

Jacob Gemma

From: Steve Harrington [REDACTED]
Sent: 17 February 2017 17:58
To: Day Mark (ST); Crane Anne
Cc: Oliver Sheppard
Subject: Paddington Quarter Interim Access Road - AECOM Review
Attachments: 170217 - Paddington Quarter Interim Access Road Review JSb.pdf

Mark / Anne

Following our meeting on Monday, I attach as promised the AECOM review of the Paddington Quarter interim access road.

As the note highlights, there remain a number of outstanding issues that would require a more fundamental re-design of the development and are not therefore easily resolved within the currently proposed highway footprint. This has consistently been the position maintained by the Trust and its advisors. On this basis, the Trust considers that the interim access road needs to be further amended to be considered acceptable even for a time limited period (yet to be determined) and that ultimately, there is a requirement for the permanent access solution to be secured i.e. the new Winsland Street.

Please also be advised that the attached note does not currently address one of the discussion points from our meeting, namely around the construction sequencing to see if there is potential to obviate the need to build the interim access road at all either by aligning the Paddington Quarter development with the Winsland Street corridor and by re-examining the timing of the closure of London Street and its re-opening as part of the new piazza in front of the station. Clearly this depends to a large extent on the various sequencing of construction events tied to the completion of the Crossrail works and for the Bakerloo station upgrade.

I trust this further note as requested when we met is useful. In addition, we have already sent you the details of our concerns with the current drafting of the s106 agreement.

Please can you confirm receipt of both pieces of correspondence and confirm following review what TfL's proposed next steps might be.

Have a good weekend.

Regards

Steve

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