

From: [section40(2) – FOIA]
Sent: 29 June 2010 15:26
To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]
Subject: RE: Cycle Parking

[section40(2) – FOIA],

As requested please find attached the drawings updated and also the DAS pages updated.

Regards,

[section40(2) – FOIA] Architect

Sprunt The Quadrangle, 180 Wardour Street, London W1F 8FY

Tel: [section40(2) – FOIA] **Fax:** [section40(2) – FOIA]
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From: [section40(2) – FOIA]
Sent: 28 June 2010 12:45
To: [section40(2) – FOIA]
Cc: [section40(2) – FOIA]
Subject: Re: Cycle Parking

Great, thanks

From: [section40(2) – FOIA]
To: [section40(2) – FOIA]
Cc: [section40(2) – FOIA]

Sent: Mon Jun 28 12:33:02 2010
Subject: RE: Cycle Parking

[section40(2) – FOIA],
We will be ok for tomorrow mid-afternoon.
Kind regards

[section40(2) – FOIA]
Architect / Associate

Sprunt The Quadrangle, 180 Wardour Street, London W1F 8FY

Tel: [section40(2) – FOIA] Cell: [section40(2) – FOIA]
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Please consider the environment before printing this e-mail

From: [section40(2) – FOIA]
Sent: Monday, June 28, 2010 11:53 AM
To: [section40(2) – FOIA]
Cc: [section40(2) – FOIA]
Subject: RE: Cycle Parking

Dear All,

Thanks for the clarification.

The agreed cycle parking arrangements will need to be updated in the planning application (Planning Statement, DAS and TA). The easiest way to do this is to submit the pack for TfL along with an amended plan and covering letter highlighting the cycle parking arrangements and which sections of the reports are superseded.

[section40(2) – FOIA] - thanks for your amended response to TfL, I'll get any comments to you today.

[section40(2) – FOIA] - when can you get an amended plan ready?

Once these are complete, I can get this info along with a brief covering letter to LBB and the GLA.

Many thanks

[section40(2) – FOIA]

From: [section40(2) – FOIA]
Sent: 25 June 2010 11:38 AM
To: [section40(2) – FOIA]
Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

[section40(2) – FOIA]
Do we need to amend the planning documents accordingly now we have the correct number and location?

Kind Regards

[section40(2) – FOIA]

Projects Manager
Elevate Partnership

Mobile: [section40(2) – FOIA]

Mail to [section40(2) – FOIA]

75 Colmore Row,
Birmingham,
B32AP

and

50 Pall Mall, London. SW1Y 5JH

From: [section40(2) – FOIA]

Sent: 25 June 2010 11:26

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

[section40(2) – FOIA],

I cannot go for the second point there (lockers, changing and showers are only for staff).

[section40(2) – FOIA],

To summarise, we should agree to go for 4 Sheffield stands providing 8 cycle spaces (a bike on each side) under canopy (wall mounted) for staff next to the staff entrance and 9 Sheffield stands providing 18 cycle spaces (a bike on each side) under stand alone canopy near the carpark at the bottom of the ramped access. Stands and canopy near the acorn entrance to be omitted (we just need to keep a 1500mm x 1500mm canopy above the acorn door for DDA).

Kind regards

[section40(2) – FOIA]

Architect / Associate

Sprunt The Quadrangle, 180 Wardour Street, London W1F 8FY

Tel: [section40(2) – FOIA]

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ü Please consider the environment before printing this e-mail

From: [section40(2) – FOIA]

Sent: Friday, June 25, 2010 11:13 AM

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

This provision should satisfy TfL in relation to their comments on the TA.

[section40(2) – FOIA], have you provided the correct number of lockers and showers for each stand? The BREEAM standards state:

One shower must be provided for every 10 cycle storage spaces)
Compliant changing facilities and lockers for clothes (one for every cycle storage space and minimum of 1m2, adjacent to showers with hooks).

[section40(2) – FOIA], does this mean we now need to provide three showers?

Regards,

[section40(2) – FOIA]

Graduate Engineer

For and on behalf of Peter Brett Associates LLP

Calgarth House, 39-41 Bank Street, Ashford, Kent, TN23 1DQ

Tel: +44 (0)1233 651772

Fax: +44 (0)123 365 1741

E-mail: [section40(2) – FOIA]

Website: www.peterbrett.com

From: [section40(2) – FOIA]

Sent: 25 June 2010 11:04

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: FW: Cycle Parking

Dear [section40(2) – FOIA],

Please see below. From this we can omit two spaces (one stand) for staff, all the spaces near “acorn entrance” (including canopy above) and 2 spaces (one stand) near the carpark.

Nevertheless, the TfL calculation requires has a different ratio for Health Centre staff (1/5) which make the total requirements for staff to 8 spaces and I would advise to keep the current numbers of stands near the staff entrance as existing.

We can amend to drawings and DAS according to the reduction for public though and make a saving on canopy and stands there.

Kind regards

[section40(2) – FOIA]

Architect / Associate

Sprunt The Quadrangle, 180 Wardour Street, London W1F 8FY

Tel: [section40(2) – FOIA] Cell: [section40(2) – FOIA]

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ü Please consider the environment before printing this e-mail

From: [section40(2) – FOIA]

Sent: Friday, June 25, 2010 10:15 AM

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

Thanks for clarifying that. I can now see that this was detailed in an earlier email.

In summary there are:

- 59 staff and thus we need to provide at least 6 racks (spaces for 6 bikes)
- 175 visitors thus we need to provide at least 18 racks (spaces for 18 bikes).

These will need to be available to all building visitors.

As a reminder, BREEAM requires that the racks are:

- The space is covered overhead and protected from the rain
- The covered area and the cycle racks are set in or fixed to a permanent structure (building or hardstanding) and allow both the wheel and frame to be locked securely (e.g. Sheffield type). Or racks are located in a locked structure fixed to or part of a permanent structure with CCTV surveillance.
- There is a minimum distance of 1.0m between cycle racks, where the racks allow for two-sided parking, and 0.8m for one-sided parking to enable bikes to be easily stored and accessed.

- There is a minimum distance from any obstruction e.g. wall (located either to the side of the stand or in front of it) of 300mm for single-sided use and 900mm for double-sided use.
- Adequate lighting is provided in accordance with BS5489 Part 1 – *Lighting of roads and amenity areas*⁷⁴.
- The facilities are in a prominent site location that is viewable from the building.
- The majority of the cycle racks are within 100m of a building entrance (ideally within 50m).

The current plans look good and at this stage we have could afford to lose two racks from the staff spaces (leaving the required 6 for BREEAM) and only have nine racks at the car park (18 spaces).

Let me know if you need any further clarification on this and for TFL.

[section40(2) – FOIA]

From: [section40(2) – FOIA]

Sent: 25 June 2010 09:50

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

[section40(2) – FOIA],

The numbers I have provided below are for visitors only and exclude kids in children centre, nursery and acorn.

Staff number is 59 and require 6 cycle spaces provided at the staff entrance on the eastern elevation.

Kind regards

[section40(2) – FOIA]

Architect / Associate

Sprunt The Quadrangle, 180 Wardour Street, London W1F 8FY

Tel: [section40(2) – FOIA] Cell: [section40(2) – FOIA]

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From: [section40(2) – FOIA]

Sent: Friday, June 25, 2010 9:46 AM

To: [section40(2) – FOIA]

Subject: RE: Cycle Parking

Morning [section40(2) – FOIA],

Could you please clarify the break down of staff to visitors?

You previously stated that the 'max visitors excluding children at any one time is: 60 in library, 60 in waiting, 17 in health centre, 22 in children centre (including interview), 10 in parents room and say 6 in pharmacy with a total of 175'.

Could you please let me know the break down in the number of staff for these spaces – I am try to confirm how many racks you can have separately for the staff but still fulfilling the requirements for the visitors.

Sorry if this has been detailed below but I am little confused.

[section40(2) – FOIA]

From: [section40(2) – FOIA]

Sent: 25 June 2010 09:11

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

Dear [section40(2) – FOIA],

My numbers come from the maximum occupancy of the rooms according to the brief and ventilation strategy.

[section40(2) – FOIA] is looking at it and will get back to us shortly.

Kind regards

[section40(2) – FOIA]

Architect / Associate

Sprunt The Quadrangle, 180 Wardour Street, London W1F 8FY

Tel: [section40(2) – FOIA] Cell: [section40(2) – FOIA]

Email: [section40(2) – FOIA] Fax: [section40(2) – FOIA]

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From: [section40(2) – FOIA]

Sent: Friday, June 25, 2010 8:42 AM

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

Hi [section40(2) – FOIA]

I have applied 10% of staff and 10% of building users (up to 500).

Where have you got your visitor figures from?

Regards,

[section40(2) – FOIA]

For and on behalf of Peter Brett Associates LLP

Calgarth House, 39-41 Bank Street, Ashford, Kent, TN23 1DQ

Tel: [section40(2) – FOIA]

Fax: +[section40(2) – FOIA]

E-mail: [section40(2) – FOIA]

Website: www.peterbrett.com

From: [section40(2) – FOIA]

Sent: 24 June 2010 17:26

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

[section40(2) – FOIA]

What ratio have you applied to the adult numbers?

Max visitors excluding children at any one time is: 60 in library, 60 in waiting, 17 in health centre, 22 in children centre (including interview), 10 in parents room and say 6 in pharmacy with a total of 175.

Kind regards

[section40(2) – FOIA]

Architect / Associate

Sprunt The Quadrangle, 180 Wardour Street, London W1F 8FY

Tel: [section40(2) – FOIA] Cell: [section40(2) – FOIA]

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From: [section40(2) – FOIA]

Sent: Thursday, June 24, 2010 5:17 PM

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

Hello All

[section40(2) – FOIA] has previously stated that in terms of the children, only students who are able to ride a bike should be considered within the 'building users'. Therefore, I believe we can omit all of the children from the count.

We are therefore left with approximately 37 visitors for the health centre and 33 visitors for the library at any one time. This equals 70 visitors at 10% = 7 cycle spaces.

I agree we need approximately 6 for staff.

Therefore, the total number of cycle racks required is 6 staff and 7 visitor.

If you want to provide a few spaces for parents who may wish to wait for children then I would suggest approx 2 spaces, although this is not based on standards.

Regards,

[section40(2) – FOIA]

For and on behalf of Peter Brett Associates LLP

Calgarth House, 39-41 Bank Street, Ashford, Kent, TN23 1DQ

Tel: [section40(2) – FOIA]

Fax: [section40(2) – FOIA]

E-mail: [section40(2) – FOIA]

Website: www.peterbrett.com

From: [section40(2) – FOIA]

Sent: 24 June 2010 17:00

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: RE: Cycle Parking

Dear all,

The calculation for the number of racks was discussed at length back in March.

[section40(2) – FOIA] requested it to be based on 10% of staff and 10% of building users at any one time (for the first 500).

For staff we have $59 / 10 = 6$ cycle spaces.

For users, I would omit the 2/3 years old children and children from the children centre (supposed to be 0/3 years old kids) as well as PMLD children.

Therefore, in terms of children we are left with 50 x 3/5 years old and 5 x ASD in acorn.

For adults, we have: 60 in library, 60 in waiting, 17 in health centre, 22 in children centre (including interview), 10 in parents room and say 6 in pharmacy with a total of 175.

According to the above, grand total for users is 230 of which 10% give us 23 racks. I would provide 5 in the children play area (because of the size of children bikes which require special racks or be scooter rack).

We are then left with the 6 cycle spaces for staff (we show 8 on our plans) and 18 cycle spaces for users (we show 20 at the bottom of the ramp near the carpark and 10 near the “Acorn entrance”).

We can therefore lose one stand for staff to provide the 6 spaces required, omit the stands near the “Acorn entrance” all together and keep 9 stands (= 18 cycle spaces) near the carpark.

This would reduce the requirement for a large canopy next to the “Acorn entrance” (normal door canopy for DDA still required).

Can you all please assess and comment before we revise the plans.

Kind regards

[section40(2) – FOIA]

Architect / Associate

Sprunt The Quadrangle, 180 Wardour Street, London W1F 8FY

Tel: [section40(2) – FOIA] Cell: [section40(2) – FOIA]
Email: [section40(2) – FOIA] Fax: [section40(2) – FOIA]
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From: [section40(2) – FOIA]

Sent: Thursday, June 24, 2010 3:55 PM

To: [section40(2) – FOIA]

Cc: [section40(2) – FOIA]

Subject: Cycle Parking

HI [section40(2) – FOIA],

We are looking into the number of cycle parking spaces required for BREEAM so will give you the details to finalise the TfL response report early next week.

Thanks

[section40(2) – FOIA]

[section40(2) – FOIA]

Associate

Savills

Direct Ph: [section40(2) – FOIA]

Mobile: [section40(2) – FOIA]

Fax: [section40(2) – FOIA]

email: [section40(2) – FOIA]

website: www.savills.com

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