

# see, be

The latest news about CB1 | Spring 2019



Artistic impression of 3 & 4 Station Square. For illustrative purposes only.

## Two new landmark buildings bring more great places to live and work in CB1

More new homes are on the way within the CB1 Estate as plans progress to add two landmark buildings in the heart of Cambridge. The carefully conceived designs by Formation Architects are being delivered through a partnership with award-winning housebuilder Weston Homes, which has a growing presence in the Cambridge marketplace.

The new buildings, 3 & 4 Station Square, have been designed to be in proportion to their surroundings and will feature a subtle palette of elevational materials. The lozenge-shaped 3 Station Square building is orientated to create a view of the historic Fosters Mill building.

Meanwhile, the position of the adjoining rectangular 4 Station Square creates a generous 'corridor' between the two blocks that will direct the eye towards the public space and Mill Park beyond, which was re-landscaped last year to create a more welcoming spot for locals and passers-by.

Plans submitted for the new buildings include proposals for the second phase of the Station Square public space, enhancing the arrival experience at Cambridge railway station and improving the environment in the area immediately south of Station Road.

Replacing the dated Murdoch House which has recently been demolished, the new buildings will provide 89 apartments, along with offices, shops and cafes bringing new jobs and amenities. The apartments will provide much-needed modern, good quality homes, as well as 64 basement car parking spaces.

The buildings are designed to be set back from Station Place, which will open up the public space in front of the historic station and Fosters Mill so creating a more attractive setting to respect the listed buildings. This achieves a key target set out in the CB1 masterplan, which is to improve the arrival experience at Cambridge railway station.



### Nice to meet moo!

'Cows about Cambridge' will be hitting the streets next year! We give you the low-down on this fun and engaging art trail.

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# Nice to meet moo!

CB1 is expected to host several of the 50 large cow sculptures that will appear around Cambridge's streets, parks and open spaces as part of 'Cows about Cambridge' next year, an initiative to support local arts, charities and businesses.

Cambridge's tech scene was dubbed 'Silicon Fen' as technology companies began setting up on the outskirts of the city, as did the US tech start-ups of Silicon Valley in the 1980s and 90s. Now, CB1 is a key hub for the city's technology sector, so it's only right that we welcome some visitors from the Fens to complement Cambridge's own herd on Midsummer Common!

Cows about Cambridge will be a fun, free, family-friendly art trail for residents and visitors to follow, with Station Square as a great starting point for many visitors. The trail will encourage exploration of the city's streets and buildings, and encourage both visitors and residents to seek out parts of the city they do not already know.

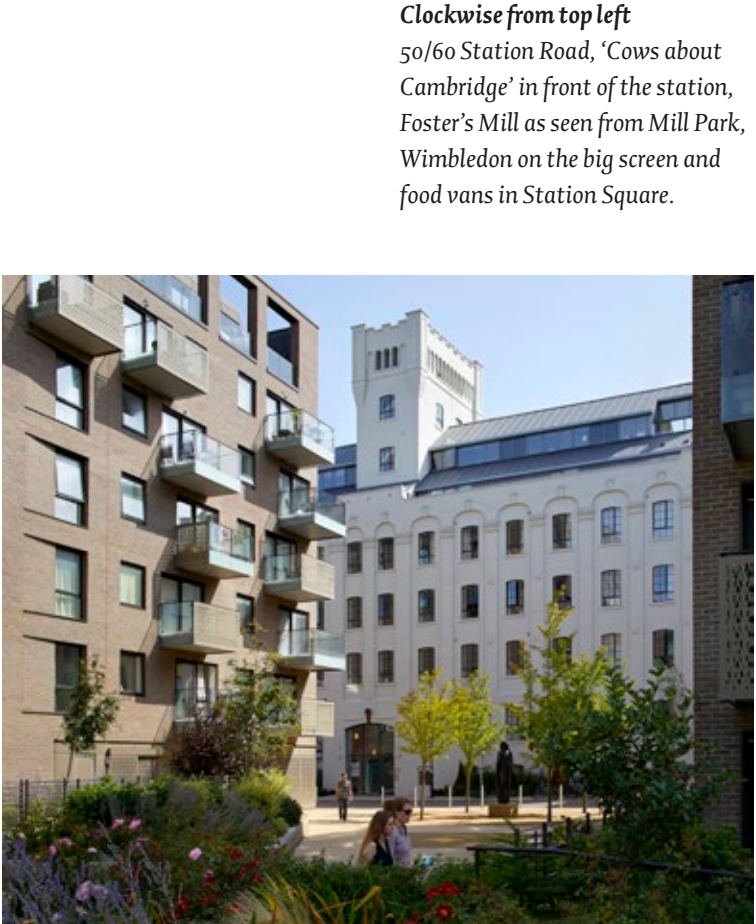
The organisation coordinating this eclectic collection of cows is Wild in Art, a leading arts producer which has brought art trails to far-flung corners of the world from Sydney to São Paulo. Each fibreglass cow will be sponsored by a local business and given a unique coat of colour by a different artist. Alongside the city-wide exhibition, an inspiring Learning Programme will see local school children painting their own mini cow models.

As well as being an exciting arts initiative for all the city, Cows about Cambridge will also raise funds for Break, a fantastic local charity which makes life better for vulnerable young people and families across Norfolk, Suffolk and Cambridgeshire.

Supported by Cambridge Business Improvement District (BID) - the organisation working to support Cambridge businesses and improve the visitor experience - the initiative is expected to generate more than £8million of economic value for the city, promoting wellbeing and an active lifestyle, and facilitating discussions on environmental issues. The Cows about Cambridge herd will graze the city squares and greens for 10 weeks next year.

If you're a local artist, or you represent a Cambridgeshire community group, school, or business, find out more about how you can get involved with Cows about Cambridge by visiting [cowsaboutcambridge.co.uk](http://cowsaboutcambridge.co.uk) #cowsaboutcambridge.

Look out for future newsletters and announcements on @CB1\_Development Twitter where we'll share updates about the large cows coming to town!



Clockwise from top left  
50/60 Station Road, 'Cows about Cambridge' in front of the station, Foster's Mill as seen from Mill Park, Wimbledon on the big screen and food vans in Station Square.

## Introducing the new kid on the block

You might have noticed hoardings have been taken down around 50/60 Station Road as the building nears completion.

The quality of both the architecture and the location has led a number of high profile employers to chose 50/60 as their new home: Samsung will move in its new Artificial Intelligence (AI) development team, and others who have signed up to take space in the building include law practice Eversheds Sutherland, financial consulting firm Charles River Associates and engineering consultancy Peter Brett Associates. Watch this space to hear about further companies moving in over the next few months, as the CB1 Estate continues to support jobs in Cambridge and the local economy.

50/60 follows the strong design standard set by other new buildings at CB1, such as One Station Square, which has won awards for its office space. This new building is designed by Grimshaw, a leading British architecture practice. While the striking façades have been complete for some time, the area at the base of the new 50/60 building has now been landscaped and opened up to create a wider, brighter, and greener walk down Station Road for pedestrians, and an improved look and feel for cyclists, drivers and bus riders.

The opening of 50/60 Station Road in the coming months will be an exciting milestone in the ongoing development of CB1. As well as welcoming more jobs and businesses to the area, the building is set to further enliven the estate by adding further to the variety of great food as well as introducing new amenities.



## Second serve!

The seasons roll around fast and we're already looking forward to screening the Wimbledon Tennis Championship live at CB1 for a second year. For the first fortnight of July, Cambridge BID will transform the space between One Station Square and the Tamburlaine into our very own centre court. Kick back on one of the deck chairs to follow the action on the big screen, right here in CB1. Ace!

## Boost your CB1 Business

Are you looking to boost your CB1-based business? The CB1 Business Centre at 20 Station Road recently launched a 'Tenants Benefits Program' which offers discounts to its people working in offices across the city. Designed to support the community's local businesses with local workers, it's free to put your offer forward: just name the offer you can make to [mell@mantlebusinesscentres.co.uk](mailto:mell@mantlebusinesscentres.co.uk), whether it's discounted coffee or special rates on your products.

Join the likes of Zio Mario, at 21 Station Place, who are offering 10% off all food, drinks and coffee to members. You could extend your clientele to the hundreds of people across the city, like the friendly bunch based in CB1's business incubator on Station Road.



## CB1 throwback

As a reminder of how far CB1 has come, in this edition, we are 'throwing it back' with these photos of how the area looked before the new Station Square got underway. Isn't it amazing how things have changed! With a good deal more development on the way at CB1, we're looking forward to seeing further improvements over the coming months and beyond.







## Meet Bonnie, an engineer who works in CB1

**Bonnie Leung is a structural engineer with Mott Macdonald, one of the companies based in 22 Station Road. We talk to her about her life and work in CB1.**

### Why are you working in Cambridge?

The first time I came to Cambridge was actually for an English summer school because I'm originally from Hong Kong. On that trip, about 10 years ago, I was really impressed by King's College, so I applied to study at Cambridge. My next visit was my university interview! After graduating in 2012, I wanted to stay here.

### How did you find your job with Mott Macdonald?

In the holidays, I did an internship with Mott Macdonald in their Hong Kong offices – it's an international company. They took me on in the Norwich offices as an 'old employee' straight out of Uni, and I joined the team in Cambridge in 2015, just before we moved into the new building at 22 Station Road

### What's your commute like?

I live south of Cambridge, so my journey into work is straight up the Trumpington busway, normally by bike, but I admit I take the bus when it's especially cold! The bicycle network is pretty good, so it doesn't take longer than 15 minutes door to door. There's cycle parking in our building, which is handy, and I often leave my bike in Cycle Point across from the Station if I'm heading to London or elsewhere for a meeting.

### What does your job as a structural engineer involve?

My job involves designing any structure that bears a load: that could be the floor or columns or cores of buildings. It's all done using advanced technologies like Building Information Modelling and other 3D design tools. There's a messier side too: at Motts, we have an initiative called 'launch pad' where we invite primary school children in for a day to experience engineering. I run the 'choc-crete' activity, replicating the concrete mixing process with chocolate and cereals. The best bit is testing the mix!

### Have you been involved in the development of CB1?

Mott Macdonald has been involved in CB1 since very early stages, working with the architects and the client to do feasibility studies and preliminary designs for various buildings. In the case of 50/60 Station Road, Mott MacDonald carried the project right through to construction, and that's where I come in.

I visit the building site with the contractor to make sure it's being built to our design and to oversee some of the more technical aspects of construction. The building will be finishing this month. Now I'm the project manager and structural lead on the next CB1 development 30 Station Road (*pictured above*). It's a step up in responsibility, so I'm really looking forward to overseeing its construction. There's not much on site at the moment, but we've now completed detailed designs, so the next number on Station Road is taking shape.

### What are the offices like?

Our offices in 22 Station Square are much more comfortable than Murdoch house, the now demolished building on the corner of Station Square where we were beforehand: there are fewer columns, and big open spaces, with lots of natural light. Because part of my job is visiting the sites I'm working on, it's especially handy that I can look out of my window in 22 Station Road over the building site at 30 Station Road.

### Where's your favourite place to grab lunch or a coffee in CB1?

I actually like Wasabi the most! Previously we didn't have these stores and cafes in the area, so we'd have to go to Tesco on Hills Road, or bring in our own lunch. It's nice when it gets warm in the summer and people take their picnics to the green space behind the Tamburlaine.

### What are your other favourite spots in the city?

So I used to love King's College, but I now prefer Trinity, but I'm biased because I studied there! The Backs is one of my favourite places to hang out. I also like heading out of the centre on my bike to spend the day in Grantchester – there is a nice church and tea shop there.

### What do you hope to see CB1 become over the coming years?

It's already so different from when I first came. If you had come to Cambridge before CB1, you would find piles of cycles outside the station. I see CB1 as the new signature of Cambridge: One Station Square gives Cambridge a brighter image, and the new office buildings attract the big companies like Amazon and Mott Macdonald of course! It feels like a real hub here now, a place for people to come together for work, socialising, or before heading on elsewhere.

## Share your story in the CB1 newsletter!

Do you run a small business in CB1?

...work in one the tech companies in the new Central Business District?

...or pass through on your commute into Cambridge?

**We'd love to hear about what you bring to the area, or even how the evolving landscape has improved your life and work. If you'd like to be featured in the next newsletter, drop us a direct message on Twitter @CB1\_Development with your name, company, what you do in CB1, and why you'd like to be included in the next 'see, be' newsletter!**