

# Bringing more homes to East Village



## A GROWING NEIGHBOURHOOD

East Village is a growing neighbourhood and a key part of the regeneration that is taking place in this part of East London. The first residents moved into East Village towards the end of 2013. Today, more than 6,000 people and 27 retailers call the former Athletes' Village home.

Over the coming years East Village is set to grow further. Around 2,000 additional homes are planned across five development areas. These new developments will bring further regeneration, more residents, additional retail and commercial space and a greater buzz to our growing neighbourhood.



## THE GET LIVING COMMITMENT

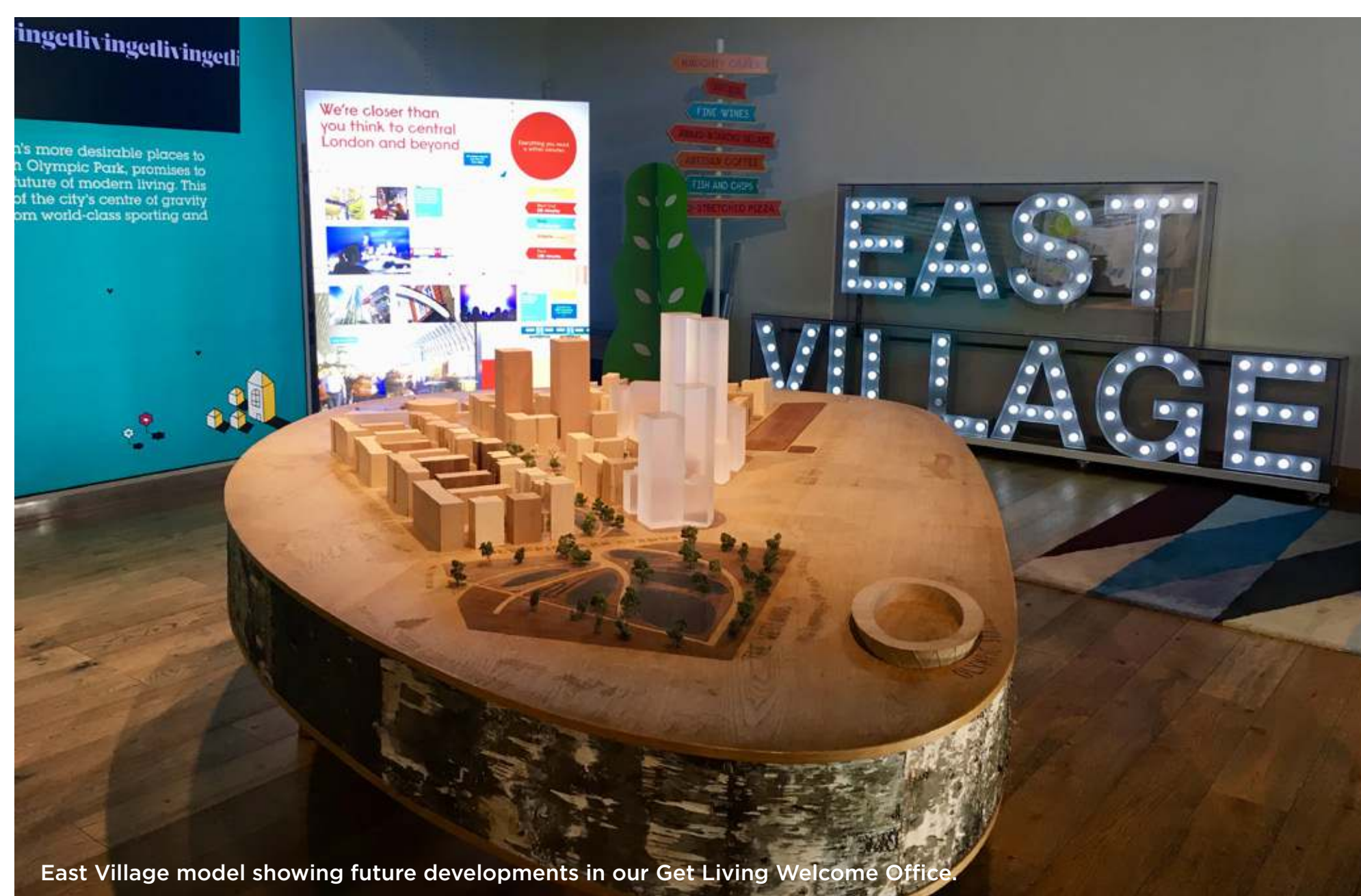
We are committed to mitigating the impact on East Village residents as far as possible.

Mace, our contractor partner for N08 (now called Victory Plaza) and N06, will be working to reduce their impact by undertaking regular road sweeping, wheel washing vehicles, conducting air monitoring and using quiet generators during early works.

We will continue to keep East Village residents updated as construction activity progresses – including information evenings and through our development update emails. If you haven't already, please subscribe at [corporate.getliving.com/developmentupdates](https://corporate.getliving.com/developmentupdates).

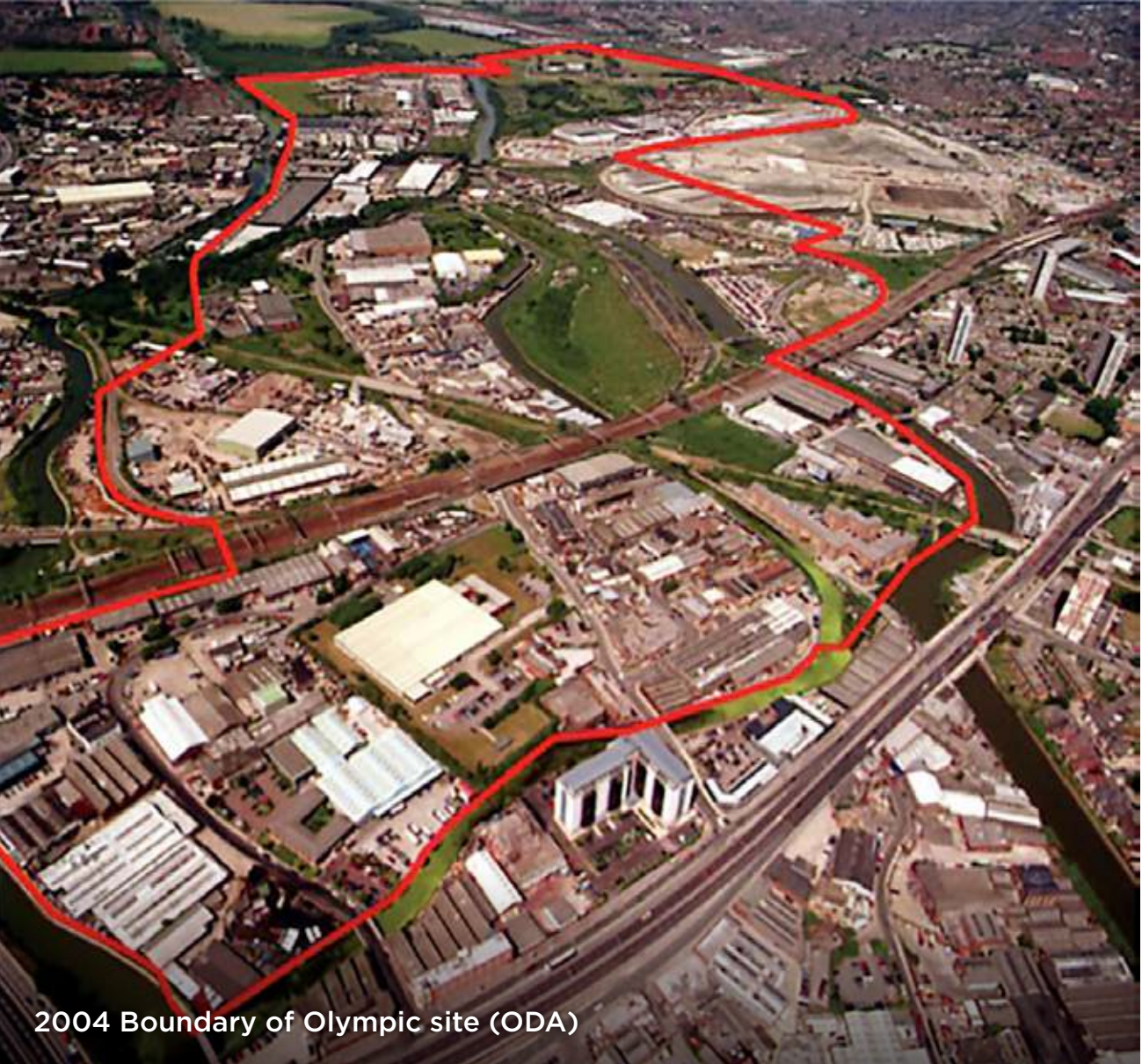
If you have any questions about our new developments please contact us at [community@getliving.com](mailto:community@getliving.com) or pop into the Get Living Welcome Office at 5 Celebration Avenue, E20 1DB.

**Neil Young,**  
**CEO, Get Living**





# History of East Village

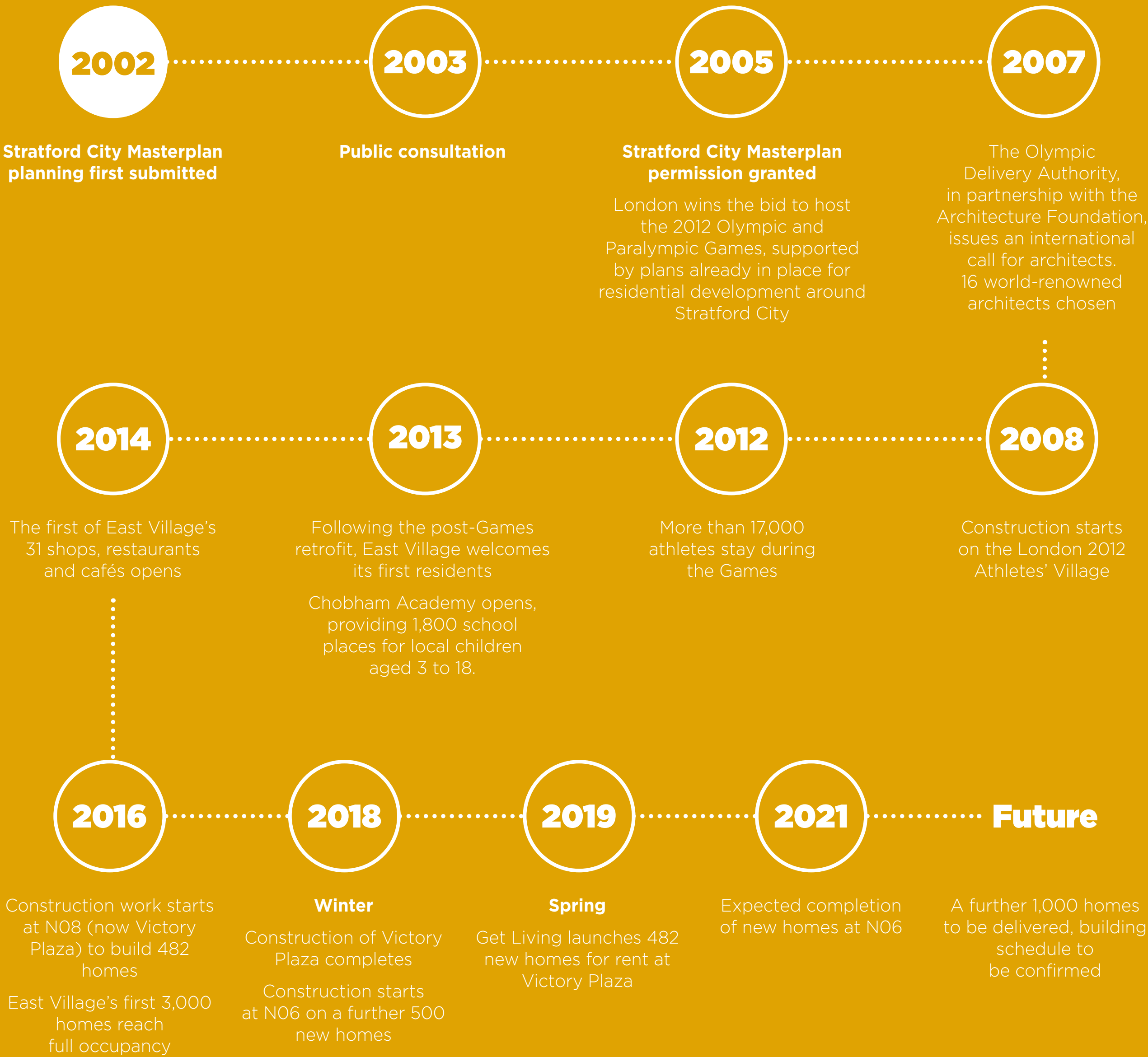


## A NEIGHBOURHOOD IN THE MAKING

East Village's history started before the London 2012 Games as part of the 2005 Stratford City Masterplan, which identified what is now E20 as an area of great regeneration opportunity.

The area that would become Queen Elizabeth Olympic Park and East Village was formerly an industrial site.

In 2002 plans were underway to regenerate the area – in the years that have followed E20 and surrounding areas have been transformed:

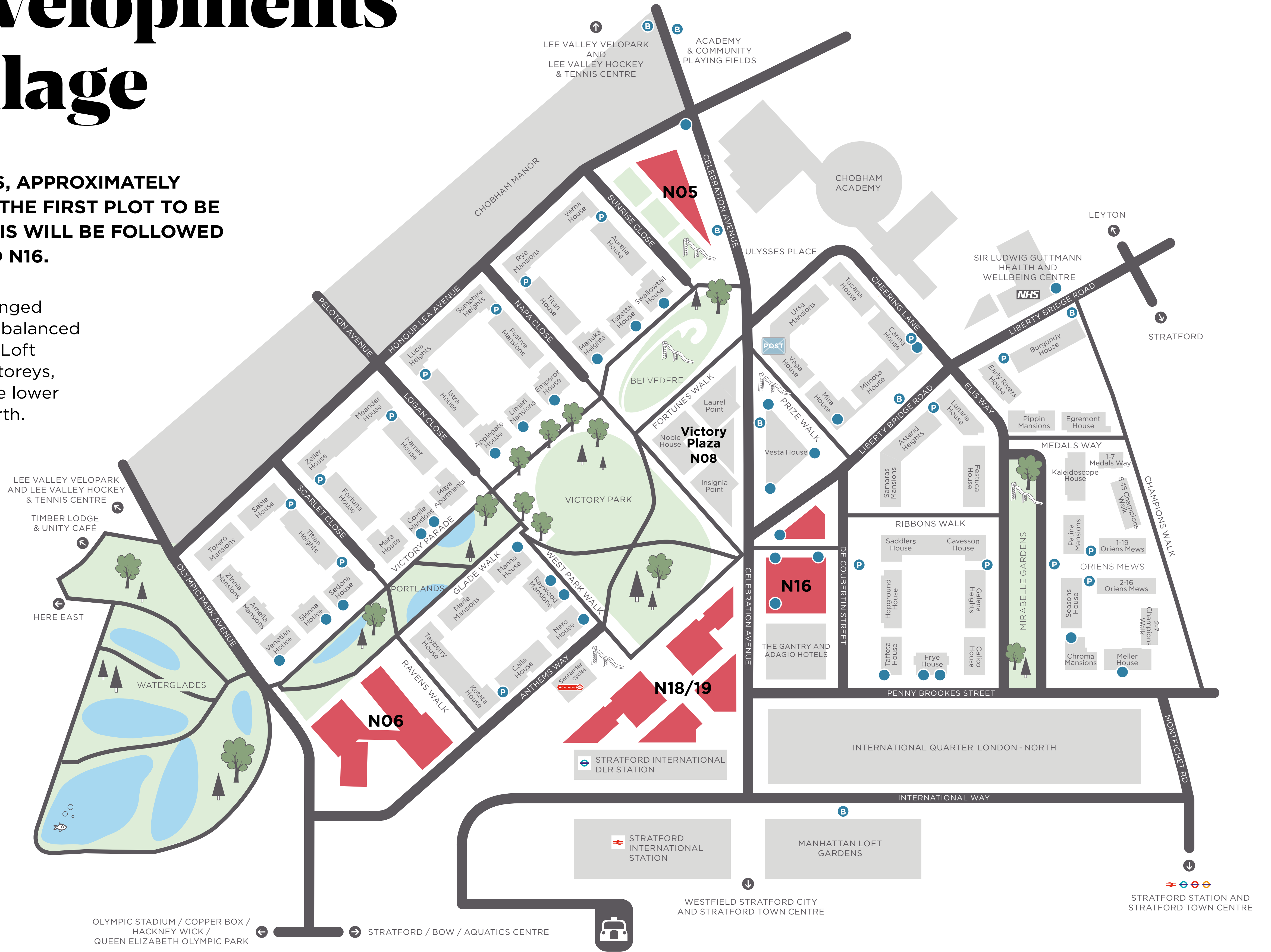










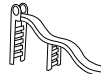
# Future developments at East Village

**ACROSS FIVE DEVELOPMENT PLOTS, APPROXIMATELY 2,000 NEW HOMES WILL BE BUILT. THE FIRST PLOT TO BE DEVELOPED IS VICTORY PLAZA, THIS WILL BE FOLLOWED BY N06, N05 AND THEN N18/19 AND N16.**

The 2005 Stratford City Masterplan arranged the new taller buildings to create a well-balanced shape across the wider area. Manhattan Loft Gardens marks the highest point at 42 storeys, moving down through East Village to the lower Chobham Manor development in the north.



## Key

|                                |   |
|--------------------------------|---|
| Future construction sites      |  |
| Retail Space                   |  |
| Bus Stop                       |  |
| Entrance to undercroft parking |  |
| Pedestrian only streets        |  |
| Roads (vehicles)               |  |
| Recreational areas             |  |



# About our developments

## ABOUT PLOT N06

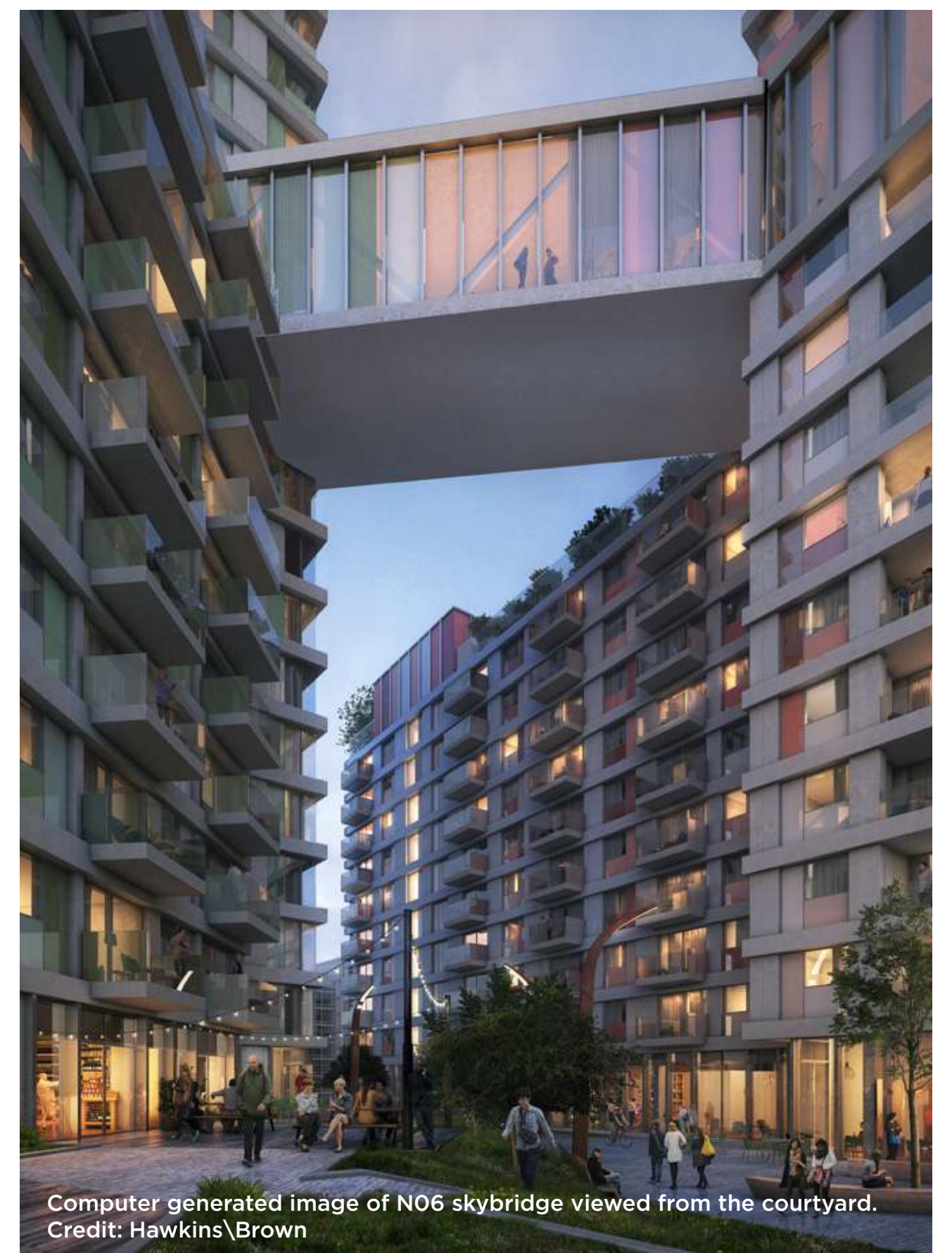
Get Living will continue to work with Mace to deliver a further 524 new homes at N06, a development plot located just south of Portlands on Olympic Park Avenue. Hoarding has gone up around the site and construction will begin at the end of this year.

These homes will be built within two towers (26 and 31 storeys) connected by a striking sky bridge and two ten-storey pavilions.

The ground floor will contain further retail and commercial space.

Re-landscaping works around the buildings will provide more than 100 trees and shrubs to enhance local wildlife habitats, improve biodiversity and mitigate wind.

Once complete, expected in 2021, these homes will be available for rent by Get Living.



## N06 PERMITTED HOURS FOR CONSTRUCTION ACTIVITY

**Mondays to Fridays: 8am to 6pm**  
**Saturdays: 8am to 1pm**

Residents will be kept informed by the development update email if any work is absolutely necessary outside of these hours.

If you would like to subscribe, please go to **[corporate.getliving.com/developmentupdates](https://corporate.getliving.com/developmentupdates)**

If you have a question or comment specific to N06 construction, Mace can be contacted through their 24/7 number 0845 602 5761 quoting project code 33097. Or, you can email Mace's Community Engagement Manager at [Alison.Cooper@macegroup.com](mailto:Alison.Cooper@macegroup.com).

## LEARNINGS FROM N08 (VICTORY PLAZA)

The construction methods used on N06 will be an evolution of what Mace learnt on N08 (Victory Plaza) and will continue to limit the impact of construction activity as much as possible. Some examples of this will be:

- The approach on N06 will be to close up the buildings as the structure progresses, reducing the time the slabs are exposed for, therefore reducing dust and noise in the area as the rising factories did on N08 (Victory Plaza)
- Mace will be moving a lot of activity away from N06; pre-fabricating certain aspects to then assemble on site, meaning superstructure works will be quicker than on a traditional construction site
- To reduce noise from the site, Mace will keep the use of generators to a minimum by connecting to the local power network as soon as possible
- Vehicles making deliveries to site will have their engines switched off when not moving.

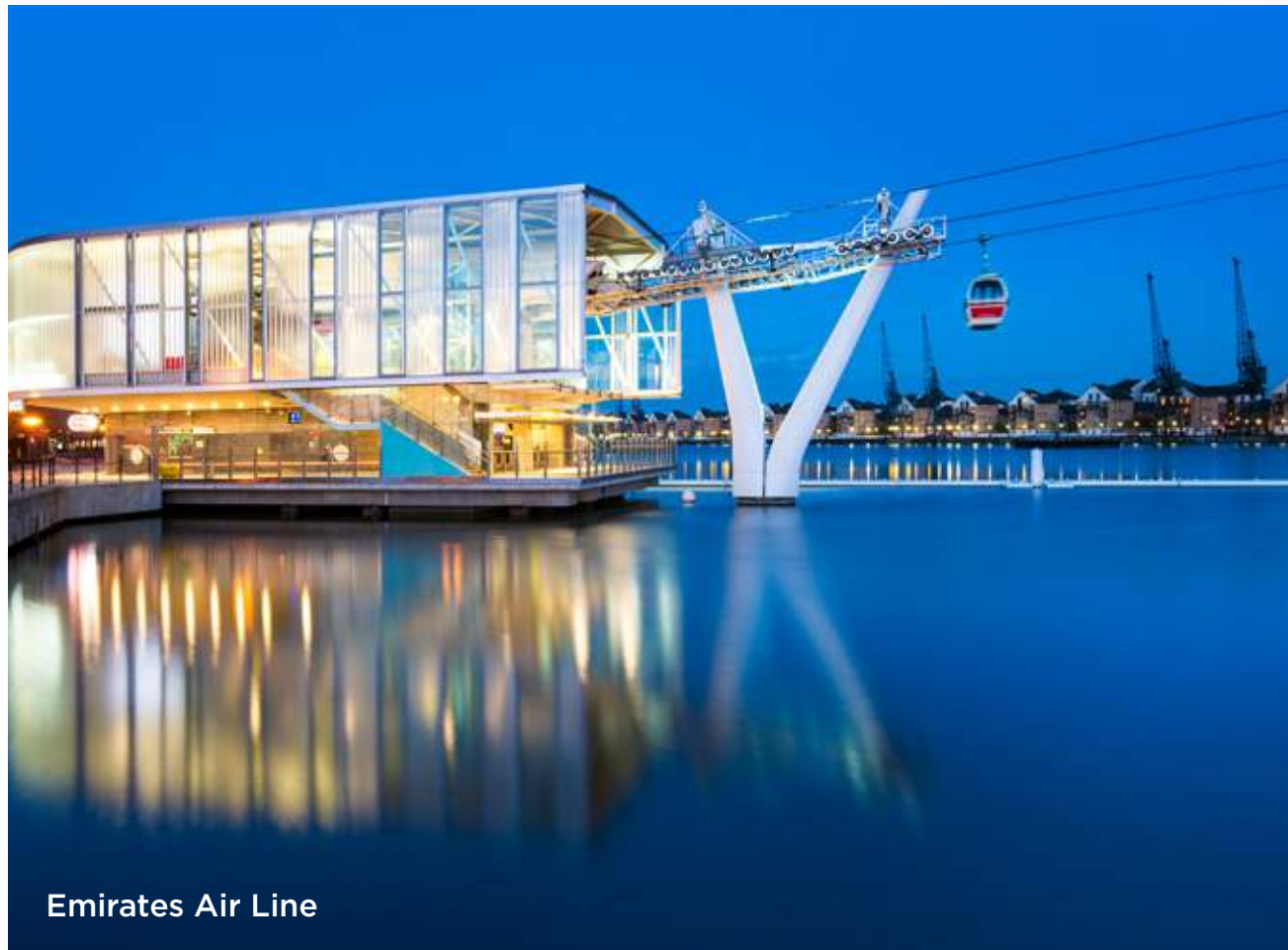


# About Mace – our N06 construction partner



Mace is an international consultancy and construction company that has delivered world class projects and programmes since 1990. Built on exceptional people, a commitment to service excellence and an entrepreneurial spirit, we shape the cities and communities of the future by connecting clients, communities, suppliers and partners. Mace is a £1.97billion turnover company operating in 21 sectors from five global hubs and employing more than 5000 people.

**Projects you may recognise that were built by Mace include:**



## MACE JOB CREATION AT N06

During the N06 construction programme Mace has committed to employing:

### 15 apprenticeships for N06

These apprenticeship places will be created during the construction of N06.

### Five ‘improvers’ for N06

The majority of the improver roles will be created during the internal fit out phase of construction. Improvers are those who were previously long term unemployed. There is no age limit for improvers.

**If you are interested in local construction roles, we recommend contacting Newham Workplace on 020 3373 1101 or visiting [www.newham.gov.uk](http://www.newham.gov.uk).**

## PROJECT TEAM ON SITE

Mace has more than 50 staff within its N06 project team with up to 750 operatives working on site during peak activity. The team will be led by Robert Moffatt, Mace’s Project Director.

Alison Cooper, Mace’s Engagement Manager, will be working alongside Robert to support liaison with the East Village community.



Project director  
**Robert Moffatt**



Construction Director  
**Dave Bones**



Community Engagement Manager  
**Alison Cooper**

## PROJECT CONTACT INFORMATION

**0845 602 5761**  
**Quoting project code: 35441**

Please call this number if you have any concerns/complaints/compliments about Mace activity on N06.

All the calls will be logged by Mace and passed onto the N06 project team. The N06 project team will then review the comment and respond to the resident concerned.



# N06 construction

## EXPECTED CONSTRUCTION TIMELINE FOR N06

Oct  
**2018**

Site establishment:  
hoarding erection, initial  
site accommodation  
and site clearance

Dec  
**2018**

Commence piling

Q1  
**2019**

Basement excavation  
and piling

Q2-Q3  
**2019**

Sub-structure, ground  
floor works and first tower  
cranes erected

Q4  
**2021**

Expected project  
completion

**2021**

Fit out works and  
landscaping

**2020**

Superstructure,  
cladding and fit  
out works

Q3  
**2019**

Remaining tower cranes  
erected and superstructure  
commences

## FIRST PHASE OF CONSTRUCTION ACTIVITY – PILING

Following the initial site enabling works, the first major operation will be piling. It is expected that this will take approximately five weeks to the end of January/early February (please note activity on site will shut down over the Christmas period).

First, the piling mat will be formed. This involves driving steel interlocking sheets into the ground to create a permanent retaining wall, forming the basement perimeter.

There will be excavators and dumpers working on the site moving material and compacting a safe working platform for the sheet piling machine. The piling rig will be delivered to site and assembled at the starting position. It will then work around the basement wall vibrating and pushing the steel sheets into the ground.

Once the basement walls have been formed Mace will commence large scale excavation to form the basement. Once the required depth is reached, there will be another piling rig delivered to site which will drill into the ground and form large concrete piles. The rig will be working from within the basement for the majority of the time with some isolated piles installed to support the future tower cranes being installed for the project.



Computer generated image of N06 viewed from Olympic Park Avenue



# N06 site access points

The main site access and exit point will be along Anthems Way and Olympic Park Avenue. The main vehicle entrance will be via Anthems Way with vehicles exiting either onto Olympic Park Avenue or back onto Anthems Way via a one-way system.

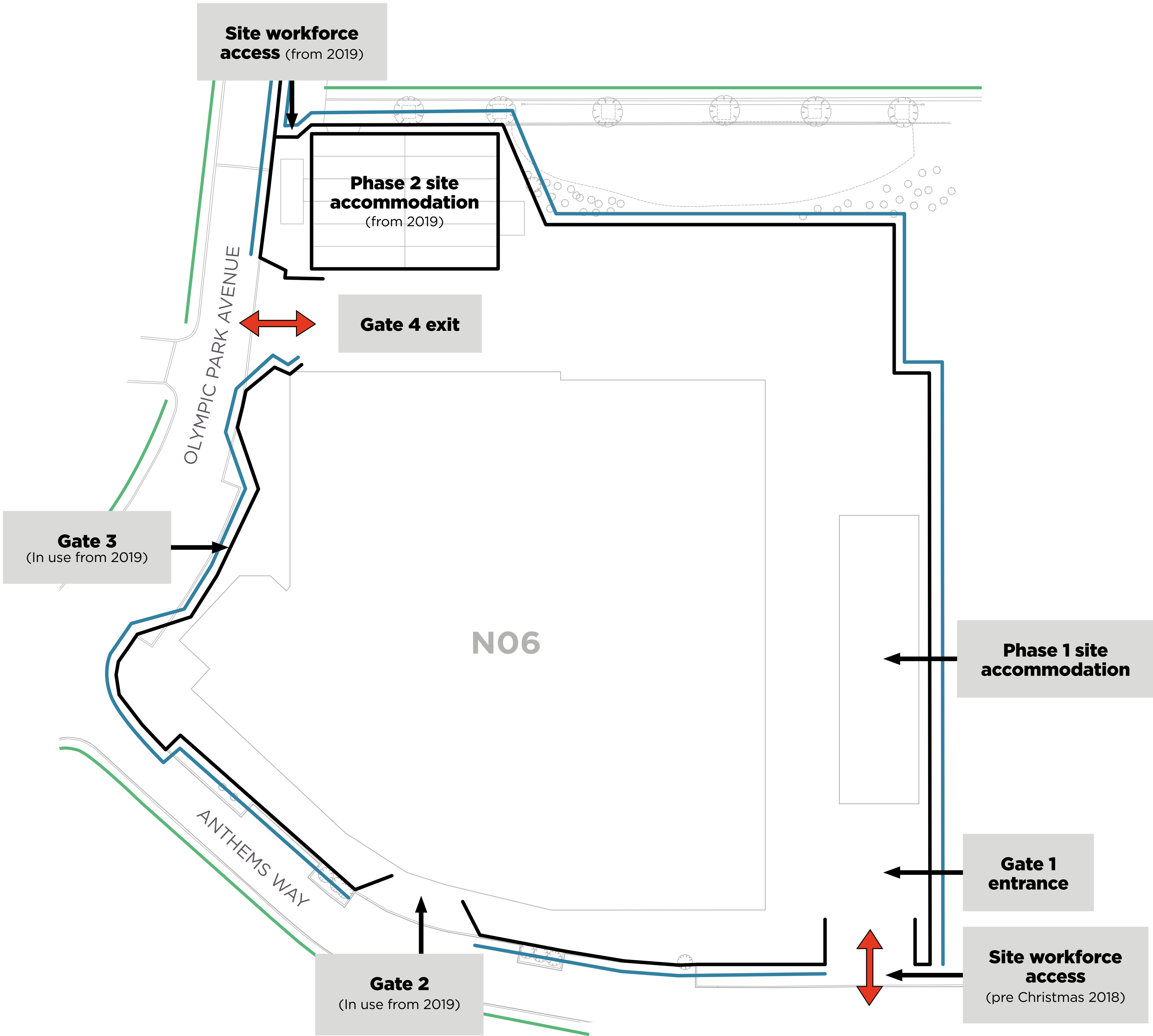
Footpaths around the hoarding line have been closed in the interest of public safety to avoid any risks for pedestrians posed by site vehicles accessing the site. These vehicles have large blind spots so pedestrians will be diverted away from vehicle routes.

Traffic marshals will also be in place at each gate to ensure the safe entry and exit of vehicles.

Site accommodation like the cabins used at N08 will be installed, first by Ravens Walk and then after Christmas by Portlands. These will be used as office and welfare space for the Mace site team. Like N08, these will have privacy glass installed where windows face homes.

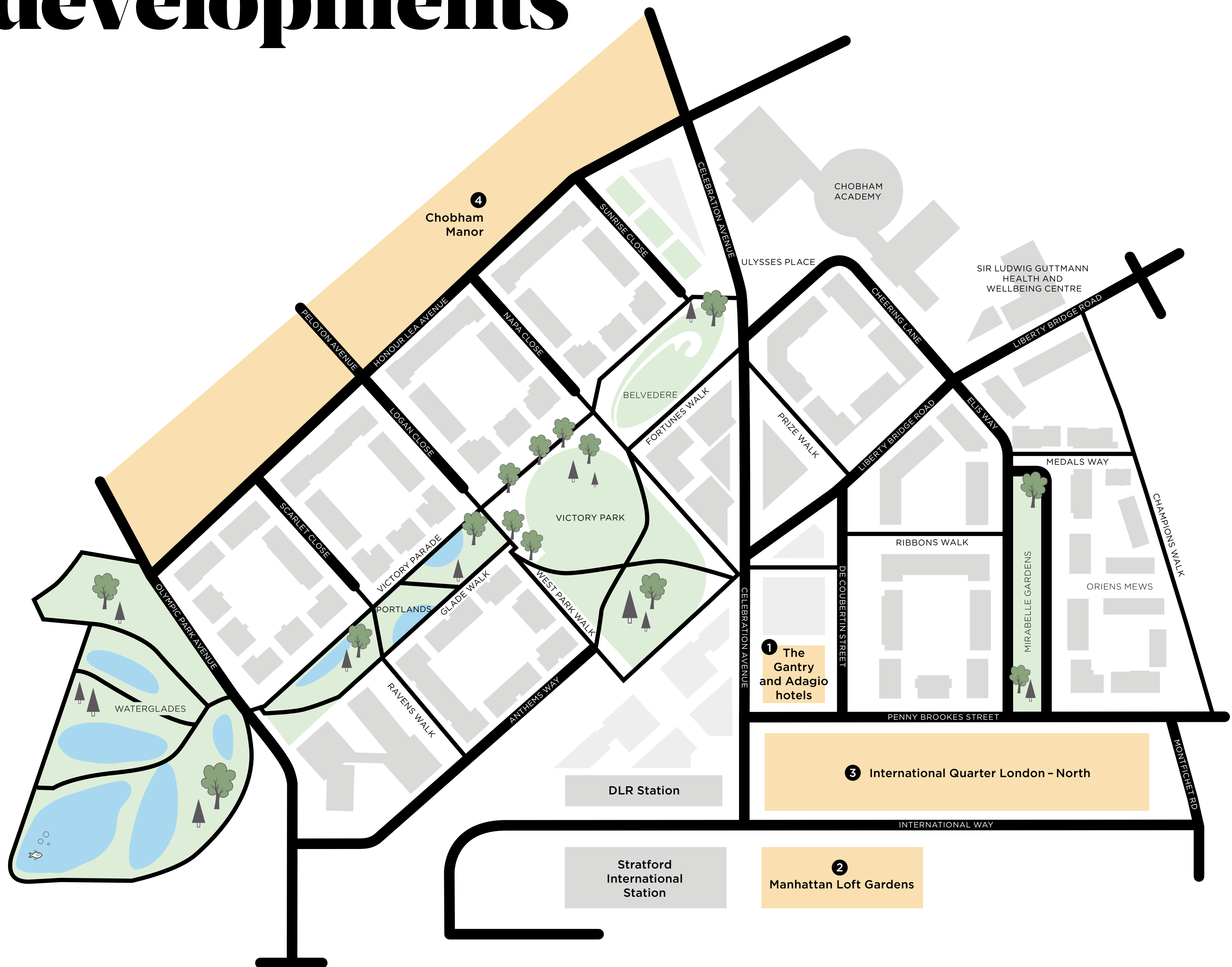
Site workers will access the site initially through a pedestrian gate on Anthems Way. Once the site accommodation is established in the North West corner, operatives will access site via a pedestrian gate on the corner of Victory Parade and Olympic Park Avenue. All site workers will only wear their high visibility protective clothing when working and not to and from the site.

| Key               |  |
|-------------------|--|
| Pedestrian access |  |
| Vehicle access    |  |
| Hoarding line     |  |
| Footpath closed   |  |





# East Village's neighbouring developments



## 1. THE GANTRY AND ADAGIO HOTELS

Two hotels are currently under construction on Celebration Avenue, next to Sainsbury's. The Gantry includes a 285-bedroom hotel over 18-storied by Hilton Curio and a 136 room longstay hotel over 17-storied by Adagio. The lower levels will be occupied by new bars and restaurants with a new sky-bar on the 18th floor.

**Current status:** Construction is ongoing – grounds works complete, concrete frame at ground level and scaling lift cores at level 9

**Expected completion:** Q1-2 2020

**Contractor contact if you have any questions or concerns:** Ardmore Group on 0208 344 0300 or [info@ardmoregroup.co.uk](mailto:info@ardmoregroup.co.uk).



## 2. MANHATTAN LOFT GARDENS

Created by Harry Handelsman, the man behind Chiltern Firehouse and St Pancras Renaissance Hotel, Manhattan Loft Gardens is a 42-storey, double-cantilevered tower of expansive living spaces located opposite Stratford International station.

It features 248 apartments, three sky gardens, a destination restaurant, mezzanine club and The Stratford hotel which will launch in Spring 2019 with 146 bedrooms.

**Current status:** The Lofts at Manhattan Loft Gardens launch November 2018. The hotel, restaurants and bars within Manhattan Loft Gardens will open in April 2019.

**Contact for questions or concerns:** [info@manhattanloftgardens.com](mailto:info@manhattanloftgardens.com)

**www.manhattanloftgardens.co.uk**



## 3. INTERNATIONAL QUARTER LONDON - NORTH

International Quarter London - North comprises plots to the south of Mirabelle Gardens on Penny Brookes Street and is part of London's most exciting new business destination. Construction on International Quarter London - South is already underway, with Transport for London, Unicef and Financial Conduct Authority already moved in and Cancer Research and British Council confirmed for summer 2019. Construction on International Quarter London - North will begin when anchor tenants have been found for these commercial units.

**Current status:** Engaging potential commercial tenants

**Expected start date:** tbc

**Expected completion:** Before 2025

**Contact for questions or concerns:** Lendlease at [info@internationalquarterlondon.com](mailto:info@internationalquarterlondon.com)  
**www.theinternationalquarter.london**



## 4. CHOBHAM MANOR

Positioned between East Village and Lee Valley VeloPark, Chobham Manor will comprise more than 850 one to five bedroom homes, community facilities, shops and acres of public open space.

**Current status:** First phase complete and sold, phase two launched

**Expected completion:** 2018

**Contractor contact if you have any questions or concerns:** Taylor Wimpey via the Park 24/7 hotline 0800 0722 110

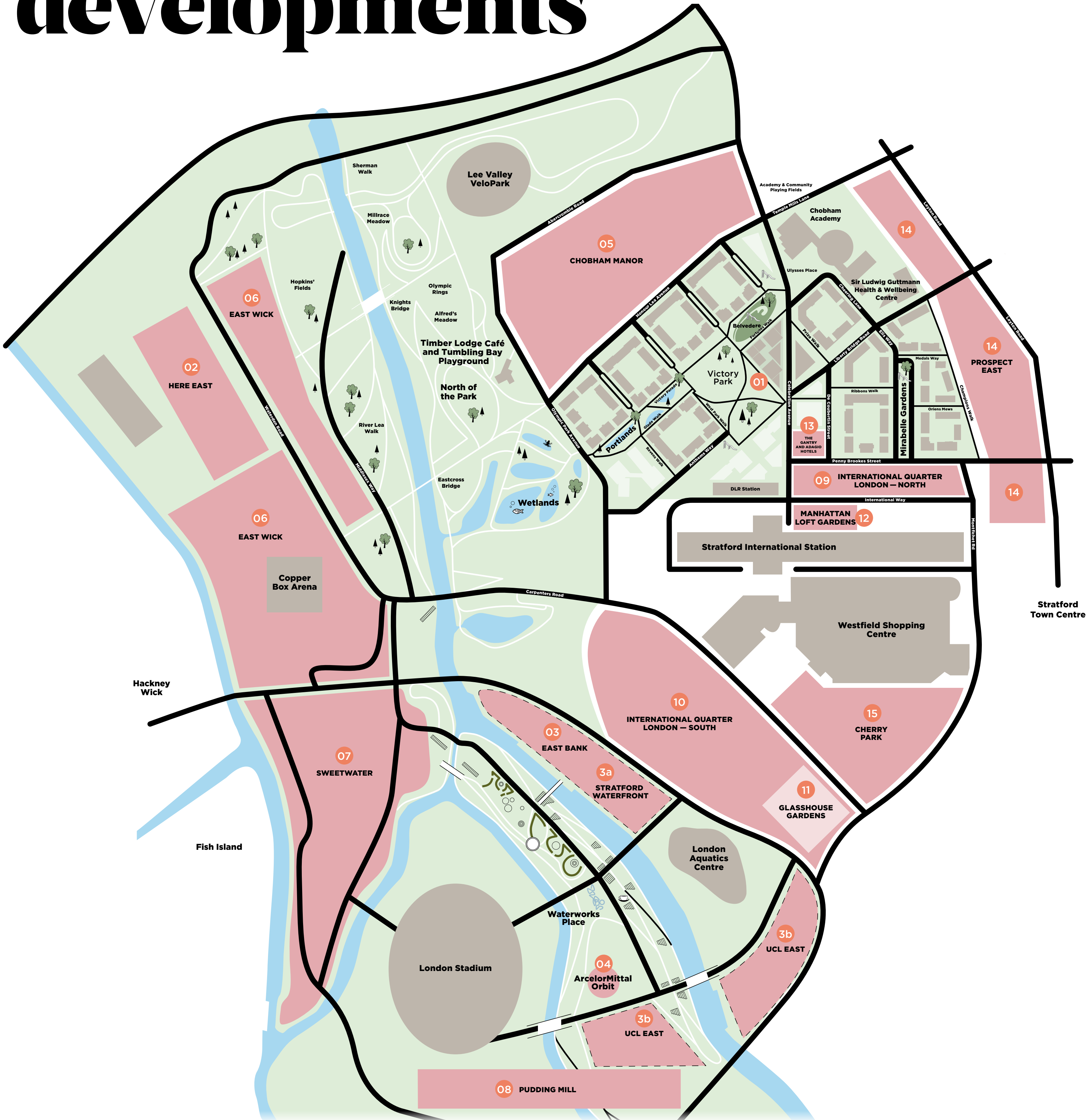
**www.chobhammanor.co.uk**

Information provided at Get Living's development information evening on 7 November 2018.

**getliving**



# E20 surrounding developments



- 01

**East Village**  
The first of the legacy neighbourhoods, East Village is home to 2,818 apartments and townhouses. 1,439 Get Living private rental homes and 1,379 Triathlon Homes affordable tenure homes. Chobham Academy, NHS health centre, independent retail, green space. 2,000 further homes planned. Homes for private rent at Victory Plaza will launch in Spring 2019. Construction of N06 to start in December 2018. (Get Living)
- 02

**Here East**  
Here East is an innovation and technology campus on the north side of Queen Elizabeth Olympic Park. The campus has brought more than 3,500 job to the area and is home to Loughborough University London, UCL, fast-growth businesses including Sega's Sports Interactive and global companies such as BT Sport and Ford. Here East recently opened The Trampery, a collection of studios for creatives. It also has a public yard for events and landscaped canal side with cafes, shops and restaurants. (Delancey)
- 03

**East Bank**  
A new destination for world-class culture and entertainment, welcoming new sites for Sadler's Wells, BBC Music and the V&A, as well as University College London and University of the Arts London's London College of Fashion. Planning applications have been submitted with first construction activity expected in 2019 and completion in 2021/22. (LLDC)  
**A. Stratford Waterfront**  
780 new homes will form part of a brand new cultural and higher education district. To be completed by 2031. (LLDC)  
**B. UCL East**  
It is anticipated that the new UCL East site south of the ArcelorMittal Orbit will cover 11 acres and will provide 180,000 sq m of internal space including academic development and research space, student accommodation and retail. Construction of the first phase will start in 2019 with the first building expected to be completed in time for the start of 2021. (UCL)
- 04

**ArcelorMittal Orbit**  
The UK's largest sculpture by Sir Anish Kapoor and home to the world's longest and tallest tunnel slide. (LLDC)
- 05

**Chobham Manor**  
Around 850 low-rise homes between East Village and the VeloPark. 75% designed for families, with just under one third affordable plus retail and community space. Phase one complete and sold, phase two now launched. (Taylor Wimpey / L&Q)
- 06

**East Wick**  
Up to 870 homes with a mix of housing types, including family housing and private rented housing. Completion expected 2023. (LLDC / Places for People and Balfour Beatty)
- 07

**Sweetwater**  
Up to 650 homes with a new primary school, two nurseries, community space, library and health centre. Completion expected 2023. (LLDC / Places for People and Balfour Beatty)
- 08

**Pudding Mill**  
A new neighbourhood along the Greenway, south of the Stadium, comprising up to 1,500 new homes. Completed over the next 10-15 years. (LLDC)
- 09

**International Quarter London - North**  
Commercial-led mixed use development - N20 will be 21 storeys with the rest of the development along the south of East Village at 8 storeys. Close to one million sq ft of office space. Construction completion expected before 2025. (Lend Lease / LCR)
- 10

**International Quarter London - South**  
More than three million sq ft of office space for 7,000 workers creating more than 25,000 jobs across both South and North sites. Currently home to TfL, FCA and Unicef with Cancer Research and British Council confirmed to be moving in, in 2019. Completion from 2017 - 2025. (Lend Lease / LCR)
- 11

**Glasshouse Gardens - International Quarter London**  
313 new homes within two towers (30 and 17 storeys) between Westfield and the London Aquatics Centre. Homes for sale (Lend Lease / LCR)
- 12

**Manhattan Loft Gardens**  
42 storey residential led mixed use development. 7 storeys of hotel (146 rooms), leisure and restaurant, 248 apartments and three Sky Gardens. The Lofts are launching this November with the hotel, restaurants and bars to open in April 2019. (Manhattan Loft Corporation / Bouygues)
- 13

**The Gantry and Adagio hotels**  
A 285-bedroom hotel over 18-storeys by Hilton Curio and 136 room longstay hotel over 17-storeys by Adagio. Lower levels will be occupied by new bars and restaurants with a new sky-bar on the 18th floor. Expected completion Q1-2 2020 (The Gantry Group / Ardmore)
- 14

**Prospect East**  
1,036 affordable and private homes and commercial space to the east of East Village. (L&Q)
- 15

**Cherry Park, Westfield**  
The redevelopment of a vacant triangular site located immediately south of Westfield Stratford City shopping centre into a residential-led mixed use scheme alongside new public spaces. Planning submitted for 1,200 new homes for private rent and more than 14,000 sq m of retail and commercial space. (Westfield)