

climb any mountain

Architectural Competition 2013: Design Brief

Background

“We are transforming the living conditions for people with learning disability and mental illness in South Africa.”

Our mission is to transform what's available for people with learning disability and mental illness in South Africa using global best practice. We want to see people with intellectual disability and mental illness empowered by their right to the same opportunities, choice and control over their lives that the rest of the population has.

The vast majority of individuals with disabilities in South Africa cannot live their lives the way they want without their personal freedom being compromised by being confined to an institution, or alternatively, being left vulnerable to fend for themselves in world that does not accommodate their unique needs. This calls for a fundamental change in the choices available for housing, support, opportunities to develop and opportunities for employment.

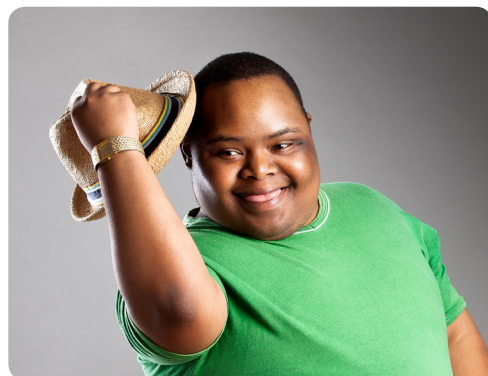


Our Vision

Over the last 20 years the move from institutional to supported community based care has been a challenge for many organizations, countries and service providers. Working with our partners, the Pietermaritzburg Mental Health Society, Climb Any Mountain are looking to create a unique, purpose-built residential facility that not only provides a safe supported living space for people with learning disabilities and mental illness, but also aids the development of social and life skills.

We have called the facility The Transitional Living Centre (TLC) as it aims to provide a stepping stone for individuals as they move from institutional to community-based care, having achieved their personal goals of attaining the life skills necessary to live independently.

As a result, we feel the architecture is critical in blending both social with solitary space to create a true home for all those residents that live there. We envisage a welcoming building, supporting the use of natural materials and having a relationship to the landscape in which it sits. Overall, our primary concern is to achieve a high quality design which will also serve as an inspiration and catalyst for future projects across South Africa.



The future residents of the TLC



Context



The existing residential facility on the site

The facility will be built on the grounds of “The Palms”, an existing service in Pietermaritzburg run by the PMB Mental Health Society, and will provide residents with the chance to move to more independent living space within the same building as they develop their skills.

The project should reflect the environment in which it is set, responding to the climate and utilising local materials and construction techniques. It should integrate into the landscape, and provide a relationship between indoor and outdoor space.

Our goal is that the project provides the blue-print for future housing projects nationwide and will accelerate the successful transformation from institutional to community based care within South Africa. As such, a further 10 housing projects across South Africa are planned.

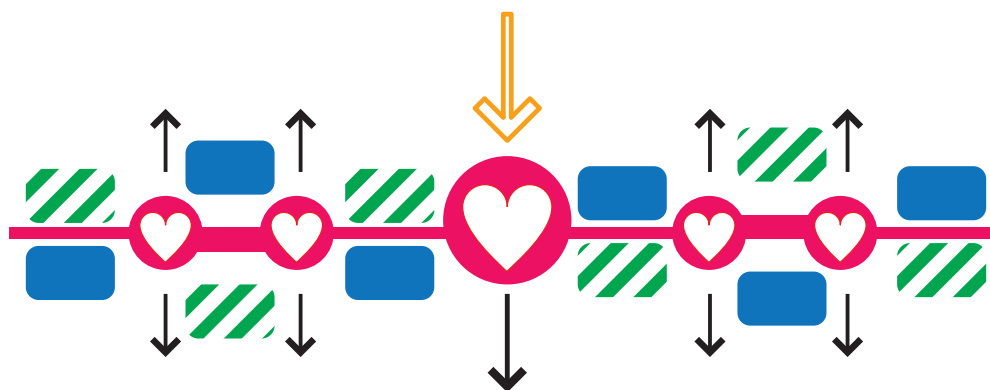
Consequently, the winning design should create an architectural language that can be repeated on more sites in the future. This architecture will become part of the identity and brand of the charity, so the project should seek to embody our ethos and vision.



The Project

The building itself will provide independent living space for 22 residents with the units connected by additional pockets of communal space. The communal kitchen and dining area should be large enough to accommodate all residents if required while the building should have smaller communal areas throughout, to provide an opportunity for residents to practice social and life skills. It is important all residents enter through the communal area before reaching their own flat for security reasons.

We hope the mix of different spaces and atmospheres will enable interesting pathways through the building, forming a seamless link between communal and individual space. Overall the project should be a peaceful, sociable and stimulating environment allowing residents to learn, engage and be happy.



'Spreading the love'



Accommodation List

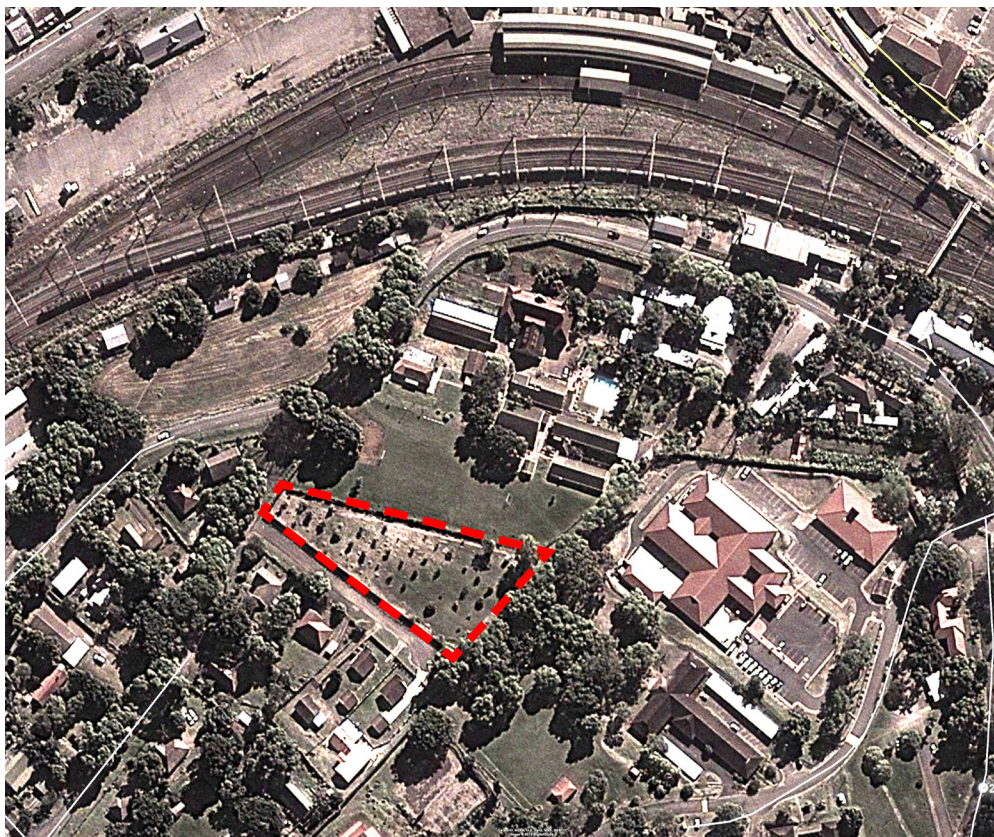
Guide gross internal areas (GIA) only

| | |
|--|---------------------|
| 4x Studio Flat | @ 35m ² |
| 6x1 Bed Flat | @ 40m ² |
| 4x2 Bed Flat | @ 56m ² |
| 1x4 Bed Flat | @ 80m ² |
| Communal space (including a communal kitchen and dining area, WC) | @ 200m ² |
| Staff bedroom and bathroom | @ 18m ² |
| Staff office | @ 12m ² |
| Total GIA | 1300m ² |
| Total Occupancy | 22 |

Private flats should include kitchen and living area, sufficient storage and bathroom for every 2 bedrooms minimum.

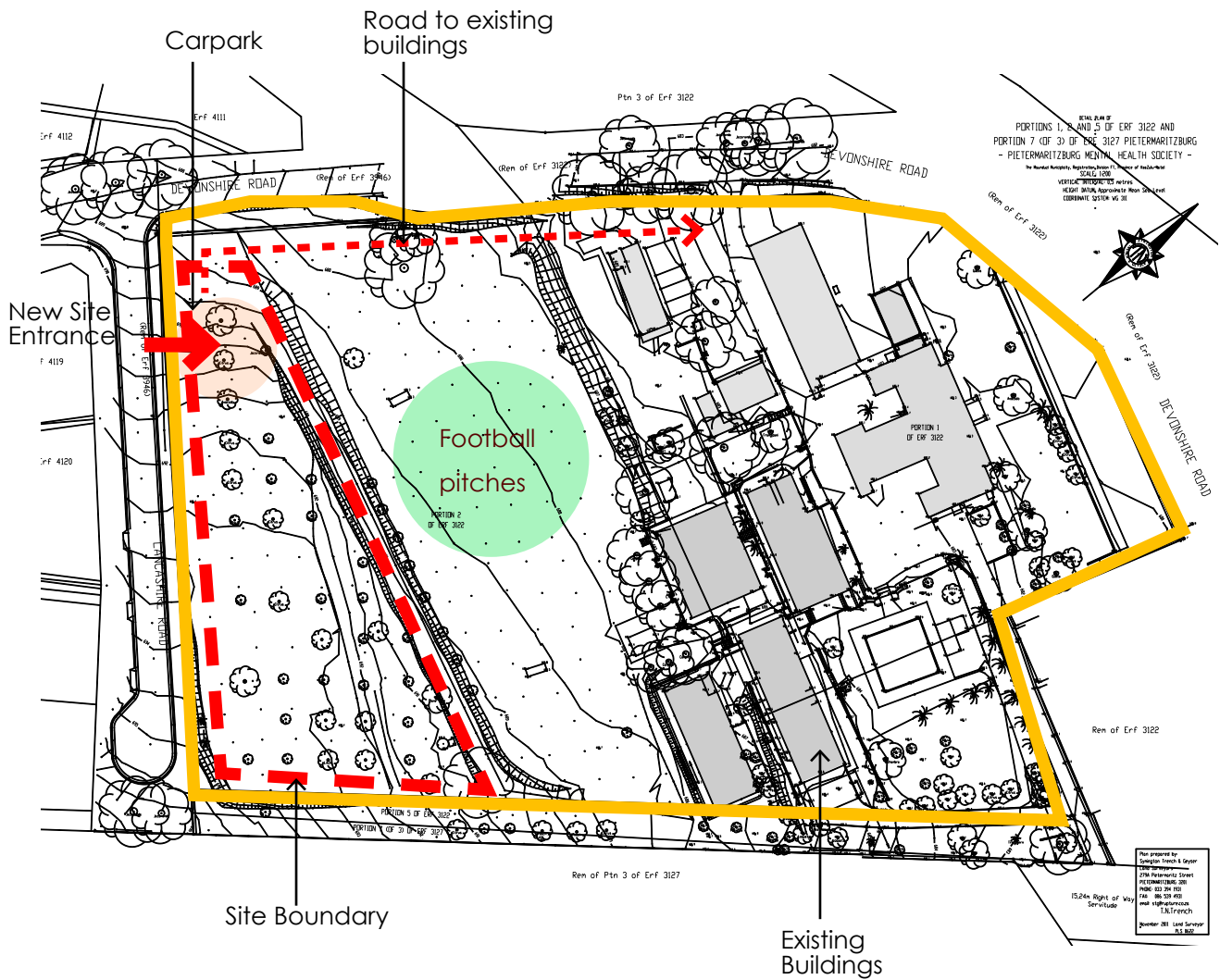
The Site

"The Palms", Devonshire Rd, Pietermaritzburg 3201, South Africa.



The Site

CAD map showing the extents of the site, entrance, exit, proposed location



Notes:

- Main Entrance as marked: Must have vehicular and pedestrian access
- New road to link two ends of site, suggested location shown
- Security entrance must have security guard house at the gate.
- Vehicular access must include access for larger vehicles
- Parking spaces for 8 cars near new entrance
- The parking should be separate from the new building, with a walkway to the TLC to avoid any potential danger to residents



Key Design Principles

In summary, the design should:

- Facilitate both communal and private personal space, giving occupants greater independence whilst creating an exciting social environment.
- Enable interesting pathways through the building, forming a seamless link between communal & individual space.
- Create inviting spaces for social interaction and events.
- Reflect the local environment, including materiality and construction techniques, whilst being open to innovation.
- Replicate our desire to create a peaceful, sociable & stimulating environment.
- Be sensitive to the local climate, achieving low ongoing running costs
- Be innovative within a limited budget
- Provide use-able outdoor space
- Provide independent units but must be accessed through communal space only
- Create an architectural language that can be repeated on more sites in the future
- Seek to embody the charities ethos and vision, become part of its identity and brand
- Achieve a high quality of design
- Take into consideration the cultural diversity in the South African community
- Be low rise, a maximum of 2 floors and no lifts are required



Design Precedents

Maggie's Gartnavel

OMA



Maggie's Gartnavel, by OMA is a single-level building in the form of a ring of interlocking rooms surrounding an internal landscaped courtyard.

As opposed to a series of isolated rooms, the building is designed as a sequence of interconnected spaces minimising the need for corridors and hallways and allows the rooms to flow one to another. The plan has been organised for the spaces to feel casual, almost carefree, allowing one to feel at ease and at home; part of an empathetic community of people.



Alzheimer's Respite Centre

Niall McLaughlin Architects



In this building, the architect has successfully created communal areas that are spread throughout, allowing for different levels of privacy for the residents.

Soft timber combined with local stone increase the sense of warmth and comfort. Large windows allow a strong connection to outside, a vital component in the relaxation and healing process.



Competition Format

The competition will follow a two stage format:

Stage 1:

Submission of Expression of Interest/CVs

Stage 2:

A shortlist of 4-5 Architects will be selected to develop their design concepts. Two-three teams will be then be invited to interview to present their designs to the judging panel and discuss in more detail.

The jury for the competition will be composed of 2 Climb Any Mountain trustees and 3 architects.

The jury will decide the winner of the competition by Friday 18th October. The chosen design will be unveiled at the TLC Gala Dinner in London on Friday 25th October.

Stage 1 Submission Requirements

- Identification
- Company CV
- Experience
- Conservation approach
- BBEEE certificate
- Tax clearance
- Practice ethos

Stage 2 Submission Requirements (anonymous)

- Maximum of 2x No. A1 sheets (in PDF format)

This document should include all relevant drawings to illustrate the design proposal and concepts.

Site plan @ 1:250, plans @ 1:100, section @ 1:100, 3D/conceptual image to demonstrate the design approach.

- Written design statement (500 words max)



Competition Rules

Once the shortlist has been selected, the second stage will be an anonymous submission and will follow the following format:

Stage 1 – uploaded digital file

Stage 1 submissions file uploaded/transferred to the SAIA must be named by the practice name_Stage 1 submission. For example Architect practice_Stage 1 submission.

Those practices shortlisted will be contacted by the SAIA and will be asked to choose a 7 digit code which will be used to identify the practices to be interviewed following the stage 2 submission.

Stage 2 anonymous submission rules

Stage 2 design submissions will be uploaded/transferred to the SAIA who will forward the submission to the judging panel anonymously. The file transferred must contain the design and written statement only. The identity of the competitor may not be revealed on the drawings or the file name. The file must be named by a 7 digit number previously chosen by the competitor followed by _design submission.

Evaluation & Award Criteria

The judging will take place in London, therefore the submission will only be accepted in electronic format.

Unfortunately, models cannot be accepted, although photographs of models can be part of the submission.

Any questions should be through the SAIA administrator.

Collaborations between practices are accepted.



Judging Panel

Kim Crossman, Climb Any Mountain Director and Trustee

Kim is the founder of Climb Any Mountain, and is tireless in her mission to transform what is available in South Africa for people with learning disability and mental illness.

Kim has an MBA and works in international healthcare, based in London. She is experienced in designing, developing and delivering large projects across multi-site complex organizations, including service transformation and change management. She has a proven track record of stakeholder management, growing revenue and improving operational performance through systems, process, people and organization in a customer centric environment.

Steve Atkinson, Climb Any Mountain Director and Trustee

Steve has been running his own commercial business with for thirteen years. Prior to that Steve worked as a housing manager for seventeen years for a London based Housing Association. Part of his work involved creating housing projects for people with special needs, including schemes for people with learning disability and mental illness. He then went on to become a successful housing consultant and frequently audited housing projects to ensure they were meeting agreed standards in providing a quality service to their users. Steve is passionate about Africa and the chance to make a difference.

Dr Jennifer Beningfield

Jennifer Beningfield is an architect and writer, and the principal of Openstudio Architects. She studied architecture in South Africa at the University of the Witwatersrand, and for a Masters in Architecture degree from Princeton University in the United States. She also holds a PhD in architecture and landscape from the University of London. Her book on landscape and politics in South Africa - *The Frightened Land* - was published by Routledge in October 2006.

Before founding Openstudio she worked in the offices of Jo Noero Architects in Johannesburg, Ralph Lerner Architects in Princeton, Smith-Miller Hawkinson in New York, Machado and Silvetti in Boston, and David Chipperfield Architects in London. Her experience in these practices includes the Corning Glass Museum in New York State, the Getty Antiquities Museum in Malibu, California and the installation of the Francis Bacon studio into the Hugh Lane Gallery in Dublin.



She has been involved in design studios, theory seminars and lectures at the University of the Witwatersrand, Princeton University, the Architectural Association, the Bartlett School of Architecture, the University of Virginia and Liverpool University.

Dr Lindsay Bremner

Lindsay Bremner is Director of Architectural Research in the School of Architecture and the Built Environment at the University of Westminster. She was previously Professor of Architecture and Chair in the Tyler School of Art at Temple University in Philadelphia (2006 – 2011) and Chair of Architecture at the University of the Witwatersrand in Johannesburg (1998 – 2004). She is an award-winning architect and writer and published, lectured and exhibited widely on the transformation of Johannesburg after the end of apartheid.

Her published work on the city includes *The Politics of Rising Acid Mine Water* (2013), *Writing the City into Being: Essays on Johannesburg 1998 – 2008* (2010), chapters in *Johannesburg - the Elusive Metropolis* (2008), *The Endless City* (2008), *Desire Lines: Space, Memory and Identity in the Post-Apartheid City* (2007), *Future City* (2005), and contributions to *Environment and Planning A and D, Domus, Public Culture, Social Identities, Social Dynamics, Cities and Urban Forum*.

In her design work, she takes on projects with social or cultural agendas such as her third placed entry for a Cyclone Shelter in Bangladesh (with Jeremy Voorhees, 2011), award winning Sans Souci Cinema project in Kliptown, Soweto (with 26'10 South Architects, 2004 - 2007) and second placed entry to the Freedom Square Competition (with Mashabane Rose Architects, 2002).

She holds a B.Arch degree from the University of Cape Town and M. Arch and DSc. Arch degrees from the University of the Witwatersrand, Johannesburg.



Emily Thurlow

Emily Thurlow is an London-based Architect who has been a Climb Any Mountain Advisor since the project's conception.

She has a Diploma in architecture from the Architectural Association, London, where she received the Baylight scholarship for the duration of her study. She received a BArch from the University of Nottingham, achieving first class honours and a nomination for the bronze RIBA presidents medal.

Emily has practiced in London with Foster + Partners on a range of international projects, including Masdar Institute of Science and Technology and ADNEC Arena in Abu Dhabi. She was responsible for the development of a global sustainable prefabricated housing initiative, tackling a range of sites, cultures and environments.

Since working at Foster + Partners, Emily has gained extensive experience in private housing and the arts, including a recent commission for a public art installation at the Tate Modern in London.

She is a regular guest critic at the Architectural Association and University of Nottingham as well as teaching workshops at London Metropolitan University.

Competition Programme



Publicity

The jury will decide the winner of the competition by Friday 18th October. The winner's design will be unveiled at the TLC Gala Dinner in London on Friday 25th October.

Honoraria

An honorarium will be paid to all shortlisted participants.

Eligibility

The competition is limited to members of the SAIA.



Climb Any Mountain is a UK registered charity that is committed to funding and building innovative housing developments in South Africa for individuals with learning disabilities and mental health issues.

<http://climbanymountain.org>



The PMB Mental Health Society is a long established non-government organization (NGO) rendering services to persons with mental disabilities - since 1945. Direct services include social work, residential care and protective employment. Indirect services to individuals and communities focus on mental health awareness, community development and education

<http://www.pmbmhs.org.za/>

