

David Bonnett Associates

York Central Masterplan

Struan Cameron

Dr Alan J Pottinger

Shannon Keys

Agenda

- **Introduction**
- **Masterplan Experience**
- **York Experience**
- **Our role on York Central**

1. Introduction

Introduction



Struan Cameron
Practice Director



Dr. Alan J Pottinger
Associate



Shannon Keys
Associate

David Bonnett Associates (DBA)

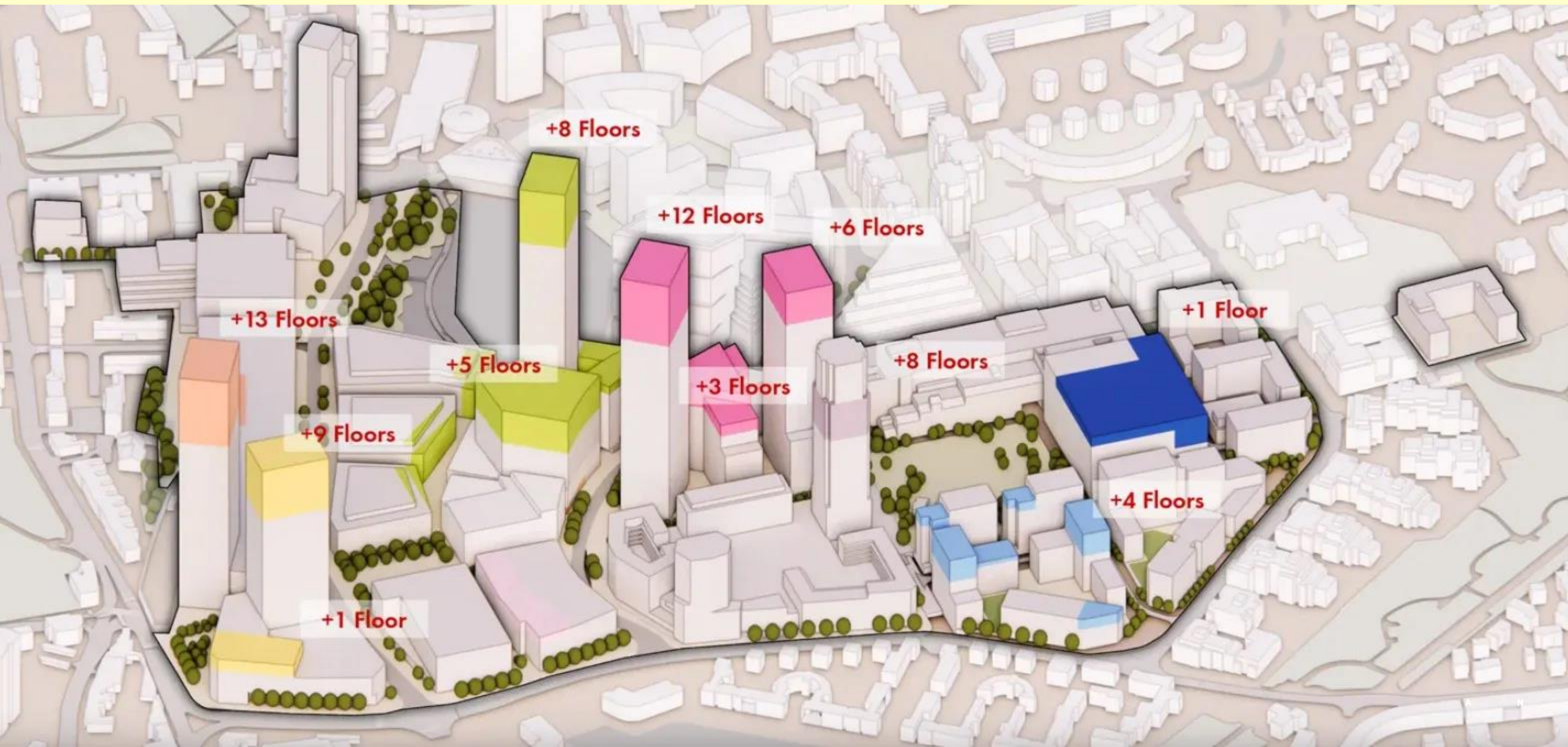


About us

- DBA is a leading independent consultancy in inclusive design.
- London-based, working nationwide across transport, residential, education, workplace, culture, commercial and major urban masterplan projects.
- RIBA Chartered Practice with a multidisciplinary approach, combining design expertise, legislation, and user experience.
- 30 years: DBA has shaped national policy and guidance and contributed to award-winning projects including Stirling Prize winners.

2. Masterplan Experience

Canada Water Masterplan



Canada Water Masterplan

- 53-acre mixed-use regeneration project in London, delivering homes, offices, retail, leisure, community uses, and public realm.
- DBA produced Inclusive Design Guidelines based on a user journey.
- Pedestrian-first strategy with safe, step-free, and accessible routes.
- Clear and consistent wayfinding, inclusive public spaces, and sensory design features.
- Integrated with transport networks, reducing vehicle dominance and supporting accessible cycling and mobility.

Earls Court Masterplan



Earls Court Masterplan

- Earls Court Masterplan: large mixed-use regeneration.
- 4,000 new homes, 2.9m sq. ft. of workspace, and 100+ shops and Food & Beverage
- 20 acres of public realm, including a 4.5-acre urban park & community spaces.
- Three major cultural venues plus pop-up and seasonal events.
- DBA engaged through the Public Realm Inclusivity Panel, ensuring inclusive design is embedded across the project.

Brent Cross Masterplan



Brent Cross Masterplan

- 141-hectare masterplan delivering 6,700 homes, 3m sq. ft. of offices, plus schools, parks, and community facilities.
- Major transport upgrades including a new Thameslink station, better cycling, walking, and bus routes.
- DBA advising across student housing, public realm, build-to-rent, and affordable housing.
- Active role in the Access Forum, addressing accessibility queries and producing materials like tactile plans for engagement.

3. York Experience

Theatre Royal York



York Castle Museum



York Millenium footbridge



Joseph Rowntree Foundation



JOSEPH ROWNTREE
FOUNDATION

A Research report for

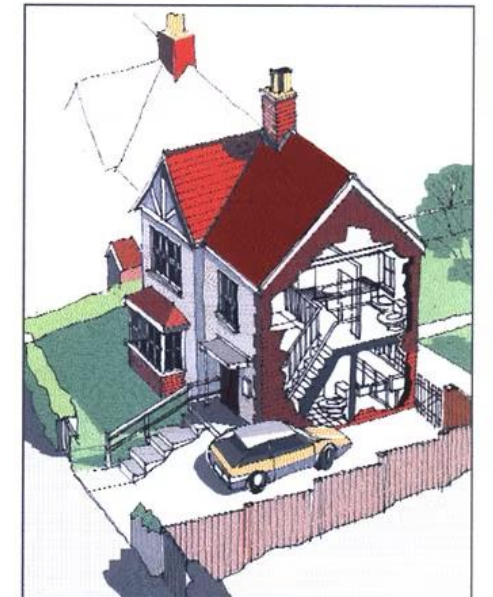
JOSEPH ROWNTREE FOUNDATION
Housing Research Development Group

and

City of York Council

CARE HOME PLACEMENT
Care or accommodation determined ?

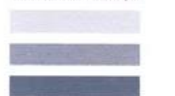
June 1998



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*access consultancy
research and design*



4. DBA's role on York Central

DBA Role

- Act as Access Consultant, reviewing pre-application proposals with respect to inclusive design.
- Reviews reference regulatory requirements, best practice, and local planning policy. Process builds trust by flagging issues: green (agreement), amber/red (requiring further discussion).
- DBA is not the decision-maker; final decisions rest with York Planning Authority and McLaren.

DBA input to date

- Reviewing masterplan strategy and individual plot proposals.
- Feedback from the presentation last week and pre-application meeting is under discussion with the client.
- DBA attended the July public consultation and will attend again in October.
- DBA appointed for RMA Application only, but we are open to re-engaging with the Forum as the design progresses and the client confirms future consultation activity (and our instruction).

Any questions ?