



Cut through sketch of the ground and first floor

# Welcome

## Welcome to our consultation on proposals to transform the Seymour Centre. We want to hear your views.

We are undertaking an improvement project at Seymour Centre. This investment in the centre will provide new and improved facilities, including a new home for Marylebone Library and mixed-use spaces and services.

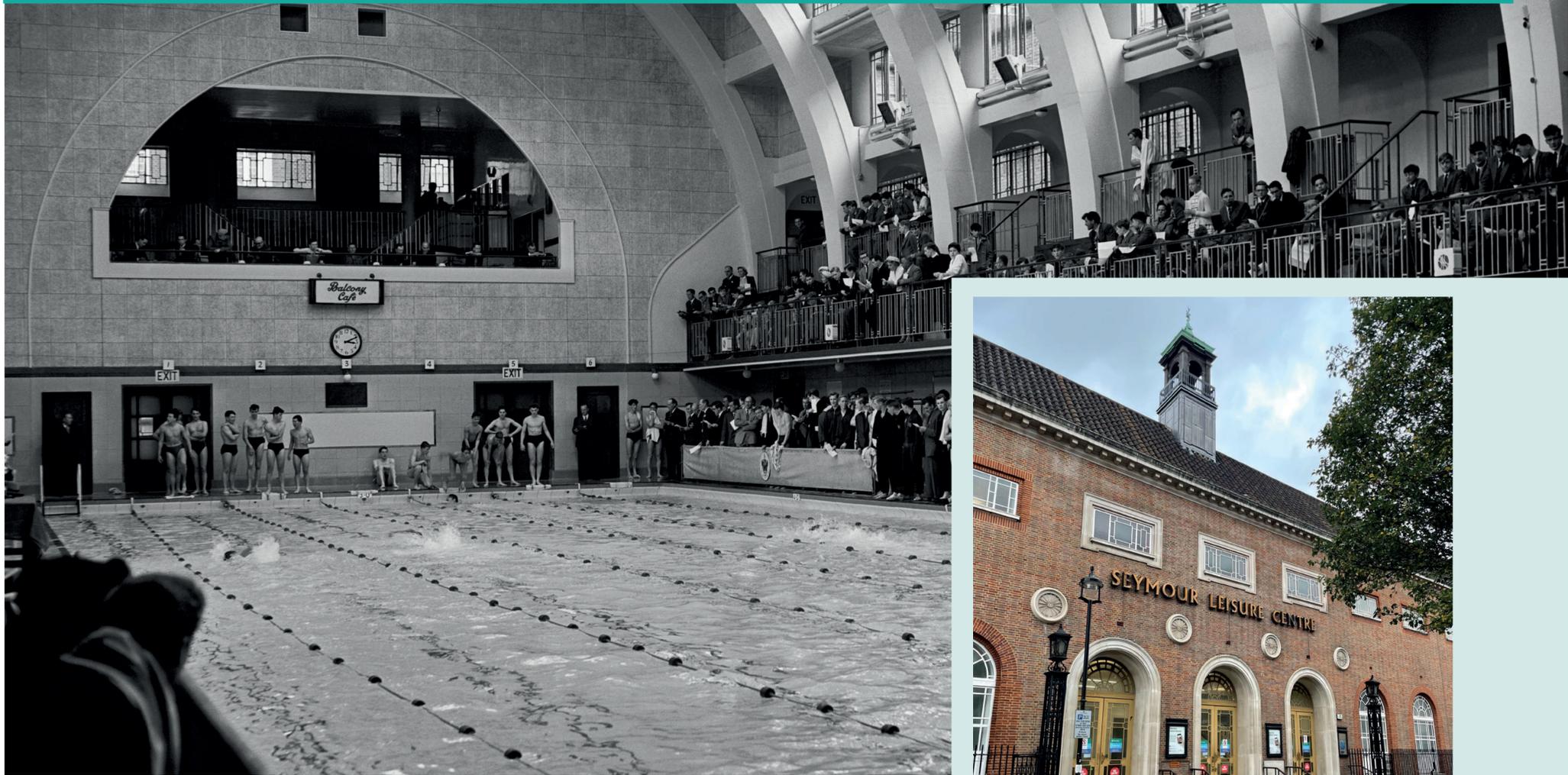
### At this exhibition you can:

- Take a look at the information provided which outlines our vision for the future of the Seymour Centre
- Speak to the team if you have questions
- Let us know your feedback



City of Westminster

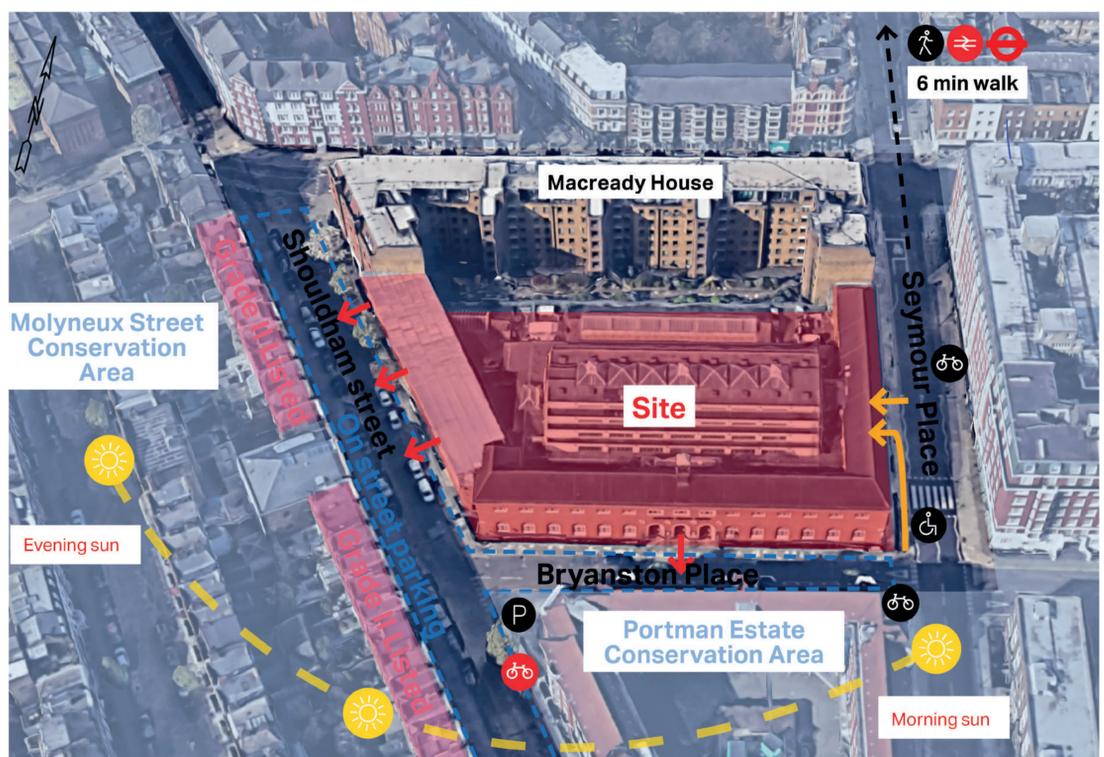
# About the Seymour Centre



The Seymour Centre, originally named Seymour Place, was established as public bath house in 1935 and is a Grade II Listed building.

Originally a bathhouse, after 78 years it has retained most of its art-deco features. Today the building is used predominantly as a leisure centre and is managed by Everyone Active.

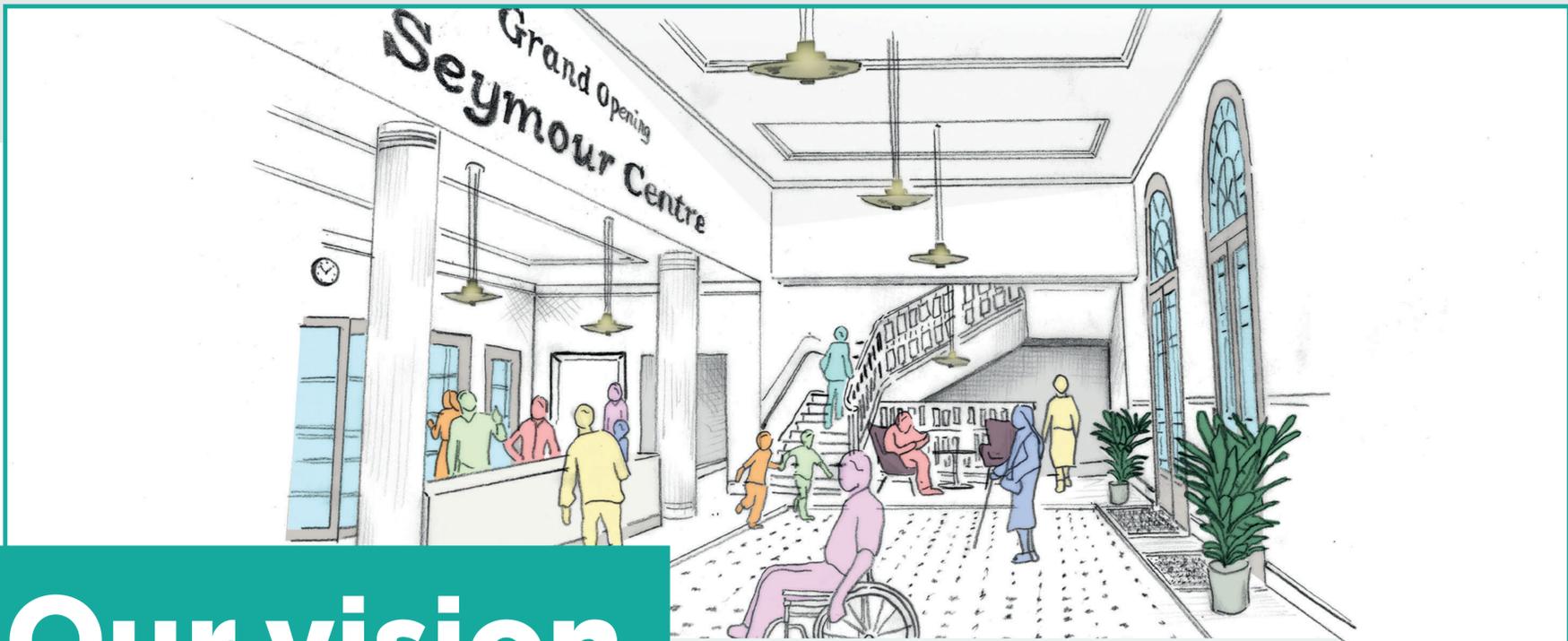
We plan to maintain the integrity of the building, while adding new spaces which provide the best possible services for the community.



Site map



City of Westminster



# Our vision

**There is a real need for a community hub in Westminster that can offer something for everyone.**

A place that brings together leisure facilities like a sports hall, swimming pool, and fitness studios, with flexible space the community can use for arts, culture, work or family-friendly activities.

Sketch image of the new reception area



## A community hub

We want to create a collaborative space which encourages a sense of community, bringing people together to connect whether they are here to exercise, work, learn or play.



## Built for the future

This will be more than a leisure centre. We are creating a flexible, agile and integrated building which the community can use for a range of activities for years to come.



## Something for everyone

Refurbishing a Grade II Listed building and maintaining its core architectural features.



## Energy efficient

Improving energy efficiency to take the Council one step closer to achieving our ambition of carbon neutrality.



## Accessible for all

Making the building much more accessible so that anyone can navigate without help, regardless of their mobility or other disabilities.



City of Westminster

# Engagement so far

The Council has been considering a range of improvement options to bring the building up to modern day standards for some time.

Since March 2021 we've been engaging with the community around early plans to transform the centre into a holistic community hub.

## Project timeline



### March 2021

Westminster Council announced its commitment to taking forward the Seymour Centre project which will incorporate space for the Marylebone library and will also provide a better leisure centre and wider services to the local community. We also held a webinar with local people to confirm the budget for the project was secured and remained unchanged at £25m.

### May 2021

We held a webinar with local people to introduce Make Architects, present the progress on the project to date, explain the next steps and time frames, as well as to invite residents to contribute their early views.

### July 2021

We held a webinar with local people to share our early thoughts on what might be delivered at the refurbished Seymour Centre and heard from the community about their priorities.

### September 2021

We announced the appointment of Make Architects to design the refurbished Seymour Centre.

### September 2021

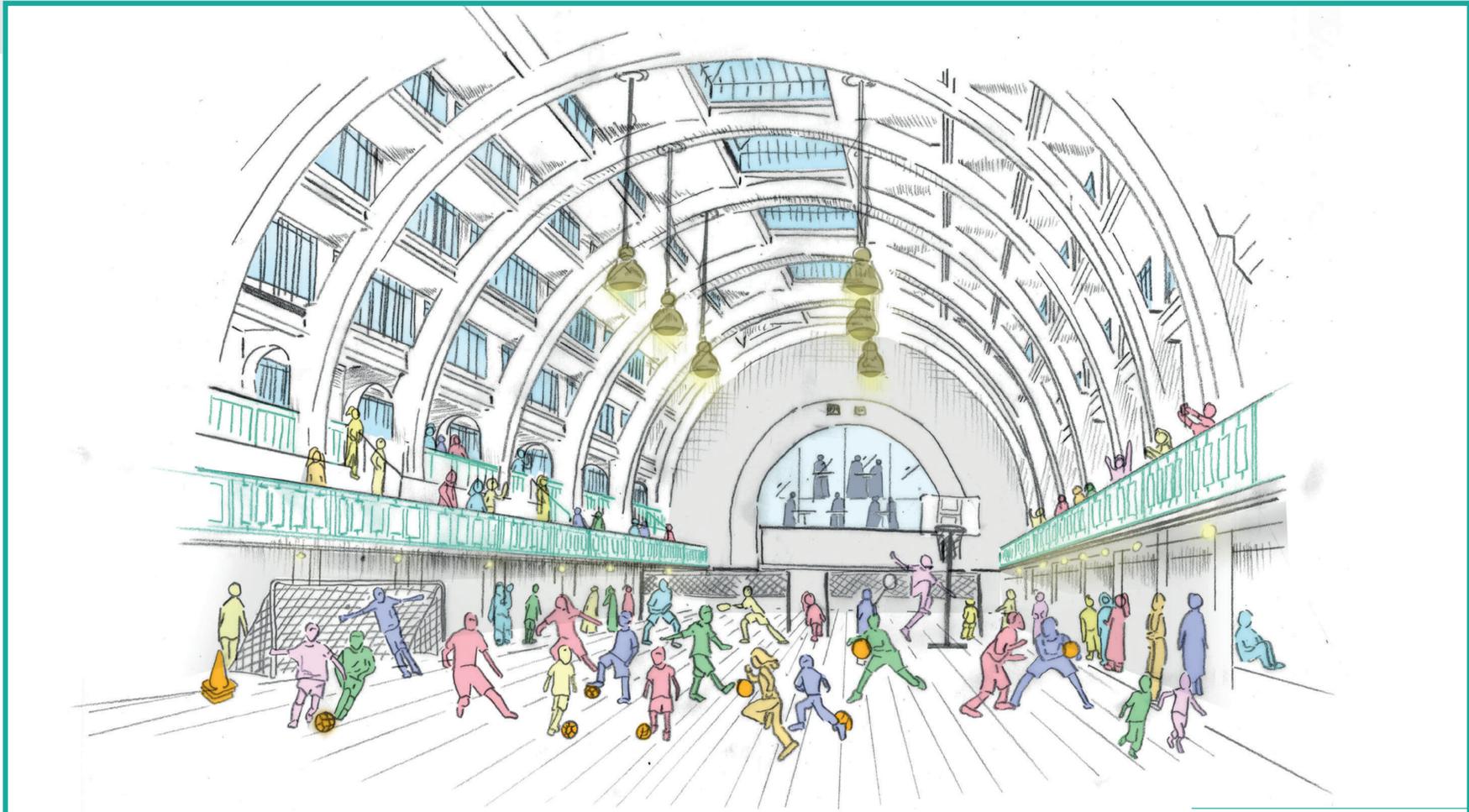
We launched a public survey asking local people and current users of the Seymour Leisure Centre what they would like to see as part of the refurbishment. Over 600 people completed the survey, mostly people who currently use the Leisure Centre.

### January and February 2022

We held two online webinars to present the findings from the survey and provide an update on the plans. Over 200 people attended across the two sessions.



City of Westminster



Sketch image of the new sports hall

# Your feedback

Some of the key themes which emerged from the feedback were:



Support for providing space for the Marylebone library at the Seymour Centre



The current changing facilities need modernisation



An enhanced soft play area would be welcomed by many families with children



Enhanced sports hall and new fitness studios would attract a new range of users



Studios and break-out rooms should be multi-purpose, used for physical activities as well as arts, health and wellbeing activities



Affordable mixed-use spaces were welcomed (e.g. meeting rooms for local groups to use)



Swimmers like the pool and would welcome further improvements to it



A café would be 'nice to have' but was not seen as essential, though people did want to be able to purchase refreshments in the building

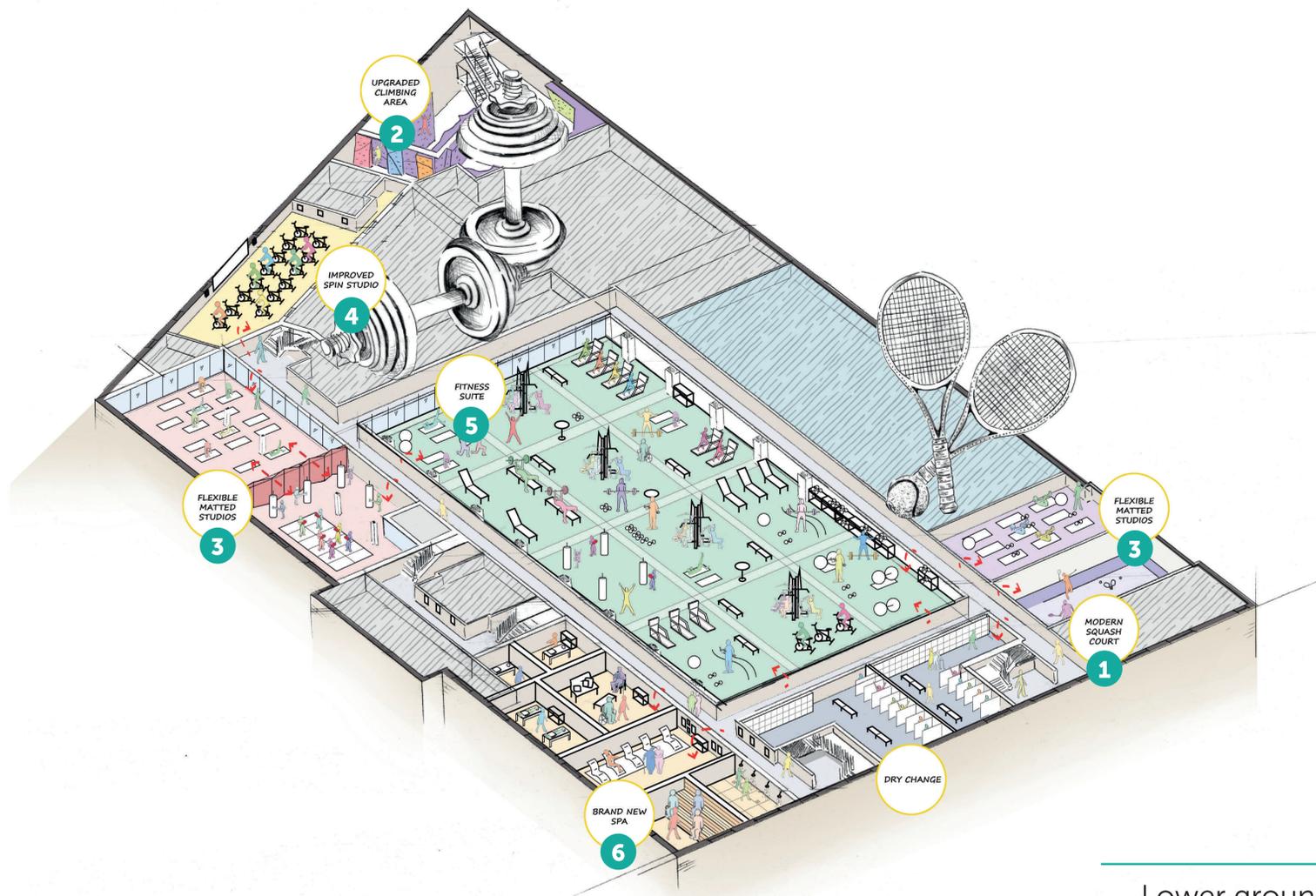


It's essential that the refurbished Centre is much more accessible than it is now



City of Westminster

# What to expect – Lower ground floor



Lower ground floor plan



Much improved modern squash courts



Upgraded climbing area



Flexible matted studio and other exercise studios



New and improved spin studio



Brand new gym and fitness suite

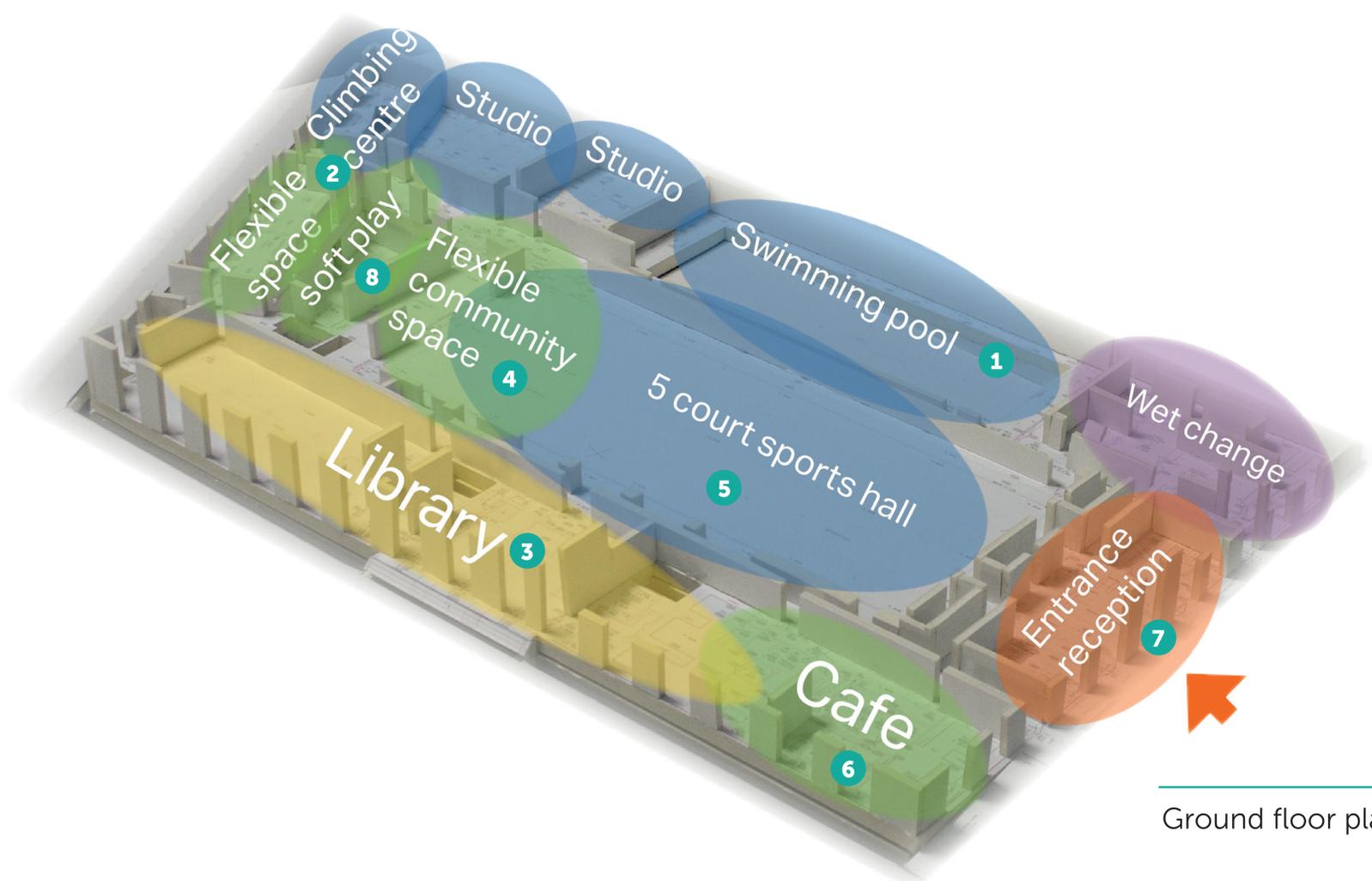


New spa with modern facilities



City of Westminster

# What to expect – Ground floor



Ground floor plan



1  
More accessible swimming pool



2  
New flexible studios, suitable for a range of uses



3  
Brand new children's library



4  
Flexible community space



5  
Five court sports hall brought up to modern standards



6  
A brand new café



7  
Improvements to entrance

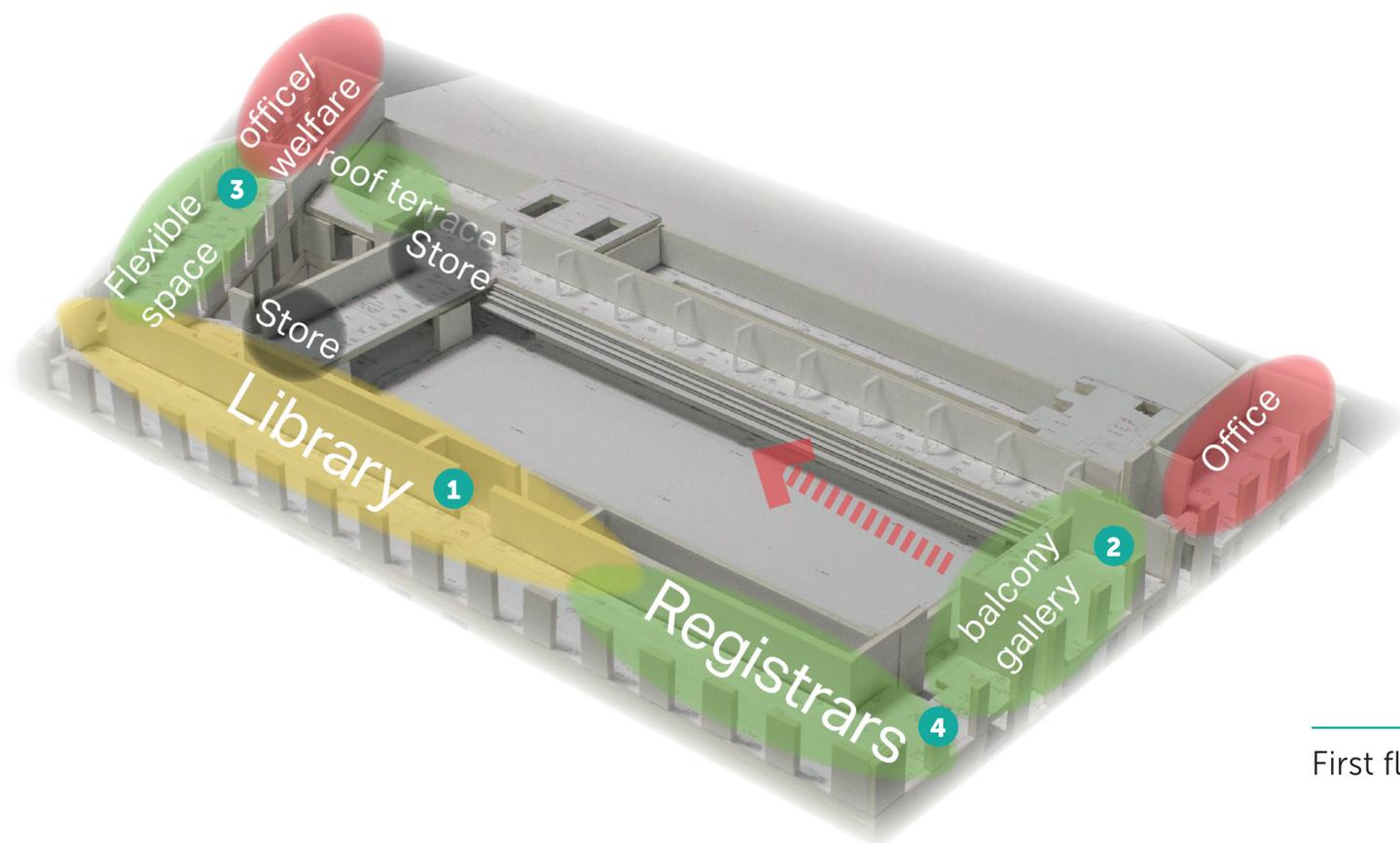


8  
Extended soft play for suitable ages



City of Westminster

# What to expect – First floor



First floor plan



Permanent home for the Marylebone Library



Bookable space



More flexible space, suitable for a range of uses



Registrars offices including spaces for small weddings and ceremonies





# Making the Seymour Centre accessible for all



**We are committed to making the Seymour Centre a much more accessible space for the community where everybody benefits from the range of activities without restriction.**

To achieve this we are changing the internal layout and adding in new features to ensure that the new centre is accessible for everyone, including people with disabilities.

**This includes:**



Adding more lifts



Step-free access across the centre



Step-free access to the pool with safer pool surrounds



New Changing Places bathrooms

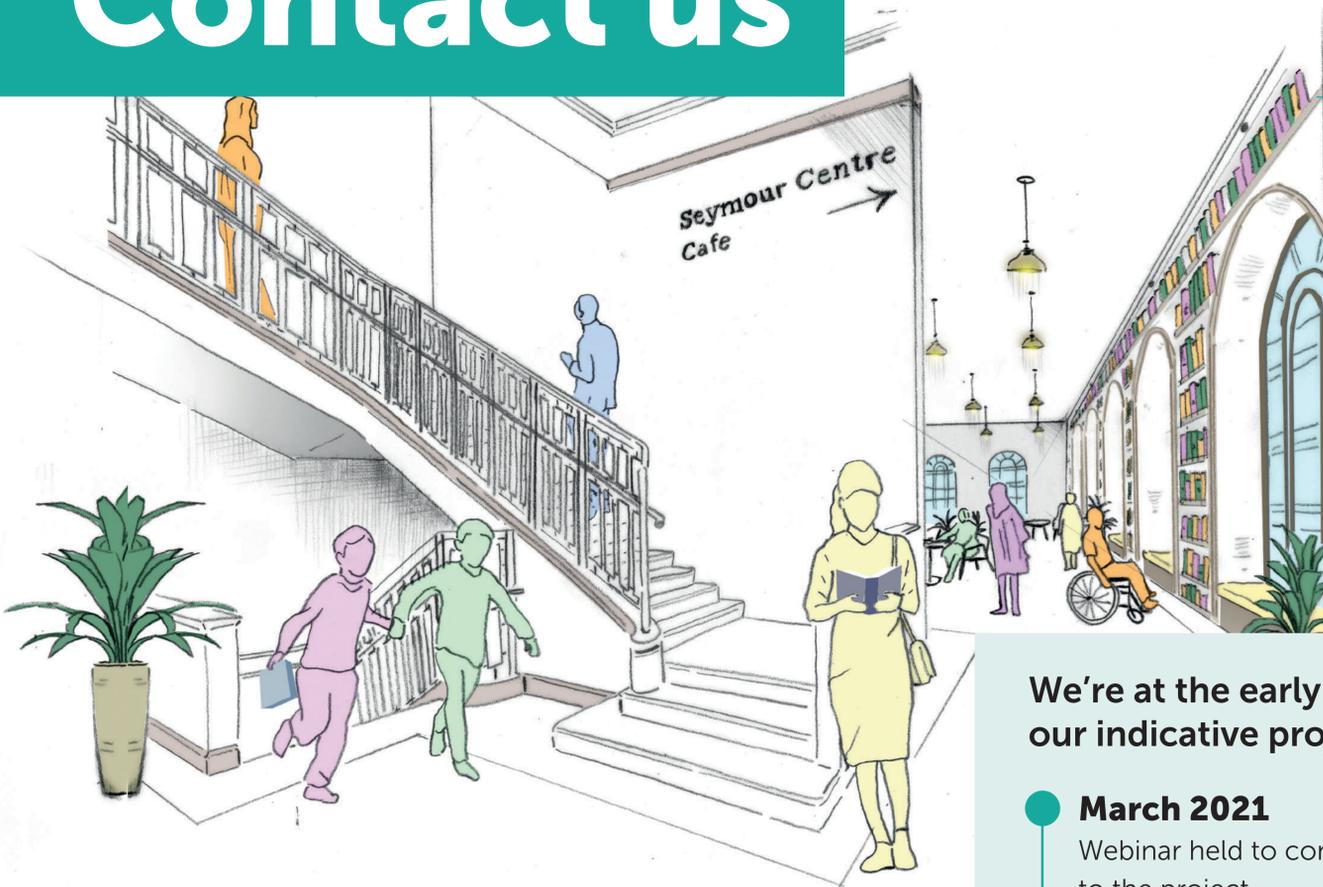


Better wayfinding for easier navigation (e.g. for people with dementia)



City of Westminster

# Contact us



Sketch image of the Library cafe

Thank you for coming to our consultation event. Your feedback will help shape our final proposals to create the best space for you.

You can have your say by:

Completing our online survey on the website:  
[westminster.gov.uk/leisure-libraries-and-community/seymour-centre-project](https://westminster.gov.uk/leisure-libraries-and-community/seymour-centre-project)



@ Emailing us:  
[seymourproject@westminster.gov.uk](mailto:seymourproject@westminster.gov.uk)

✉ Writing us a letter:  
Corporate Property Team,  
Level 13,  
64 Victoria Street,  
London SW1E 6Q

☎ Calling us:  
0800 092 0485

We're at the early stages of the project but our indicative project timeline is as follows:

- March 2021**  
Webinar held to confirm the council's commitment to the project
- May 2021**  
Webinar held to present progress on the project to date, explain the next steps and introduce Make Architects
- July 2021**  
A webinar to share our early thoughts and hear people's priorities
- September 2021**  
Public survey launched asking local people what they would like to see as part of the refurbishment
- January and February 2022**  
Two online webinars held to present the findings from the survey and provide an update on the plans
- Spring 2022** ← We are here  
Consultation on early concepts
- Summer 2022**  
Consultation on detailed designs
- Autumn 2022**  
Submit a planning application
- Spring 2023**  
Receive a planning decision
- 2024**  
Start on site
- Mid-2025**  
Open the newly refurbished centre

## Our Team