3.119:** Bubble Diagrams Showing the Average Space Relationship Design of Single Floor Housing from the Case Studies (Drawn by Author).



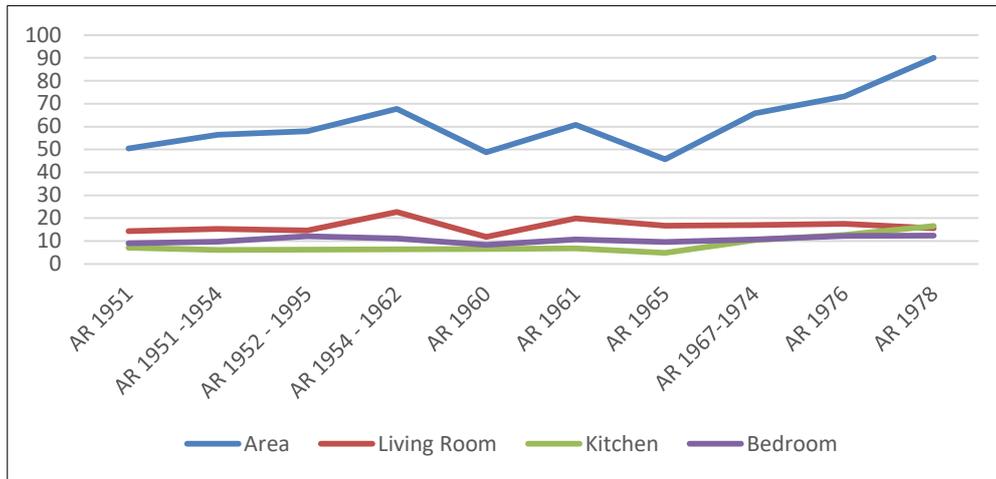
**Figure 3.120:** Bubble Diagrams Showing the Average Space Relationship Design of the Access Floor of Multi-Storey Dwellings (Drawn by Author).

The more private spaces such as the bedrooms are mostly designed to occupy other floors which are accessed by a staircase within the flat. During this period, architectural plans tended to be more enclosed, with each space clearly defined by walls and doors. The intention was to regulate interactions between different areas. Notably, kitchens, while seemingly adequate, were smaller in comparison to designs from subsequent years. The introduction of the dining space which is occasionally tucked into the kitchen influenced this spatial growth which is evident from the late 1960s onwards as shown especially in the three-bedroom flats represented in Chart 3.5 where the figures indicate a rise in the area to level up or increase slightly above the size of the living room which had maintained the characteristic of being the largest room in almost all schemes. According to the data, the size of the bedrooms across the various housing schemes are the second largest spaces in the dwellings and holds this position by having a relatively stable area across various schemes irrespective of the dwelling type or configuration as clearly highlighted in the Charts 3.3 – 3.5.

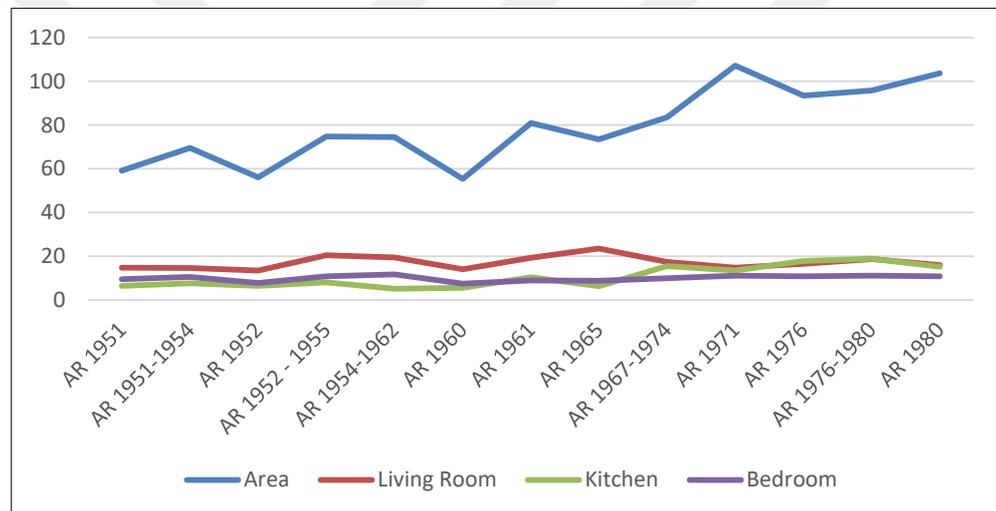
**Chart 3.3:** A Graph of the Spatial Information of the 1-Bedroom Flats in the Case Studies.



**Chart 3.4:** A Graph of the Spatial Information of the 2-Bedroom Flats in the Case Studies.



**Chart 3.5:** A Graph of the Spatial Information of the 3-Bedroom Flats in the Case Studies.



In contrast to the floor plan designs prevalent from the 1950s to the mid-1960s, which predominantly featured closed-plan layouts, the period from the mid-1960s to the 1980s witnessed the emergence of open-plan designs. These open-plan configurations were selectively integrated alongside existing closed-plan layouts, contingent upon the accommodation’s capacity. Notably, open-plan designs were predominantly implemented in one-bedroom flats, where the living room seamlessly merged with the kitchen space, devoid of any physical barriers. This design approach is exemplified in the flats at Eastfields Housing Estate, Central Hill Estate, and the Housing at Hobart Road, Hillingdon, as detailed in the respective columns of Table 3.3. This shift towards open-plan designs during this period reflects a broader architectural trend aimed at enhancing spatial fluidity and maximizing the functional use of limited living areas. The integration of open-plan layouts

in these specific housing projects underscores a deliberate move towards more modern and flexible living environments, catering to the evolving needs and preferences of residents.

Additionally, Table C.1 in the appendix illustrates an evolution in the journal’s vocabulary used to describe various dwelling types. It is noted that “maisonettes” were prevalent from the 1950s to the early 1960s, typically referring to two-storey dwellings within a housing block that shared a common staircase and access balcony. This type of dwelling appears to have become obsolete following its last mention in the Kingsgate Estate AR issue of 1961, giving way to the design of houses with private access. These newer houses, similar to maisonettes, often span two or more floors and typically feature three or more bedrooms, as detailed in Table 3.3. Unlike maisonettes, these dwellings have a private entrance. Although they may sometimes be part of larger blocks, they are generally arranged in rows, as indicated in Table 3.1 where the sites are represented. This shift from maisonettes to houses with private access reflects a broader trend towards enhancing privacy and individual access in residential design.

**Table 3.3:** The General Information of the Housing Case Studies Describing Types and Content.

PROJECT NAME	DWELLING TYPE			NUMBER BEDROOMS					NUMBER OF FLOORS							
	Block of Flats (Central Access)	Block of Maisonettes (Central Access)	Private Access Houses	0	1	2	3	4	5	1	2	3	4	5-10	11-15	16-20
Spa Green (AR 1951)	•					•	•							•		
Church Hill Gardens (AR 1951 & 1954)	•		•	•	•	•	•					•	•	•	•	
Priory Green Estate (AR 1952)	•				•		•						•	•		

**Table 3.3:** The General Information of the Housing Case Studies Describing Types and Content  
 “Table Continued”.

PROJECT NAME	DWELLING TYPE			NUMBER BEDROOMS					NUMBER OF FLOORS							
	Block of Flats (Central Access)	Block of Maisonettes (Central Access)	Private Access Houses	0	1	2	3	4	5	1	2	3	4	5-10	11-15	16-20
Bevin Court (AR 1952 & 1955)	•	•			•	•	•	•					•			
Housing in Golden Lane (AR 1954, 1956, 1957 & 1962)	•	•		•	•	•	•						•	•		•
Kemp House, Berwick Street (AR 1959 & 1961)	•				•											•
Keeling House (AR 1960)	•	•		•		•	•							•	•	
Kingsgate Estate (AR 1961)	•	•		•	•	•	•						•		•	
Vanbrugh Park Estate (AR 1965)	•		•		•	•	•				•			•		
Lillington Gardens (AR 1965, 1967 & 1969)			•	•				•			•	•	•	•		

**Table 3.3:** The General Information of the Housing Case Studies Describing Types and Content "Table Continued".

PROJECT NAME	DWELLING TYPE			NUMBER BEDROOMS					NUMBER OF FLOORS							
	Block of Flats (Central Access)	Block of Maisonettes (Central Access)	Private Access Houses	0	1	2	3	4	5	1	2	3	4	5-10	11-15	16-20
Marquess Estate (AR 1967 & 1974)			•		•	•	•					•		•		
Eastfields Housing Estate (AR 1971)	•		•		•		•					•				
Central Hill Estate (AR 1976)	•		•		•	•	•	•				•	•			
Housing At Hobart Road, Hillingdon (AR 1978)	•		•		•	•		•	•	•	•	•				
Duffryn Estate (AR 1976 & 1980)			•				•				•					
Housing, Merton, London (AR 1980)	•		•		•		•					•				

Over the years, a consistent increase in the total area of spaces provided in dwellings has been observed, as evidenced by the data for one-, two-, and three-bedroom flats presented in Charts 3.3 to 3.5. These particular flat types were selected due to their prevalence in most housing schemes, as corroborated by Table 3.3. Despite this general upward trend, the data from housing schemes of the early to mid-1960s reveals a notable dip in the graph when compared to the schemes of the 1950s and those from the 1970s to 1980. This variation suggests the influence of other factors on housing design during that period.

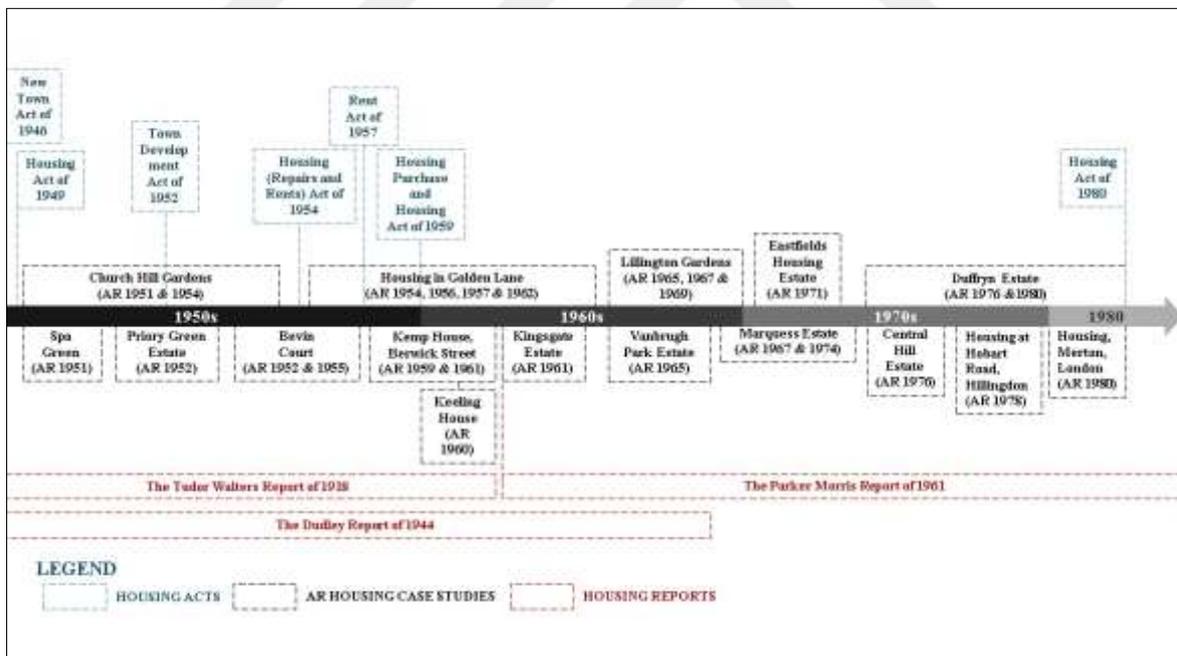
In summary, the implicit definition of social housing underscores a deliberate commitment to fostering a sense of community. As the British government grappled with housing challenges, this thematic thread wove its way into the fabric of mass accommodations. Initially, architects achieved this sense of community by vertically stacking residents through suspended floors—a pragmatic solution to housing shortages. However, as time unfolded, an alternative vision emerged: the dispersal of inhabitants horizontally, as indicated by the reduction in the number of floors in Table 3.3. This approach strategically utilized interstitial spaces for communal components, emphasizing interaction and shared experiences.

On a broader scale, the evolution of British housing reflects a profound transformation—from mere provision to thoughtful adaptation. Initially, the focus was on meeting the basic need for shelter, resulting in closed floor plans and minimal dwelling sizes. Yet, as societal expectations shifted, so did architectural priorities. The introduction of open-plan living, seamless transitions between living rooms and kitchens, and the integration of dining areas reshaped the designs. Kitchens, once buffer spaces near entrances, found new positions deeper within floor plans.

This journey—from necessity to quality—reveals the living core of architecture. It speaks to the delicate balance between functionality, community, and individual well-being. As we continue to navigate housing challenges, this legacy serves as a reminder that architecture is not merely about structures; it is about shaping lives and nurturing connections.

## 4. CONCLUSION

The tangible manifestation of a structure—the physical edifice that emerges from the synergy of design and construction—serves as a testament to the intricate communication between architects, builders, and the broader community. In this context, this thesis endeavours to decode the lexicon employed by building designers and builders, weaving a narrative that unravels the trajectory of British social housing during the latter half of the 20th century. This study has yielded intriguing revelations by bridging the gap between chronicled archival discourse from the Architectural Review which gives evidence of the concrete actions taken by means of the case studies chosen, and the legislative measures of the time which happen to precede these tangible infrastructures. By aligning the words and narratives found in British housing literature with tangible outcomes, we gain insight into the evolution of social housing. This fusion is illustrated in Figure 4.1, much like archaeologists piecing together historical events through excavations and the discovery of ancient ruins.



**Figure 4.1:** A Timeline Showing the Case Studies Chosen for this Study with an Overlay of Introduced Housing Acts and Housing Reports at their Respective Times.

The evolution of British social housing is set against a backdrop of significant historical upheaval. The aftermath of World War II disrupted the steady progress that had followed the

First World War, plunging the nation into a state of housing chaos. However, resilience and determination ultimately prevailed. Despite numerous setbacks, policymakers assessed the housing situation, drafted comprehensive reports, and formulated policies to address the pressing needs of citizens.

Notably, the case studies that illuminate the social housing developments of the 1950s appear to have been influenced by a combination of ideas from the Tudor Walters Report of 1918 and the Dudley Report of 1944. The hallmark of this era lies in the creation of straightforward housing plans characterized by high-density accommodation, with standard space allocations and sizes. Driven by a desire for cost-effectiveness, these pragmatic designs sought to maximize value while meeting essential housing requirements.

The influence of the Dudley Report extended into the housing schemes of the 1960s, in conjunction with the newly introduced Parker Morris Report of 1961, significantly shaping housing developments during this period. These schemes introduced additional spaces within housing units—a departure from previous practices. For instance, dining spaces and storage areas emerged based on input from women's groups, who actively participated in the discussions preceding the drafting of the Dudley Report.

During the 1960s, the public sector reached its zenith in proposing and implementing housing projects. However, this peak marked a turning point. Subsequently, the public sector's involvement began to decline. The pivotal moment arrived in 1979 with the introduction of the "right-to-buy" policy. Under this policy, the government asserted that substantial progress had been made in solving housing problems, and momentum shifted toward private sector management. This regression is evident in Chart 3.1, which illustrates a decline in new housing projects reported by the journal after the 1960s. Simultaneously, there was a shift in focus—from the sheer quantity of housing to considerations of quality. The Parker Morris Report of 1961 catalysed this transition. As a result, housing designs published from the 1960s onward reflect an emphasis on improving living conditions and enhancing the overall quality of housing.

In conclusion, the growth of housing schemes from the 1950s to the 1970s and their decline by the 1980s is a significant aspect of this study. The data gathered from the AR, as shown in Appendix A, led to the production of Chart 3.1, which aligns with the information gathered

during the literature review, as displayed in Table 2.2. Overall, British social housing reflects a journey from chaos to resilience—a testament to the enduring commitment to provide dignified and affordable homes for all. The trajectory of this thesis leaves room for further studies regarding the current state of these housing schemes and the social effects they have had in shaping the Britain known today.



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## APPENDIX A

### BRITISH HOUSING PROJECTS PUBLISHED IN THE AR ISSUES BETWEEN 1950 - 1999

#### A.1 BUILT BRITISH HOUSING PROJECTS PUBLISHED IN THE AR ISSUES BETWEEN 1950 – 1999

**Table A.1:** Built British Housing Projects Published in the AR 1950s.

SN	AR-YR-MTH-VOL- ISS	PAGE	PROJECT	COUNTRY
<b>1950s</b>				
1	AR-1951-1-109-649	7 - 15	Flats At Lewisham	England
2	AR-1951-2-109-650	70 - 79	Flats At Pimlico London	England
3	AR-1951-3-109-651	138-149	Flats In Rosebery Avenue, Finsbury	England
4	AR-1951-4-109-652	250	Flats In North Kensington London	England
5	AR-1951-5-109-653	315	Flats In Wiltshire Close, Chelsea	England
6	AR-1951-7-110-655	50	Flats In Killick Street, Finsbury	England
7	AR-1951-9-110-657	154-161	Flats At Harlow New Town	England
8	AR-1951-9-110-657	186	Flats In Kentish Town	England
9	AR-1951-12-110-660	360-367	Old And New At Lansbury	England
10	AR-1952-1-111-661	51 - 52	Housing For Disabled Ex- Service Men	England
11	AR-1952-3-111-663	196-197	Flats At Twickenham, Middlesex	England
12	AR-1952-4-111-664	227 - 230	Flats In St Pancras	England
13	AR-1952-4-111-664	230 - 232	Flats At Dagenham	England
14	AR-1952-4-111-664	261	Flats In Portobello Road, London	England

**Table A.1:** Built British Housing Projects Published in the AR 1950s “ Table Continued”.

15	AR-1952-4-111-664	262	Demonstration Houses In Wiltshire	England
16	AR-1952-4-111-664		Housing At Brynmawr, South Wales	S. Wales
17	AR-1952-4-111-664	410	Flats In Bethnal Green, London	England
18	AR-1952-8-111-668	82 - 84	Flats At Harrow	England
19	AR-1952-8-111-668	85 - 89	Flats At Nuneaton	England
20	AR-1952-8-111-668	124	Police Flats In Brixton, London	England
21	AR-1952-10-111-670	241 - 249	Flats At Finsbury	England
22	AR-1952-10- 111-	257	Flats At Crawley New Town	England
23	AR-1952-10-111-670		Shops And Flats At East Kilbride Town	Scotland
24	AR-1952-12-111-672	357 - 363	Flats At Stevenage	England
25	AR-1952-12-111-672	372 - 375	Flats And Studio In Hampstead	England
26	AR-1952-12-111-672	396 - 397	Housing At Dunbar, Scotland	Scotland
27	AR-1953-2-113-674	121	Housing At Lansbury, Poplar, London	England
28	AR-1953-5-113-677		Flats At Hatfield New Town	England
29	AR-1953-5-113-677	320	Flats At Ilford, Essex	England
30	AR-1953-7-114-679	45	Housing At Sunbury -On- Thames, Middlesex	England
31	AR-1953-8-114-680	78 - 83	Cremorne Estate West Chelsea	England
32	AR-1953-8-114-680	84 - 86	Portobello Court, North Kensington	England
33	AR-1953-8-114-680	87 - 89	Henry Dickens Court, North Kensington	England
34	AR-1953-8-114-680		Housing At Harlow New Town	England
35	AR-1953-10-114-682	238 - 241	Housing Estate At Hackney	England
36	AR-1953-10-114-682	251	Flats At Wallington Surrey	England

**Table A.1:** Built British Housing Projects Published in the AR 1950s “ Table Continued”.

37	AR-1954-01-115-685	52 - 57	Housing: Roehampton	England
38	AR-1954-02-115-686	126	Housing At Esher, Surrey	England
39	AR-1954-05-115-689	302-306	Flats For Single People	England
40	AR-1954-07-116-691	42	Housing Estate Near Northampton	England
41	AR-1954-08-116-692	79 - 83	Flats At Pimlico	England
42	AR-1954-08-116-692	112	Flats At Catford, London	England
43	AR-1954-09-116-693	168 - 170	Flats At St. John's Wood London	England
44	AR-1954-09-116-693	186	Flats At Shepherds Bush, London, W.12.	England
45	AR-1954-10-116-694	219 - 222	Flats At Gospel Oak	England
46	AR-1954-10-116-694	222 - 225	Flats At Putney Heath	England
47	AR-1954-11-116-695	290-292	Flats At Hammersmith	England
48	AR-1954-11-116-695	309 - 317	Flats At Paddington	England
49	AR-1954-12-116-696	393 -394	Flats At Brixton Hill, London	England
50	AR-1955-02-117-698	88 - 93	Flats In Holdford Square, Finsbury	England
51	AR-1955-08-118-704	112 - 113	Police Housing: Highgate	England
52	AR-1956-07-120-714	25 - 30	District Centre At Coventry	England
53	AR-1956-11-120-718	310	Wellington Estate, Bethnal Green, E. 2	England
54	AR-1956-11-120-718	310	Albert Drive, Wimbledon, S. W. 19	England
55	AR-1956-11-120-718	314 - 315	Loughborough Estate, Brixton, S. W. 9	England
56	AR-1956-11-120-718	315	Tor Garden, Kensington, W. 8	England
57	AR-1957-03-121-722	196	Police Housing At Highgate	England
58*	AR-1957-06-121-725	2 - 13	Housing In Golden Lane, London	England
59	AR-1957-06-121-725	14 - 15	Flats In Liverpool	England

**Table A.1: Built British Housing Projects Published in the AR 1950s “Table Continued”.**

60	AR-1959-03-125-746	207 - 209	Police Housing At Canonbury	England
61	AR-1959-07-125-750	50	Housing At Croydon	England

**Table A.2: Built British Housing Projects Published in the AR 1960s.**

SN	AR-YR-MTH-VOL-ISS	PAGE	PROJECT	COUNTRY
<b>1960s</b>				
1	AR-1960-03-125-757	201- 202	Maisonettes, Camberwell, London	England
2	AR-1960-03-125-757	204- 205	Flats And Maisonettes, Gloucester	England
3*	AR-1960-05-125-759	304- 312	Housing, Bethnal Green, London	England
4	AR-1960-08-125-762	144- 145	Housing, Regent's Park, London	England
5	AR-1961-02-129-768	88 - 97	Housing At Peterlee	England
6	AR-1961-02-129-768	129- 131	Flats, Coventry	England
7	AR-1961-03-129-769	170- 171	Houses At Twickenham	England
8	AR-1961-03-129-769	171- 172	Flats At Blackheath	England
9	AR-1961-03-129-769	173	Houses On Campden Hill, Kensington	England
10	AR-1961-03-129-769	173- 174	Flats At Ipswich	England
11	AR-1961-03-129-769	174- 175	Houses At Dulwich	England
12	AR-1961-03-129-769	176	Houses At Wimbledon	England
13	AR-1961-03-129-769	176-177	Houses At Kingston, Surrey	England
14	AR-1961-03-129-769	178-179	Flats At Cambridge	England
15	AR-1961-03-129-769	179	Houses At Wimbledon	England
16	AR-1961-03-129-769	180	Houses At Forest Hill	England

**Table A.2: Built British Housing Projects Published in the AR 1960s “Table Continued”.**

17	AR-1961-03-129-769	180	Flats At Wandsworth	England
18	AR-1961-03-129-769	170-171	Houses At Twickenham	England
19	AR-1961-03-129-769	171-172	Flats At Blackheath	England
20	AR-1961-03-129-769	173	Houses On Campden Hill, Kensington	England
21	AR-1961-03-129-769	173-174	Flats At Ipswich	England
22	AR-1961-03-129-769	174-175	Houses At Dulwich	England
23	AR-1961-03-129-769	176	Houses At Wimbledon	England
24	AR-1961-03-129-769	176-177	Houses At Kingston, Surrey	England
25	AR-1961-03-129-769	178 - 179	Flats At Cambridge	England
26	AR-1961-03-129-769	179	Houses At Wimbledon	England
27*	AR-1961-04-129-770	241-251	Housing, Hackney, London	England
28	AR-1961-07-130-773	20 - 28	Flats In St. James's Place, London	England
29	AR-1961-07-130-773	55	Flats At Edgbaston, Birmingham	England
30*	AR-1961-08-130-774	126	Housing, Offices And Shops, Soho, London	England
31	AR-1961-12-130-778	403-410	Park Hill Housing, Sheffield	England
32	AR-1962-03-131-781	209	Old People's Home, High Wycombe	England
33	AR-1962-07-132-785	5	Sheffield Housing	England
34	AR-1962-11-132-789	336-340	Tower Block At Basildon New Town	England
35*	AR-1962-12-132-790	391-397	Housing, Goswell Road, London	England
36	AR-1962-12-132-790	398-400	Housing At Peterlee	England
37	AR-1963-06-133-796	392; 396	Roebuck House	England

**Table A.2: Built British Housing Projects Published in the AR 1960s “Table Continued”.**

38	AR-1963-06-133-796	430-434	Flats And Houses, Oak Hill Park, Hampstead	England
39	AR-1963-11-134-801	317-323	Housing, Camberwell, London	England
40	AR-1964-02-135-804	93 - 99	Housing At Cumbernauld New Town	Scotland
41	AR-1964-04-135-806	247-251	Terrace Houses In Highgate And Putney	England
42	AR-1964-11-136-813	328-330	Flats And Shops, Swiss Cottage, London	England
43	AR-1964-11-136-813	331-332	Flats, Campden Hill, London	England
44	AR-1964-12-136-814	417-420	Flats At Bristol	England
45	AR-1965-03-137-817	2 - 7	Forth View: Housing At Leith Fort,	Scotland
46	AR-1965-05-137-819	3 - 5	Old People's Home, Blackheath	England
47*	AR-1965-11-138-825	2 - 8	Housing, Blackheath: Council Estate,	England
48	AR-1966-02-139-828	99 - 103	Flats And Offices, Carlton Gardens,	England
48	AR-1966-07-140-833	37 - 50	High Density: Lowrise Housing	England
49	AR-1966-11-140-837	361-365	Housing, Kingbury, London	England
50	AR-1967-04-141-842	271-276	Housing At Peterlee New Town, Co.	England
51	AR-1967-04-141-842	277-279	Housing, Kirkcaldy	Scotland
52	AR-1967-11-142-849	343-344	Glasgow (Red Road, Balornock)	Scotland
53	AR-1967-11-142-849	344-345	Birmingham (Cregoe Street, Lee Bank)	England
54	AR-1967-11-142-849	345-347	Preston (Avenham, Brunswick Street	England
55	AR-1967-11-142-849	345-347	Preston (Aventham No. 2 Area)	England
56	AR-1967-11-142-849	348-349	Glasgow (Hutchesontown-Gorbals)	Scotland
57	AR-1967-11-142-849	350-352	Sheffield (Park Hill)	England
58	AR-1967-11-142-849	350-352	Sheffield (Hyde Park)	England

**Table A.2: Built British Housing Projects Published in the AR 1960s “Table Continued”.**

59	AR-1967-11-142-849	352-354	Oldham (St. Mary's)	England
60	AR-1967-11-142-849	354-355	Leeds (Leek Street)	England
61	AR-1967-11-142-849	363	Highgate (Southwood Park)	England
62	AR-1967-11-142-849	363-364	Weybridge (Templemere)	England
63	AR-1967-11-142-849	364-365	Hatfield (The Ryde)	England
64	AR-1967-11-142-849	365	Crawley (Furnace)	England
65	AR-1967-11-142-849	365-366	Coulsdon (Coulsdon Woods)	England
67	AR-1967-11-142-849	366-367	New Ash Green (New Ash Green)	England
68	AR-1967-11-142-849	367	Hatfield (Downs Central)	England
69	AR-1967-11-142-849	367	Harlow (Bishopsfield)	England
70	AR-1967-11-142-849	368	Harlow (Clarkhill)	England
71	AR-1967-11-142-849	368	Prestonpans (Inchview)	Scotland
72	AR-1967-11-142-849	369	Skelmersdale (New Church Farm)	England
73	AR-1967-11-142-849	369	Skelmersdale (Fir Tree And Clay Brow)	England
74	AR-1967-11-142-849	370	Coventry (Woodway Lane)	England
75	AR-1967-11-142-849	374-375	Southwark (Canada Estate)	England
76	AR-1967-11-142-849	376-377	Wandsworth (Winstanley Estate)	England
77	AR-1967-11-142-849	377-378	Lewisham (Pepys Estate, Royal Victoria)	England
78	AR-1967-11-142-849	379	Chelsea (World's End)	England
79*	AR-1967-11-142-849	379-380	Westminster (Lillington Street)	England
80	AR-1967-11-142-849	382-383	Lambeth (Cedars Estate)	England
81	AR-1967-11-142-849	384-385	Southampton (Pleasant View)	England
82	AR-1967-11-142-849	386-388	Southwark (Bonamy Street)	England

**Table A.2: Built British Housing Projects Published in the AR 1960s “Table Continued”.**

83*	AR-1969-04-CXLV-866	281-286	Housing Pimlico London	England
84	AR-1969-12-CXLVI-874	459-462	Islington Island	England

**Table A.3: Built British Housing Projects Published in the AR 1970s.**

SN	AR-YR-MTH-VOL-ISS	PAGE	PROJECT	COUNTRY
<b>1970s</b>				
1	AR-1970-2-CXLVII-876	144 - 146	Old People's Housing, Lowestoft	England
2	AR-1970-2-CXLVII-876	147 - 149	Housing At Hatfield New Town	England
3*	AR-1971-04-CXLIX-890	201 - 207	Housing, Pollards Hill Mitcham	England
4	AR-1971-04-CXLIX-890	208 - 210	Housing At Milton Road, Haringey,	England
5	AR-1971-11-CL-897-1	309-315	Small Scale Housing In South London	England
6	AR-1972-9-CLII-907	153-158	Housing At Forestfield Crawley, Sussex	England
7	AR-1972-10-CLII-908	196-206	Brunswick Centre, Bloomsbury	England
8	AR-1973-03-CLIII-913	201 - 203	Housing, Clapham Park, London	England
9	AR-1973-08-CLIV-918	68 - 90	The Barbican Development, City Of London	England
10*	AR-1974-09-CLVI-931	3 - 11	Housing Marquess Road, Islington, London	England
11	AR-1974-12-CLVI-934	2 - 13	Housing, Byker, Newcastle Upon Tyne	England
12	AR-1976-2-CLIX-948	97 - 104	Housing, Central Hill, Lambeth, London	England
13	AR-1976-4-CLIX-950	224 - 229	Housing, Beetham, Cumbria	England
14	AR-1976-8-CLX-954	90 - 95	Housing, Pershore, Worcestershire	England
15	AR-1976-11-CLX-957	282 - 288	Housing, Runcorn New Town	England

**Table A.3: Built British Housing Projects Published in the AR 1970s “Table Continued”.**

16	AR-1977-09-CLXII-967	172 - 176	Housing, Chelsea, London (End Of The Road)	England
17	AR-1978-10-CLXIV-980	237 - 242	Housing, New Cross, Lewisham, London	England
18	AR-1978-10-CLXIV-980	243 - 246	Housing At Hazelwood, Milton Keynes	England
19*	AR-1978-10-CLXIV-980	247 - 258	Housing, Hillingdon, London	England
20	AR-1978-12-CLXIV-982	371 - 373	Housing For The Elderly, Felbridge, Surrey	England
21	AR-1978-12-CLXIV-982	374 - 376	Housing For The Elderly And Disabled, Greenwich, London	England
22	AR-1979-2-CLXV-984	107 - 108	Housing For Elderly People, Hounslow, London	England

**Table A.4: Built British Housing Projects Published in the AR 1980s.**

SN	AR-YR-MTH-VOL-ISS	PAGE	PROJECT	COUNTRY
<b>1980s</b>				
1	AR-1980-2-CLXVII-996	94 - 97	Fitting In Hampstead: Housing,	England
2	AR-1980-4-CLXVII-998	205 - 214	Housing, Duffryn, Newport, South	South Wales
3	AR-1980-4-CLXVII-998	214 - 220	Housing, Merton, London	England
4	AR-1980-12-CLXVIII-1006	342 - 347	Housing Saint Mark's Road North	England
5	AR-1981-10-CLXX-1016	230 - 237	Housing, Bradwell Common, Milton	England
6	AR-1983-4-CLXXIII-1034	22 - 29	Housing, Maiden Lane, Camden,	England
7	AR-1983-4-CLXXIII-1034	30 - 35	Housing, Oldbrook, Milton Keynes,	England
8	AR-1983-12-CLXXIV-1042	54 - 58	Housing, Maida Vale, London	England
9	AR-1985-10-CLXXVIII-1064	47 - 55	Housing, Warrington, Cheshire	England

**Table A.4:** Built British Housing Projects Published in the AR 1980s “Table Continued”.

10	AR-1985-10-CLXXVIII-1064	56 - 61	Housing, Reading, Berkshire	England
11	AR-1989-04-CLXXXV-1106	28 - 33; 37	Housing, Isle Of Dogs And Bermondsey, London Docklands	England
12	AR-1989-04-CLXXXV-1106	28 - 33; 37	Housing, Isle Of Dogs And Bermondsey, London Docklands	England
13	AR-1989-04-CLXXXV-1106	28; 35 - 37	Housing, China Wharf, Bermondsey	England
14	AR-1989-04-CLXXXV-1106	47 - 49	Housing, Shadwell Basin, Wapping	England
15	AR-1989-04-CLXXXV-1106	50 - 51	Housing, Finland Quay, Surrey	England
16	AR-1989-04-CLXXXV-1106	52 - 54	Housing, Greenland Passage, Surrey	England
17	AR-1989-10-CLXXXVI-1112	36 - 49	Supermarket, Housing And Workshops, Camden Town, London	England

**Table A.5:** Built British Housing Projects Published in the AR 1990s.

SN	AR-YR-MTH-VOL-ISS	PAGE	PROJECT	COUNTRY
<b>1990s</b>				
1	AR-1990-10-CLXXXVIII-1124	59 - 64	Wickham In Waltham: Public Housing, Waltham Forest, London	England
2	AR-1990-10-CLXXXVIII-1124	81 - 84	Thameside Anchor: Housing, Shad Thames, London	England
3	AR-1997-06-CCI-1204	51 - 53	Social Progress: Housing, King's Cross, London	England
4	AR-1998-12-CCIV-1222	54 - 57	Thames View: Housing, Docklands, London	England

## A.2 PROPOSED BRITISH HOUSING PROJECTS PUBLISHED IN THE AR ISSUES BETWEEN 1950 – 1999

**Table A.6:** Proposed British Housing Projects Published in the AR 1950s.

SN	AR-YR-MTH-VOL-ISS	PAGE	PROJECT	COUNTRY
<b>1950s</b>				
1	AR-1951-3-109-651	177 - 180	Lansbury Neighbourhood (Poplar)	England
2*	AR-1952-6-111-666	403 - 406	Flats In Holford Square Finsbury	England
3	AR-1954-01-115-685	49 - 50	Flats: Bethnal Green	England
4	AR-1954-01-115-685	50 - 51	Flats: Hammersmith	England
5	AR-1954-01-115-685	51 - 53	Flats: City Of London	England
6	AR-1954-01-115-685	57 - 58	Flats: Bethnal Green	England
7	AR-1954-01-115-685	58 - 59	Flats: Hampstead	England
8	AR-1954-01-115-685	59 - 60	Housing: Harlow	England
9	AR-1954-01-115-685	60 - 62	Sailors' Home: Dock St., London	England
10	AR-1954-01-115-685	62 - 63	Flats: Birmingham	England
11	AR-1954-01-115-685	63 - 65	Houses: Guildford	England
12	AR-1955-01-117-697	26 - 27	Flats: Liverpool	England
13	AR-1955-01-117-697	27 - 28	Flats: Bournemouth	England
14	AR-1955-01-117-697	28 - 29	Flats: Bath	England
15	AR-1955-01-117-697	29	Housing: Harlow	England
16	AR-1955-01-117-697	30	Housing: Sydenham Hill	England
17	AR-1955-01-117-697	30-31; 33	Housing: Hackney	England
18	AR-1955-01-117-697	32 - 34	Police Housing: Highgate	England

**Table A.6:** Proposed British Housing Projects Published in the AR 1950s “Table Continued”.

19	AR-1956-01-119-709	28 - 30	Neighbourhood: Stepney	England
20	AR-1956-01-119-709	30 - 31	Flats: Hove	England
21	AR-1956-01-119-709	31 - 32	Maisonettes: Liverpool	England
22	AR-1956-01-119-709	32 - 34	Housing, Etc.: Regents Park	England
23	AR-1956-01-119-709	34 - 37	Flats: City Of London	England
24	AR-1956-01-119-709	37 - 38	Maisonettes: Camberwell	England
25	AR-1956-01-119-709	38	Flats: Highgate	England
26	AR-1956-07-120-714	52 - 53	Anti-Prairie Planning	England
27	AR-1956-11-120-718	307 - 310	Alton Estate, Roehampton, S. W. 15	England
28	AR-1956-11-120-718	310	Fitzhugh Estate, Wandsworth, S. W. 18	England
29	AR-1957-01-121-720	39	Flats: Lambeth	England
30	AR-1957-01-121-720		Maisonettes And Flats: St. Pancras	England
31	AR-1957-01-121-720	40	Flats: Kennington	England
32	AR-1957-01-121-720	40 - 41;	Flats: Beckenham	England
33	AR-1957-01-121-720	42 - 43	Flats: Blackheath	England
34	AR-1957-01-121-720	42 - 43	Maisonettes And Flats: Hackney	England
35	AR-1958-01-123-732	72 - 73	Old People Home: Bethnal Green	England
36	AR-1958-01-123-732	73 - 74	Flats And Houses: Wandsworth	England
37	AR-1958-01-123-732	74	Houses, Maisonettes And Flats: Hatfield	England
38	AR-1958-01-123-732	75	Old People Home: Bethnal Green	England
39	AR-1958-01-123-732	76	Flats And Maisonettes: Isle Of Dogs, London	England
40	AR-1958-01-123-732	76	Flats, Houses, Etc.: Birmingham	England

**Table A.6:** Proposed British Housing Projects Published in the AR 1950s “Table Continued”.

41	AR-1959-01-125-744	9 - 10	Redevelopment Scheme: Gorbals,	Scotland
42	AR-1959-01-125-744	10 - 13	Housing Redevelopment: Paddington	England
43	AR-1959-01-125-744	13	Housing Redevelopment: Woolwich	England
44	AR-1959-01-125-744	13	Town Centre (East Side): Hemel	England
45	AR-1959-01-125-744	14	Housing Redevelopment: Sheffield	England
46	AR-1959-01-125-744	62 - 63	Central Area Flats: Coventry	England
47	AR-1959-01-125-744	63 - 64	Flats And Convalescent Home:	England
48	AR-1959-01-125-744	64	Flats, Offices And Shops: Soho, London	England
48	AR-1959-01-125-744	64	Flats: Westminster	England
49	AR-1959-01-125-744	64 - 68	Barracks: Chelsea	England
50	AR-1959-01-125-744	68	Flats: Crawford St., London	England
51	AR-1959-01-125-744	69	Flats: Hackney	England
52	AR-1959-01-125-744	69 - 70	Two-Storey Houses: Basildon	England

**Table A.7:** Proposed British Housing Projects Published in the AR 1960s.

SN	AR-YR-MTH-VOL-ISS	PAGE	PROJECT	COUNTRY
<b>1960s</b>				
1	AR-1960-01-125-755	40	Offices And Flats: Millbank, London	England
2	AR-1960-01-125-755	43	Offices, Housing, Etc., South-East	England
3	AR-1960-01-125-755	52	Old People's Hostel: Ringwood, Hants	England
4	AR-1960-01-125-755	56 - 57	Housing: Camden Town, London	England
5	AR-1960-01-125-755	56 - 57	Flats And Houses: Wood Green, Middlesex	England

**Table A.7:** Proposed British Housing Projects Published in the AR 1950s “Table Continued”.

6	AR-1960-01-125-755	56 - 58	Housing: Haverhill, Suffolk	England
7	AR-1960-01-125-755	58 - 59	Flats And Garage: Marble Arch, London	England
8	AR-1960-01-125-755	59	Housing: Abbots Landley, Herts	England
9	AR-1960-01-125-755	59 - 60	Flats: Southampton	England
10	AR-1960-01-125-755	60	Police Housing And Station: Greenwich	England
11	AR-1960-01-125-755	40	Offices And Flats: Millbank, London	England
12	AR-1961-01-129-767	26 - 27	Housing, Rise Farm, Nottingham	England
13	AR-1961-01-129-767	26 - 27	Housing, Raith Estate, Kirkcaldy	Scotland
14	AR-1961-01-129-767	28 - 29	Housing, Prestonpans	Scotland
15	AR-1961-01-129-767	28 - 29	Old People's Home, Lewisham	England
16	AR-1961-01-129-767	30	Housing, Carbrain 1 And 2,	Scotland
17	AR-1961-01-129-767	31	Housing, Seafar 2, Cumbernauld	Scotland
18	AR-1961-01-129-767	32 - 33	Luxury Flats, Campden Hill, Kensington	England
19	AR-1961-01-129-767	32 - 33	Housing, Leith Fort, Edinburgh	Scotland
20	AR-1961-01-129-767	34 - 35	Housing, Frenchay Park, Bristol	England
21	AR-1961-01-129-767	34 - 35	Housing, Zion Place, Margate	England
22	AR-1961-01-129-767	34 - 35	Housing, Harlow	England
23	AR-1962-01-131-779	44 - 45	Housing, Bermondsey	England
24	AR-1962-01-131-779	44 - 45	Housing, Filton, Glos	England
25	AR-1962-01-131-779	44 - 45	Flat, Bristol	England
26	AR-1962-01-131-779	47	Flats, Torquay	England
27	AR-1962-01-131-779	47	Flats, Sutton, Surrey	England
28	AR-1962-01-131-779	48	Flats, Bristol	England

**Table A.7: Proposed British Housing Projects Published in the AR 1960s “Table Continued”.**

29	AR-1962-01-131-779	48 - 49	Housing, Abingdon	England
30	AR-1962-01-131-779	48 - 49	Flats, St. Anne	England
31	AR-1962-01-131-779	50 - 51	Handicapped Persons Home And Social Centre, Birmingham	England
32	AR-1962-01-131-779	52 - 53	Housing, Bristol	England
33	AR-1962-01-131-779	52 - 53	Flats, Leith	Scotland
34	AR-1962-01-131-779	52 - 53	Housing, St. Pancras	England
35	AR-1963-01-133-791	38 - 39	Housing, Paddington	England
36	AR-1963-01-133-791	40 - 41	Housing, Primrose Hill, Birmingham	England
37	AR-1963-01-133-791	40 - 41	Housing And Neighbourhood Centre, Basildon	England
38	AR-1963-01-133-791	42 - 43	Old People's Home, Shepperton	England
39	AR-1963-01-133-791	42 - 43	Old People's Home, Sutton-In- Ashfield	England
40	AR-1963-01-133-791	42 - 43	Housing, East Kilbride	England
41	AR-1963-01-133-791	44	Housing, St. Annes-On-Sea	Scotland
42	AR-1963-01-133-791	44	Housing, Lambeth	England
43	AR-1963-01-133-791	45	Housing, Cheadle	England
44	AR-1963-01-133-791	46 - 47	Housing, Southwark	England
45	AR-1963-01-133-791	46 - 47	Housing, Coventry	England
46	AR-1963-01-133-791	46 - 47	Housing, St. Pancras	England
47	AR-1964-01-135-803	11	Housing, Harlow Essex	England
48	AR-1964-01-135-803	12	Housing, Hatfield, Herts	England
48	AR-1964-01-135-803	13	Housing, Highgate, London	England

**Table A.7:** Proposed British Housing Projects Published in the AR 1960s “Table Continued”.

49	AR-1964-01-135-803	13	Housing, Camden Town, London	England
50	AR-1964-01-135-803	14	Housing, Cumbernauld New Town	Scotland
51	AR-1964-01-135-803	15	Housing, Cumbernauld New Town	Scotland
52	AR-1964-01-135-803	16	Housing, Woking, Surrey	England
53	AR-1964-01-135-803	17	Housing, West Ham, London	England
54	AR-1964-01-135-803	18	Married Officers' Quarters, Camberley, Surrey	England
55	AR-1964-01-135-803	19	Housing, Guildford, Surrey	England
56	AR-1964-01-135-803	19	Housing, West Ham, London	England
57	AR-1964-01-135-803	20	Housing, Poplar, London	England
58	AR-1964-01-135-803	21	Housing, Highgate, London	England
59	AR-1964-01-135-803	22	Housing, Bristol	England
60	AR-1964-01-135-803	23	Housing, Portmadoc, Caernarvonshire	Wales
61	AR-1964-01-135-803	23	Staff Housing, Fort William, Scotland	Scotland
62	AR-1964-01-135-803	24	Flats, Offices, Warehouses, Soho,	England
63	AR-1964-01-135-803	25	Housing, Bermondsey, London	England
64	AR-1964-01-135-803	26	Redevelopment, Chelsea, London	England
65	AR-1964-01-135-803	27	Housing And Commercial Development,	Scotland
67	AR-1964-01-135-803	28	Housing, Cheltenham, Gloucestershire	England
68	AR-1964-01-135-803	28	Housing, Co. Durham	England
69	AR-1964-01-135-803	29	Home For Old People, Dumbarton	Scotland
70	AR-1964-01-135-803	29	Housing, Battersea, London	England

**Table A.7:** Proposed British Housing Projects Published in the AR 1960s “Table Continued”.

71	AR-1964-01-135-803	30	Holiday Village, Nr. Scarborough, Yorkshire	England
2	AR-1965-01-137-815	39	Lillington Street, Westminster	England
73	AR-1965-01-137-815	40	Highfields, Leicester	England
74	AR-1965-01-137-815	40	Kelvin Redevelopment, Sheffield	England
75	AR-1965-01-137-815	41	Southwood Park, Highgate, London	England
76	AR-1965-01-137-815	41	Weston Rise, Finsbury, London	England
77	AR-1965-01-137-815	42	Bonamy Street, Camberwell, London	England
78	AR-1965-01-137-815	42	North Kenton, Newcastle Upon Tyne	England
79	AR-1965-01-137-815	43	Oakley Square, St. Pancras, London	England
80	AR-1965-01-137-815	44	Woodway Lane, Coventry	England
81	AR-1965-01-137-815	44	Vange One, Basildon New Town, Essex	England
82	AR-1965-01-137-815	45	Hayesford Park, Bromley, Kent	England
83	AR-1965-01-137-815	45	Craigshill 1, Livingston New Town,	England
84	AR-1965-01-137-815	46	Slough Lane, Wembley, Middlesex	England
85	AR-1965-01-137-815	46	Heston Grange, Middlesex	England
86	AR-1965-01-137-815	47	Housing, Greenwich, London	England
87	AR-1965-01-137-815	48	Housing, Poplar, London	England
88	AR-1965-01-137-815	48	Old People's Home, Lambeth, London	England
89	AR-1965-01-137-815	49	Mixed Development, Lambeth, London	England
90	AR-1965-01-137-815	50	Avon View, Clifton, Bristol	England
91	AR-1965-01-137-815	50	Furnace Green, Crawley, Sussex	England
92	AR-1965-01-137-815	51	Waterfront Housing, Feock, Cornwall	England

**Table A.7:** Proposed British Housing Projects Published in the AR 1960s “Table Continued”.

93	AR-1965-01-137-815	51	Castle Hill, Prestbury, Cheshire	England
94	AR-1965-01-137-815	52	Glebe Gardens, Stow-On-The-Wold, Glos	England
95	AR-1965-01-137-815	52	Pound Farm Development, Cholsey, Berks	England
96	AR-1965-01-137-815	53	Temple Newsam, Leeds	England
97	AR-1965-01-137-815	54	Park 4, Cumbernauld, Scotland	Scotland
98	AR-1965-01-137-815	54	Ravenswood 5, Cumbernauld, Scotland	Scotland
99	AR-1965-01-137-815	55	St. Mary's Redevelopment, Oldham, Lancs	England
100	AR-1965-01-137-815	56	Abbeyfield Road, Bermondsey, London	England
101	AR-1965-01-137-815	56	Central Housing, Southampton	England
102	AR-1965-01-137-815	57	Ellor Street, Salford, Lancs	England
103	AR-1965-01-137-815	58	Anderston Cross, Glasgow	England
104	AR-1965-01-137-815	58	Army Housing, Tidworth, Wilts	England
105	AR-1966-01-139-827	37	Broadclyst Village, Exeter, Devon	England
106	AR-1966-01-139-827	38	Binfield Road, Lambeth, London	England
107	AR-1966-01-139-827	38	Clipstone Street, Westminster, London	England
108	AR-1966-01-139-827	39	Pentagon Blocks, Lambeth, London	England
109	AR-1966-01-139-827	40	Holly Lodge, Highgate, Camden, London	England
110	AR-1966-01-139-827	40	Chalcots Estate, Hampstead, London	England
111	AR-1966-01-139-827	41	North Peckham, Southwark, London	England
112	AR-1966-01-139-827	42	Ringlestone Estate, Maidstone, Kent	England

**Table A.7:** Proposed British Housing Projects Published in the AR 1960s “Table Continued”.

113	AR-1966-01-139-827	42	Linden Grove, Peckham, London	England
114	AR-1966-01-139-827	43	Wates Housing, Coulsdon, Surrey	England
115	AR-1966-01-139-827	44	Luxury Flats, Hampstead, London	England
116	AR-1966-01-139-827	44	Park Row, Bristol	England
117	AR-1966-01-139-827	45	Kildare Road, Nottingham	England
118	AR-1966-01-139-827	45	Gregory Street, Nottingham	England
119	AR-1966-01-139-827	46	Bar Hill Village, Cambridgeshire	England
120	AR-1966-01-139-827	47	Seafield Village, West Lothian, Scotland	Scotland
121	AR-1966-01-139-827	47	Houston Village, Renfrewshire, Scotland	Scotland
122	AR-1966-01-139-827	48	Abronhill South, Cumbernauld, Scotland	Scotland
123	AR-1966-01-139-827	49	Laindon 4 And 5, Basildon, Essex	England
124	AR-1966-01-139-827	50	Gore Road, Victoria Park, London	England
125	AR-1966-01-139-827	50	Dunstan Road, Old Headington, Oxford	England
126	AR-1967-01-141-839	20 - 21	Woolwich-Erith Phase 1, London	England
127	AR-1967-01-141-839	22 - 23	Dawsons Hill, Southwark, London	England
128	AR-1967-01-141-839	22 - 23	Central Hill, Lambeth, London	England
129	AR-1967-01-141-839	24	Broadwater Farm, Haringey, London	England
130	AR-1967-01-141-839	25	Northern Area, Windsor, Berks	England
131	AR-1967-01-141-839	26	Burghley Road, Camden, London	England
132	AR-1967-01-141-839	26	Sutton Hill, Dawley, Shropshire	England
133	AR-1967-01-141-839	27	Masbro Road, Hammersmith, London	England
134	AR-1967-01-141-839	27	Western Development Area, Chelsea,	England
135	AR-1967-01-141-839	28	Leek Street, Leeds, Yorks	England

**Table A.7:** Proposed British Housing Projects Published in the AR 1960s “Table Continued”.

136	AR-1967-01-141-839		Sheffield	England
137	AR-1967-01-141-839		Nottingham	England
138	AR-1967-01-141-839		Hull	England
139	AR-1967-01-141-839	29	Carbrain 13 And 14, Cumbernauld,	Scotland
140	AR-1967-01-141-839	30 - 31	Littleholm, Clydebank, Scotland	Scotland
141	AR-1967-01-141-839	30 - 31	Ravensworth Road, Dunston, Co. Durham	England
142	AR-1967-01-141-839	32 - 33	Field End Road, Hillingdon, London	England
143	AR-1967-01-141-839	32 - 33	Hospital Staff Flats, Edinburgh	Scotland
144	AR-1967-01-141-839	32 - 33	Wetherby Road, Leeds Yorks	England
145	AR-1967-01-141-839	34	Furnace Green Crawley, Sussex	England
146	AR-1967-01-141-839	35	Park Hill Village, Croydon, London	England
147	AR-1967-11-142-849	355-356	Manchester (Gibson Street)	England
148	AR-1967-11-142-849	356-357	Manchester (Wellington Street)	England
149	AR-1967-11-142-849	357-358	Manchester (Turkey Lane)	England
150	AR-1967-11-142-849	370	Washington (Barmston Village)	England
151	AR-1967-11-142-849	380-381	Islington (Marquess Road)	England
152	AR-1967-11-142-849	381-382	Camden (Burghley Road)	England
153	AR-1967-11-142-849	382	Croydon (Airport)	England
154	AR-1967-11-142-849	383-384	Haringey (Milton Road)	England
155	AR-1967-11-142-849	384	Merton (Pains Street)	England
156	AR-1967-11-142-849	385	Camden (Foundling Estate)	England
157	AR-1967-11-142-849	385-386	Thamesmead	England

**Table A.7:** Proposed British Housing Projects Published in the AR 1960s “Table Continued”.

158	AR-1967-11-142-849	388	Southwark (North Peckham)	England
159	AR-1968-1-143-851	60	Fleet Road, Area 2 Camden	England
160	AR-1968-1-143-851	61	Flaxman Road, Lambeth	England
161	AR-1968-1-143-851	62	Drewstead Road, Lambeth	England
162	AR-1968-1-143-851	63	Emmanuel Church Site, Southwark	England
163	AR-1968-1-143-851	64	Marquess Road, Islington	England
164	AR-1968-1-143-851	65	Burnhill, Newton Aycliffe	England
165	AR-1968-1-143-851	66-67	Castlefields Community, Runcorn	England
166	AR-1968-1-143-851	68	Caunton Avenue	England
167	AR-1968-1-143-851	68	Craigavon New City	N. Ireland
168	AR-1968-1-143-851	69	Killingworth Township	England
169	AR-1968-1-143-851	70	Hornsey Lane, Islington	England
170	AR-1968-1-143-851	71	Hulme 5 Redevelopment, Stretford Road	England
171	AR-1968-1-143-851	72	Edenham Street, Kensal New Town	England
172	AR-1968-1-143-851	73	Broadmead Road, Rebridge	England
173	AR-1968-1-143-851	74	Mixed Development, Queensway	England
174	AR-1968-1-143-851	77	Barmston Village, Washington	England
175	AR-1968-1-143-851	78	Village Renewal, Sherburn-In-Elmet	England
176	AR-1968-1-143-851	79	The Warren, Radlett	England
177	AR-1968-1-143-851	80	Nightingale Road, Dartmouth	England
178	AR-1968-1-143-851	80	Granby Hill, Clifton	England
179	AR-1968-1-143-851	82	Steel Housing System, Ulting	England
180	AR-1969-01-CXLV-863	20	Civic Centre Canalside Redevelopment	England

**Table A.7:** Proposed British Housing Projects Published in the AR 1960s “Table Continued”.

181	AR-1969-01-CXLV-863	20-21	Kingstanding Housing Development	England
182	AR-1969-01-CXLV-863	22	Islington Row	England
183	AR-1969-01-CXLV-863	22-23	Heath Town	England
184	AR-1969-01-CXLV-863	24	Henley Road Housing Development	England
185	AR-1969-01-CXLV-863	24	Stowe Street Development	England
186	AR-1969-01-CXLV-863	24 - 25	Woodside, Dawley (Now Telford New	England
187	AR-1969-01-CXLV-863	26	Flats, Walsall	England
188	AR-1969-01-CXLV-863	26	Malt Mill Lane, Alcester	England

**Table A.8:** Proposed British Housing Projects Published in the AR 1970s.

SN	AR-YR-MTH-VOL-ISS	PAGE	PROJECT	COUNTRY
<b>1970s</b>				
1	AR-1971-04-CXLIX-890	213 - 215	Low-Rise, Medium Density Housing, Ellenborough, Maryport, Cumberland	England
2	AR-1971-04-CXLIX-890	216 - 218	Low-Rise, Medium To High Density Housing, Kingswood 2, Basildon, Essex	England
3	AR-1971-04-CXLIX-890	219 - 220	Low-Rise, Medium To High Density Housing, Broadfield, Crawley, Sussex	England
4	AR-1972-10-CLII-908	221-222	Preview: Housing, NW Quadrant, Mitcham	England
5	AR-1973-01-CLIII-911	14 - 15	Hammersmith, London	England
6	AR-1973-01-CLIII-911	32	Housing, Milton Keynes, Bucks, England	England
7	AR-1973-01-CLIII-911	34	Housing, Camden, London	England

**Table A.8:** Proposed British Housing Projects Published in the AR 1970s “Table Continued”.

8	AR-1973-01-CLIII-911	35	Housing, Bembridge, Isle Of Wight	England
9	AR-1973-09-CLIV-919	159 - 162	Preview: Highgate New Town	England
10	AR-1976-1-CLIX-947	5	Housing, St Ann's Nottingham	England
11	AR-1976-1-CLIX-947	6	Housing, Denbigh, Milton Keynes	England
12	AR-1976-1-CLIX-947	7	Housing, Bean Hill, Milton Keynes	England
13	AR-1976-1-CLIX-947	8 - 9	Housing, Milton Keynes	England
14	AR-1976-1-CLIX-947	10	Housing, Milton Keynes	England
15	AR-1976-1-CLIX-947	11	Housing, Duffryn, Newport, Gwent	England
16	AR-1976-1-CLIX-947	12	Adaptable Houses, Newcastle On Tyne	England
17	AR-1976-1-CLIX-947	13	Housing, Kensington, London	England
18	AR-1976-1-CLIX-947	14 -15	Housing And Rehabilitation, Battersea, London	England
19	AR-1976-1-CLIX-947	16	Urban Renewal Area, Lambeth, London	England
20	AR-1976-1-CLIX-947	17	Penthouse Addition, St John's Wood, London	England
21	AR-1976-1-CLIX-947	18 - 19	Housing, Byrom Village, Manchester	England
22	AR-1976-1-CLIX-947	19	Farm Barns Conversion, Oxford	England
23	AR-1976-1-CLIX-947	20	Housing, Sandwich, Kent	England
24	AR-1976-1-CLIX-947	21	Barn Conversion, Henley-On-Thames, Oxfordshire	England
25	AR-1976-1-CLIX-947	23	Housing, Bledlow, Buckinghamshire	England
26	AR-1976-1-CLIX-947	23	Tithe Barn Conversion, Eynsham, Oxfordshire	England
27	AR-1976-1-CLIX-947	25	Holiday Chakets, Lusty Beg Island, Ulster	England

**Table A.8:** Proposed British Housing Projects Published in the AR 1970s “Table Continued”.

28	AR-1976-1-CLIX-947	26	Workshops And Housing, Camden, London	England
29	AR-1976-1-CLIX-947	27	Shops, Craft Workshops And Housing, Camden, London	England
30	AR-1976-1-CLIX-947	28	Housing And Shops Folkestone, Kent	England
31	AR-1976-1-CLIX-947	29	Harbour Development, Eastbourne, Sussex	England
32	AR-1976-1-CLIX-947	30	Housing, Offices And Sports Centre, Regent's Park, London	England
33	AR-1978-1-CLXII-969	9	Housing, Kentish Town, London	England
34	AR-1978-1-CLXII-969	10	Housing, Southwark, London	England
35	AR-1978-1-CLXII-969	11	Housing, Heelands, Milton Keynes	England
36	AR-1978-1-CLXII-969	12	Housing, Runcorn	England
37	AR-1978-1-CLXII-969	13	Housing, Hasyings, Sussex	England
38	AR-1978-1-CLXII-969	14	Strawberry Vale Housing	England
39	AR-1978-1-CLXII-969	15	Housing, East Hanningfield, Essex	England
40	AR-1978-1-CLXII-969	16	Housing, Isle Of Dogs, London	England
41	AR-1978-1-CLXII-969	17	Old People's Sheltered Community, Lambeth Walk, London	England
42	AR-1978-1-CLXII-969	18	Housing, Coulby Newham, Middlesbrough, Cleveland	England
43	AR-1978-1-CLXII-969	19	Housing, Wilderspool 2, Warrington	England
44	AR-1978-1-CLXII-969	20	Housing, Richmond, Surrey	England
45	AR-1978-1-CLXII-969	21	Campus Housing, Sussex University	England
46	AR-1978-1-CLXII-969	22	Housing, Limehouse, London	England

**Table A.8:** Proposed British Housing Projects Published in the AR 1970s “Table Continued”.

47	AR-1978-1-CLXII-969	22	Men's Welfare Hostel, Oxford	England
48	AR-1978-1-CLXII-969	23	Housing Blackthorn Iv, South	England
48	AR-1978-1-CLXII-969	23	Housing, Cambridge	England
49	AR-1978-1-CLXII-969	39	Chambers, Inner Temple, London	England
50	AR-1978-1-CLXII-969	40 - 41	Surrey Docks, London	England
51	AR-1978-1-CLXII-969	42	Downing College, Cambridge	England
52	AR-1979-2-CLXV-984	107 - 108	Housing For Elderly People, Hounslow, London	England

**Table A.9:** Proposed British Housing Projects Published in the AR 1980s.

SN	AR-YR-MTH-VOL-ISS	PAGE	PROJECT	COUNTRY
<b>1980s</b>				
1	AR-1980-1-CLXVII-995	26 - 27	Housing, Milton Keynes, Buckinghamshire	England
2	AR-1980-1-CLXVII-995	29	Workshop And Flats For Spastics Milton Keynes, Buckinghamshire	England
3	AR-1980-1-CLXVII-995	30	Housing, Cambridge	England
4	AR-1980-1-CLXVII-995	31	Moxley Jenner & Partners: Area Renewal, Frome, Somerset	England
5	AR-1980-1-CLXVII-995	31	New Town Development Corporation: Housing, Warrington	England
6	AR-1980-1-CLXVII-995	33	Sheltered Housing, Tring, Hertfordshire	England
7	AR-1980-1-CLXVII-995	34	Housing, Camden, London	England

**Table A.9:** Proposed British Housing Projects Published in the AR 1980s “Table Continued”.

8	AR-1980-1-CLXVII-995	35	Simister Monaghan: Housing,	England
9	AR-1980-1-CLXVII-995	36	Housing Conversion, Pimlico, London	Scotland
10	AR-1980-1-CLXVII-995	37	Warehouse Conversion, Rotherhithe, London	England
11	AR-1980-1-CLXVII-995	47	Housing, Bideford, North Devon	England
12	AR-1980-1-CLXVII-995	48	Warehouse Conversions, Shadwell, London	England
13	AR-1980-1-CLXVII-995	49	Housing, Millbank, London	England
14	AR-1980-1-CLXVII-995	50	Grafton Architects: Housing, Co Limerick, Eire	England
15	AR-1980-1-CLXVII-995	51	Grafton Architects: Mixed Development, Dublin	Ireland
16	AR-1980-1-CLXVII-995	52	Clive Plumb: Houses, Burnham-On- Crouch, Essex	Ireland
17	AR-1982-01-CLXXI-1019	44	Docklands Housing, London	England
18	AR-1982-01-CLXXI-1019	45	Housing, Cwmbran, Gwent	Wales
19	AR-1982-01-CLXXI-1019	46	Housing, Milton Keynes	England
20	AR-1982-01-CLXXI-1019	47 - 48	Housing, Milton Keynes	England
21	AR-1982-01-CLXXI-1019	49	Housing, Reading, Berks	England
22	AR-1982-01-CLXXI-1019	50	Houses, Whitlands Park, Gloucestershire	England
23	AR-1982-01-CLXXI-1019	52	Housing, Milton Keynes	England
24	AR-1982-01-CLXXI-1019	52 - 53	Lyster Grillet & Harding	England
25	AR-1982-01-CLXXI-1019	54	Housing, Waltham Abbey, Essex	England
26	AR-1982-01-CLXXI-1019	55	Sheltered Housing, Port Glasgow	Scotland

**Table A.9:** Proposed British Housing Projects Published in the AR 1980s “Table Continued”.

27	AR-1984-1-CLXXV-1043	22	Flats, Kensington, London	England
28	AR-1984-1-CLXXV-1043	27	Housing And Community Centre, Fitzrovia, London	England
29	AR-1984-1-CLXXV-1043	28	Group 2	England
30	AR-1984-1-CLXXV-1043	34	Housing, Dento, Tameside	England
31	AR-1984-1-CLXXV-1043	45	Hospital Staff Accommodation, Slough, Bucks	England
32	AR-1984-1-CLXXV-1043	46	Hostel, Basingstoke, Hants	England
33	AR-1984-1-CLXXV-1043	49	Group 5	England
34	AR-1984-1-CLXXV-1043	52	Housing, Bristol	England
35	AR-1984-1-CLXXV-1043	53	Housing For The Elderly And Disabled, Milton Keynes	England
36	AR-1984-1-CLXXV-1043	56	Group 6	England
37	AR-1984-1-CLXXV-1043	59	Housing, Hedgemoad Park, Bath	England
38	AR-1984-1-CLXXV-1043	67	Housing, Whitechapel, London	England
39	AR-1984-1-CLXXV-1043	71	Lavender Dock East, London	England
40	AR-1984-1-CLXXV-1043	73	Mixed Development, West India	England
41	AR-1984-1-CLXXV-1043	75	Housing, Aylesbury, Bucks	England
42	AR-1984-1-CLXXV-1043	76	Housing, Forest Park, Bracknell, Berks	England
43	AR-1986-1-CLXXIX-1067	23	Private Houses And Flats, East Quay, Wapping, London	England
44	AR-1986-1-CLXXIX-1067	25	Housing, Bermondsey, London	England
45	AR-1986-1-CLXXIX-1067	38	Mixed Development, Camden, London	England
46	AR-1986-1-CLXXIX-1067	53	Housing And Church Social Centre,	England

**Table A.9:** Proposed British Housing Projects Published in the AR 1980s “Table Continued”.

47	AR-1986-1-CLXXIX-1067	55	Housing, Winchester	England
48	AR-1986-1-CLXXIX-1067	56	Flats, Bristol	England
48	AR-1986-1-CLXXIX-1067	56	Factories Conversion To Flats, Chesterfield, Derbyshire	England
49	AR-1986-1-CLXXIX-1067	57	Trevor, Denton Wayland Tunley	England
50	AR-1986-1-CLXXIX-1067	58	Shared Ownership Housing, Milton	England
51	AR-1986-1-CLXXIX-1067	59	Housing, North Beckton, Newham	England
52	AR-1986-1-CLXXIX-1067	60	Housing, Thamesmead	England
53	AR-1986-1-CLXXIX-1067	61	Solar Courtyard Houses, Milton	England
54	AR-1986-1-CLXXIX-1067	62	Sheltered Housing, Lancaster	England
55	AR-1986-1-CLXXIX-1067	63	Sheltered Accommodation, Enfield,	England
56	AR-1986-1-CLXXIX-1067	64	Housing And Daycare Centre Islington,	England
57	AR-1986-1-CLXXIX-1067	65	Sheltered Housing, Papworth Everard,	England
58	AR-1986-1-CLXXIX-1067	65	Sheltered Housing, Beckton, London	England
59	AR-1986-1-CLXXIX-1067	55	Housing, Winchester	England

## APPENDIX B

### SPATIAL INFORMATION OF THE SITE AREA COVERAGE OF THE CASE STUDIES

**Table B.1:** The Percentage Coverage of the Open and Used Area of the Sites.

PROJECT NAME	SITE PERCENTAGE COVERAGE (100%)		
	SITE (OPEN AREA)	HOUSING PROJECTS	OTHER BUILDINGS
SPA GREEN (AR 1951)	84.1	12.4	3.5
CHURCH HILL GARDENS (AR 1951 & 1954)	78.3	13.0	8.7
PRIORY GREEN ESTATE (AR 1952)	85.0	15.0	-
BEVIN COURT (AR 1952 & 1955)			
HOUSING IN GOLDEN LANE (AR 1954, 1956, 1957 & 1962)	69.4	30.6	-
KEMP HOUSE, BERWICK STREET (AR 1959 & 1961)	43.5	56.5	-
KEELING HOUSE (AR 1960)	83.3	16.7	-
KINGSGATE ESTATE (AR 1961)	72.0	21.2	6.8
VANBRUGH PARK ESTATE (AR 1965)	77.4	22.6	-

**Table B.2:** The Percentage Coverage of the Open and Used Area of the Sites “Table Continued”.

LILLINGTON GARDENS (AR 1965, 1967 & 1969)	78.1	18.5	3.3
EASTFIELDS HOUSING ESTATE (AR 1971)	68.7	28.8	1.5
MARQUESS ESTATE (AR 1967 & 1974)	79.8	15.1	5.1
CENTRAL HILL ESTATE (AR 1976)	84.5	14.8	0.7
HOUSING AT HOBART ROAD, HILLINGDON (AR 1978)	84.9	13.9	1.2
DUFFRYN ESTATE (AR 1976 & 1980)	90.2	6.6	3.2
HOUSING, MERTON, LONDON (AR 1980)	83.9	15.5	0.6

## APPENDIX C

### SPATIAL INFORMATION OF THE HOUSING CASE STUDIES

**Table C.1:** Spatial Information of the 16-Case Studies.

PROJECT NAME	BEDROOM TYPE & NO.	FLOOR PLAN SPACES (~M <sup>2</sup> )					OVERALL DWELLING SIZE RANGE (~M <sup>2</sup> )
		BEDROOM	LIVING ROOM	DINING ROOM	KITCHEN	WC / BATH	
SPA GREEN (AR 1951)	2BF(a) <sup>1</sup>	7.0 – 10.3	14.1	–	7.7	2.4	51.1
	2BF(b)	9.3 – 9.6	14.7	–	6.5	1.14 – 2.22	49.7
	3BF(b)	9.3 – 9.6	14.7	–	6.5	3.4	59.2
CHURCH HILL GARDENS (AR 1951 & 1954)	0BF(a) <sup>2</sup>	13.5 – 15.5		–	3.1 – 3.3	3.0 – 3.2	21.6 – 24.0
	1BF(b)	12.6	13.6	–	5.2	3.0	58.4
	2BF(b)	6.3 – 13.0	14.4 – 16.4	–	4.9 – 7.5	1.1 – 3.5	50.7 – 62.2

<sup>1</sup> 2BF(a) – Two Bedroom Flat in Building “a”

<sup>2</sup> 0BF(a) – Bedsitting Room in Building “a” (Studio Apartment)

**Table C.1:** Spatial Information of the 16-Case Studies “Table Continued”.

PROJECT NAME	BEDROOM TYPE & NO.	FLOOR PLAN SPACES (~M <sup>2</sup> )					OVERALL DWELLING SIZE RANGE (~M <sup>2</sup> )
		BEDROOM	LIVING ROOM	DINING ROOM	KITCHEN	WC / BATH	
CHURCH HILL GARDENS (AR 1951 & 1954) (Contd.)	3BF (c)	5.76 – 12.2	14.64		7.67	1.0 – 3.1	65.9
	3BTH(d3) <sup>3</sup>	7.7 – 16.8	16.8	10.81	6.73	1.5 – 3.4	114.9
PRIORY GREEN ESTATE (AR 1952)	1BF(a)	10.3	13.2	–	5.1	3.5	39.3
	3BF(b)	6.1 – 9.5	13.5	–	6.4	1.2 – 2.2	56.1
BEVIN COURT (AR 1952 & 1955)	1BF(a)	11.9	14.4	–	6.3	2.9	41.8
	2BF(a)	11.6 – 12.5	14.7	–	6.3	2.9	58.0
	3BM(a2) <sup>4</sup>	8.8 – 13.9	20.4	–	8.1	2.1	77.53

<sup>3</sup> 3BTH(d3) – Three Bedroom Terrace House in 3-Storey Building “d”

<sup>4</sup> 3BM(a2) – Three Bedroom 2-Storey Maisonette in Building “a”

**Table C.1:** Spatial Information of the 16-Case Studies “Table Continued”.

PROJECT NAME	BEDROOM TYPE & NO.	FLOOR PLAN SPACES (~M <sup>2</sup> )					OVERALL DWELLING SIZE RANGE (~M <sup>2</sup> )
		BEDROOM	LIVING ROOM	DINING ROOM	KITCHEN	WC / BATH	
BEVIN COURT (AR 1952 & 1955) (Contd.)	4BM(a2)	7.4 – 13.9	14.4	–	8.1	2.1	79.1
	3BF(b)	7.9 – 12.5	18.9 – 22.0	–	7.9 – 8.0	1.3 – 3.5	72.3 – 74.3
	4BF(b)	9.4 – 9.5	14.8	–	7.6	1.3 – 5.5	83.4
HOUSING IN GOLDEN LANE (AR 1954, 1956, 1957 & 1962)	1BF(a)	11.9	14.7	–	3.64	3.13	41.5
	0BF(b)	20.2 – 21.2			5.3 – 5.7	3.4 – 4.3	37.9 – 40.0
	1BF(b)	10.6	17.6		4.9	3.6	40.6
	2BF(b)	9.5 – 12.6	22.7		6.44	4.6	67.74
	3BF(b)	7.5 – 12.5	18.8		6.1	4.4	63.14
	3BM(c2)	10.5 – 16.4	20.0		5.2	1.2 – 3.3	79.8 – 80.7

**Table C.1:** Spatial Information of the 16-Case Studies “Table Continued”.

PROJECT NAME	BEDROOM TYPE & NO.	FLOOR PLAN SPACES (~M <sup>2</sup> )					OVERALL DWELLING SIZE RANGE (~M <sup>2</sup> )
		BEDROOM	LIVING ROOM	DINING ROOM	KITCHEN	WC / BATH	
KEMP HOUSE, BERWICK STREET (AR 1959 & 1961)	1BF	10.3	13.1	–	4.9	3.9	38.6
KEELING HOUSE (AR 1960)	0BF(a)	13.5		4.2		2.9	22.5
	2BM(a2)	6.7 – 10.0	11.8	6.6		0.9 – 2.8	48.8
	3BM(b2)	6.8 – 8.2	14.1	–	5.6	1.0 – 1.8	55.4
KINGSGATE ESTATE (AR 1961)	0BF(a)	25.3		–	5.5	3.3	40.3
	1BF(a)	12.0	15.0	–	5.4	4.2	44.3
	2BF(a)	9.2 – 12.4	19.9	–	6.8	1.6 – 2.4	60.7
	3BM(b2)	6.6 – 11.3	19.3	–	10.4	1.4 – 4.8	80.8

**Table C.1:** Spatial Information of the 16-Case Studies “Table Continued”.

PROJECT NAME	BEDROOM TYPE & NO.	FLOOR PLAN SPACES (~M <sup>2</sup> )					OVERALL DWELLING SIZE RANGE (~M <sup>2</sup> )
		BEDROOM	LIVING ROOM	DINING ROOM	KITCHEN	WC / BATH	
VANBRUGH PARK ESTATE (AR 1965)	1BF(a)	10.3	15.0		4.2	1.9	34.6
	2BF(a)	8.7 – 10.4	16.7		4.9	1.9	45.7
	3BH(b2)	5.8 – 11.8	23.5		6.3	0.9 – 2.2	73.5
	2BMF(c) <sup>5</sup>	10.4 – 11.7	18.0		4.3	4.2	53.7
LILLINGTON GARDENS (AR 1965, 1967 & 1969)	4BH(a2) <sup>6</sup>	6.9 – 12.4	18.9		13.6	1.5 – 3.0	93.0
	0BF(a)		19.5	–	3.3	3.7	30.5
MARQUESS ESTATE (AR 1967 & 1974)	1BF(a2)	12.0	17.4		6.4	3.8	52.6
	1BF(a)	12.9	16.3		6.6	1.6 – 4.0	48.0

<sup>5</sup> 2BMF – Two Bedroom Mew Flat “c”<sup>6</sup> 4BH(a2) – Four Bedroom 2-Storey House in Building “a”

**Table C.1:** Spatial Information of the 16-Case Studies “Table Continued”.

PROJECT NAME	BEDROOM TYPE & NO.	FLOOR PLAN SPACES (~M <sup>2</sup> )					OVERALL DWELLING SIZE RANGE (~M <sup>2</sup> )
		BEDROOM	LIVING ROOM	DINING ROOM	KITCHEN	WC / BATH	
MARQUESS ESTATE (AR 1967 & 1974) (Contd.)	2BF(a2)	10.0 – 11.5	17.0	10.5		1.1 – 2.7	65.8
	3BF(a3)	6.6 – 12.3	18.4	15.2		4.2	90.2
	1BF (b)	12.05	14.18	6.2		3.8	46.8
	3BF(b)	10.2 – 10.5	16.4	15.7		3.6	76.8
EASTFIELDS HOUSING ESTATE (AR 1971)	3BH(a3)	8.9 – 13.3	14.8	13.4		1.3 – 3.4	107.2
	3BH(b3)	8.9 – 13.3	14.8	13.4		1.3 – 3.4	107.2
	1BF(c)	10.4	22.6			3.0	87.3
	1BF(d)	10.4	22.6			3.0	44.6
CENTRAL HILL ESTATE (AR 1976)	1BF(a)	13.26 -12.86	21.0 – 22.6			4.4 – 4.6	44.4 – 45.7
	2BF(b2)	9.3 – 15.1	17.5	12.7		5.4	73.2

**Table C.1:** Spatial Information of the 16-Case Studies “Table Continued”.

PROJECT NAME	BEDROOM TYPE & NO.	FLOOR PLAN SPACES (~M <sup>2</sup> )					OVERALL DWELLING SIZE RANGE (~M <sup>2</sup> )
		BEDROOM	LIVING ROOM	DINING ROOM	KITCHEN	WC / BATH	
CENTRAL HILL ESTATE (AR 1976) (Contd.)	4BF(b2)	8.6 – 18.5	18.15	27.1		1.7 – 6.0	125.4
	3BF(c2)	8.5 – 15.3	16.1 – 17.3	18.2 – 20.0		1.7- 5.6	96.7 – 100.2
	3BF(d2)	6.2 – 13.3	15.7 – 16.8	15.8 – 17.2		1.9 – 4.5	87.0 – 89.6
HOUSING AT HOBART ROAD, HILLINGDON (AR 1978)	1BF(a)	10.3 – 10.4	23.6			2.9 – 3.7	44.0 – 43. 9
	2BH(b2)	9.4 – 13.5	14.2	13.7		1.4 – 2.4	70.7
	2BH(c2)	11.4 – 14.8	16.8	17.7		1.4 – 4.4	99.5
	2BDH(d) <sup>7</sup>	11.7 – 13.6	15.7	18.3		3.2 – 4.8	99.8
	4BH(e3)	4.7 – 12.8	12.8	11.1		1.1 – 3.5	100.7

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<sup>7</sup> 2BDH(d) – Two Bedroom Disable House “d”

**Table C.1:** Spatial Information of the 16-Case Studies “Table Continued”.

PROJECT NAME	BEDROOM TYPE & NO.	FLOOR PLAN SPACES (~M <sup>2</sup> )					OVERALL DWELLING SIZE RANGE (~M <sup>2</sup> )
		BEDROOM	LIVING ROOM	DINING ROOM	KITCHEN	WC / BATH	
HOUSING AT HOBART ROAD, HILLINGDON (AR 1978) (Contd.)	4BDH(f2) <sup>8</sup>	7.1 – 15.5	14.7	17.22		3.0 – 5.2	123.8
	5BH(g3)	6.3 – 11.1	14.9	15.88		1.17 – 3.55	104.5
DUFFRYN ESTATE (AR 1976 & 1980)	3BH(a2)	7.5 – 15.75	21.0	17.4		2.0 – 3.9	102.9
	3BH(b2)	9.0 – 12.3	16.3	20.1		2.2 – 3.7	88.7
HOUSING, MERTON, LONDON (AR 1980)	1BF(a2)	10.6	13.8		7.2	4.2	49.0
	3BH(b3)	10.7 – 11.08	15.9	15.14		1.3 – 3.7	103.7

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<sup>8</sup> 4BDH(f2) – Four Bedroom 2-Storey Disabled House “P”