HTA Design
Sustainable Futures

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About us

HTA Design is an interdisciplinary practice of around 250 talented people, all committed to designing and creating better homes and more sustainable places to live.

We have been at the forefront of innovation in housing design for more than 50 years and are recognised for our experience across every form and tenure of housing. We are global leaders in the design of volumetric modular construction and net zero design. Our work includes some of the largest and most complex housing projects completed over recent years.

From our origins as founders of the Community Architecture Movement, we champion the voices of local residents, to inform the design vision and gain support for development. This people focused approach is at the heart of our practice culture and we are recognised as the leading employers in our industry.

Good quality housing and a nature rich built environment is crucial in shaping people's lives, their wellbeing, and the opportunities available to them. This knowledge drives our commitment to good design. We create socially, environmentally and economically resilient places where people choose to live.

- We work from studios in London, Bristol, Edinburgh, Manchester, Nottingham and a newly established studio in Sydney
- AJ100 Practice of the Year 2025
- AJ100 Employer of the Year 2018, 2022, 2023, 2024
- Certified B Corporation

An interdisciplinary design practice

Our practice combines the range of design disciplines we believe are needed to deliver the very best homes and places: architecture, planning, masterplanning & urban design, landscape design, sustainability and building physics, interior design, wayfinding & place identity, and communications & engagement.


Architecture


Masterplanning & Urban Design


Landscape Design


Interior Design


Planning


Communications & Engagement


Sustainability & Building Physics

Wayfinding & Place Identity

Building better homes & places to live

We design efficient homes in beautiful, considered buildings. We create nature rich places that contribute positively to the health and wellbeing of residents and visitors alike. We balance the commercial drivers needed to form viable projects with the increased value brought by creative thinking and a commitment to design quality.

Commitment to community engagement

Our long-term commitment to working with local residents, communities and stakeholders has enabled us to deliver lastingly popular places where people choose to live. Meeting the needs of residents is critical to shaping projects in the best way possible, whilst also building local advocacy and support.

Towards more sustainable futures

We design sustainable homes in high performing buildings and are global leaders in the delivery of Volumetric Modular projects. We combine principles of sustainable design with building physics expertise to achieve the most sustainable outcome.

Champions of change as a leading employer

We believe that great work comes from great teams of diverse talents. We have built our team through a long standing commitment to equality and inclusion. We are recognised for our commitment to better employment practices winning the AJ100 Employer of the Year award 4 times, and an unprecedented 3 years running from 2022 to 2024.

Awards

HTA Design is recognised regionally, nationally and internationally for the consistently high quality of our design work and for continued innovation in our practice management. In 2025 alone we won 24 awards and commendations from 50 shortlists, including Practice of the Year at the prestigious AJ100 Awards.

AJ100
Winner:
Practice of the Year, (2025)
Employer of the Year (2024)
Employer of the Year (2023)
Employer of the Year (2022)
Employer of the Year (2018)

Highly Commended:
Practice of the Year (2024)
Collaboration of the Year (2021)

Shortlist:
Client of the Year, Greenwich Builds (2025)
Mentor of the Year, Eleni Stathi (2025)
New Talent Award, Part 1 Architect, George Beer (2025)
New Talent Award, New Architect, Bianca Baidoo (2025)
Community Impact of the Year, Live your best live initiative at Kidbrooke Park Road North (2025)
Community Impact - Winstanley Interiors competition (2024)
Client of the Year: Enfield Council (2024)
Collaboration of the Year: Meridian One (2022)
Innovation of the Year, Collab DfMA toolkit (2022)
Collaboration of the Year (2020)
Shortlist, AJ100: Community impact Award (2020)
Employer of the Year (2020)
Client of the Year: Tide (2020)

WAF - World Architecture Festival
Highly Commended:
Eden Dock, Sustainability & Resilience (2025)

MIPIM
Shortlist:
Best Residential Project: College Road (2026)
Best Urban Regeneration Project: Eden Dock (2025)

BD Architect of the Year Awards
Winner:
Net Zero Architect of the Year (2022)
Sustainability Architect of the Year (2020)
Public Realm Architect of the Year (2019)

Shortlist:
Private Housing Architect of the Year (2024)
Best Architect Employer of the Year (2024)
Private Housing Architect of the Year (2023)
Net Zero Architect of the Year (2023)
Best Architectural Employer (2023)
Architectural Practice of the Year (2022)
Public Housing Architect of the Year (2022)
Building Design Awards: Best Architect Employer (2022)
Public Realm Architect of the Year (2021)
Architectural Employer of the Year (2021)
Interior Designer of the Year (2021)
Housing Architect of the Year (2020)
Public Realm Architect of the Year (2020)
Social Impact Award (2020)

AJ Architecture Awards
Highly Commended:
Landscape and Public Realm: Eden Dock (2025)

Shortlist:
Housing project, £25-50m: Kidbrooke Park Rd North (2025)
Housing project, up to £25m: Woodside Park (2025)
Housing (£40m and over): College Road (2024)
Refurb: Wallis Road (2023)
Housing (£10m and over): Ten Degrees (2021)

NLA - New London Architecture Awards
Winner:
Public Spaces: Eden Dock (2025)
Mayor's Prize: Kidbrooke Park Road North (2025)

Highly Commended:
Housing: Kidbrooke Park Road North (2025)
Mayor's Prize: Eden Dock (2025)

Shortlist:
Housing: College Road (2024)
Housing: Brambling House (2024)
Housing: Ten Degrees (2021)

The Pineapples
Winner:
Public Place: Eden Dock (2025)

Shortlist:
Healthy Homes: Kidbrooke Park Road North (2026)
Place in Progress: Kidbrooke Park Road North (2026)
Creative Retrofit: The Sutton Estate (2026)
Activation: Union Square (2026)
Creative Retrofit: 75 Wallis Road (2023)
Future of Place: Dagenham Green (2023)
Public Realm: TwelveTrees Park (2023)
Public Space: Camley Street Natural Park (2023)
Public Space: Claremont Park (2023)

Offside Awards
Winner:
Digital Construction & Winner of Winners: DfMA Toolkit (2022)
Best Use of Volumetric: Ten Degrees (2020)

Shortlist:
Best use of Volumetric: Gants Hill (2021)
Private Housing Project of the Year: Ten Degrees (2020)

Planning Awards
Winner:
Planning Consultancy of the Year (2022)
Planning Consultancy of the Year (2017)
Award for Fostering a Diverse Planning Team (2020)
Planning Permission of the Year, Ten Degrees (2019)

Shortlist:
Planning Consultancy of the Year (2021)
Award for use of New Technology in Planning: Tide & Vision Modular Offsite Construction (2020)

RTPI Awards
Winner:
Small Planning Consultancy of the Year (2024)
Excellence in Planning for Communities (Large Schemes of 50+ Homes): College Road (2024)

Finalist:
RTPI Awards for Planning Excellence 2020 - Small Planning Consultancy of the Year (2021)
RTPI Awards for Excellence in Planning to Deliver Homes (Large Schemes): Ten Degrees (2021)

Our Team

The HTA Sustainable Futures team is a group of technical specialists providing integrated Sustainability, Energy, and Building Physics advice to residential projects.

We take a holistic, people-centred approach to environmental consultancy. That means listening carefully to design teams, asking practical questions early, and using evidence-based analysis to help make decisions that are informed, balanced and aligned with broader project goals. Sustainability is not an add-on, it's a thread that runs through design, planning and delivery.

Rory Bergin
Partner,
Sustainable Futures

Buwani Kilpatrick
Senior Building Physics & Sustainability Consultant

Henry Nicholson
Senior Sustainability Consultant

Dr Yashika Narula
Building Physics & Sustainability Consultant

Lauren Conroy
Building Physics & Sustainability Consultant

Michelle Giljam
Building Physics & Sustainability Consultant

Serra Ardor
Sustainability Consultant

Construction of Ten Degrees, Croydon

Rory Bergin

Partner,
Sustainable Futures

BArch, BA (Hons)

As Partner for Sustainable Futures, Rory leads HTA's work in sustainable and innovative design and construction. He oversees the implementation of sustainable design approaches and the use of appropriate analytical tools across the practice, supporting environmentally conscious placemaking. Rory is an architect and advises on sustainable design and prefabrication and has been responsible for the sustainability consultancy on many high-profile housing projects, including large-scale zero-carbon residential developments.

Buwani Kilpatrick

Senior Building Physics
& Sustainability
Consultant

BA (Hons), MArch, MSc, AMEI

Buwani is a senior building physics and sustainability consultant with extensive experience in the environmental sector and a background in architecture.

Her expertise includes energy performance, daylight, overheating, microclimate and thermal bridging assessments, delivered across planning and technical design stages. She works closely with design teams to support the implementation of energy-efficient and sustainable design strategies.

Henry Nicholson

Senior Sustainability
Consultant

BArch (Hons), MSc

Henry specialises in environmental assessments, whole-life carbon (WLCA) and circular economy strategies for large-scale residential and mixed-use developments. He is experienced in extracting and structuring complex architectural data, building robust Excel-based tools, and coordinating with multidisciplinary design teams to deliver compliant, well-documented sustainability outcomes. Henry brings a detail-oriented, analytical approach and strong written reporting skills, and is a qualified assessor for BREEAM New Construction, Refurbishment and Fit-Out (RFO), Infrastructure, Residential (HQM) and Fitwel.

Dr Yashika Narula

Building Physics
& Sustainability
Consultant

BArch, MSc, PhD

Yashika is a building physics & sustainability consultant specialising in sustainable design, energy efficiency and low-carbon housing. She completed a PhD in Environmental Sustainability focusing on modular housing as a pathway to achieving the UK's net zero 2050 goals. Yashika has experience developing energy strategies, leading feasibility studies and contributing to sustainability frameworks, combining technical analysis with collaborative working.

Lauren Conroy

Building Physics
& Sustainability
Consultant

BArch (Hons), MSc

Lauren supports projects across early design and technical stages, contributing to concept design testing and undertaking daylight, overheating, energy and thermal bridging assessments for planning and compliance. Her background in both Architecture and Environmental Engineering allows her to bring her knowledge gained from the architectural design process to building physics and sustainability analysis. Lauren has years of experience working in the housing sector, working on Passivhaus, façade retention and housing regeneration schemes, she brings a well-rounded perspective to the team.

Michelle Giljam

Building Physics
& Sustainability
Consultant

MEng (Hons)

Michelle supports early-stage environmental testing during concept design and delivers detailed assessments at planning stage, including overheating, daylight and energy analysis. Her integrated background in architecture and environmental design enables her to contribute to interdisciplinary project teams. Michelle's work focuses on embedding sustainability considerations into design from an early stage.

Serra Ardor

Building Physics
& Sustainability
Consultant

BA (Hons), MSc

Serra supports projects from early concept through to planning and technical stages, delivering daylight, overheating and energy assessments and assisting with sustainability certification. With a background in architecture and environmental design, she brings a strong understanding of design development and building performance, supporting the integration of sustainable environmental considerations throughout the design process.

Our Services

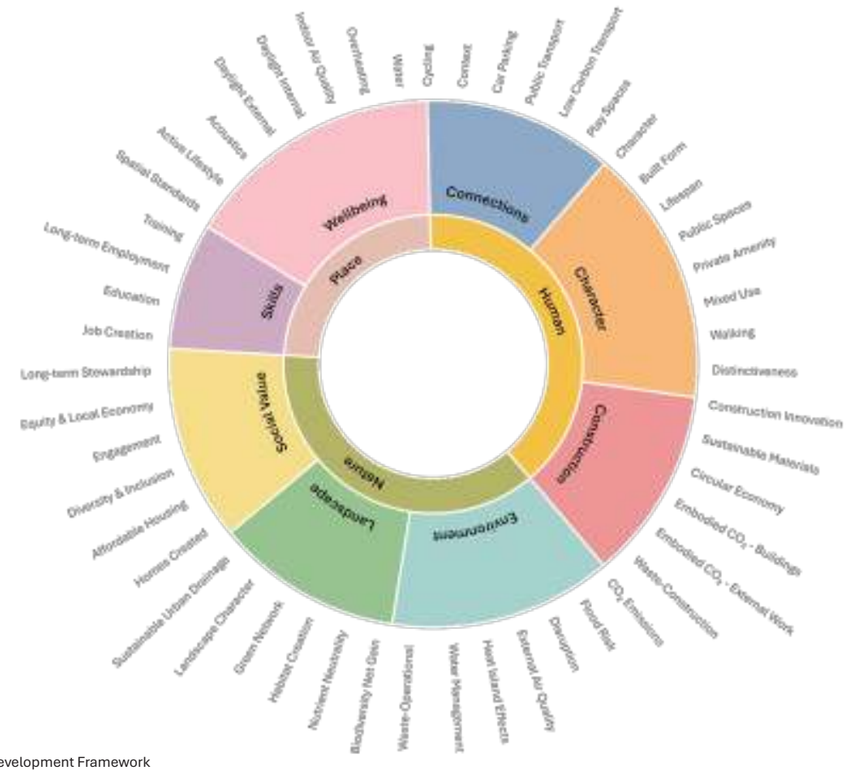
Sustainability and environmental performance are not just technical checkboxes, they are essential aspects of buildings that are healthy, resilient and future-ready. We guide design teams through the complexities of sustainable design, regulation and policy with clarity, curiosity and a focus on real-world outcomes.

Our expertise covers the following services for RIBA Stages 1-3 Strategies and Analysis:

- Energy, Sustainability and Carbon Strategies
- Sustainability Statements
- Daylight, Sunlight and Overshadowing Assessments
- Overheating Analysis for Part O
- Whole Life Carbon Assessment (WCLA)
- Wind Microclimate Studies
- Circular Economy Statements
- BREEAM Assessment
- Passivhaus Design and Modelling

And Stages 4-6 Compliance management against Planning and Regulatory Requirements:

- Sap Calculations and EPC Production
- Thermal Bridging Analysis
- BREEAM Certification
- Fitwel Certification



Our Sustainable Development Framework

Sector Expertise & Project Experience

College Road and Ten Degrees are among the world's tallest volumetric buildings, delivered for Tide and Vision using modern methods of construction.

Energy Strategies

Reducing energy use is central to creating comfortable, affordable and resilient buildings, and is increasingly shaped by planning policy and regulations. We model building performance and apply building physics to develop practical energy strategies. This helps reduce demand, improve efficiency and evaluate low-carbon technologies such as heat pumps and photovoltaic panels, supporting informed decisions early in the design process.

Wates Meanwhile Modular, Romford

Waterloo Estate transforms unused land into 18 meanwhile homes. The homes are built to exceed performance benchmarks. Triple glazing, airtight construction and MVHR systems contribute to excellent thermal performance and indoor air quality. All-electric systems reduce operational emissions, and rooftop solar PV is included where viable to reduce reliance on the grid.

Sutton Estate, Chelsea ↘

The sustainability approach at Sutton Estate is predicted to deliver a 75% reduction in energy consumption, a 73% cut in carbon emissions and a 57% reduction in heat loss across the estate. These achievements reflect a strategy focused on refurbishing the existing Edwardian buildings to secure their long-term future.

Apex House, ↗ Wembley

Pioneered tall volumetric modular construction in the UK, setting a benchmark for efficient, sustainable delivery. The building saves 30.45% of CO_2 emissions compared to a notional Building Regulations 2013 building. This amounts to a saving of 244 tonnes per annum.

The volumetric modular construction system typically saves 30-40% of embodied carbon.

The renovation of Sutton Estate revitalises four residential blocks within a 100-year-old social housing development for the Clarion Housing Group. An innovative energy strategy centred on ground source heat pumps provides residents with affordable, low-carbon heating. This approach has earned the project significant sustainability recognition, including Green Heat Project of the Year at the UK Green Business Awards and Regional Large-Scale Project of the Year at the Greater London Energy Efficiency Awards.

Sustainability Statements

The team produces Sustainability Statements that set out a clear strategy for delivering healthy, low impact places. These documents respond to relevant local, regional and national policy while anticipating future legislation, and establish key design principles early in the project. Together, they demonstrate how proposals will create sustainable, adaptable neighbourhoods that maintain long term value, strengthen social cohesion, and enhance existing environmental conditions.

Elm Grove, Sutton

Elm Grove is an estate renewal project in Sutton delivering 276 new affordable homes on a compact 0.9-hectare site. The team delivered a comprehensive suite of sustainability and building physics assessments for planning, including energy, overheating, daylight, sunlight and overshadowing, pedestrian comfort, whole life carbon and circular economy.

77% reduction in regulated carbon emissions

Aylesbury Square Southwark

An early phase in the regeneration of the Aylesbury Estate, this infill project delivers a state-of-the-art healthcare facility, 23 homes designed for residents over 55, a new library, and a range of homes for sale. In the future, the development will connect to the estate's CHP-led district heating network, supporting compliance with the London Plan's CO_2 emissions reduction targets.

Joyce & Snells Estate, Enfield

The vision intends to develop a sustainable place in line with the triple bottom line approach which integrates environmental, social and economic sustainability. The sustainability framework was developed with Enfield Council officers to provide an 'at-a-glance' summary of the sustainability successes of the scheme and how issues are balanced.

287.1 tCO_2/yr
CO_2 savings

954 $kgCO_2e/m^2$ GIA
total embodied carbon

Daylight, Sunlight & Overshadowing

Good access to natural light plays a vital role in wellbeing and the quality of living spaces, but it also needs to be carefully balanced with urban context and neighbouring impacts. We assess internal daylight using dynamic metrics such as Spatial Daylight Autonomy (SDA) and report performance against BRE guidance. Working iteratively with design teams, we review daylight performance as designs evolve. We also assess impacts on neighbouring buildings using Vertical Sky Component (VSC) and evaluate sunlight availability for external amenity spaces, helping reduce planning risk and late-stage redesign.

Alton Estate, Roehampton ↗

HTA's vision for Block A, a key location on the Alton Estate, is to create a civic gateway to the estate with a community hub and a residential building. Targeting BREEAM Outstanding, sustainable design is embedded throughout the project. Strategic glazing, deep overhangs, and cross ventilation maximise daylight and natural ventilation, while simultaneously controlling solar gain and reducing overheating.

Beech Tree Place, Sutton ↘

The scheme provides 92 affordable homes arranged across four Mansion Blocks, sensitively integrated into the sloping town centre site. Homes are designed to maximise daylight and sunlight throughout the year while incorporating measures to mitigate overheating, CO_2 emissions, and noise pollution.

Silkhouse & Shoelands Outline Masterplan, Barnet

Silk House and Shoelands Court is an estate regeneration project in Colindale delivering up to 388 new homes on a 1.54-hectare site adjacent to Montrose Park and the Silk Stream. The team evaluated energy use, overheating, daylight, sunlight, overshadowing, microclimate, whole lifecycle carbon,and circular economy for the project.

Kidbrooke Park Road, Greenwich

Kidbrooke Park Road is set to become the largest new council housing development in England, delivering 445 net zero family homes.

The scheme is a net zero carbon development that exceeds Greater London Authority targets and sets a benchmark for civic-led environmental performance. Photovoltaic panels are installed across the roofscape with a total capacity of 131.92 kWp, generating 86,628 kWh per year - enough to meet 23% of total energy demand and contributing to the scheme's 100% on-site provision of domestic heating and hot water.

The first phase of the scheme has been shortlisted in the RIBA Awards 2026.

68% reduction in carbon

80% dual aspect homes

0.60 Urban Greening Factor

Overheating Assessment

Designing homes that remain comfortable as the climate warms is both a regulatory requirement and good design practice. We carry out early-stage overheating analysis using dynamic thermal modelling to understand how orientation, glazing and ventilation affect thermal comfort. Our assessments guide window opening sizes and façade design by orientation, supporting compliance with Building Regulations Part O and helping integrate overheating mitigation into the design.

Joyce and Snell's Park Estate, Enfield

Using waste-to-heat technology, Energetik Heat Network provides efficient, sustainable heating and hot water, reducing reliance on traditional fossil fuels. Where possible, passive cooling strategies have been integrated with the design of the buildings to minimise overheating risk.

Heston Grange, Hounslow

Heston Grange is an estate renewal project delivering 263 new affordable homes on a 1.97-hectare site in Hounslow, with 70% social rent and 30% shared ownership. The site's proximity to the M4 motorway presented a key challenge: noise constraints required windows to remain closed at night, increasing overheating risk. Working closely with acoustic and MEP consultants, the team developed a solution using MVHR with integrated cooling, activating above 26°C and meeting both Part O and CIBSE TM59 requirements.

57% naturally ventilated

100% mechanically ventilated rooms meet CIBSE criteria

Wind & Microclimate Studies

Designing comfortable outdoor spaces is key to successful developments. We carry out wind assessments using Computational Fluid Dynamics modelling to understand how building form and orientation affect the local environment. Our analysis identifies issues such as downdraughts and venturi effects early, allowing design teams to respond through massing, landscaping and mitigation strategies. We assess pedestrian comfort against standards such as the Lawson LDDC Criteria, helping ensure public spaces are safe, comfortable and inviting year-round.

Silk House & Shoelands Court, Colinade

Silk House and Shoelands Court is an estate regeneration project in Colindale delivering up to 388 new homes on a 1.54-hectare site adjacent to Montrose Park and the Silk Stream. The team evaluated energy use, overheating, daylight, sunlight, overshadowing, microclimate, whole lifecycle carbon,and circular economy for the project.

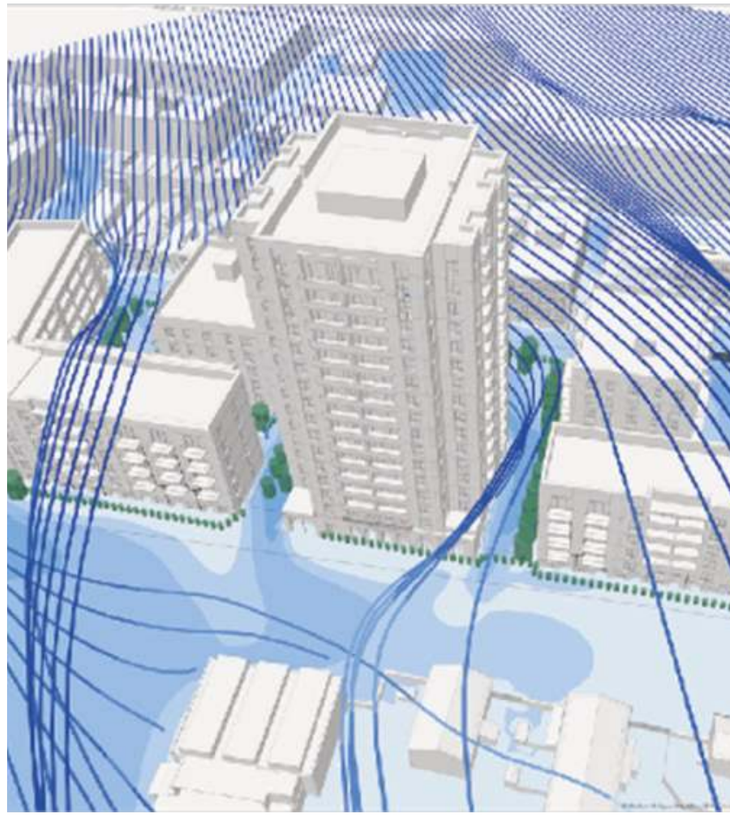
Joyce and Snell's Park Estate, Enfield

We have carried out microclimate analysis at several stages of the design development to identify potential windspeed hotspots, and designed out or mitigated the problem areas to ensure maximise pedestrian wind comfort around taller structures. The estate encourages greener modes of transport, contributing to improved air quality and healthier lifestyles.

Elm Grove, Sutton

The high density of the proposed scheme and surrounding properties presented a challenge for meeting daylight requirements, especially for rooms below balconies and those facing access decks. The Sustainable Futures team collaborated with HTA Landscape to optimise the proposal for pedestrian comfort. They suggested pergolas to effectively mitigate areas of higher thermal discomfort caused by downdraught and venturi effects from the surroundings.

60% naturally ventilated



Officers Field, Dorset

Completed in 2012, Officers Field delivers 77 sustainable homes at Osprey Quays on the Portland Peninsula in Dorset.

The houses have been built using a highly insulated timber frame system and all the timber used in the construction has come from sustainable forests. 59 of the homes are being heated, and have their hot water supplied, through three district biomass heating systems running on sustainably sourced wood pellets.

77 homes

50% reduction in carbon emissions

Level 4 Code for Sustainable Homes

Whole Life Cycle Assessment

Life Cycle Assessment (LCA) helps understand the environmental impact of buildings, from materials to operation and future adaptability. Whole Life Carbon Assessments are now required by the GLA under the London Plan. At HTA, we use LCA tools and early-stage benchmarking to inform design decisions and support planning submissions. Using One Click LCA, we model impacts in line with recognised standards to guide material selection and support BREEAM credits.

Clare House, Tower Hamlets ↗

WLCA confirmed that new build offered greater sustainability than refurbishment. Where demolition was necessary, we conducted material audits to identify reuse opportunities, with many elements retained on site and others allocated to future projects in Clarion's portfolio.

Lyons Dock, Greenford Quay ↘

All buildings at Greenford Quay, Lyon's Dock included, have been designed with a high building fabric efficiency, photovoltaic panels and a centralised CHP energy centre, minimising carbon emissions across the development.

Joyce and Snell's Park Estate, Enfield

One of the most ambitious regeneration schemes in Enfield, Joyce and Snell's Park Estates will deliver over 2,000 new homes, of which more than half will be affordable, within a nature rich neighbourhood targeting an 87% reduction in operational carbon.

Circular Economy Statement

A circular approach to development focuses on conserving resources, reducing waste and designing buildings that can adapt over time. We prepare Circular Economy Statements in line with GLA guidance and London Plan policies. Working with the wider design team, we define practical circular strategies and set clear metrics for resource efficiency and waste reduction, supported by workshops and key documents ahead of planning submission.

Kidbrooke Park Road North, Greenwich

The first phase of Kidbrooke Park Road reimagines civic housing through design and sustainability. Designed with a fabric-first approach and all-electric strategy, the scheme achieves over 70% reduction in regulated carbon emissions compared to Part L 2013 baseline, surpassing the London Plan's 35% target.

Clare House Tower Hamlets

Clare House replaces a 1960s tower with 145 energy efficient new homes, all for social rent. Sustainability is embedded from the outset, driving the design, performance and long-term value of the scheme. The demolition waste will be digitally tracked to record the waste and the products that can be stored, reused or recycled.

The Queen Elizabeth II Garden, Regent's Park

The Garden at The Regent's Park transforms a former plant nursery into a landscape celebrating the life and service of Queen Elizabeth II. The Regent's Park project is designed to reduce the park's embodied energy by 83%. The development will initially use 15 tonnes, with 6 tonnes expected to be gradually sequestered in planting and soil over time, further lowering the project's overall carbon impact.

achieved **BREEAM** excellent

185% Biodiversity Net Gain

17% carbon savings

HTA Sustainable Futures developed the sustainability strategy for the Joyce & Snells Estate working alongside Enfield Council and produced all the reports for an outline application of 2,000 homes and a detailed first phase of 400 homes.

BREEAM Assessment

The Sustainable Futures team supports clients in delivering BREEAM assessments across a range of residential and mixed-use projects. Working closely with design teams, consultants, and contractors, we coordinate the sustainability strategy, manage evidence submission, and maintain clear communication throughout the process. Through robust data management and proactive engagement at every stage, we help streamline sustainability reporting, align design intent with BREEAM criteria, and identify opportunities to enhance environmental performance beyond initial targets.

The Rex, Kingston

Designed to prioritise community, wellbeing and sustainability, the scheme provides residents with an extensive range of shared amenities including co-working spaces, a gym, cinema, communal dining areas and social lounges, supporting connection and everyday comfort. The Rex is set to achieve BREEAM Outstanding, becoming the UK's first co-living building to reach this standard, alongside Fitwel 3-Star and WiredScore Platinum accreditations.

87.2% BREEAM Outstanding

The Pearl Yard, Southwark ↘

The Bermondsey Project represents one of the UK's largest Build-to-Rent developments, delivered across five distinctive buildings — 1–4, 5, DE, F, and ST — comprising 1,624 homes and more than 126,000m^2 of floor area. Working alongside our in-house team and multiple other architects and contractors on this complex scheme, we are delivering the BREEAM Non-domestic and BREEAM Residential Certification.

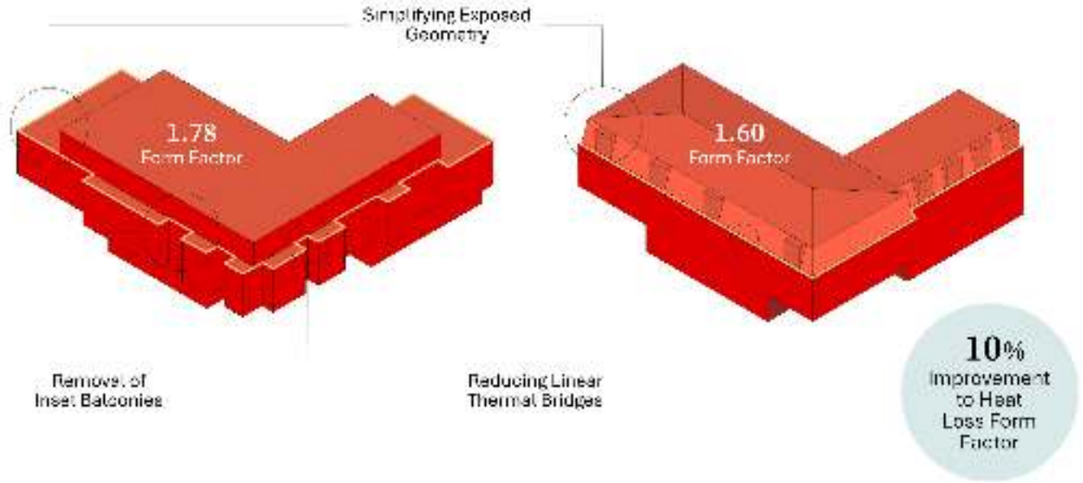
Passivhaus

We model buildings at an early stage using specialist software, including PHPP and DesignPH, enabling us to advise the design team on how best to optimise the building fabric to meet performance targets. This fabric-first approach (combining high insulation, airtight construction, passive solar gains, and MVHR) allows us to design buildings that can reduce heating and cooling energy demand by up to 90%.

Westmead Road, Sutton

Westmead Road transforms a brownfield site in the London Borough of Sutton into a characterful, place-specific residential development. The Passivhaus scheme provides 34 affordable social rent homes, with 64% designed as two-and three-bedroom family units, making efficient use of a compact urban site.

The Sustainable Futures team undertook early stage DesignPH and PHPP modelling, collaborating with the Architetcure team throughout the design process to ensure the scheme was Passivhaus ready from the outset.



Kingspan Passivhaus, Cambridge

HTA Sustainability and Architecture worked in collaboration for Kingspan Potton's show home. The design aimed to dispel the myth that Passivhauses must be 'box-like,' demonstrating that an ambitious architectural design flooded with natural daylight can meet Passivhaus standards.

Hanham Hall, Bristol

Hanham Hall was England's first large scale volume housebuilder scheme to meet the 2016 zero carbon standard. Built using Modern Methods of Construction, the scheme includes the renovation of Grade II listed Hanham Hall, repurposed for community use.

187 new homes

35% affordable housing

3.8 ha brownfield site

SAP Calculations & EPC Production

SAP Analysis is the cornerstone of UK Energy performance management. At HTA we carry out SAP assessments at regular stages throughout the design phase to ensure compliance. We will use this tool to assess against the Future Homes Standard and manage the complex interaction between buildings and services.

The Lakes Estate, Milton Keynes

The Sustainable Future team completed SAP energy assessments for the four residential sites. The clients target of achieving a minimum SAP B rating was exceeded, with several homes achieving the highest A rating with roof-mounted photovoltaics and heat pumps. This contributed to the 72% reduction in carbon emissions compared to the Part L 2021 baseline, significantly exceeding local policy requirements. A strong fabric-first approach resulted in an average 55% improvement in air permeability compared to the baseline design limits.

The Wiltern, Ealing ↗

The Wiltern, Neighbouring Grade II listed Hoover Building, delivers 278 build to rent homes, 35% of which are affordable. Designed and certified by HTA, all units are constructed to meet EPC B.

Ravensbury Phase 2, Merton

Phase 2 of the Ravensbury Estate regeneration delivers 54 affordable homes that set the tone for the wider masterplan through thoughtful and deliverable design. The use of heat pumps on site meet Clarions ESG targets.

College Road, Croydon

College Road design embraces the optimism of Croydon's mid-century heritage with a faceted white terracotta cladding system that references the Richard Seifert's iconic NLA building, located immediately to the east.

1725 modules

28 month delivery

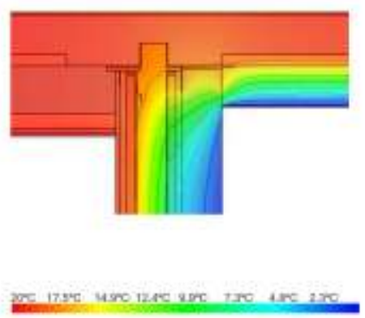
40% reduced CO_2 emissions

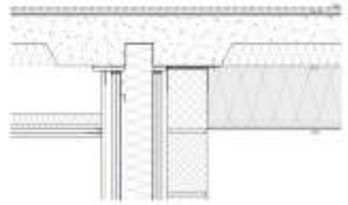
Thermal Br
Analysis

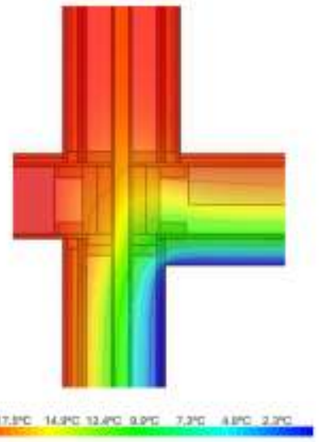
Thermal bridging can significantly contribute to heat loss in buildings, accounting for up to 30% of a building's overall heat loss. HTA's Sustainable Futures team delivers comprehensive thermal bridge assessments across a range of projects and design stages. Detailed psi-value calculations are used to identify heat loss at key junctions, supporting improved energy efficiency and compliance with UK Building Regulations Part L.

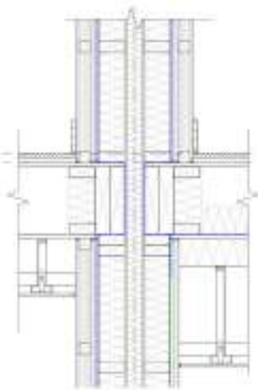
Edinburgh Park Flats, Edinburgh

The SW1-3 site of the Edinburgh Park masterplan consists of three plots providing 7 storey villa apartment blocks with a light gauge steel frame construction. Key thermal bridge junctions were modelled, showing an average 62% reduction in junction heat losses compared to the SAP 10 default values. These values were taken forwards into the later stage SAP energy assessments to enable more accurate modelling of junction heat losses.







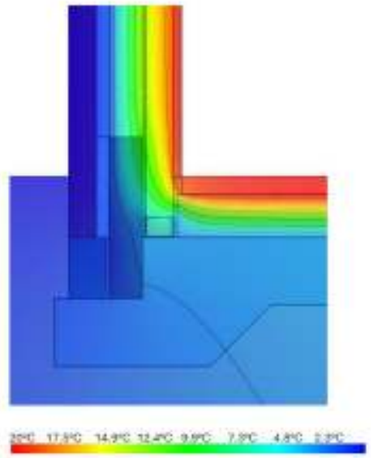


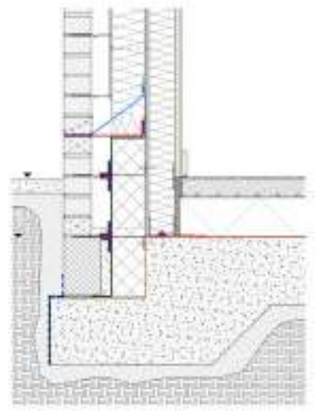
Edinburgh Park Mews Houses, Edinburgh

Each site of SW1-3 within the Edinburgh Park masterplan is book ended by a run of mews houses, constructed in a traditional timber frame design. Many key junctions were modelled to calculate the thermal bridge heat losses, allowing for a thorough analysis of the proposed scheme. The careful detailing of these junctions to ensure continuity in the thermal envelope achieved up to an impressive 96% reduction in junction heat losses from the default values.

Clare House, Tower Hamlets

Clare House is a 23 storey tower block providing 145 resident units. Thermal bridging calculations at the technical design stage were completed for key affected junctions, which were incorporated within the SAP energy assessments. All modelled junctions achieved a significant improvement from the SAP 10 default values, contributing to an approximate 17% improvement in overall dwelling fabric efficiency at Stage 3.





Fitwel Certification

Fitwel is a standard that celebrates the wellbeing of residents. We use this standard to demonstrate the benefits of buildings that have good access to green space, contain public art, are located close to amenities and which are well managed by their owners.

The Gilbert, Islington

HTA designed Greystar's new European headquarters within 'The Gilbert' at Finsbury Square, in collaboration with Elisabeth Stuart Design Studio. Spanning two floors, the office interior fit-out features a dramatic steel spiral staircase with stone treads, a leather-clad reception desk, and a bespoke Venetian glass chandelier.

The Rex, Kingston ↘

The Rex sets the benchmark for healthy, low-carbon living; promoting healthier, more active and socially connected lives for residents through thoughtful design. Top-tier energy and health performance secured The Rex a BREEAM Outstanding Certification for Multi-Residential. The building has super-insulated fabric, air-source heat pumps, rooftop solar panels, and intelligent controls.

Research & Innovation

College Road features a colonnade by artist Adam Nathaniel Furman: 16 sculptural columns clad in nearly 14,000 hand crafted tiles. Co-created with HTA, Tide, planners, and Craven Dunnill Jackfield, the tiles use bespoke designs with a 30 tile indigo to white gradient, fired in Shropshire's 150 year old ceramics works.

Writing & Research

We publish as a form of thought leadership. We influence housing policy and promote improved approaches across our industry. This is grounded in decades of experience designing and delivering innovative projects.

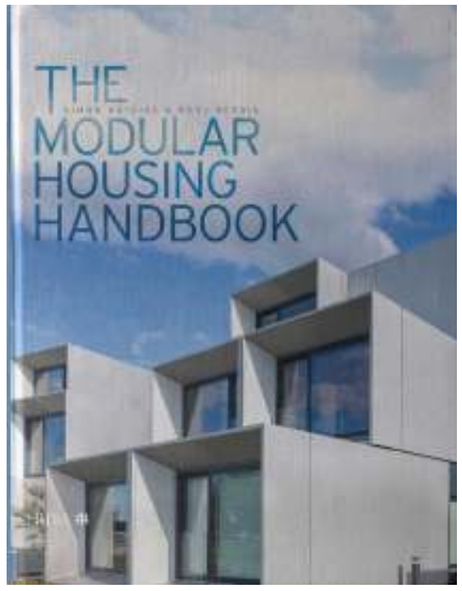
The Modular Housing Handbook, Simon Bayliss and Rory Bergin (Published by RIBA in July 2022)

This practical handbook combines real-world advice on designing modular housing with a compelling argument for off-site construction enabling architects to take a greater role and achieve more influence in their housing projects. Focusing on the benefits as well as the challenges of modular construction, this book illustrates that off-site construction provides an opportunity for greater design impact.

The Modular Housing Handbook explores how a new approach can improve the standard of design and quality of construction, enable the production of higher performing buildings, and encourage a more collaborative industry.

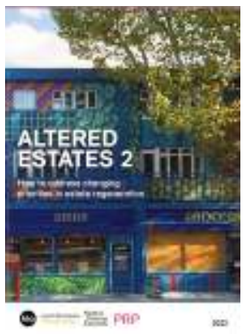
This approach delivers better outcomes for everyone involved: the designers and producers, the funders, owners and managers, the local councils, the existing communities and, above all, the residents who will choose to live there.

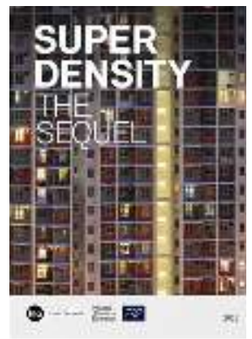
There has never been a more auspicious time for a revolution in modular housing. The Modular Housing Handbook sets out the case for an explosion in factory made housing. It is also a call to housing architects and designers to embrace better models for delivery and a much improved culture that could, perhaps quite counterintuitively, provide the profession with the greatest opportunity of a generation to regain a more central role in the creation of better homes for our communities.

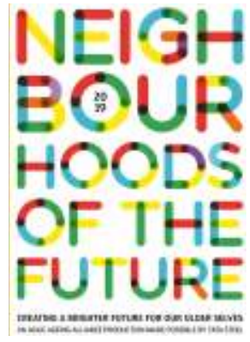


The book includes many HTA case studies:

- Ten Degrees, the tallest modular building in the world
- Greenford Quay, Tillermans
- Apex House
- Union Wharf
- Holloway Road
- Savoy Circus







Window Design

The HTA Sustainable Futures and Technical Team developed new guidance for apartment window design. It is intended to help design teams integrate window strategies that are both compliant and forward-looking, while supporting key sustainability objectives.

The Approved Documents offer practical guidance on how to comply with the requirements of the Building Regulations. While these documents set out recommended specifications, they are intended as guidance rather than mandatory rules. Alternative solutions may be used, provided they are agreed with a building control body before construction begins. Designing in accordance with the Approved Documents generally offers the most straightforward route to compliance, reducing risk, streamlining the design process, and helping ensure that completed buildings are safe and insurable.

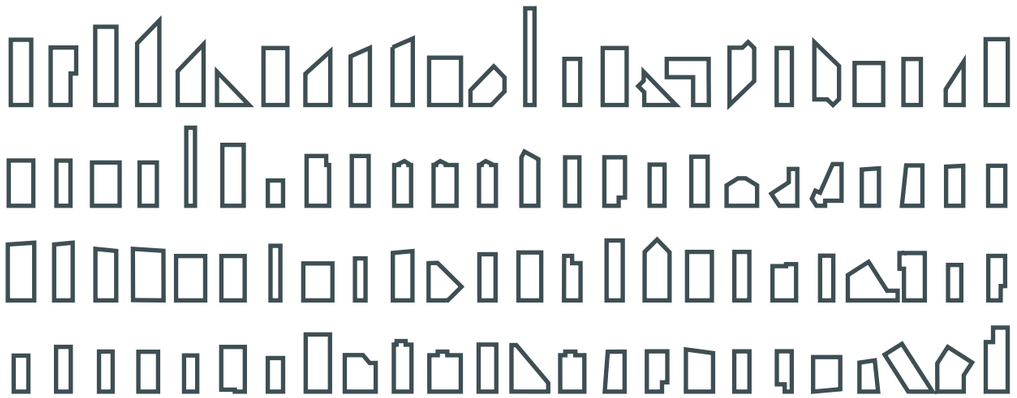
Introduced in 2021, Approved Document Part O (Overheating) establishes stricter requirements in certain areas than earlier guidance, including aspects previously addressed under Part K. Where applicable, the higher standard should be followed. The guidance also interacts with requirements in other Approved Documents, including Parts F, M, and Q.

This guidance applies to a range of development types, including both low-rise suburban schemes and high-rise developments.

Campbell Park, Milton Keynes

Modular Made

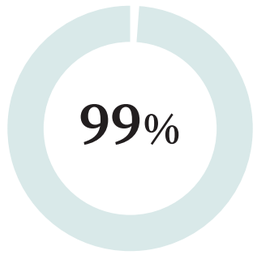
HTA champions modern methods of construction as a means to deliver better performing buildings that are more sustainable, more cost effective, and quicker to construct than traditional buildings.



15 Completed buildings | **5,000** New homes delivered | **10,000+** Modules installed

less disruptive to local communities

manufactured in controlled factory settings



of the waste is recycled or used for energy recovery

SAVOY CIRCUS
2018

THE VALENTINE
2020

SHUBETTE HOUSE
2013

HIGHBURY II
2018

GREENFORD QUAY
2019

FELDA HOUSE
2015

APEX HOUSE
2017

TEN DEGREES
2020

ENCLAVE
2023

Measurably More Sustainable

As part of our evidence based post occupancy evaluation, recent studies by Cambridge and Napier Universities show that the Vision Volumetric modular system has the potential to reduce embodied carbon in construction by more than 40%.

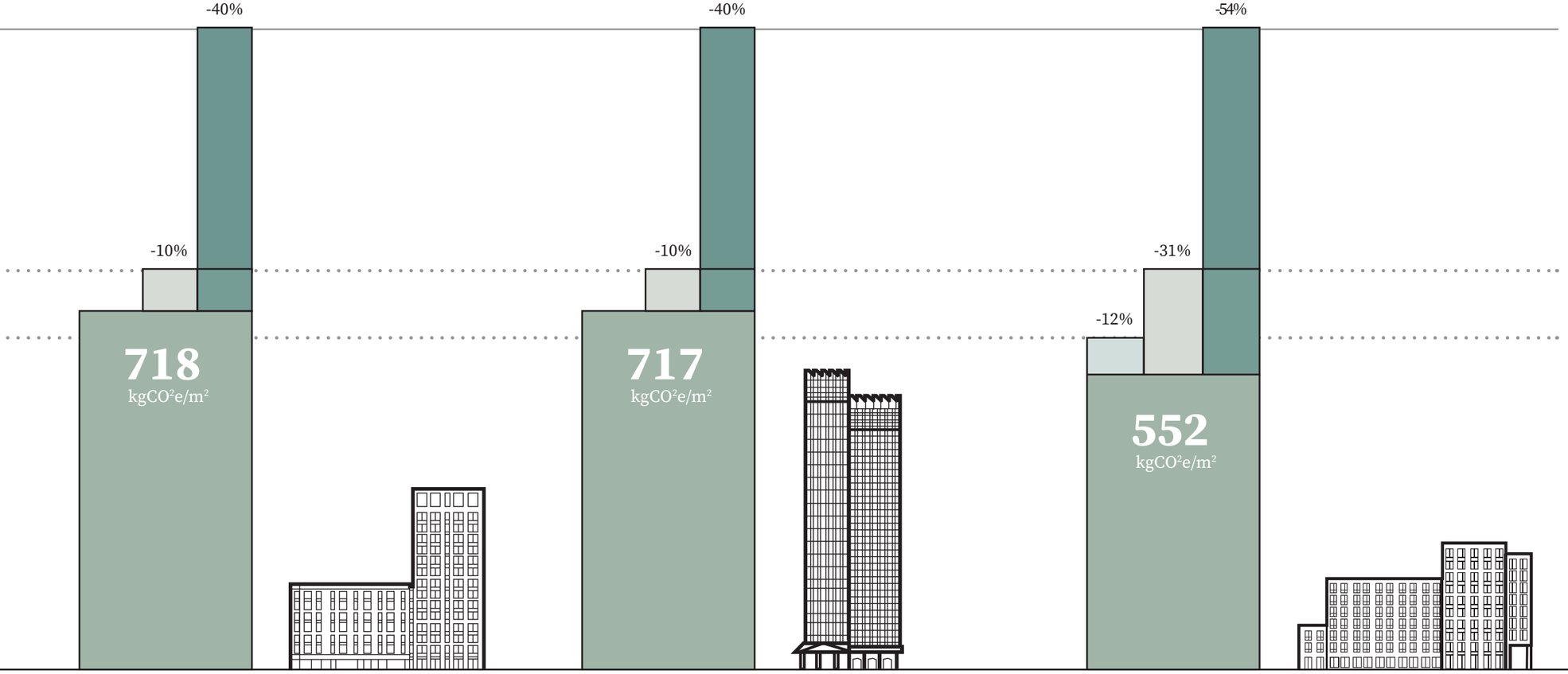
Two of the biggest challenges the housing sector faces are the acute shortage of housing and the climate crisis. This research shows that modular construction, which can deliver low carbon homes quickly and at scale, provides an opportunity to meet both challenges together. Building modular homes is quicker, safer, more reliable, and more environmentally friendly than traditional construction. Crucially, HTA's modular projects with Tide and Vision help to address the housing crisis by delivering quality homes that people want to live in, much faster.

TIDE VISION

UNIVERSITY OF CAMBRIDGE

HERIOT WATT UNIVERSITY

Edinburgh Napier UNIVERSITY



TILLERMANS, GREENFORD QUAY
2019

TEN DEGREES, CROYDON
2020

THE VALENTINE, GANTS HILL
2020

B Corporation

Becoming a registered B Corp in May 2024 was a significant moment for the practice in formalising our commitment to being an ethical business and reaching ever higher levels of social and environmental responsibility.

- 98% of staff surveyed regard HTA as a good employer
- 96% of staff surveyed agree HTA takes Diversity, Equality, and Inclusion (ED&I) seriously
- 93% of staff surveyed agree HTA care about their wellbeing and support is available
- HTA is an accredited Living Wage Employer, reaffirming our commitment to fair, transparent pay
- 29 nationalities are represented across HTA's teams
- 2,402 hours of team training, visits and learning sessions in the last year

- Governance
- Workers
- Community
- Environment
- Customers

Post Occupancy Evaluation

We integrate post occupancy evaluation to ensure continuous improvement and accountability. We develop feedback loops with clients to measure results against resident targets. In 2024, HTA appointed POE Lead Tom Bright to conduct in depth social value research as part of his PhD research, underpinning an industry wide POE template and examining how places like Hanham Hall enhance wellbeing and connection to nature and community.

"Living here feeds my fascination with nature and seasonability, allowing me to imbue my creative practice, artworks and workshops with this same curiosity and reverence."

Holly Foskett-Barnes, resident of Hanham Hall

Kidbrooke Park Road North Greenwich

We returned to Kidbrooke Park Road North to meet residents and staff at the on site community hub and nursery. Residents shared positive feedback about their new homes, highlighting the generous space and dual aspect layouts. Many also noted the convenience of the location, with transport links, shops, and schools all within a ten minute walk.

Sutton Estate, Chelsea

We visited Sutton Estate to hear how residents are settling into their refurbished homes. Many told us the apartments feel noticeably more spacious and filled with natural light. Several residents highlighted the new green spaces and improved landscape, with the Residents' Garden proving especially popular as a place to meet neighbours, reconnect with friends, and build community.

Aylesbury Square, Southwark

We went back to Aylesbury Square to talk with residents about the new civic square and library, including many who relocated together from the nearby Gayhurst estate. Through an over 55s stakeholder group, residents helped shape the design, guiding choices on layout, access, and shared amenities.

Across the interviews, residents reflected on how co-design, continuity and small-scale architecture had supported not just the move, but a renewed sense of independence and community. "I thought I'd cry leaving Gayhurst," said Donna, "but the moment I walked in here, it felt right."

Our Clients

We collaborate with a diverse range of client organisations that share our dedication to delivering great places of lasting quality, with a strong focus on environmental sustainability.

TIDE
GREYSTAR
VISION
CANARY WHARF GROUP
LONDON SQUARE
An Aldar Company
Berkeley Group
THE ROYAL PARKS
curo
English Heritage
S1
Fifth State
COUNTRYSIDE
RELATED ARGENT
OUTPOST Management
MTVH
savills
lendlease
Peabody
FREECITY
DORCHESTER LIVING
CLARION HOUSING GROUP
PACKAGED LIVING
Homes England
McLAREN
BexleyCo HOMES
COUNTRY LIVING IN LONDON
MUSE
Wates
GREENWICH BUILDS
goodstone
PARABOLA

ISLINGTON For a more equal future
ENFIELD Council
Wandsworth
Southwark Council
Bromley THE LONDON BOROUGH
Hackney
GH PROPERTIES
SPACE LABS AUSTRALIA
BARRATT HOMES
LONDON LEGACY DEVELOPMENT CORPORATION
BURO HAPPOLD
L&Q
DURKAN HOMES
McAleer & Rushe
Barnet Homes
The Hill Group
GREENCORE HOMES
BeFirst
JOHN LEWIS PARTNERSHIP
grainger
AMRO PARTNERS
Places for People
mace
LOVELL PARTNERSHIPS
Notting Hill Genesis
GallifordTry
VERTUS
Joseph Homes.
pocket
ECOWORLD CREATING TOMORROW & BEYOND
National Trust
MOUNTANVIL
LR
Legal & General
CREST NICHOLSON
QUINTAIN LIVING
Vistry
British Land
Taylor Wimpey
GRAHAM

Our Studios

London

75 Wallis Road
London
E9 5LN

Manchester

Clayton House
59 Piccadilly
Manchester M1 2AQ

Edinburgh

Bridgeside House
99 McDonald Road
Edinburgh EH7 4NS

Bristol

WCA House
Redcliffe Way
Bristol BS1 6NL

Nottingham

Works Social
16 Commerce Square
Nottingham NG1 1HS

Sydney

Level 24
1 O’Connell Street
Sydney, NSW 2000

Sutton Estate, Chelsea

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