

£5 Million 'Green' Retirement Complex for South Coast



Lee Bishop, Chessmann Consulting (right), on site with Russell Wilson, Royal Bay Care Homes (centre), and Andy Wilson, Alaway Construction

An innovatory 'green' retirement complex that uses the elements to cut running costs is being built in West Sussex.

Work has just begun on the £5 million Claremont Lodge development at Fontwell, near Bognor Regis. It will take 12 months to complete.

Chessmann Consulting, of Cardiff, is overseeing the construction of the retirement complex that comprises a 30-bed residential care home, 20 linked garden cottages and related facilities on a three acre site.

Claremont Lodge is being developed by Royal Bay Care Homes Ltd, of Bognor Regis. Royal Bay owns and manages other homes and retirement apartments for the elderly in Bognor, as well as elsewhere in the South of England and the Midlands.

Claremont Lodge incorporates all the latest cutting-edge 'green' technology, including solar energy for hot water, heat pumps that convert ambient air temperature into energy gains for both the hot water and under floor heating systems, recycled rainwater for irrigation, solar power for external lighting, and energy-efficient low wattage LED and CFL internal lighting. International specialists in alternative energy technologies, Powertech Solar, of Wimborne, Dorset, is designing and installing the 'green' technology. The builders are Alaway Construction, of Doncaster.

The 'green' elements have been incorporated to reduce running costs and to make the development as carbon neutral as possible.

The one and two-bedroom linked garden cottages include fully fitted ergonomically designed kitchens with user-friendly appliances and other features that maximise safety and provide an economic lifestyle. Each cottage has its own private garden area.

The bedrooms within the care home all far exceed National Minimum Standards, with several over 20 square metres. All have full en suite showers. There will be several private lounges, a large dining room, a library with internet access, individual conservatories and a communal 'orangery'.

Award-winning landscape gardener John Brookes, MBE, has designed the retirement complex's extensive gardens and grounds.

"Claremont Lodge is innovatory in its concept and is built to very high specifications. It incorporates leading-edge 'green' features to make the homes very economical to run," said Lee Bishop, Managing Director of Chessmann Consulting.

Royal Bay Care Homes is continuing to expand its portfolio of assisted living retirement properties.

"As well as our on-going developments, we are looking to acquire other similar sites and are in negotiation for a Claremont Lodge Mark Two at present," said Russell Wilson, Managing Director. The company's growth strategy has been actively supported by Abbey National Commercial Mortgages.

Chessmann Consulting, of Cowbridge Road, Cardiff, specialises in construction for the healthcare sector, including residential care homes, independent hospitals, assisted living and primary healthcare, as well as mainstream and special needs' schools.

The firm is also project-managing the construction of another scheme with especially 'green' credentials - the 81-bed Cornford House nursing home in Tunbridge Wells, Kent - for Graham Care.