



Commercial Brochure



PRACTICE INTRODUCTION

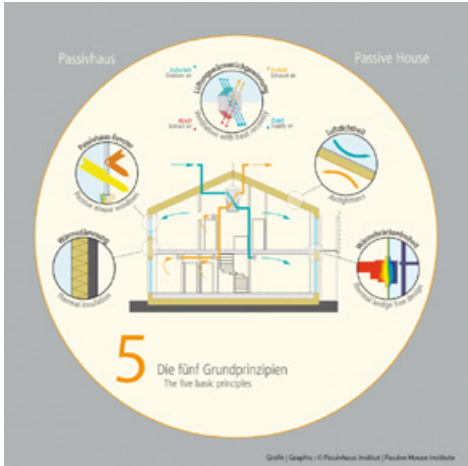
Peregrine Mears Architects was established in 2003 and has studios in Exeter and Barnstaple. The practice has developed a reputation for finding design led solutions that respond imaginatively to the individual requirements of the local environment and the client.

Peregrine Mears Architects are...

- a medium sized local Architectural Practice, which means you will get a personal service tailored to the specific needs of your project, while the practice has the resources to undertake substantial schemes;
- RIBA Chartered Architects, which means you can be assured of the highest standards of expertise from conceptual design through to project completion;
- members of the Association for Energy Conscious Building (AECB) with lots of expertise in sustainable and healthy building design;
- excited by your project! Every project the practice works on brings different design opportunities, so they can find a solution that reflects your individuality;
- committed to working with you to create and deliver your project - let our imagination bring your vision to life!

PASSIVHAUS

Continuing our commitment to sustainable and environmentally conscious design, we have an in-house Passivhaus Designer. The passivhaus standard follows the 'fabric first' approach, prioritising form, insulation, airtightness and ventilation to deliver comfortable, healthy and low energy buildings



ABOUT US



THE TEAM



PEREGRINE MEARS
Director



CHRIS EVANS
Architect



PAUL COOPER
Associate Director



DANIEL HUXTABLE
Architectural Technician



SAM TIDDY
Apprentice Technician



JAMES GOODWIN
Architectural Technician



COMMERCIAL PROJECTS

Peregrine Mears Architects have a lengthy track record in the leisure and tourism sectors, with projects ranging from small refurbishment projects to substantial masterplanning projects covering over 100 acres. Projects have included:

- holiday cottages
- hotels
- holiday resorts
- hotels
- spas
- function suites
- wedding venues
- restaurants
- cafes and tea rooms
- public houses
- community hubs and information centres
- visitor centres
- multi-use halls
- sports halls
- swimming pools
- leisure pools

The practice is equally happy to work with individual clients who may be undertaking their one and only build project and professional clients who have extensive experience of the design and construction process. Every brief, site and client is different, so the appointment and approach for every project is tailored to suit. Peregrine Mears Architects has no distinct practice style but instead takes pride in delivering unique solutions for clients, designs which reflect setting, brief and client aspirations.

Services can extend from feasibility studies and masterplanning, to full architectural services from concept to completion. With extensive experience in the sector, the practice can provide guidance on the best options for your buildings and site that will accord with local planning policy and meet your requirements.

Depending on the size and scope of the project, the practice has a network of other consultants they can recommend to compliment a design team for the full delivery of a project. Work on all projects, especially sensitive buildings and sites, benefit from early, strategic input from a wider design team, ensuring all factors which could affect the design and delivery of a project are considered from the outset.

The following pages illustrate a number of projects the practice has had the pleasure of working on over the last 10 years. If you think Peregrine Mears Architects could be the practice to help you, please get in touch to discuss your project.



SNAPSHOT:

LOCATION:	Devon
CONSTRUCTION VALUE:	£1.2 million
STATUS:	Complete
STAGE OF INVOLVEMENT:	Full Architects Services

SUMMARY:
The commission for this building for the Royal Horticultural Society (RHS) was won in an invited competition for architectural services. The final building is remarkably similar to the concept images which inspired the RHS during the competition. Replacing a temporary marquee, the new building provides a flexible, multi-purpose venue, capable of hosting flower shows, craft fayres, concerts, lectures, weddings and more. The large, monopitch roof falls with the existing site contours, allowing it to enclose a cavernous hall, while presenting a modest single storey elevation overlooking the existing gardens. The choice of materials reflect the high quality of the gardens and result in a building which feels like it has always been there.



Building in use for a flower show



Bi-folding doors enable the hall to be opened up to the gardens



The new Garden Room internal view



The small hall set up for dining, with views across the gardens



View of the building within the landscape

EVENTS BUILDING FOR RHS GARDEN

SNAPSHOT:

LOCATION:	Devon
CONSTRUCTION VALUE:	undisclosed--
STATUS:	Tender
STAGE OF INVOLVEMENT:	Full Architects Services

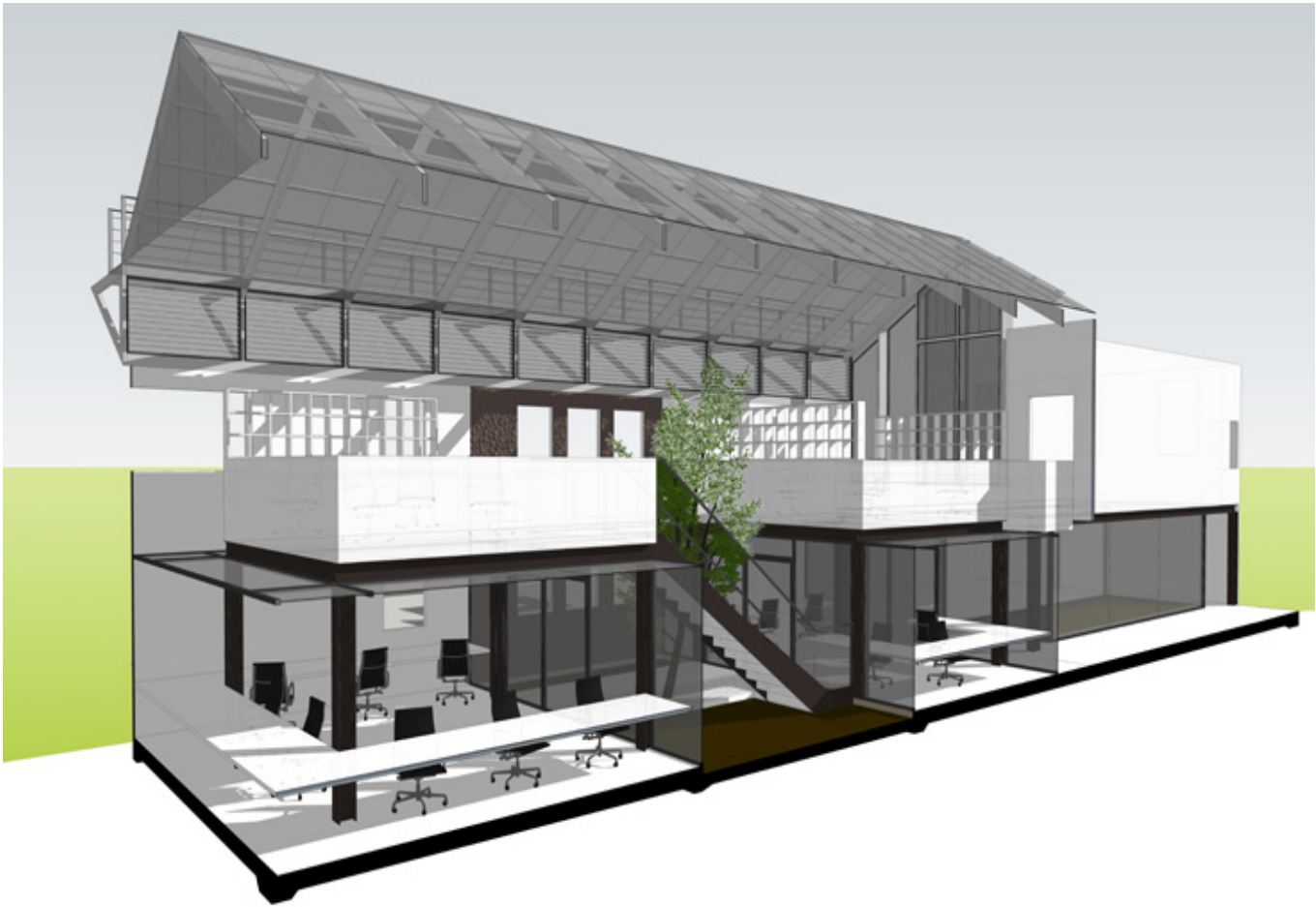
SUMMARY:
Peregrine Mears Architects won this commission in a national competition. The site for this project hasn't been without its challenges.. It is located in the town's Conservation Area, it affects the setting of two listed buildings and a listed structure, it is with a flood zone and is on a site of archaeological interest. The client also had big aspirations for a small site. Nevertheless, Peregrine Mears Architects have risen to the challenge and have designed a community building to accommodate the Town Council offices, Library, Information Centre, business enterprise offices and town centre toilets. Planning has been approved and the project should be starting on site soon.



Proposed Roof Plan



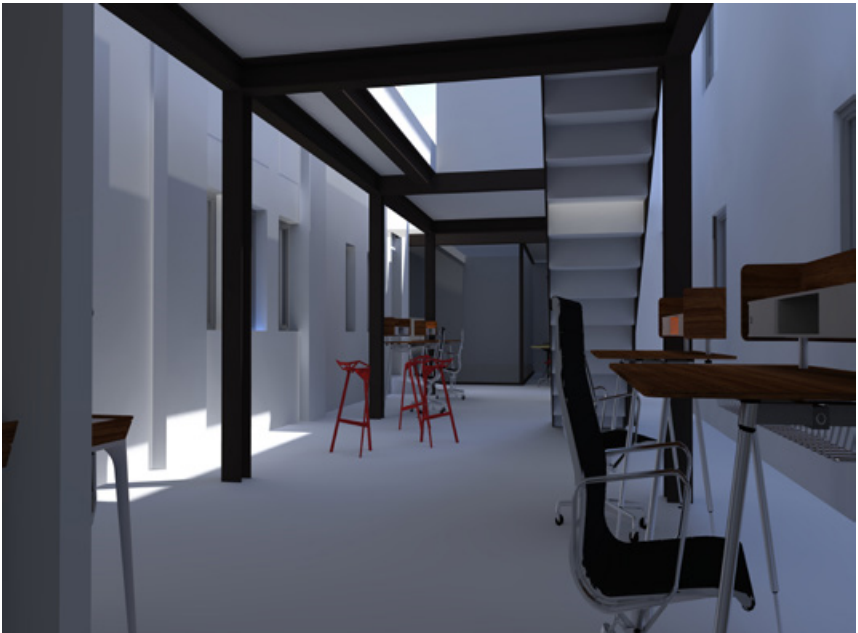
Proposed Floor Plans



Visualisation of Community Hub



Proposed Section

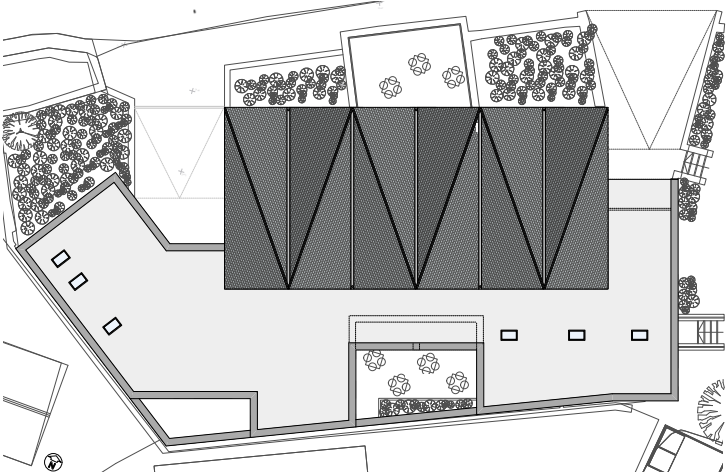


CORPORATE HQ FOR ADVERTISING & MARKETING AGENCY

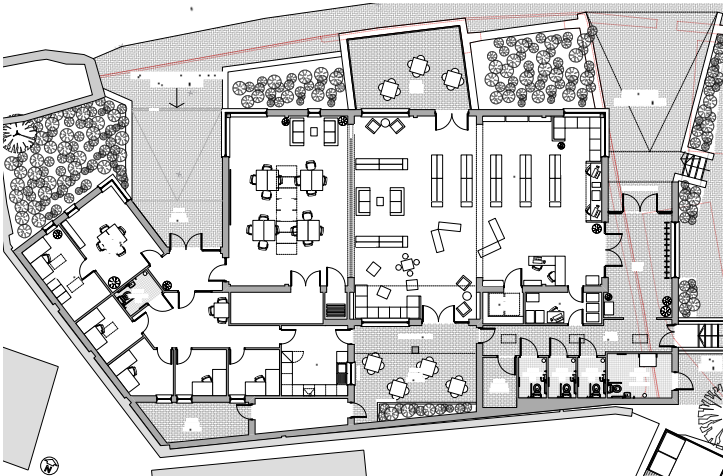
SNAPSHOT:

LOCATION:	Devon
CONSTRUCTION VALUE:	£950,000
STATUS:	Tender
STAGE OF INVOLVEMENT:	Full Architects Services

SUMMARY:
Peregrine Mears Architects won this commission in a national competition. The site for this project hasn't been without its challenges.. It is located in the town's Conservation Area, it affects the setting of two listed buildings and a listed structure, it is with a flood zone and is on a site of archaeological interest. The client also had big aspirations for a small site. Nevertheless, Peregrine Mears Architects have risen to the challenge and have designed a community building to accommodate the Town Council offices, Library, Information Centre, business enterprise offices and town centre toilets. Planning has been approved and the project should be starting on site soon.



Proposed Roof Plan



Proposed Floor Plans



Visualisation of Community Hub



Proposed Section

CORPORATE HQ FOR ADVERTISING & MARKETING AGENCY

SNAPSHOT:

LOCATION:	Devon
CONSTRUCTION VALUE:	£Undisclosed
STATUS:	Complete
STAGE OF INVOLVEMENT:	Full Architects Services

SUMMARY:
With the increasing success of their wedding venue business, this client has been converting existing leisure and dining venues into accommodation for their wedding guests. Previously used as a cafe and children's play area, Peregrine Mears Architects redesigned this courtyard building to form staff facilities and self-catering accommodation with 8 En Suite Bedrooms, including a two storey bridal suite. Work is continuing now with the refurbishment and extension of a neighbouring building to create a further 9 En Suite Bedrooms.



The new layout was designed to work around the existing timber frame



A new terrace was formed for first floor bedrooms



The bedrooms and social areas are focussed on the courtyard



Newly created en suite bedroom



Dining hall and lounge area

AWARD WINNING WEDDING VENUE ACCOMMODATION



SNAPSHOT:

LOCATION:	Devon
CONSTRUCTION VALUE:	£100,000
STATUS:	Complete
STAGE OF INVOLVEMENT:	Up to Planning

SUMMARY:
The Grade I listed frontage is believed to date mainly from 1708, (though has been repaired several times since) and was originally where merchants struck their bargains as ships unloaded & loaded in the adjoining port. Now, the building has had a new lease of life with the former dark interior transformed into a light, welcoming space. We were able to negotiate the insertion of new windows in the main elevation to bring light into the dining areas and create a visual connection with the exterior covered colonnade. We also reopened a high level gable window in the central hall and the windows along the riverside elevation. That and the high, vaulted ceilings have resulted in two impressive yet flexible spaces.



Sympathetic refurbishment of the interior to retain existing features



The previously dark interior has been transformed



This listed building had been empty for a number of years. The careful conversion and restoration has given the building a new lease of life



The colonnaded elevation fronting the square has been carefully cleaned



Windows have been reinstated to provide a light and airy interior

OVERVIEW:

With backgrounds in conservation, Peregrine and Paul are both familiar with the constraints and opportunities presented when working with historic and listed buildings. The practice has been fortunate to work on many listed buildings, including the Grade I listed quayside building, bottom right. Such buildings require careful consideration throughout the project, from negotiating the planning system to careful specification of materials to conserve the existing fabric while making the building fit for future use.

Peregrine Mears Architects also have extensive experience of designing and delivering projects in sensitive rural and urban sites, including Areas of Outstanding Natural Beauty, National Parks, Sites of Special Scientific Interest and Conservation Areas. Thorough research of the site and an understanding of relevant national and local planning policy underpin the development of such projects.

Informed design, combined with early consultation with planners, provides a sound platform for planning, listed building and conversation area applications.



Refurbishment of Grade II listed riverside restaurant



Refurbishment of Grade II listed public house



Extension to Grade II* listed neo-classical manor house



Holiday cottages located in the Area of Outstanding Natural Beauty on the north Devon coast



Grade I listed quayside, carefully restored and converted to new restaurant

LISTED BUILDINGS AND SENSITIVE SITES

PART Q OVERVIEW:

Gaining planning consent for new dwellings in rural areas can be tricky, however the permitted development legislation that came into force in 2013 allows barns and other agricultural buildings to change their use to dwellings, subject to some key criteria:

- the site must have been in an agricultural use on 20th March 2013 OR when it was last in use OR for during the 10 years before the permitted development begins;
- that use must have been as part of an established agricultural unit i.e. a farm enterprise “for the purpose of an agricultural trade or business”
- the floor space must be less than 465m²
- no more than 5 dwellings are created
- the site is not subject to an agricultural tenancy or if it is, the consent of both landlord and tenant is obtained
- the site is not in an AONB, SSSI, National Park or Conservation Area;
- the building is not listed;
- the building is more than 10 years old; and
- the external dimensions must not increase



Internal visualisation of dutch barn conversion



Barn conversion creating a new home



External visualisation of dutch barn conversion



Stable range converted to a new dwelling

BARN CONVERSIONS

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