

## ONE YEAR ON...

A year has flown past since the practice of A Edwin Bryant + Associates became part of Hills and although much remains the same there have been a number of changes. Ross and Ben Harrison remain the core of the Cornish team but they have now been joined by trainee, Joe Cooper. Considerable support comes from Tom Dodge who is in the office on a weekly basis and from Peter Churchill who visits regularly.

"Since joining Hills we have taken on a wider variety of projects and gained a number of new clients whilst still working for our traditional clients. Cornwall is buzzing and we are involved with projects benefiting from European Objective One funding as well as the considerable amount of luxury residential development being carried out along the coast and in seaside villages" says Ross.

Hills committed to support Ross and Ben as they trained to achieve RICS membership and both are well into the four year course of distance learning with the College of Estate Management at Reading. They often find it difficult to combine full-time work with their courses but know that the end result will be worth the midnight oil that they are burning.

## But some things never change

The Penzance office can be found behind the main shopping area of the town in what were originally two fisherman's cottages, then an antique shop and now an office. Work has been carried out to modernise the reception area to make it more welcoming to visitors and more efficient for the staff but beyond this, in the meeting room, time has stood still. Immediately you enter your eye goes to the magnificent Cornish Range on the opposite wall. During the mid to late Victorian period just about every Cornish house would have had a Range. It not only served as an 'in-house' heating appliance but was also used as an oven, with the hotplate providing sufficient heat to boil kettles and warm irons. This one is very ornate with the Royal Coat of Arms at the top and designs of flowers, fruit and neo-classical scrolls around the sides. Needless to say, these days it is only decorative as is the Underwood typewriter that sits on top of the range and the surveying and measuring equipment on the mantelpiece.

On the wall beside the range is a montage of newspaper cuttings, mainly from Building World dated around 1905. An advertisement for "A Surveyor, etc. for Claypole RDC for a combined highway surveyor, sanitary surveyor and inspector of nuisances. Salary £150 per annum." shows how things have changed in 100 years! Another advertisement from a young man who "has been for seven years in a measurer's (QS) office, and is experienced in measuring plans and work that has been done, desires to know whether he has any chance of getting a situation in a QS's office in London." The answer was "Apart from the difference in the mode of measuring in the north of Great Britain and in the south, there are already in London more applicants for appointments than can be employed." Our London office would be delighted if this was still the case!



## A NEW FACE

Joe Cooper joined EBA in February this year as a trainee quantity surveyor and his voice is the one you will probably hear at the end of the telephone when you call.



After working his way around Europe for four years Joe first went home to North Lincolnshire and then he and his girlfriend bought a car and ended up in St Ives where he knew he could work as well as surf. After working in a surfshop and then labouring as a roofer/sheeter he decided to settle in Cornwall and follow many of his family members into the construction industry. His girlfriend followed suit by joining local architects, Arco Studios.

Joe has been accepted by The College of Estate Management for the distance learning course to become RICS accredited and starts in September.

## CORNWALL COLLEGE

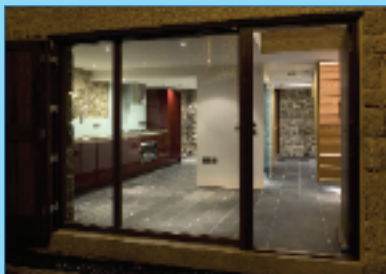
EBA are delighted to have been appointed as one of three quantity surveyors and the only CDM Coordinator for projects throughout the combined College and University campus. Their first project as CDM Coordinator is the redevelopment of the whole of the Camborne Campus. The existing buildings are old and require continuous maintenance so £35 million from the LSC will fund a college for the 21st century, demolition of the existing and landscaping of the campus which will in turn form part of the regeneration of Camborne.



## TOLCARNE STORES

Pilchard fishing was a very lucrative industry in Cornwall 150 years ago when huge shoals appeared off the Cornish Coast in mid July to be caught in vast numbers. In a good year Cornwall processed 140 million pilchards, with the record standing at 13 million in a single day.

EBA have acted as quantity surveyors for clients Chi-Da (Cornish for good house) for the conversion of a building which has been both a pilchard store and a fire station into three houses. Situated at the heart of the fishing village of Newlyn on the Coombe next to the river outlet, the houses are arranged on three floors with an open plan ground floor containing the kitchen, living and dining areas and the two upper floors providing two double bedrooms, bathrooms and showers, and a master bedroom with ensuite bathroom. There is an additional wet room and toilet on the ground floor.



The industrial character of the building is maintained with the existing large openings to the road side forming the main entrances. External hardwood shutters provide both privacy and security and open out to reveal fully glazed openings. These large front openings are complemented to the rear, by french doors opening onto the riverside to provide a landscaped, southwest facing, river terrace to each house. The river is utilized for geo-thermal heating and provides both hot water and the under-floor heating.

## The Slow Train

Flinders and Swann's song of the 1960s, The Slow Train, told of the cuts being made on the railways by Beeching. In fact the St Erth to St Ives line was rerieved and is now a busy line taking tourists along one of the most picturesque routes in Britain travelling along the estuary through Lelant and Carbis Bay to St Ives. The line, which was the last section of broad gauge track ever laid, was started in 1874 and opened in 1877.

St Erth station dates from that time and very little has changed since then. It has three platforms, two for mainline trains and the third dedicated to the single track, continuous shuttle service to St Ives. The journey takes 13 minutes to travel 4.5 miles and trains run every half an hour.

With little parking in St Ives, what better way to get there? The station has retained its mechanical signals and looks like a suitable set for Miss Marple.

EBA have just carried out cost estimates for Cornwall County Council to extend the station with a modern glazed building and provide a park and ride scheme.



## Regeneration

EBA has been working over the last few years for The Helston and Redruth Townscape Heritage Initiatives which are funded in part by Objective One money. One of the main aims of this scheme is to help secure the future of these towns by building on their heritage. It is a great way of using heritage as a springboard for regeneration and investment. The funding gives a one-off opportunity for owners of historic buildings to obtain significant grant-aid towards the cost of repair and restoration of the exteriors of their historic properties. By referring to old photographs and ensuring traditional construction methods and the use of local material the scheme is facilitating the repair and restoration of the town's historic buildings and features.

EBA's role in working for the THI is to analyse quotation prices and documentation and ensure value for money for the funding body.

## Luxury Houses

Local architects Arco Studios specialise in the design of bespoke private houses in superb locations in West Cornwall and EBA have been working with them over the last year to provide budget estimates for the clients.



www.wthills.com

A Edwin Bryant + Associates  
13-14 Bread Street, PENZANCE TR18 2EG  
Tel: 01736 361199  
Fax: 01736 351557  
Email: penzance@edwinbryant.co.uk

