

MORLEY HOUSE
Regent Street, London
KIER Regional Building, London

BIG Biodiversity Challenge Award Category: *Construction Phase*

Project overview

Morley House is a project on Regent Street in Central London, comprising of demolition, façade retention and the construction of a residential development. With limited ecological value on site, we were determined to deliver an environmental benefit, and therefore installed a green wall as part of our overall environmental enhancement strategy.

What were the biodiversity conditions on site, prior to the enhancement?

The biodiversity conditions on site prior to the commencement of our works was low to negligible, as the area was previously occupied by a building with limited ingress and egress routes for animals and no vegetation. The phase I habitat survey carried out at planning identified areas of greater ecological value in the local area but outside of the site boundary.

What were the reasons behind this project ?

Kier volunteered, in partnership with The Crown Estates, to create a positive environmental impact as part of the development, which also supports our registration as a Considerate Constructors Scheme Ultra Site, our internal Biodiversity KPIs and our targeted BREEAM rating. This green wall forms one part of our overall environmental enhancement works, which also includes the installation of Breathe Panels, NOx monitoring and exemplar record keeping to develop a carbon offsetting strategy. These measures go above and beyond our planning requirements, in the hope that this will set the bar for other London projects.



Green wall on scaffolding



What were the biodiversity measures taken?

Prior to the installation of our works, baseline monitoring was undertaken, allowing us to demonstrate the impacts our enhancement works create. Subsequently we worked with Ramboll to strategically assess which building elevation would be best suited for a green wall, considering the sunlight restrictions in a very built up area of central London. To deliver this project we worked collaboratively with our subcontractors, who supported the environmental benefit we aimed to deliver. Our demolition subcontractor, Deconstruct, incorporated our green wall into their façade retention design, and GKR Scaffolding installed the green wall on our behalf. The green wall is fitted with an automatic irrigation system including water recirculation, which was fitted with assistance from Multitech.

The green wall was, at the time of installation, the largest green wall in the country at 100m². It is seeded with species-rich wildflower meadows, attracting bees, other insects and birds, creating a new temporary habitat within a highly urban environment. In addition to enhancing biodiversity, the green wall also captures dust and other pollutants which are being monitored throughout the project, reduces stormwater runoff and provides acoustic insulation to minimise the nuisance arising from our works. The green wall forms part of our larger environmental plan which goes even further beyond planning requirements to absorb air pollutants through Breathe Panels and to contribute to a planting scheme which offsets our carbon emissions.

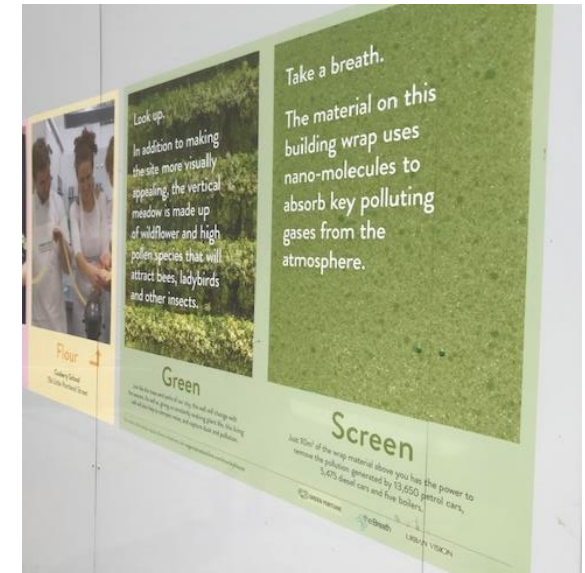
Through the installation of the green wall we have seen a significant increase in the number of insects in the area, in addition to a recorded air quality improvement.

As the green wall is suitable for any scaffolding, this is an easily replicable project and is, we believe, of particular benefit in urban areas where the opportunities for biodiversity are more limited.



Above: Green wall at installation

Right: Information board on site hoarding



Further information

Following the installation of the green wall, not only have we seen the recorded benefits in terms of biodiversity and air quality, but the response of the general public has been hugely positive. Our green wall has become a focal point of Regent Street and we hope that, in demonstrating that we can incorporate environmental benefits in this way, we can encourage others to think outside of the box when it comes to incorporating environmental good practice into our day to day activities. Though not a permanent feature, our green wall has had huge environmental benefits.

For future projects we would stress the need for strategic assessment of placement. Though our green wall was positioned with the availability of sunlight in mind, we faced challenges with the wind tunnel on Regent Street which stunted the growth of the green wall at first.

Project Team

- Ramboll
- Arup
- Kier
- Crown Estates

What was the motivation for carrying out the enhancement?

We are committed to deliver environmental benefits wherever possible and as such we developed an overall enhancement plan which went above and beyond our planning requirements, incorporating biodiversity, air quality and greenhouse gas emissions. We are pleased to see the positive impact this green wall has had on local biodiversity and the local community.

