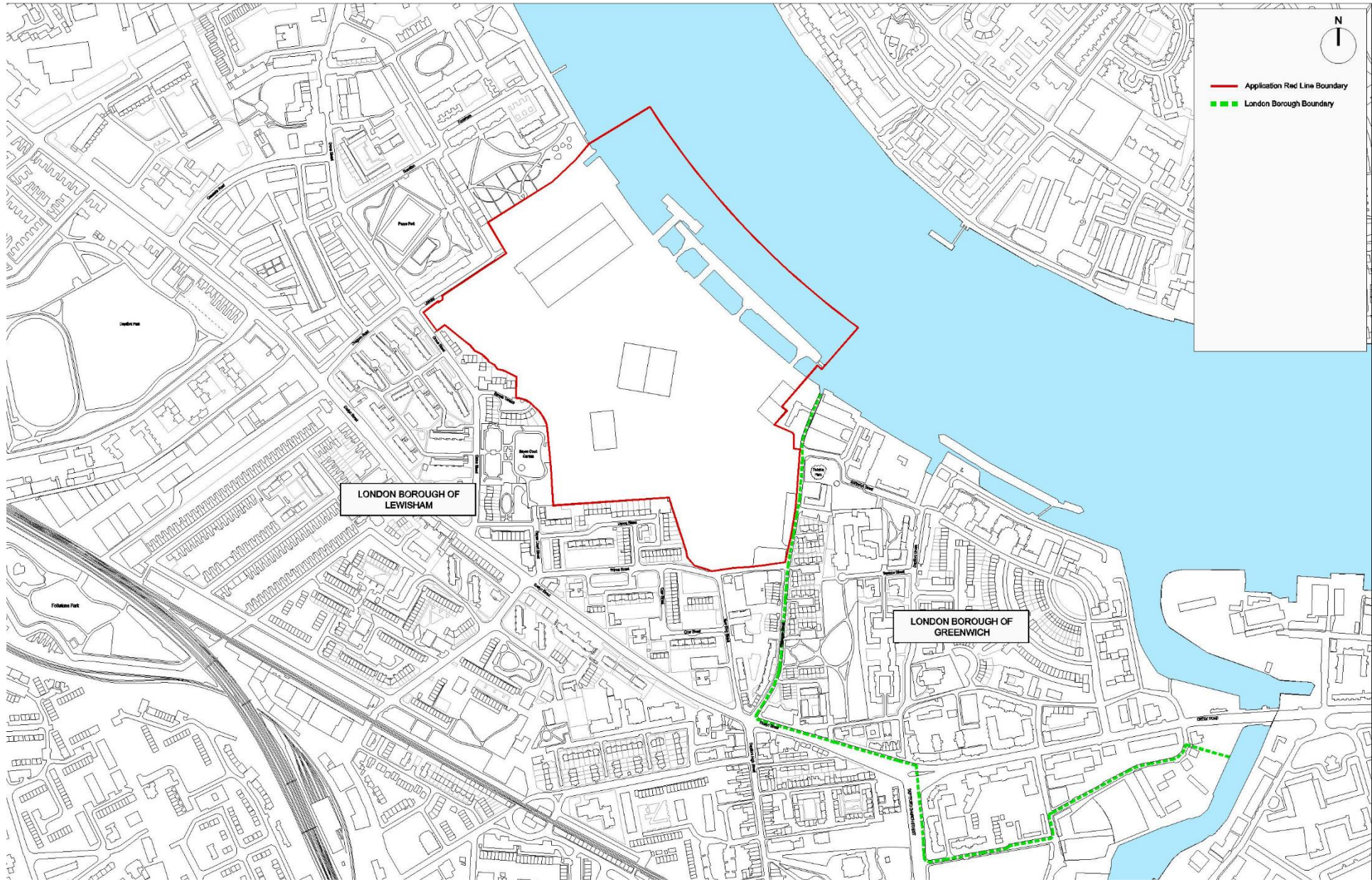


Convoys Wharf

Background information and site photographs

This presentation forms no part of a planning application
and is for information only.





- Application Red Line Boundary
- - - London Borough Boundary

LONDON BOROUGH OF LEWISHAM

LONDON BOROUGH OF GREENWICH

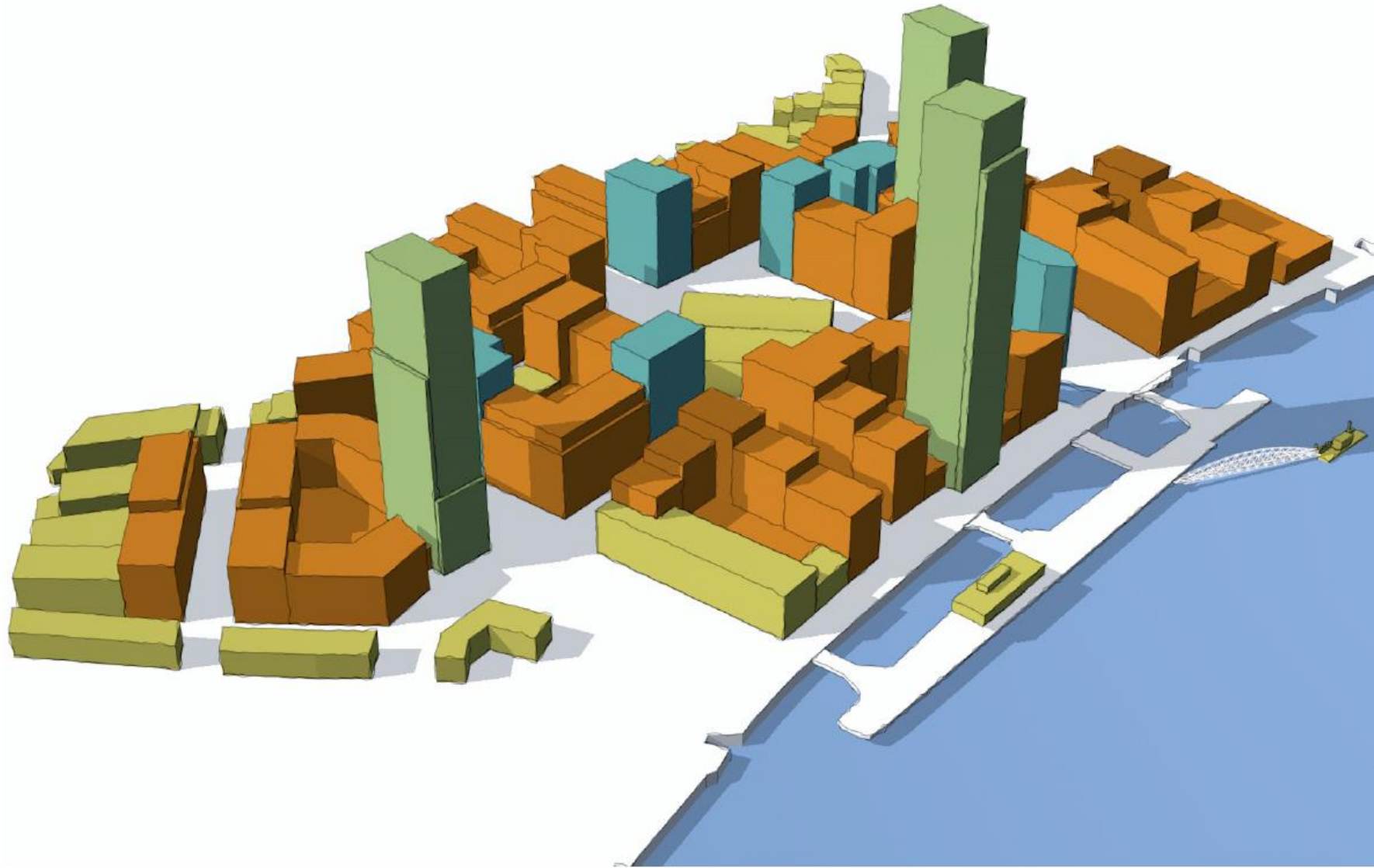


The approved outline planning permission is for the demolition of all non-listed structures at the site, and comprehensive redevelopment (to include retention and refurbishment of the Grade II Listed Olympia Building) to provide up to 419,100m² of mixed use development comprising up to:

- 321,000m² **residential** (Class C3) (up to 3,500 units)
- 15,500m² **business space** (Class B1/live/work units)
- 2,200m² for up to three **energy centres**;
- 32,200m² **working wharf and vessel moorings** (Class B2 and sui generis);
- 27,070m² **hotel** (Class C1);
- 5,810m² **retail, financial and professional services** (Classes A1 and A2);
- 4,520m² **restaurant/cafes and drinking establishments** (Classes A3 and A4);
- 13,000m² **community/non-residential institutions** (Class D1 and D2),
- 1,840 **car parking spaces**, together with vehicular access and **a river bus facility**.

The development is divided into 22 separate plots. The development is to be delivered in 3 phases over a 10-15 year build out programme

Approved	To be Approved
<ul style="list-style-type: none"> • maximum amount of development • number of individual plots • parameters for each plot that fix its location within the site and its shape, the maximum and minimum height, width and length of each building within the plot and the extent of podiums • height ranges and location of the 3 tall buildings (within an 8m limit of deviation) • type and amount of uses • points of access into the site • primary access routes through the site • road widths • amount of car parking • phasing • the full section 106 package – including affordable housing minimum acceptable amount 	<ul style="list-style-type: none"> • appearance of buildings • the exact number of residential units • the exact amount and position of each use • the exact height (within approved parameters) • layouts of individual residential units • the exact mix of residential units • detailed landscaping • details of works to the Listed Building



Masterplan Massing Principles with Application Site Proposal

- KEY
- Low Rise Buildings
 - Mid Rise Buildings
 - Feature Buildings
 - Tall Buildings



Aerial photo of site



Aerial photo of site



View of access from Grove Street



View east towards Barnes Terrace and Leeway



View north towards Canary Wharf



The Olympia Building



The Olympia Building





Inside the Olympia Building

View from jetty back towards the Olympia Building



View north east along jetty



Canary Wharf from the jetty



View towards Greenwich from jetty



Site entrance at top of New King Street



Community Infrastructure and Projects:

- Primary school - delivery of a 2-Form entry primary school, with an option for increased capacity to 3-Form entry;
- Secondary and post sixteen education - £440,000 (up to £881,000 subject to viability);
- Local open space - £560,000;
- Local heritage and public art - £300,000;
- Community Trust - £250,000;
- Community projects - £250,000;
- Feasibility study for the Lenox Project - £20,000;
- Healthcare Facility - £643,724;

Affordable Housing

- Delivery of at least 15% affordable housing and a review mechanism;

Employment

- Wharf infrastructure and activation;
- Local employment and training initiatives (including the affordable business space at subsidised rents);
- Employment and Training Contribution - £500,000;

Transport

- Highways works to Evelyn Street (including at Deptford High Street/New King Street/Watergate Street, Prince Street/Abinger Grove, Grove Street and Oxestalls Road junctions);
- Highway works to New King Street (widening and public realm improvements) and to northern section of Deptford High Street between Deptford Station and the Evelyn Street/New King Street;

- Pedestrian and cyclists improvements to Deptford Church Street/A2 junction;
- Delivery of river pier for timetabled passenger services and associated land facilities and financial contribution to Riverbus service - £3,000,000;
- New and diverted bus service (plus capacity enhancements to existing services on Evelyn Street) - £5,750,000;
- New and enhanced off-site bus stops - £147,500;
- Travel Plan for each use (including Travel Plan measures, car club spaces);
- Provision of Controlled Parking Zone - £250,000;
- Air Quality Monitoring - £100,000;
- Delivery of on-site spine road, Thames Path extension and a network of public pedestrian and cycle links within the site;
- Safeguarding of sites for two cycle hire docking stations;

Other

- Funding of Design and Access Panel to assist the submission of Reserved Matters Applications;
- Funding of Cultural Steering Group;
- Funding of further archaeological works;
- Energy strategy (including prioritisation of SLCHP connection).