NORTH LONDON WASTE AUTHORITY

NORTH LONDON HEAT AND POWER PROJECT

DESIGN CODE PRINCIPLES

The Planning Act 2008 The Infrastructure Planning (Applications: Prescribed Forms and Procedure) Regulations 2009 Regulation 5 (2) (q)

AD02.02

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nlwa
north london waste authority

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SECTION 1
INTRODUCTION

1. INTRODUCTION

This document has been prepared to support North London Waste Authority's (the Applicant's) application (the Application) for a Development Consent Order (DCO) made pursuant to the Planning Act 2008 (as amended).

The Application is for the North London Heat and Power Project (the Project) comprising the construction, operation and maintenance of an Energy Recovery Facility (ERF) capable of an electrical output of around 70 megawatts (MWe) at the Edmonton EcoPark in north London with associated development, including a Resource Recovery Facility (RRF). The proposed ERF would replace the existing Energy from Waste (EfW) facility at the Edmonton EcoPark.

This document, produced pursuant to Regulation 5 (2) (q) of the Applications: Prescribed Forms and Procedure Regulations 2009 (as amended) and Appendix 1 to the Planning Inspectorate Advice Note 6 (June, 2012) should be read alongside the other information that has been submitted with the Application, in accordance with the statutory requirements set out in Regulation 5, 6 and 7 of the Infrastructure Planning (Applications: Prescribed Forms and Procedure) Regulations 2009 (as amended).

This document sets out:

a. Section 1 Design Code Principles: the Design Code Principles for the authorised Works which would be adhered to at detailed design; and
b. Section 2 Application Supporting Plans: the Application supporting plans which set out indicative details of the anticipated layout of the Application Site.

SECTION 2
DESIGN CODE PRINCIPLES

2.1 PURPOSE OF THE DESIGN CODE PRINCIPLES

The Application is seeking consent for a series of Works within limits of deviation which define the location, size and shape of the proposed buildings, structures, plant and equipment. The Design and Access Statement (DAS) (AD05.07) explains the design concepts, the steps taken to appraise the context, design development response to context and planning policy, as well as the approach to access. While the design is well advanced, some flexibility in the implementation of the Project is needed as no large-scale and complex development is capable of being absolutely fixed at the planning stage. There is always a need to retain some flexibility and the ability to reserve some details to be provided at a later stage. This project is no exception.

In addition there are some influences on the detailed design of the Project which are controlled by organisations other than the Applicant. Some uncertainties are likely to remain up to the point of commissioning the construction of individual buildings should the DCO be granted. This is common with all developments. Such uncertainties include any changes to regulatory requirements such as permitting and Building Regulations.

The purpose of the Design Code Principles is to:

a. provide further design guidance to ensure that the Project is implemented consistently and in accordance with the design principles established in this document and as considered in the Application. It establishes the parameters that must be met in the final detailed design of all structures and spaces associated with the Project. In all cases care has been taken to ensure that the Environmental Impact Assessment (findings of which are reported in the Environmental Statement (AD06.02)) addresses the range of flexibility sought;
b. provide clarity as to what constitutes appropriate design quality for the Project thereby providing a level of certainty to all parties as to the scope of the detailed design. It provides design parameters that set the framework for detailed design and would be used as the guiding framework for discharge of appropriate requirements; and
c. within these parameters, there is a range in the level of recommendations and options which would apply to different parts of the Application Site. The Design Code Principles apply to all permanent buildings and structures and works across the Application Site such as landscaping and ecology, (including restoration of the temporary laydown area), however they do not apply to temporary buildings and spaces during construction.

The Design Code Principles acknowledge that there are different ways in which design quality can be achieved and that operational requirements may advance between the Application and implementation of detailed design.

Where applicable, preferred options and alternatives are also presented. In the development of detailed proposals other solutions may be proposed where it can be demonstrated that they would achieve the design quality, principles and aspirations set out.

DESIGN CODE PRINCIPLES STRUCTURE:

The Design Code Principles are organised under the following themes:

An overview and general guidelines are presented at the start of each theme, which apply to all buildings and structures. These are followed by element-specific principles, including an explanation as to why they are required and their intended usage.

2.2 BUILDING COMPOSITION

Overview:
The buildings at the Application Site have been designed to reflect the purpose of the building as a whole as well as functional components.

The building composition guidelines intend to create a functional, coherent and attractive development. These guidelines describe the way in which building components should be identified and expressed in detailed design in order to establish a hierarchical order of elements, to define rules for the relationship between elements and to define appropriate levels of articulation.

This section includes:

a. General Guidelines: principles that apply to all development proposals.

b. Building Guidelines: building specific guidelines including a description of key requirements and objectives.

All images included within this section provide illustrative examples of application.

General Guidelines:

a. the built-form of the Project should establish a visually engaging environment;

b. the scale and massing of buildings and structures should be appropriate to their function and location;

c. the proposed buildings and structures should be appropriate to their function;

d. buildings and building façades should be designed to respond to the surrounding context, reduce visual impact from long distance views while contributing to the visual interest of the Project;

e. buildings should be designed with consideration for a uniform design approach;

f. the height of all buildings and structures should be kept to a minimum and careful consideration should be given to roof lines and forms in order to reduce the visual impact of the Project on the skyline;

g. the building composition should have clearly articulated features that respond to the surrounding context, reflect internal function and reinforce the architectural aspirations of the Project;

h. building façades which overlook public areas should create active frontages that engage with the surroundings by introducing appropriate architectural features such as glazed areas or openings;

i. the location and design of green or brown roofs should be compatible with operational requirements;

j. where possible, all buildings and structures should be fully accessible from the perimeter to allow for maintenance access;

k. all buildings and structures must be located and designed to allow for emergency access;

l. access points to buildings and structures should be easily identified and designed in accordance with its particular function (operational or non-operational) and use (vehicular or pedestrian);

m. where possible, staff and visitor access to the main facilities should be from the public areas to the eastern part of the Edmonton EcoPark; and

n. staff and visitor entrances should have a human scale and, where appropriate, be defined through the use of recesses, projections, colour or other adequate architectural features that are easily identified.

In addition buildings and structures must be designed to deliver Environmental Permit requirements including constructing underground structures to relevant standards, and to control odour such as the tipping hall being under negative pressure, installation of odour control plant, fast acting shutter doors.

2.2 BUILDING COMPOSITION

ENERGY RECOVERY FACILITY

DCP1 - The ERF should be simple in form to reflect its functional requirements, reduce visual impact and have a less dominant presence, in particular from the Lee Valley Regional Park (LVRP) to the east.

The ERF form should:

a. use the minimum operational volumes required which limits the addition of unnecessary or unusable volumes;
b. achieve a reduced profile to reduce the visual impact from all directions; and
c. create a building form that articulates functional elements (as opposed to a unified form), and that provides further architectural opportunities to break up the perceived scale of the building.

The structure of the ERF should have a stepped profile, reducing in height towards the LVRP. In addition, the landscape area to the east should be raised and planted to screen the lower levels of the building from the east and to reduce its perceived height.

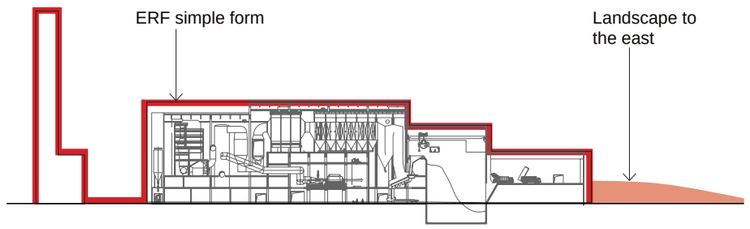


Figure 1.1: ERF minimum operational volume and simple form

DCP2 - The composition of the ERF façade should be horizontally divided to further reduce the perceived scale.

An identifiable break between the building's lower and upper levels should be incorporated. This break may include a change in material, pattern, colour or other similar means.

The lower section of the façade should establish a 'plinth' (a solid lower level to the building) and should broadly correspond to the outline of the lower activities within the ERF; the turbine hall, workshops, stores, etc.

The upper section of the façade should establish the 'upper elements', and should broadly correspond to the volumes of the different functions; the tipping hall, crane hall, process hall and stack.

These two levels should inform the use of different façade systems, material or colours.

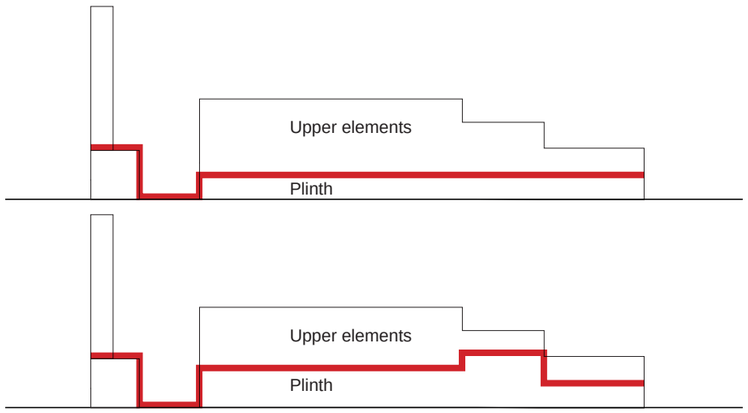


Figure 1.2: Example of horizontal division

DCP3 - Contrasting façade systems should be used for the ERF upper elements and plinth.

The external finishes of the ERF should use a neutral and non-reflective colour palette.

The façade systems used should differentiate between the lower and upper mass of the buildings, with the plinth using darker tones to reference the surrounding landscape and urban environment.

The upper elements should have lighter colours so that they do not contrast with the sky in order to reduce visual impact against the skyline.

Figure 1.3: Example of contrasting façade systems.

DCP4 - The façade systems for the ERF plinth should be highly durable and require only minimal maintenance, making use of robust materials and employing darker colours to address ground level operational activities and reflect the surrounding landscape.

In addition, the plinth should incorporate a robust base to address the operational activities and movement taking place at ground floor.

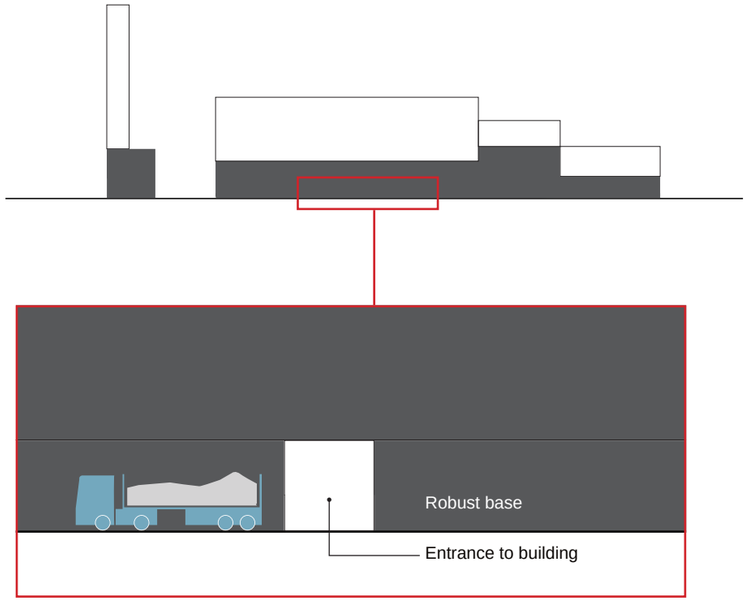


Figure 1.4: Example of plinth area and robust base

DCP5 - The articulation of ERF upper elements should clearly define volumes that reflect the internal energy recovery activities.

The upper elements include the tipping hall, crane hall, process hall and stack.

The different components should be expressed through the building geometry, façade system and materials used.

The façades of each component should remain visually contiguous, avoid visible services penetrations and avoid use of dissimilar materials where cladding systems join. Further articulation within each component can be achieved using variations in cladding design.

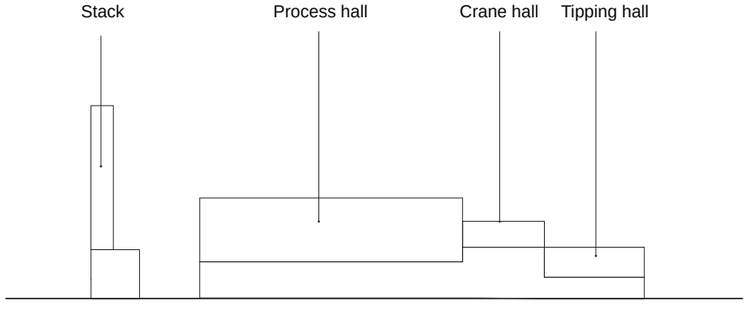


Figure 1.5: Example of articulation of upper elements

DCP6 - The façade systems of the ERF upper elements should introduce rhythm, variation, shadow, transparency or translucency and use lighter colours to provide visual interest and reduce visual impact.

The façades systems of the upper elements should be articulated to address the scale of the components while retaining the clarity of the composition.

The façade systems should introduce interest:

a. horizontally, to respond to views from observers moving along the A406 North Circular Road and the LVRP and to react as the sun direction changes throughout the day; and
b. vertically, to visually merge the top edge of the building with the sky and to increase the perception of lightness.

The façades of the upper elements should be able to animate views from different distances and orientations.

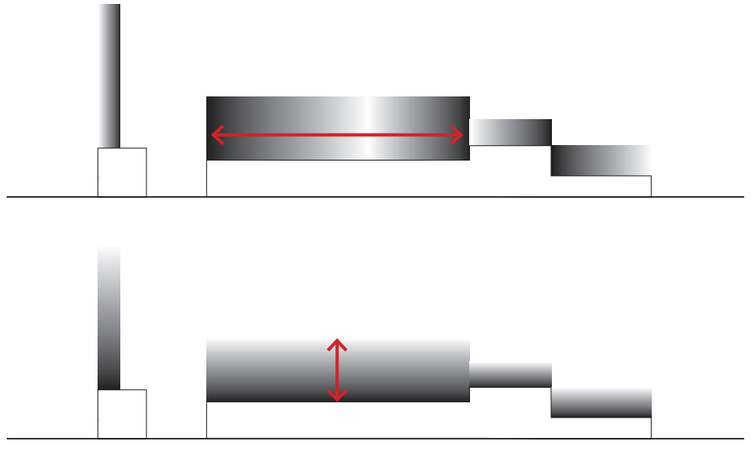


Figure 1.6: Example of upper elements visual interest strategies

2.2 BUILDING COMPOSITION

ENERGY RECOVERY FACILITY

DCP7 - The design of the ERF facade and roof should allow natural light into working areas.

Natural light can be introduced into the ERF using transparent or translucent areas in the building façades or roofs.

Glazed areas should be determined by operational requirements with no detriment to the clarity of the overall composition.

Where appropriate glazed areas could also afford views into the plant inside.

DCP8 - The top edge of the ERF upper elements should establish a consistently horizontal roof line for each functional component.

Where possible, visible elements above the roof of the process hall should be avoided to reduce interference to the profile of the simple form of the ERF.

If necessary, the façades of the ERF upper volumes should extend above the roof line to screen plant equipment, services penetrations, guard rails, PV panels or other objects.

The extension of the façades would also allow a smoother transition between building and sky by diffusing the light in the background.

DCP9 - The roofs of the ERF tipping hall and crane hall should incorporate green and brown roofs which contribute to the architectural treatment of the ERF, provide ecological enhancement and serve to attenuate and filter water.

The use of green and brown roofs would also aid the integration of the Edmonton EcoPark with the landscape to the east of the Application Site and the wider LVRP beyond.

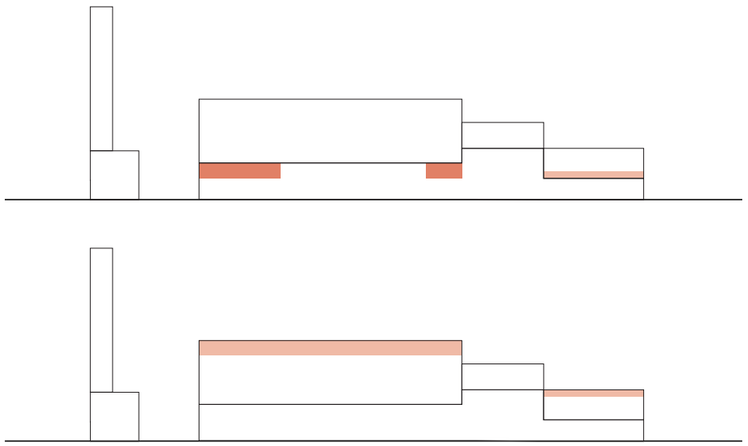


Figure 1.7: Example of glazed areas to allow natural light into working areas

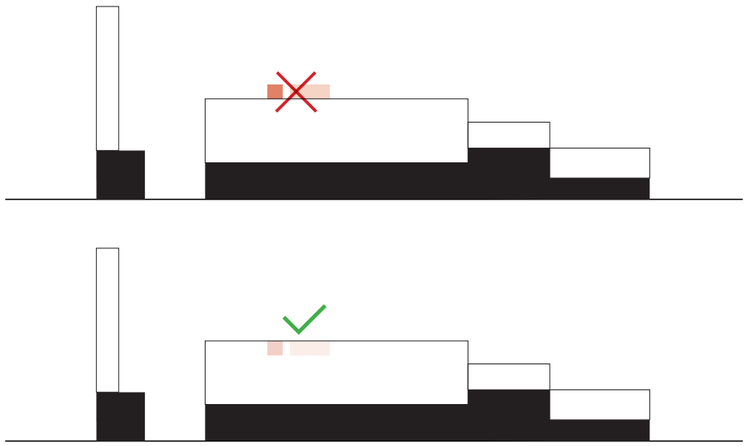


Figure 1.8: Example of ERF roof profile

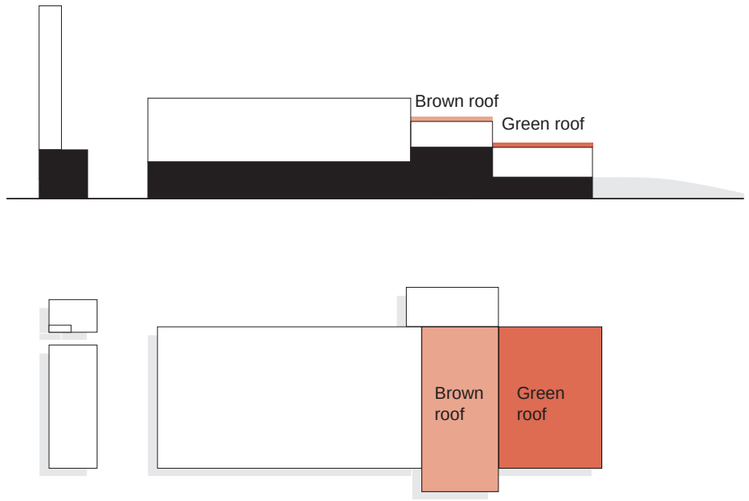


Figure 1.9: Example of green and brown roof locations

DCP10 - Part of the ERF roof should be designed to allow the introduction of photovoltaic panels (PV) for electricity or hot water generation.

An area is safeguarded on the roof of the ERF process hall for PV panels.

The design of the facilities would consider the integration of PV panels in a visually pleasing way and would provide adequate access for installation, maintenance and decommission of PV panels including any supporting space or equipment where required.

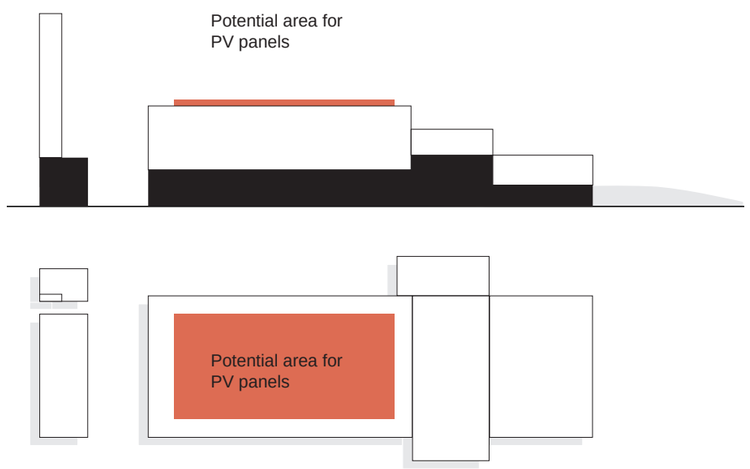


Figure 1.10: Example of PV panel location on the ERF

DCP11 - Part of the roof above the ERF tipping hall where a green roof would be installed must provide a safe access route for staff and visitors to the ERF.

The access route should be sheltered from the elements. The accessible roof would also be utilised by visitors as part of the ERF tour and provide views of the Edmonton EcoPark, Lee Valley and towards central London.

An observation platform could be installed as a focus element of the green roof above the tipping hall.

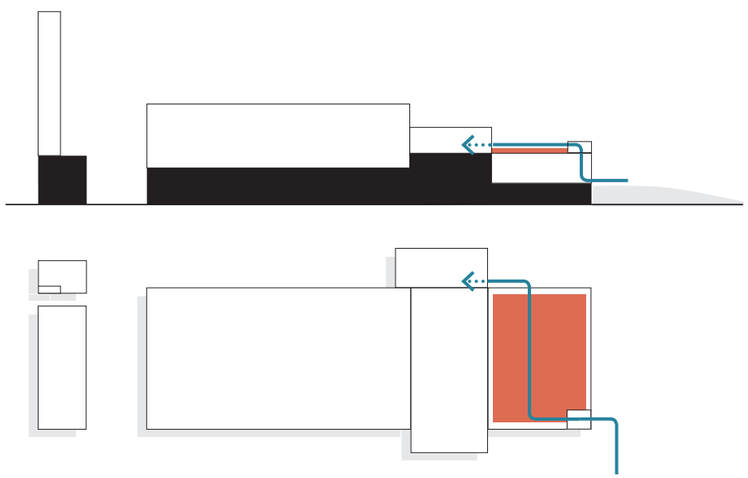


Figure 1.11: Example of accessible roof terrace

DCP12 - A focus element should identify distinct volumes of the ERF upper elements through the application of materials and/or accent colours.

Following consideration of application to the ERF the preferred location for the focus element would be on the façade system of the crane hall, contrasting with the volumes of the process hall and tipping hall as well as the wider landscape and the sky.

Figure 1.12: Preferred focus element option for the ERF

2.2 BUILDING COMPOSITION

ERF STACK

DCP13 - The stack should be detached from the rest of the ERF building.

The volume of the stack should be detached completely from the ERF massing in order not to increase the length and massing of the facility.

The distance between stack and ERF should be large enough to allow for operational and maintenance access between both elements.

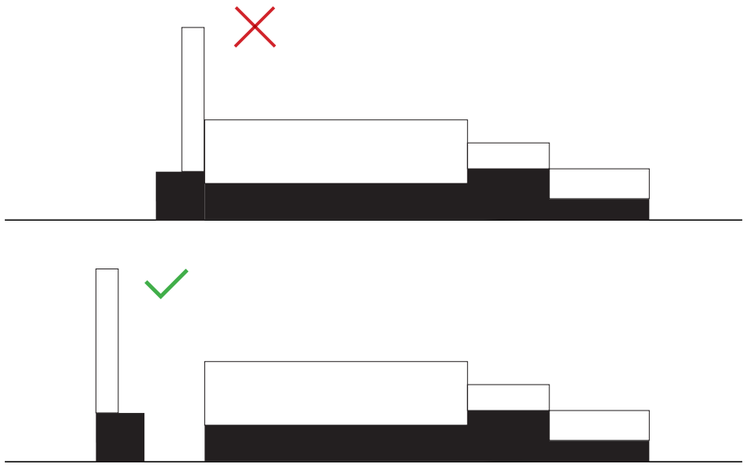


Figure 1.13: Example of ERF-stack massing relationship

DCP14 - The structure of the stack should comprise two main sections:

a. a wider base; and,

b. a slender upper section enclosing the two flues.

The arrangement, location and design of the stack should reflect the design principles of the ERF.

The structural elements of the stack should be fully clad composing simple forms that relate to the architectural language of the ERF.

The location of the stack base should align with the position of the cooling condensers to create an ordered and uncluttered arrangement of volumes.

The upper section of the stack should be aligned with or above the horizontal projection of the upper elements of the ERF.

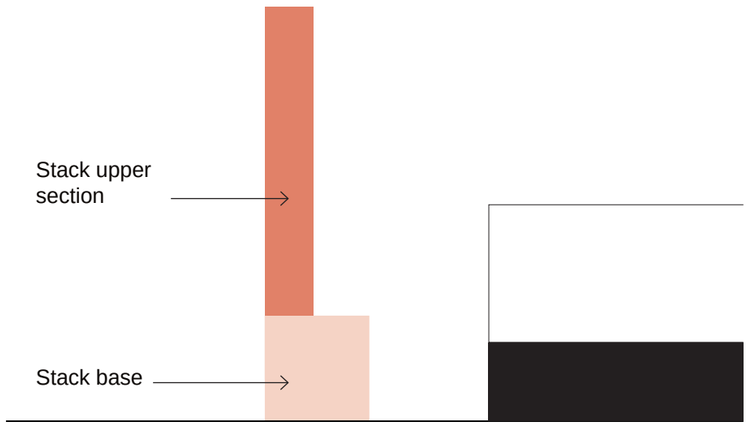


Figure 1.14: Example of stack components

DCP15 - The design of the stack cladding should conceal the structure and flues, and provide a visually interesting solution.

The stack cladding strategy should employ similar principles to the ERF and establish two main façade areas:

a. the base of the stack and cooling condenser should have a façade system that corresponds to the façade of the ERF plinth;
b. the upper section of the stack should be visually related to the upper elements of the ERF; and
c. varying panel geometry and perforation should be used to reduce the wind loads and bring complexity, depth and visual interest to the elevations.

The division between the upper section of the stack and the plinth façade should be located above the duct connection between the ERF and the stack.

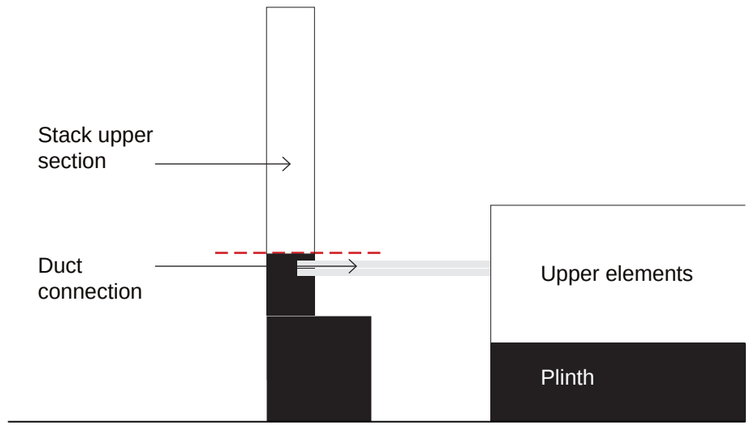


Figure 1.15: Example of stack cladding strategy

DCP16 - The upper section of the stack should have a rectangular form that responds to the character of the areas surrounding the Edmonton EcoPark.

The narrower sides of the rectangle should be orientated east/west to reduce the visual impact on residential areas and the LVRP.

The wider elevations should be orientated north/south to provide an increased visual presence for the more industrial areas.

DCP17 - The architectural expression of the stack should relate to that of the ERF upper elements.

The language, materials, colours and lighting of the stack should relate to those of the ERF upper elements.

Controlled variation could be introduced in order to bring interest into the design.

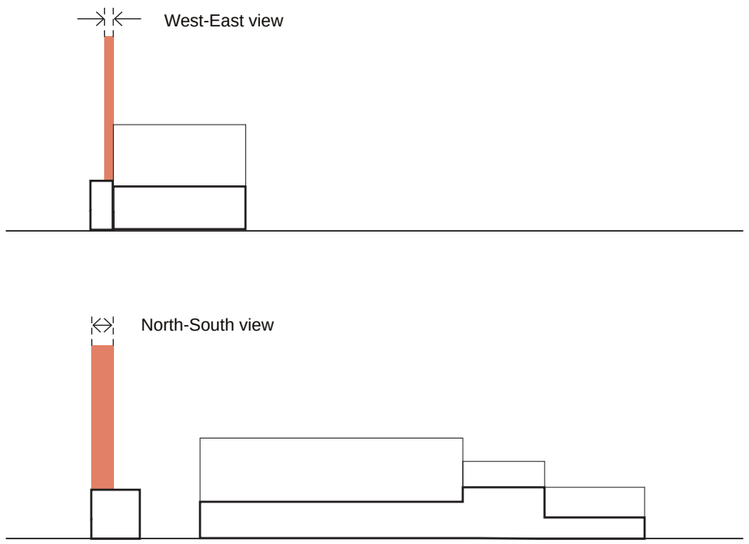


Figure 1.16: Example of stack massing design addressing the context

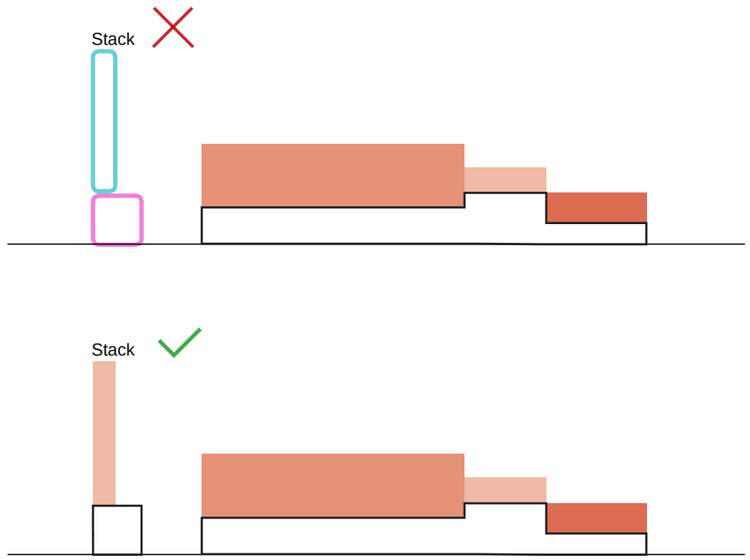


Figure 1.17: Approach to the design of the stack

2.2 BUILDING COMPOSITION

RESOURCE RECOVERY FACILITY

DCP18 - The design of the RRF should clearly identify its main components reflecting its function and use.

The RRF would comprise the following key components:

a. a Recycling and Fuel Preparation Facility (RFPF) for sorting, preparation and storage of waste; and
b. a Re-use and Recycling Centre (RRC) for the reception of public and commercial waste.

The two components should be connected by a covered tipping apron for the delivery and collection of waste and the RRF offices with views over both facilities.

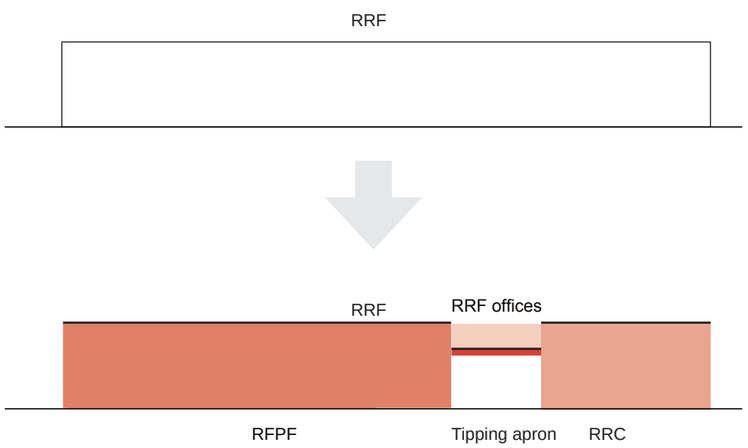


Figure 1.18: Example of RRF components

DCP19 - The composition of the RRF should be horizontally divided to identify a plinth and robust base that contrast from the lighter upper elements.

An identifiable break between the building's lower and upper elements should be incorporated. This break may include a change in material, pattern or other similar means.

The RRF plinth should be clad in a robust and hard-wearing material in darker colours to address the proximity to heavy traffic and operational activities.

The upper elements should employ lighter materials and colours such as glazed elements, architectural screens or feature roofs.

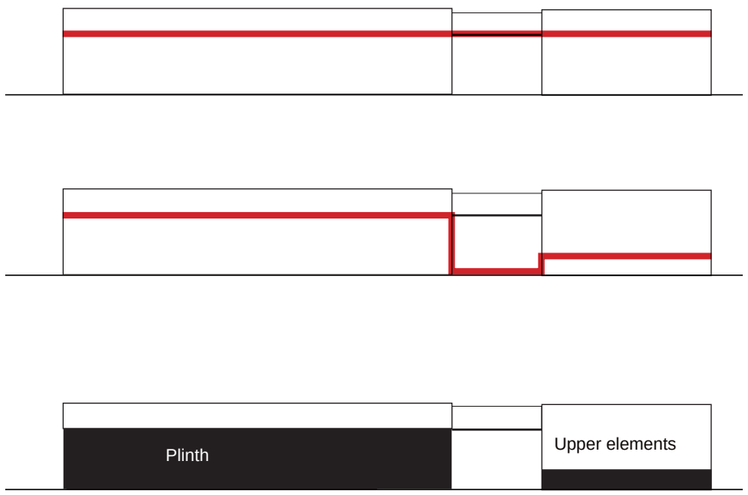


Figure 1.19: Example of RRF composition

DCP20 - The design of the RRF envelope should allow natural light into working areas.

Glazed areas should be determined by operational requirements with no detriment to the clarity of the overall composition.

The RRF offices should allow natural light into working areas through the used of glazed areas on the façade or roof of the building.

DCP21 - A consistent horizontal roof line should be established for the RFPF. The roof line should not be visible above the facade line from the ground.

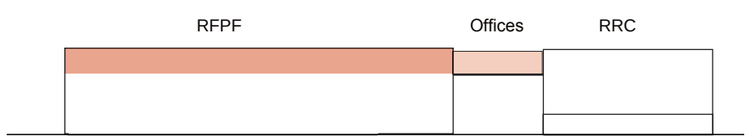


Figure 1.20: Example of glazed areas

DCP22 - The RRC element should be a covered space, screened from wind and rain while allowing for natural light and ventilation.

The roof of the RRC should provide appropriate shelter. An architectural screen should be used on the façade of the RRC, which provides shelter and containment of dust and waste. Its design should reference and be related to other public facilities within the Edmonton EcoPark such as EcoPark House.

DCP23 - The RRC should provide a clear and convenient public access and circulation route.

The design should provide a clear public facing side of the building to ease navigation of the Edmonton EcoPark by visiting members of the public.

DCP24 - Part of the RRF roof should be designed to allow the introduction of photovoltaic panels (PV) for electricity or hot water generation.

An area is safeguarded on the roof of the RRF for PV panels.

The design of the facilities would consider the integration of PV panels in a visually pleasing way and would provide adequate access for installation, maintenance and decommission of PV panels including any supporting space or equipment where required.

Figure 1.21: Example of RRC façade systems

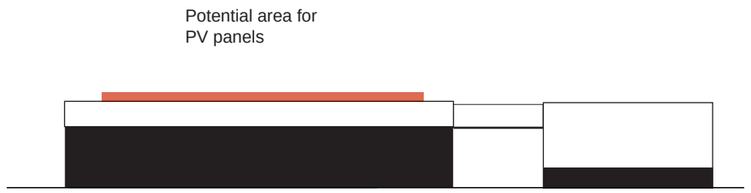


Figure 1.22: Example of PV panel location on the RRF

2.2 BUILDING COMPOSITION

ECOPARK HOUSE

DCP25 - The siting and design of EcoPark House should be appropriate to its location adjacent to the River Lee Navigation and provide for the requirements of its use including its public facing role within the Edmonton EcoPark.

a. space should be allowed around the building perimeter for maintenance and cleaning;
b. the arrangement of the facility must allow vehicular and pedestrian access to the water. This access should be in alignment with the crossing over Enfield Ditch;
c. internal room layouts and window sizes should be considered to ensure optimum daylight conditions appropriate to its uses; and
d. the massing of the building should be articulated to support the public experience and be considerate of the surrounding context. Terraces, balconies or massing subtractions should be used where possible to reduce visual impact and create a visually engaging experience.

DCP26 - The composition of EcoPark House should reflect its internal uses, namely:

a. visitor, community and education facilities, office accommodation; and
b. a base for the Edmonton Sea Cadets.

The community and education facilities within the building should be clearly expressed in the design to assist appreciation that it is a public building. The design should engage with the Edmonton EcoPark and surrounding context including the River Lee Navigation and LVRP. The facilities should make predominant use of glazed areas to introduce transparency and external terraces with views over the Edmonton EcoPark and the LVRP.

DCP27 - A green or brown roof should be considered on the roof of EcoPark House in order to provide ecological enhancement and aid in the integration of the Edmonton EcoPark into the LVRP to the east.

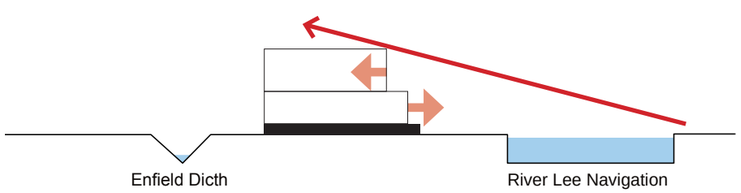


Figure 1.23: Example of EcoPark House massing

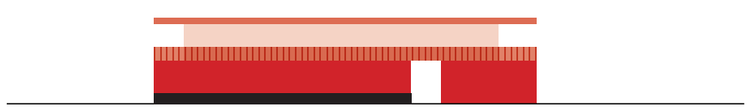


Figure 1.24: Example of EcoPark House composition

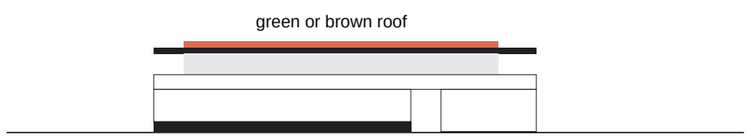


Figure 1.25: Example location of the EcoPark House green or brown roof

OTHER BUILDINGS AND STRUCTURES

DCP28 - Placement of elements on the roof of EcoPark House including, but not limited to, water tanks, mechanical equipment or stair towers should be discouraged. Where their location on the roof is necessary these elements must be fully screened in suitable materials and colours in order to reduce their visual presence.

DCP29 - Where possible, external structures, buildings or plant should be arranged in an ordered and consolidated way. Where structure or plant are exposed, screening that encloses these elements should be considered to reduce visual clutter and enhance aesthetics.

DCP30 - The design of support facilities across the Edmonton EcoPark, such as, but not limited to, gatehouses, pedestrian canopys and weighbridges, should follow the architectural principles and materials of the main buildings and contribute to the identity and visual interest of the Edmonton EcoPark.

This Principle applies to ancillary components such as fire water tanks and pumps, odour control plant supporting the ERF and RRF, utilities structures such as gas or electrical compounds, transport facilities and other elements.

Screening should be designed to meet functional requirements. The screens, such as fences or louvres, should provide an adequate and pleasing visual integration and follow the principles of the common architectural language used across the Edmonton EcoPark.

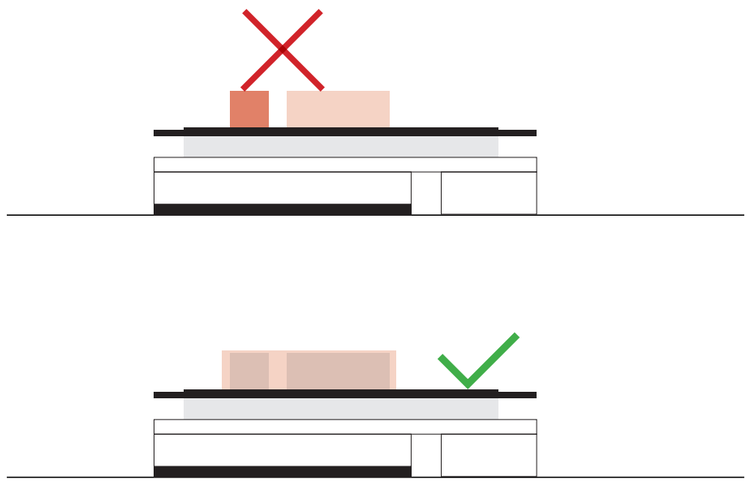


Figure 1.26: Example of EcoPark House roof elements

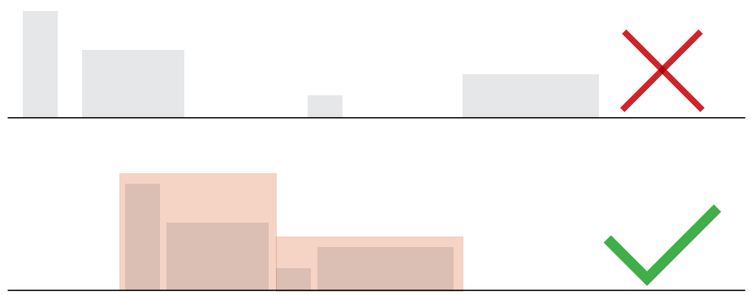


Figure 1.27: Example of arrangement and screening of support buildings and structures

2.3 MATERIALS

Overview:
This section sets out guidance on materials to be used in this Project in line with the principles set out in the Building Composition section.

The proposed materials should be coherent with the industrial character and use of the Edmonton EcoPark for waste management while responding to the surrounding context. Building materials should be selected to meet performance requirements, express the identity of the Edmonton EcoPark and meet the objectives of the identified Design Code Principle.

The use of different façade systems should relate to, and be in proportion with, the building function and scale. The design and articulation of façade systems should clearly convey the architectural intent and retain the visual integrity of the composition through the interplay of light, shadow, colour and texture.

The structure of the materials section includes:

a. General Guidelines: principles that apply to the use of materials across the Edmonton EcoPark;

b. Façade systems: identification of different façades systems as referenced in the building composition section, including a description of key requirements and objectives; and

c. Materials palette: for each façade system a palette of materials is suggested. Examples of the material palette are provided throughout to illustrate application.

The materials in the palette should be tested in the detailed design of buildings and structures to assess the appropriateness of the proposed materials and their ability to deliver the design intent as set out in this document.

General Guidelines

Quality of materials:

a. materials used should be durable and high performing. They should meet performance, durability and maintenance requirements;
b. materials used should be of suitable high visual quality and sensitive to the local environmental conditions and surroundings, as well as being appropriate to the function of the building or structure, in terms of cost effectiveness and buildability;
c. materials used should have low maintenance requirements, be replaceable as needed and should not deteriorate over time subject to a suitable maintenance regime being in place;
d. materials used should have a low energy design approach; and
e. where flexibility exists, the choice of materials should reflect sustainability principles.

Use of materials:

a. materials should be used consistently across the Application Site as a device that relates the various buildings to each other;
b. the type of façade system and materials for a building should be selected to relate to the location and use of the building and its components;
c. where multiple façade systems are used, the variation should be arranged according to clear functional differences and/or performance or environmental considerations;
d. variations within the building façade should also be used to reduce the visual impact or perceived scale of buildings and structures;
e. materials used in areas of heavy vehicular traffic or operational activities, should be robust, sturdy and easily replaceable;
f. materials used in areas, buildings or structures at the Edmonton EcoPark which are highly visible from outside the Edmonton EcoPark, as well as all publicly accessible areas, should be considered to be more sensitive and should include façade systems appropriate for public interface and exposure; and
g. materials used for ancillary structures such as gatehouses or weighbridges should correspond to those chosen for the main buildings.

FACADE SYSTEMS

The following pages expand on the proposed façade systems and suggested materials palette for each.

DCP31 - Robust base materials:
A robust base should be used at low level in areas of heavy vehicular traffic or operational activities. Materials should be highly durable, low maintenance and be able to resist moderate impacts, scratches and stains while retaining their functional properties and visual quality without the need for immediate replacement.

DCP32 - Plinth materials:
The plinth generally should sit above the robust base and visually reinforce the lower areas of buildings or structures. Located above the ground, the incidence of physical impacts should be reduced however consideration must still be given to dirt, dust and stains. As such, the materials used in the plinth should be highly durable and require only minimal maintenance.

The robust base and the plinth should have similar visual qualities to emphasise the notion of the solid architectural mass.

Material palette

Robust base:

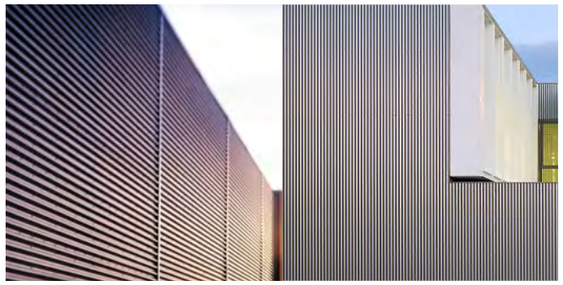
- pre-cast concrete (grey) - pre-cast concrete panels are individual modular elements that allow a variety of finishes. They can be simple or insulated and are generally solid, flat, full height panels that provide the full build-up within one element.

Plinth:

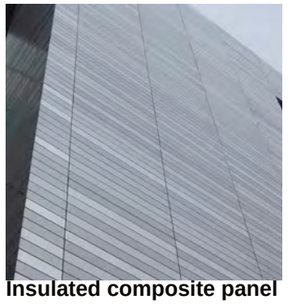
- profiled metal cladding; and
- insulated composite panel.

Examples:

Pre-cast concrete (grey)



Profiled metal cladding



Insulated composite panel

Figure 1.28: Material palette for the plinth

2.3 MATERIALS

DCP33 - Upper elements materials:
Upper elements should normally be used in exposed areas that can be seen from outside the Edmonton EcoPark. As such, a lightweight approach should be adopted to reduce visual impact.

Upper elements should generally be located away from heavy traffic and operational activities and therefore be less prone to associated physical damage or dirt.

The use of lighter tones should contrast with the robust base and plinth and help to reduce the perceived height of buildings and structures.

Material palette

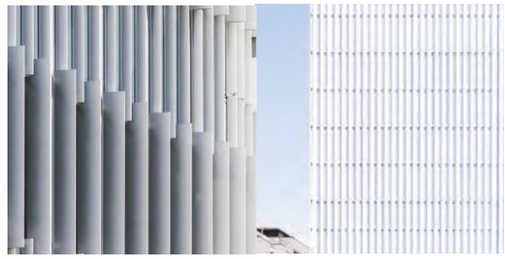
Upper elements

- metal mesh;
- perforated aluminium panels; and
- anodised aluminium louvres.

Examples:

Metal mesh

Perforated aluminium panels



Anodised aluminium louvres

Figure 1.29: Example materials for upper elements

DCP34 - Glazed elements:
The use of glazed, translucent or transparent elements should be promoted to:

a. bring natural light into working areas;
b. allow views in and out of operational facilities;
c. create active and engaging façades where buildings face public areas; and
d. introduce lighter materials that add interest and help to reduce the solidity of buildings or structures.

Different glazed materials should be used according to the function of the building and performance or durability requirements.

DCP35 - Architectural screens:
Architectural screens should be used to create shade and shadow to reduce solar gains on façades exposed to the sun or to protect users from weather conditions (e.g. wind and rain) in exposed locations.

Architectural screens should also be used to add visual interest, through the introduction of rhythm, repetition, depth or colour, to create engaging façades in public areas whilst maintaining a degree of privacy for internal users.

DCP36 - External screens:
Where appropriate screening devices should be used to reduce visual clutter, enhance aesthetics or meet the functional requirements of proposed structures.

External screens could also be used to create a secure perimeter around these elements.

Different external screens should be used according to the location, type and scale of enclosed elements.

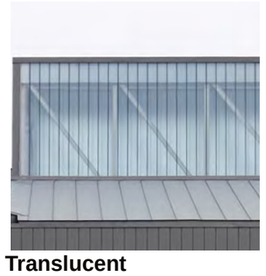
Material palette

Glazed element:
- translucent polycarbonate cladding panels;
- curtain walling; and
- cast glass.

Architectural screens:
- aluminium fins;
- ceramic louvres;
- timber louvres; and
- perforated metal.

External screens:
- aluminium fins;
- anodised aluminium ventilation louvres;
- perforated metal;
- expanded metal mesh; and
- grated metal fence

Examples:


Translucent polycarbonate cladding panels

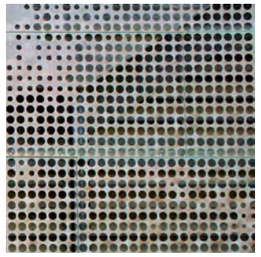

Curtain walling


Cast glass

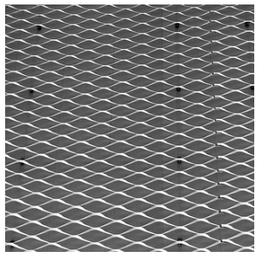

Aluminium fins


Ceramic louvres


Timber louvres


Perforated metal


Anodised aluminium ventilation louvres


Expanded metal mesh


Grated metal fence

Figure 1.30: Example materials for screens

2.3 MATERIALS

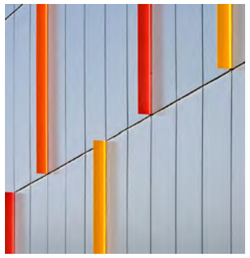
DCP37 - Focus elements materials:
The use of focus elements in line with DCP41 should be promoted through the use of varied façade systems and finish.

Focus elements can be achieved through the use of materials in different ways:

a. using similar materials to the upper elements but varying the colour; or
b. using different materials with a coloured pattern across the façade.

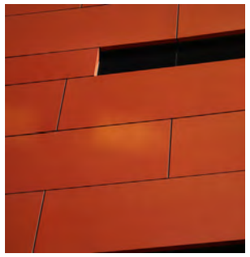
Examples:


Perforated aluminium panels (coloured)


Aluminium louvres (coloured)


Metal mesh (coloured)


Digitally printed aluminium rainscreen


Insulated composite panel (coloured)


Weathered Steel


Copper (weathered or pre-treated)

Figure 1.31: Example materials for focus elements

DCP38 - Roofs:
Roof elements should generally be simple forms and kept to the minimum gradients to ensure appropriate water runoff. Flat roofs would facilitate the potential installation of rooflights or PV panels where necessary.

Safety is a primary concern throughout the Edmonton EcoPark and therefore fall protection should be provided at all times using edge balustrades, barriers or fall restraint/arrest systems in areas of infrequent use.

Consideration would be given to softening the visual outlook of fall protection through the use of building façades that extend above the roof parapet to screen plant equipment or services penetrations.

Where possible, green or brown roofs should be used to slow down runoff from the building and to provide additional ecological benefits.

Public facilities could include a feature roof to communicate the nature of its function, facilitate intuitive wayfinding and create a sense of space. Feature roofs should adhere to the principles of using simple forms, complementing the architectural composition and using materials and colours that are coherent with buildings at the Edmonton EcoPark.

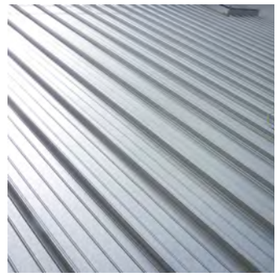
Feature roofs can also extend out from the building façade and should be carefully articulated using glazed elements, screens or structure to reduce the perceived scale of the buildings and structures.

Palette:

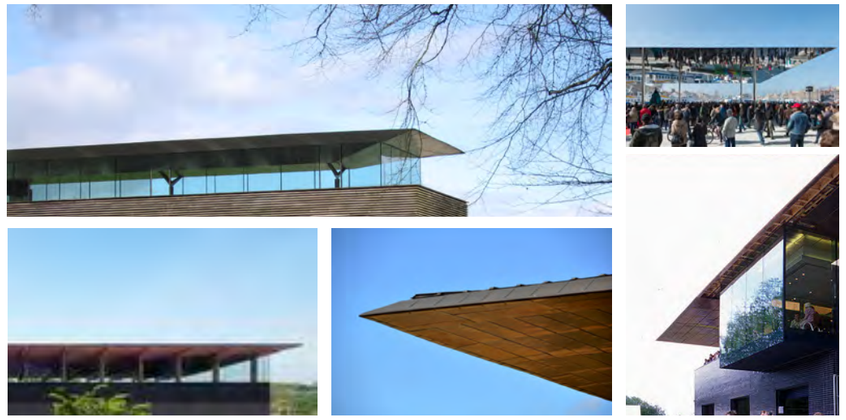
a. green roof;
b. brown roof;
c. standing seam roof (the roof is made out of interlocking metal panels that are crimped together on-site); and
d. feature roof.

Green roof

Brown roof



Standing seam roof



Feature roof

Figure 1.32: Example materials for green, brown, standing seam and feature roofs

2.4 USE OF COLOUR

Overview
Colour is a fundamental element of visual perception and environmental experience, influencing how people relate to the world both in an objective and subjective way.

Colour can perform a number of roles and convey a variety of messages or feelings. In urban contexts for example, colour has a key role as an identity maker in the city. It can also be used effectively as a device to promote intuitive orientation and legible communication.

The appropriate use of colour would significantly influence the aesthetic features of the Edmonton EcoPark and should be applied in different scales, from buildings to signage, as well as in different mediums, such as façades or lighting, to achieve its different purposes.

Within the Edmonton EcoPark, colour should be used to:

a. reference the surrounding context and facilitate the integration of buildings and structures into their setting;
b. act as an accent to emphasise identification, orientation and communication and draw attention to key features;
c. provide an additional element in the composition of building façades to define forms and volumes, communicate internal functions and influence perception of scale and height;
d. be part of the identity of the Edmonton EcoPark; and
e. help to create a sense of place within the wider setting.

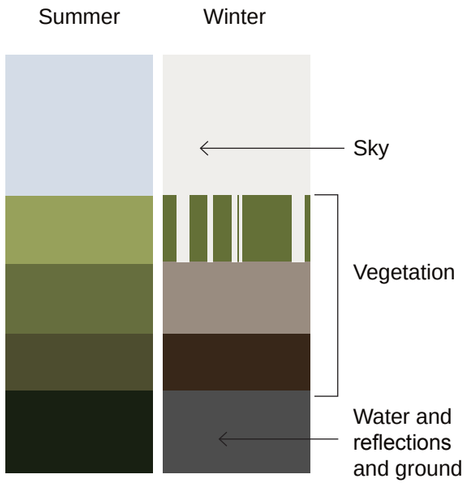
Context colour analysis:
The colour palette was informed by an analysis of the areas surrounding the Application Site to identify predominant and highlight colours, specifically the landscape areas of the LVRP to the east and the urban setting of the industrial areas and highways to the west. This analysis is shown in Figure 1.33 and 1.34.

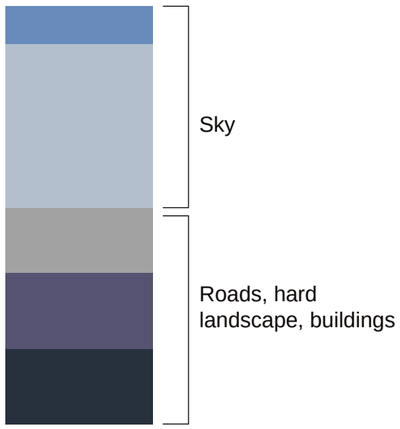
LANDSCAPE SETTING

Figure 1.33: Colour found in the surrounding landscape setting

URBAN SETTING

Figure 1.34: Colour found in the surrounding urban setting





General Guidelines, use of colour:

a. the colour palette should be used consistently across the Edmonton EcoPark. Variations should be kept to a minimum and adopted only to reflect uses, promote intuitive orientation and reinforce architectural aspirations;

b. a balanced colour usage should be applied across the Edmonton EcoPark and avoid a monotonous or over-stimulating environment;

c. generally, the materials and colours used should reference the local environmental conditions and surroundings;

d. when appropriate, different contrasting colours should be used as accent or highlights. Accent colours should be consistently used throughout the Application Site with a limited range of deviation;

e. certain focus elements across the Edmonton EcoPark could use an accent colour as a means of orientation, wayfinding or as a design feature;

f. the use of accent colours should not dominate the visual appearance of the grounds or its individual buildings, and should be clearly used as a secondary colour in building compositions; and

g. building colours should primarily derive from the materials used. Certain focus elements may also be identified using lighting.

DCP39- Project colour palette:
The colour palette should be used to inform the:

a. finish and colour of materials used in building façades;

b. location and extent of colours, hues and light and dark areas;

c. colour of signage and potentially branding and identity;

d. other colour elements within the Edmonton EcoPark.

The colour palette consists of two families of colours:

a. reference colours, have been chosen from the predominant tones within the existing surroundings and should be used to reference and integrate the Edmonton EcoPark into this context;

b. accent colours, are contrasting tones to the existing and should be used to emphasise features, messages or built elements within the Edmonton EcoPark.

The colours in the palette should be tested in the detailed design of buildings and structures to assess the appropriateness of the proposed colours.

REFERENCE

Natural colours (light)

Natural colours (dark)

Natural colours (green)

Natural colours (grey)

2.4 USE OF COLOUR

ACCENT

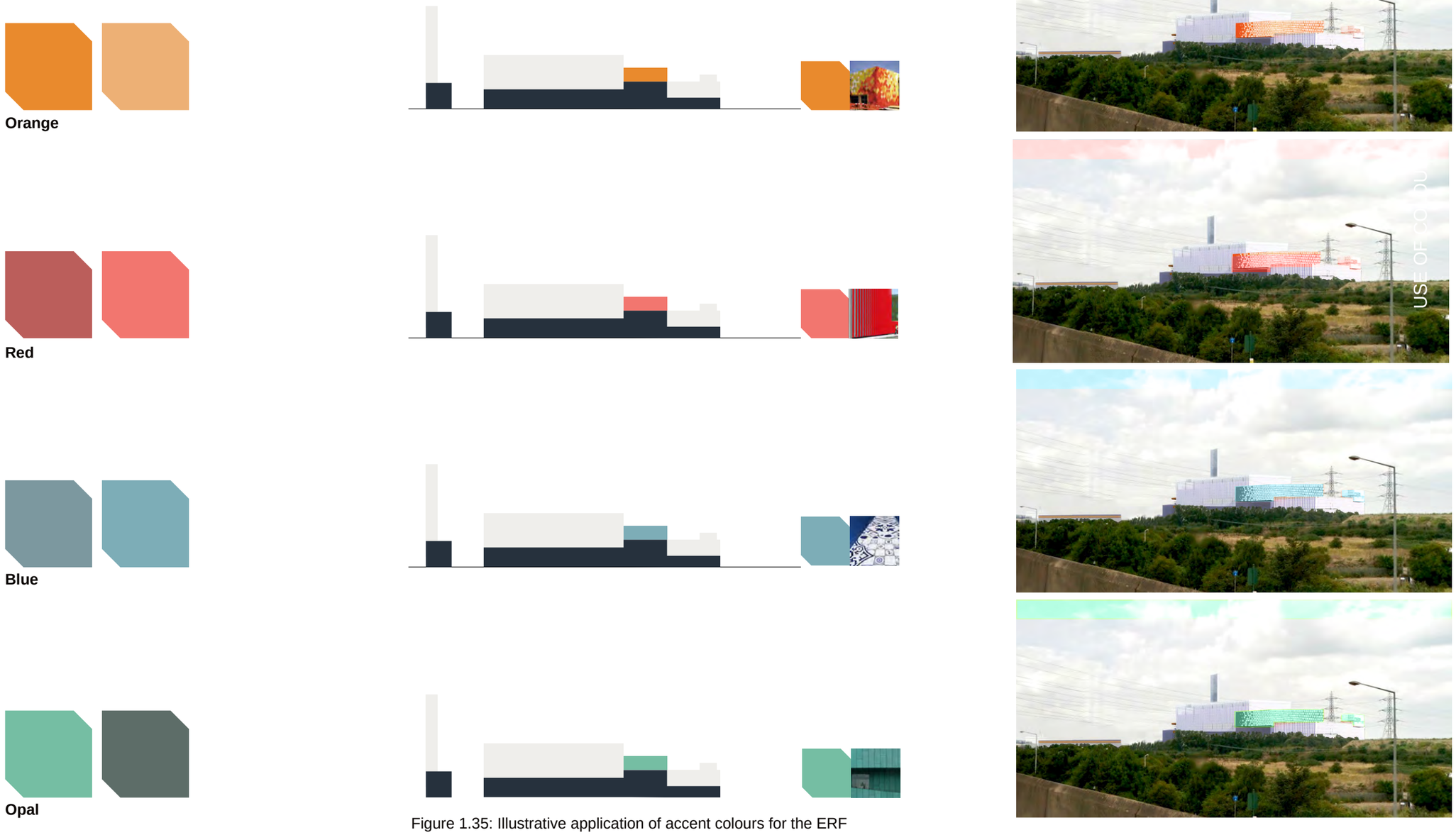


Figure 1.35: Illustrative application of accent colours for the ERF

DCP40 - Use of colour in proposals:

ERF:
The use of light on the upper elements and dark materials on the plinth would emphasise the horizontal division of the building and reduce its perceived height.

This arrangement would also facilitate the integration of the building into its context by promoting the darker plinth to reference the lower levels of landscape and urban setting and the lighter upper elements to blend into the sky.

Stack:
The stack should use a similar colour strategy to the ERF. The upper section of the stack should use neutral and light colours to blend into the background sky.

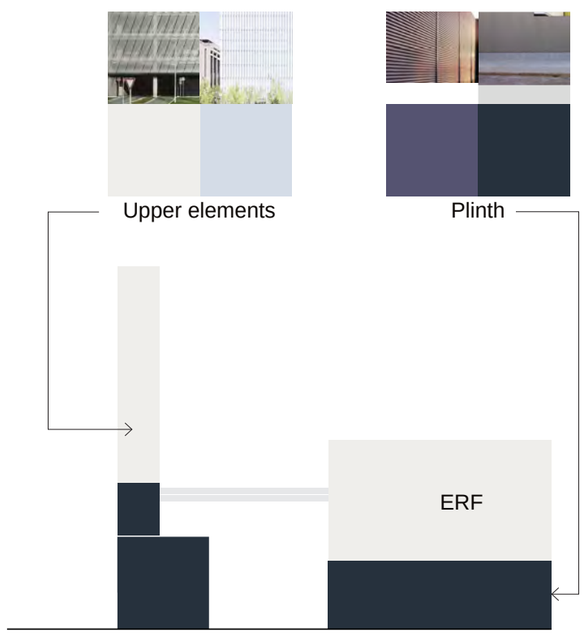


Figure 1.36: Reference colours in upper elements and the plinth

Other buildings:
Colours should primarily derive from the materials used and should generally use tones that reference the surrounding context and consistent with other buildings across the Edmonton EcoPark.

Similar principles to the ERF horizontal division should be used to reduce the perceived building height, adapted to the specific building typology, scale and context.

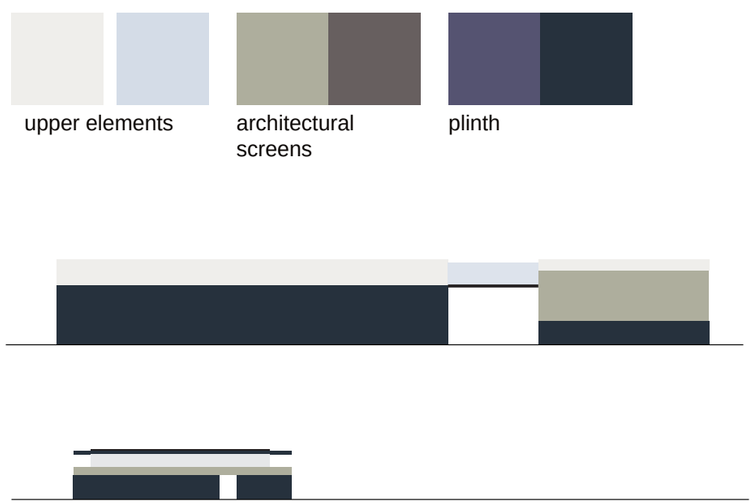


Figure 1.37: Illustrative application of reference colours in other buildings

DCP41 - Focus elements colour:
Focus elements could make use of accent colours to assist orientation and intuitive wayfinding, to promote the Edmonton EcoPark's identity and to enhance its sense of place.

Focus elements should have a variety of scales, from signage to sculptures, or be part of a structure or building to support long, medium and short distance experiences and navigation in a busy operational site.

Potential usage includes:

a. ERF: crane hall;
b. RRF and EcoPark House: use of building design elements to communicate the public nature of the facility (e.g. feature roofs);
c. orientation elements: use of an accent colour in the design of gatehouses to denote entrance to the Edmonton EcoPark, access points to different buildings or in the permanent signage used across the Application Site; and
d. lighting: an accent colour could also be used as feature lighting of certain elements such as the stack or the RRF.

2.4 USE OF COLOUR

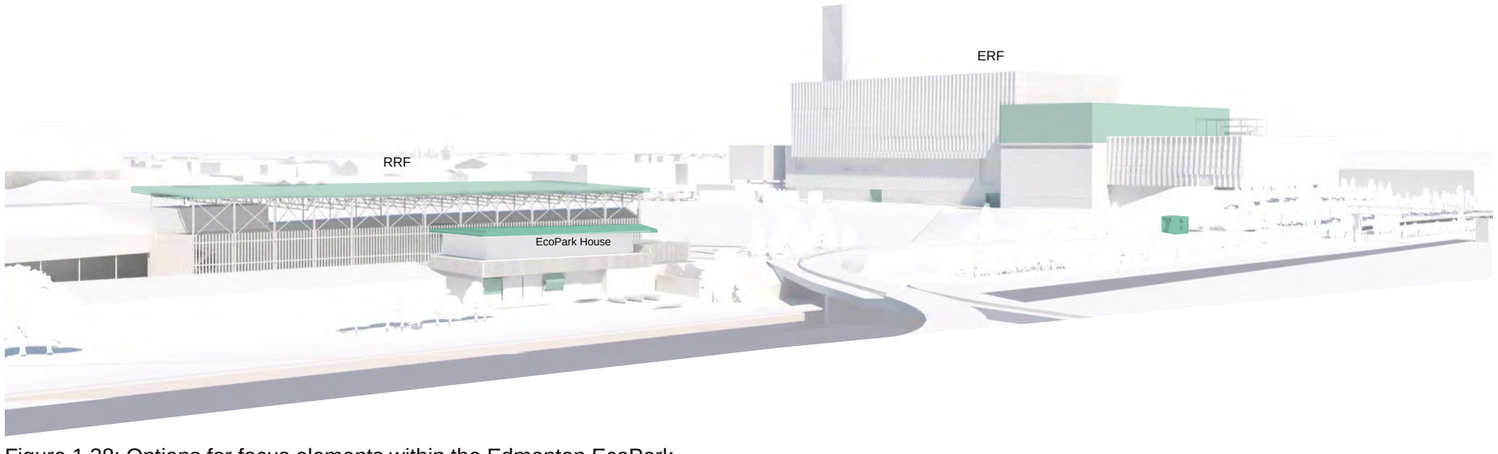


Figure 1.38: Options for focus elements within the Edmonton EcoPark

Reference colours

Accent colours

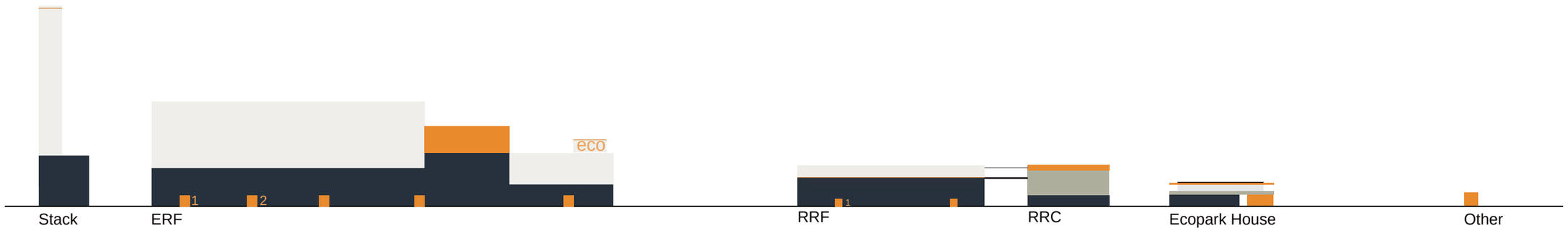


Figure 1.39: Illustrative application of reference and accent colours in different facilities

2.5 SIGNAGE AND WAYFINDING

Overview
The signage and wayfinding guidelines focus on the general arrangement of signage locations and elements, not their specific shape and design. These serve as an overall guide for the development of a comprehensive wayfinding, signage and branding strategies as part of detailed design as well as for building identification.

These strategies should ensure consistency of signage and visual information (wayfinding, identification, branding) with the objective of decreasing visual clutter and contributing to the quality of the built environment.

Signage must be integrated with the architectural design of buildings and structures in terms of location, materiality and graphic design. The design of these elements should ensure legibility of text and symbols and assist in successfully communicating the identity of the Edmonton EcoPark.

General Guidelines, signage and wayfinding:
Signage should be used to identify buildings, provide orientation or to promote branding and identity. An absence of control on the design of signage elements could reduce the unity of Project elements. The following guidelines should be followed to maintain an uncluttered visual appearance and to contribute positively to the perceived quality of the area:

a. visual information should be used to emphasise orientation, wayfinding, identification and branding;
b. all signage should be consistent with the architecture and context and appear uniform in terms of material, colour and geometry;
c. care must be given in the signage design and location to avoid visual clutter;
d. materials and construction of the sign must be long lasting;
e. signage should be as monochromatic as possible. Colours used must be consistent with the colour palette; and
f. the main entrance and other permanent accesses should have branded signage so that visitors and passers-by would understand the use of the Edmonton EcoPark.

Building signage design guidelines:

a. intuitive wayfinding and orientation principles should be embedded in building design;
b. at detailed design stage signage zones should be defined and signage thereafter limited to those zones;
c. signage should not exceed 10 per cent of the building façade;
d. illuminated signage should be either backlit or uplit;
e. when applied to the elevation of buildings and structures, signage should appear aligned and consistent with other elements on the building façade;
f. a ‘accent’ colour should be used across the Application Site in buildings, lighting and signage to emphasise access points, public facilities or visually significant elements;
g. signs and graphics should be used to identify specific building elements, areas or access points;
h. building name or numbering signage should be limited to one primary position facing the main access route and secondary positions at specific access points;
i. signage should be aligned to the entrance portals at building access points and should be of sufficient size to be read from vehicles approaching the building; and
j. where applicable, external doors, shutters and blinds of operational facilities should have a contrasting colour to the adjacent façade to assist with wayfinding and legibility.

2.5 SIGNAGE AND WAYFINDING

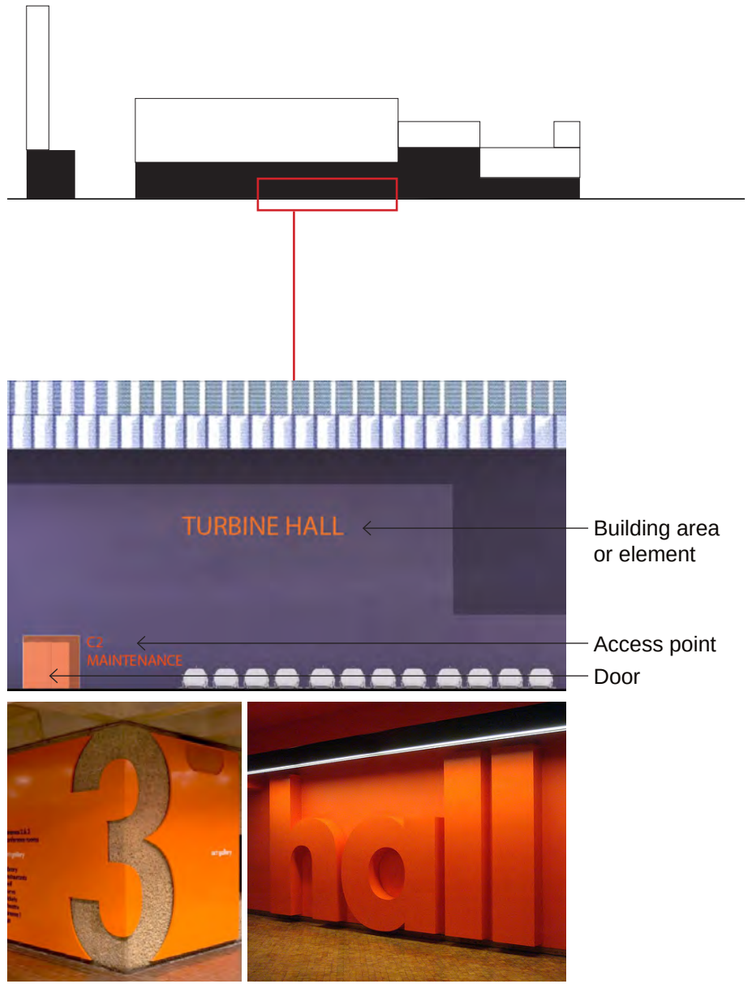


Figure 1.40: Illustrative use of signage in ERF and examples

Figure 1.41: Illustrative use of focus element for RRC element of the RRF and examples

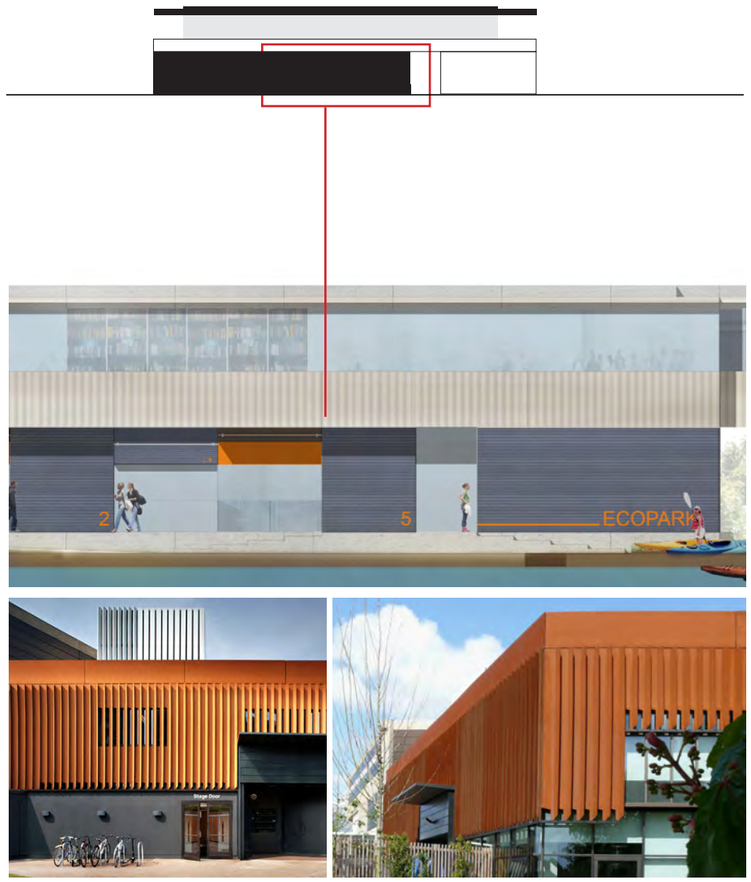


Figure 1.42: Illustrative use of focus elements for EcoPark House and examples

DCP42 - Edmonton EcoPark identification:
The Edmonton EcoPark should firstly be identified by the common design language of its buildings and structures, consistent use of materials across the Application Site and use of accent colour in 'focus elements'.

An 'EcoPark' or equivalent denomination sign may also be used, if required, to identify the Edmonton EcoPark. This can be located in external areas at the Application Site or be introduced into the building design.

If located on the ERF building, this sign should observe the following guidelines:

a. care should be taken not to increase the building height or have an adverse visual impact on its surroundings;
b. signage should not be placed above the line of the stack or above the ERF process hall;
c. the size and placement of the sign should not detract from the clarity of the architectural composition or introduce unresolved articulations or relationships between façade elements; and
d. the sign should address the more exposed orientations of the Edmonton EcoPark to the south and east, potentially arranged at the corner of a building façade.

If located externally as a separate element the sign should observe the following guidelines:

a. the location of the sign should not impact the operation of the Edmonton EcoPark or increase the impact of the proposals to sensitive areas. Appropriate locations include area south of the RRF and central area where the existing EfW facility is located;
b. the sign should have a considered design that reflects the principles of the architectural proposals and uses durable materials; and
c. the structure should be easy to maintain, demountable and able to be relocated if necessary.

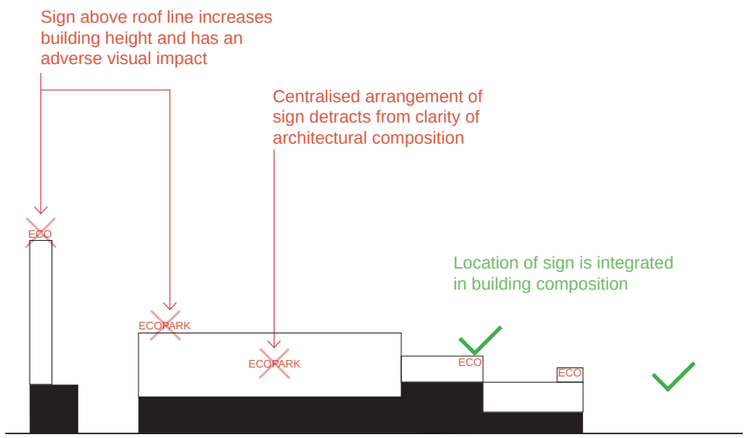
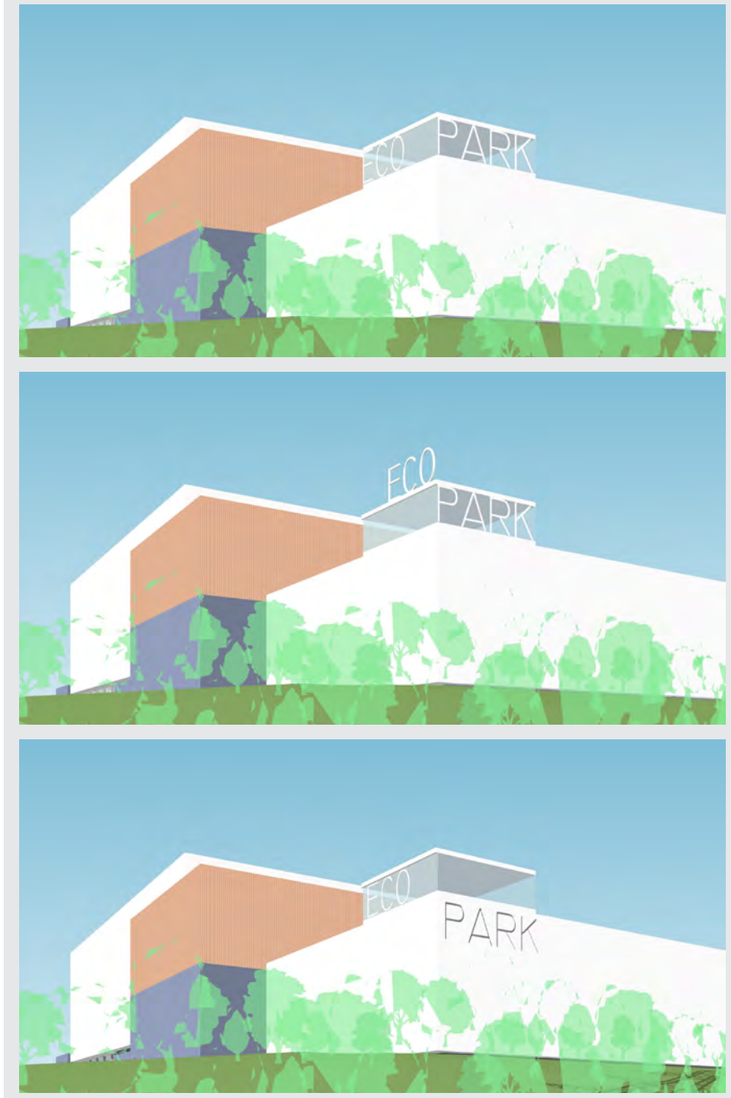


Figure 1.43: Preferred locations for 'EcoPark' sign and illustrative applications



2.6 LANDSCAPE AND ECOLOGY

Overview
The landscape design should contribute to the overall experience of staff and visitors, while also relating to the architecture massing and character. Landscape areas should be used to define outdoor spaces, strengthen architectural design, support the wayfinding strategy and connect with the surrounding context.

The structure of the landscape section includes:

- **General Guidelines**: these should serve as an overall guide for the development of the landscape proposal;
- **Landscape zone guidelines:** specific principles considered for each landscape area; and
- **Planting and material palette:** palette of soft and hard landscape materials, fencing, street furniture, etc.

In the development of detailed proposals other palettes may be proposed if shown to meet the principles and aspirations of the design.

General Guidelines, landscape:

a. opportunities should be explored to maximise the extent of landscaping, given functional and operational requirements;
b. landscaping should be developed with regard to security fencing and CCTV infrastructure;
c. appropriate treatment and control of invasive non-native species should continue in order to comply with legislation and prevent their further spread;
d. areas of the Edmonton EcoPark and structures which are visible from outside the Edmonton EcoPark, as well as all publicly accessible areas within the Edmonton EcoPark, should use materials of a quality and character that reflects its public nature;
e. hard landscape materials should be selected for ease of maintenance and high durability;
f. native species should be used wherever possible;
g. mature trees should be retained where possible;
h. links with adjacent habitats should be retained and enhanced where possible; and
i. flood storage compensation should be incorporated.

Zone 1 Northern zone:
The northern zone of the Edmonton EcoPark should be re-profiled and landscaped to:

a. screen operational areas from views from the Lee Valley Regional Park;
b. maintain and enhance the ecological value of the Site of Metropolitan Importance for Nature Conservation (SMINC);
c. establish a landscape base for the ERF in order to reduce the perceived scale of the facility;
d. integrate the proposal into the wider landscape context of the LVRP;
e. include sowing of wildflower meadow mixes and plug planting of native aquatic and marginal plants along Enfield Ditch;
f. accommodate ERF in and out ramps; and
g. retain a dark corridor along the River Lee Navigation.

Zone 2 Public areas within the Edmonton EcoPark:

a. the landscape design of the public zone should create an attractive setting for staff and visitors, supporting focal points and key directions to promote ease of orientation and intuitive wayfinding.

Zone 3 Southern zone:

a. the landscaping within this area should be designed to provide an attractive setting for the Edmonton EcoPark when viewed from the south and to increase biodiversity along Enfield Ditch.

Zone 4 Western zone:

a. the design of the landscape area along the west verge of Salmon's Brook should maintain operational flexibility;
b. proposed planting species should not compromise the use, maintenance and expansion of the underground service corridor to the west of the Edmonton EcoPark; and
c. native wildflower meadow mix should be sown along the eastern bank of Salmon's Brook.

Zone 5 Lee Park Way zone:

a. the landscape design should contribute to the visual transition between the LVRP and the Edmonton EcoPark and support the creation of a gateway to the Edmonton EcoPark; and
b. selected mature trees should be retained. Log and stone piles and bird and bat boxes should be located on mature trees.

Zone 6 Former EfW facility site:

a. the design for this zone should consider an appropriate landscape solution that does not compromise the use of this area for future waste management use of the site.

Zone 7 Temporary Laydown Area:

a. retain some existing trees and scrub and plant additional native species such as wildflower meadow as appropriate.

DCP43 - Planting palette:
The planting has broadly been classified in the following types:

Tree and shrub - habitat enhancement and creation
This broad planting type comprises predominately native and indigenous species and would reflect the species composition found within the existing Application Site and the surrounding area. It would include new areas of open woodland, tree and shrub planting as well as areas of habitat enhancement which would be achieved through selective thinning and underplanting with appropriate species.

This planting type would be used predominantly within Zones 1, 3 and 5 where it would be undersown with an appropriate grass or meadow mix to further increase the biodiversity value of these zones.

Ornamental planting
This broad planting type comprises predominantly ornamental tree and shrub species. It is proposed that this planting type would be used around the publicly accessible parts of the Edmonton EcoPark (Zone 2) to help create a, aesthetically pleasing environment with a strong sense of place. There may be opportunities to incorporate native and indigenous species within the species mixes which would increase the biodiversity value of the planting while maintaining the aesthetic appeal of the planting.

Indicative species list:

Native tree planting
Common alder (*Alnus glutinosa*)
Silver birch (*Betula pendula*)
Crab apple (*Malus sylvestris*)
Black poplar (*Populus nigra*)
Gean (*Prunus avium*)
White willow (*Salix alba*)
Mountain ash (*Sorbus aucuparia*)
Small leaved lime (*Tilia cordata*)
Common oak (*Quercus robur*)

Native shrub planting
Common dogwood (*Cornus sanguinea*)
Hazel (*Corylus avellana*)
Hawthorn (*Crategeus monogyna*)
Holly (*Ilex aqufolium*)
Blackthorn (*Prunus spinosa*)
Dog rose (*Rosa canina*)
Guelder rose (*Viburnum opulus*)

Ornamental tree planting
Acer campestre 'Elsrijk'
Acer rubrum 'Armstrong'
Carpinus betulus 'Frans Fontaine'
Fraxinus angustifolia 'Raywood'
Prunus padus 'Pandora'

Ornamental shrub planting
Hebe albican 'Red Edge'
Lonicera nitida 'Maigrun'
Photinia x *fraseri* 'Red Robin'
Potentilla fruticosa 'Abbotswood'
Ribes sanguineum 'King Edward VII'
Skimmia japonica 'Rubella'
Spirea japonica 'Firelight'

2.6 LANDSCAPE AND ECOLOGY

Planting palette (continued):

Marginal planting
This broad planting type comprises native marginal and riparian species. This planting type would be achieved through the use of plug plants as well as suitable wet meadow mix seeding. It is proposed that marginal planting is introduced along Enfield Ditch to increase the habitat value of the watercourse. The planting within this area should, where appropriate, reflect the species composition found the surrounding area; however, opportunities to improve the species diversity may also be appropriate.

Grassland
This broad planting type comprises areas of close mown grass and areas of meadow. The areas of close mown grass would generally be kept to the verges of roads and footpaths, although other areas may be required for operational reasons. The areas which would be sown as meadow include the parts of Zone 1, the eastern bank of Salmon's Brook in Zone 4 and most of Zone 6. The meadow seed mix used for each area would be designed to reflect the ground conditions of the specific area and would use native species which reflect the local species composition found within the surrounding area.

Indicative species list:

Marginal planting
Flowering rush (*Butomus umbellatus*)
Marsh marigold (*Caltha palustris*)
Greater pond sedge (*Carex riparia*)
Marsh helleborine (*Epipactis palustris*)
Meadowsweet (*Filipendula ulmaria*)
Yellow flag iris (*Iris pseudoacorus*)
Ragged robin (*Lynchis flos-cuculi*)
Marsh woundwort (*Stachys palustris*)
Brooklime (*Veronica beccabunga*)

Wet meadow seed mix
Marsh marigold (*Caltha palustris*)
Common knapweed (*Centaurea nigra*)
Common mouse-ear (*Cerastium fontanum*)
Meadow sweet (*Filpendula ulmaria*)
Autumn hawkbit (*Leontodon autumnale*)
Ox-eye daisy (*Leucanthemum vulgare*)
Ragged robin (*Lychnis flos-cuculi*)
Ribwort plantain (*Plantago lanceolata*)
Self heal (*Prunella vulgaris*)
Creeping buttercup (*Ranunculus repens*)
Yellow rattle (*Rhinanthus minor*)

Wet meadow seed mix
Common sorrel (*Rumex acetosa*)
Greater burnett (*Sanguisorba officinalis*)
Red clover (*Trifolium pratense*)
White clover (*Trifolium repens*)
Creeping bent (*Agrostis stolonifera*)
Meadow fescue (*Festuca pratensis*)
Creeping red fescue (*Festuca rubra*)
Yorkshire fog (*Holcus lanatus*)
Rough-stalked meadow grass (*Poa trivialis*)

Meadow seed mix
Yarrow (*Achillea millefolium*)
Common knapweed (*Centaurea nigra*)
Lady's bedstraw (*Galium verum*)
Meadow cranesbill (*Geranium pratense*)
Ox-eye daisy (*Leucanthemum vulgare*)
Flax (*Linum usitatissimum*)
Birdsfoot trefoil (*Lotus corniculatus*)
Ragged robin (*Lychnis flos-cuculi*)
Ribwort plantain (*Plantago lanceolata*)
Self heal (*Prunella vulgaris*)
Meadow buttercup (*Ranunculus acris*)

Meadow seed mix
Yellow rattle (*Rhinanthus minor*)
Salad burnet (*Sanguisorba minor*)
Small scabious (*Scabiosa columbaria*)
Common vetch (*Vicia sativa*)
Crested dogstail (*Cynosurus cristatus*)
Tall fescue (*Festuca arundinicea*)
Creeping red fescue (*Festuca rubra*)

DCP44 - Hard surface and street furniture palette:
The materials palette for the Application Site includes materials for the hard surfaces and street furniture. Indicative examples of the types of hard surfaces and street furniture which may be used within the Application Site are provided in Figure 1.44.

Hard surface materials palette:
The hard surface finishes which would be used within the Application Site include:

a. tarmac - for roads and some footpaths for example along Lee Park Way (Zone 5);
b. block paving and paving flags - for some footpaths and entrances to buildings such as around EcoPark House (Zone 2);
c. self binding gravel - for informal footpaths such as the route to the River Lee Navigation would be reinstated in Zone 5; and
d. temporary hardstanding - for the former EfW facility site in Zone 6.

Street furniture
The street furniture which would be used within the Application Site include:

a. fencing - for the perimeter security fence and for the internal security fence between Zones 1 and 2;
b. canopies - to cover the pedestrian walkway within Zone 1;
c. signage - to be provided with appropriate information at the entrance on Lee Park Way, see Zone 5;
d. cycle shelter and cycle stands - provided within the parking area in Zone 2;
e. benches - provided along the pedestrian route and on the accessible green roof on the ERF in Zone 1 as well as outside EcoPark House in Zone 3; and
f. bollards - within the parking area in Zone 2 and the wider Edmonton EcoPark.

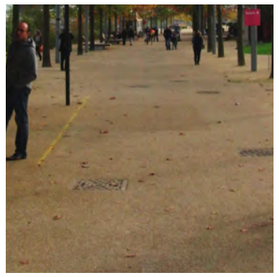
DCP45 - Sustainable Drainage Systems (SuDs):
As part of the drainage approach for the Application Site permeable paving should be utilised in appropriate areas of the Edmonton EcoPark as part of a wider water attenuation strategy.

Hard surfaces examples:


Tarmac



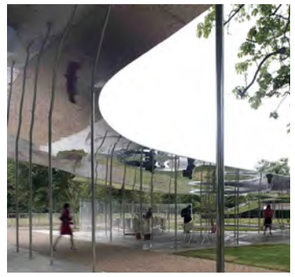
Block paving and paving flags (permeable and non permeable)


Self binding gravel


Former EfW facility temporary hardstanding

Street furniture examples:


Fencing


Canopies


Cycle shelter and cycle stands


Benches


Bollards

Figure 1.44: Examples of materials for hard surfaces and street furniture

2.7 LIGHTING

Overview
Lighting should provide illumination for the safe operation of the various activities proposed to be carried out in the Edmonton EcoPark, including access and wayfinding. This has been developed with consideration for potential light spill to adjoining sensitive receptors such as areas of ecological value in the LVRP

In addition, feature lighting should support the design proposals emphasising the organisation and identity of the Edmonton EcoPark, building compositions and material choices.

General Guidelines, lighting

a. the lighting design should be determined by the operational requirements for both day-time and night-time lighting of buildings and external areas;
b. the lighting design should provide adequate lighting levels to enable the safe operation of all facilities on-site and support vehicular, pedestrian and cyclist movements;
c. the lighting design should be as low as guidelines permit and turned off when not required;
d. the lighting design should deliver robust and efficient lighting which creates an attractive and safe environment for staff and visitors;
e. subject to meeting the operational and safety requirements, lighting should be designed to reduce the brightness and spread of light during operation;
f. lighting across the Application Site should be minimised in accordance with guidelines set out by the Bat Conservation Trust;
g. lighting proposed within the Lee Valley SMINC should be designed to maintain these dark areas for wildlife, particularly foraging and commuting bats; and
h. the lighting design should avoid light spill within Chingford Reservoirs Site of Special Scientific Interest (SSSI) and the River Lee Navigation.

DCP46 - Architectural lighting:

a. generally, building façades should not be lit for architectural purposes above its operational requirements;
b. lighting may be required at the entrances of the buildings for orientation purposes;
c. architectural lighting should only be considered in ‘focus elements’ to support orientation, wayfinding and branding strategies;
d. architectural lighting colours should be coordinated with the overall design and selected accent colour scheme;
e. when applied to the elevation of buildings and structures, lighting should appear aligned and consistent with other elements on the building facade; and
f. the lighting strategy should allow lighting to be used consistently across the Application Site, as well as the ability to control colour and intensity levels throughout the day.

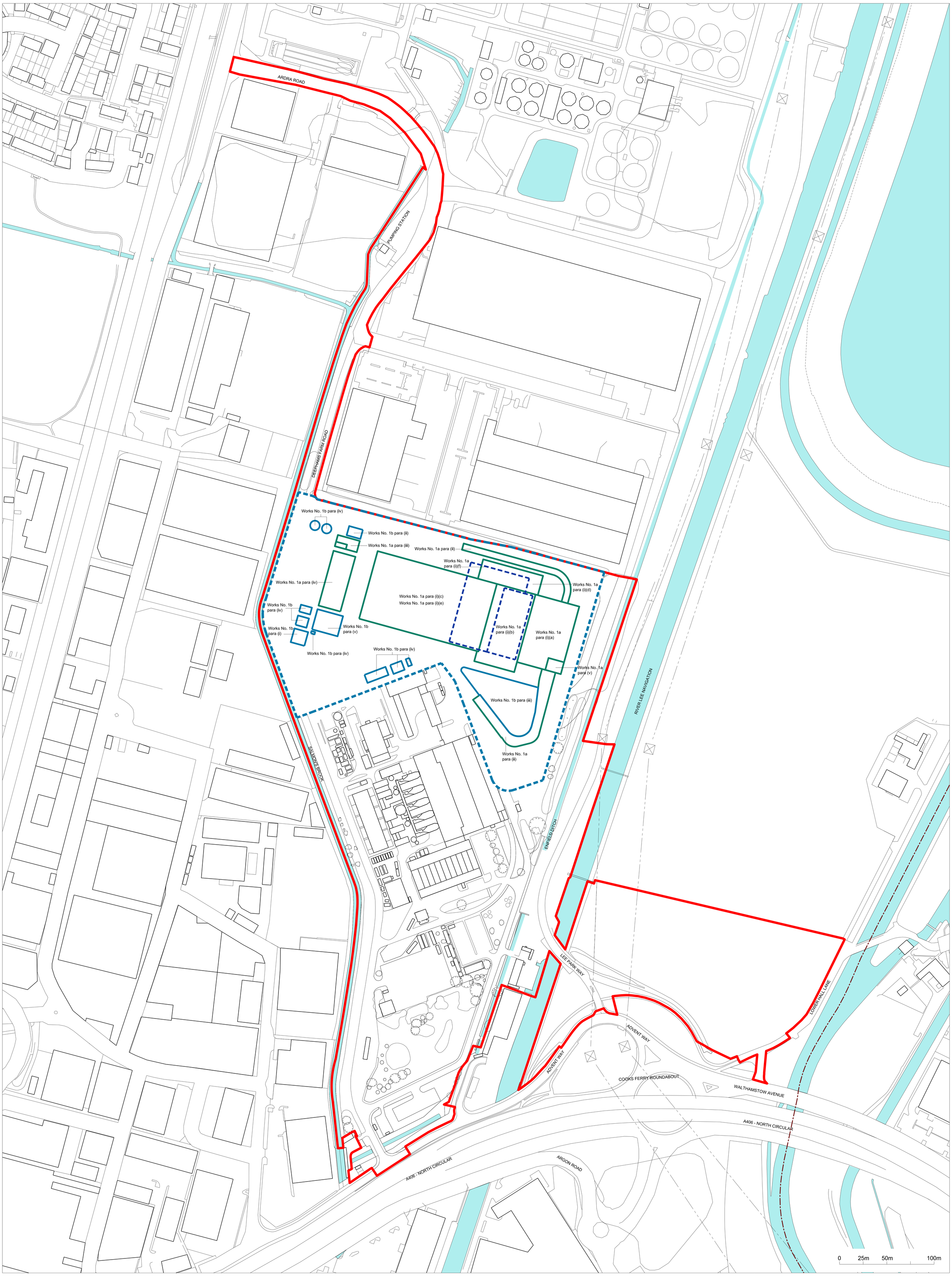
DCP47 - Lighting elements:

a. lighting elements should be consistent in terms of materials, finish and colours and contribute to the appearance of the Edmonton EcoPark;
b. light fittings should respond to the functional and character requirements of each zone defined in the site-wide lighting strategy;
c. all luminaries should be of an energy efficient design and comply with the relevant British Standard;
d. ease and simplicity of maintenance should be considered as part of any selection of light fittings and luminaries;
e. the lighting design should use narrow spectrum lights that emit minimal ultra-violet light; and
f. the height and design of lighting columns should be designed to minimise spillage.

SECTION 3
APPLICATION SUPPORTING PLANS

INDICATIVE AND FOR INFORMATION PLANS

Number	Rev	Name	Status
D_0001	01	INDICATIVE LAYOUT OF ERF AND ASSOCIATED DEVELOPMENT	INDICATIVE
D_0002	01	INDICATIVE ERF EXTERNAL RAMPS	INDICATIVE
D_0003	01	INDICATIVE LAYOUT OF RRF	INDICATIVE
D_0004	01	INDICATIVE LAYOUT OF ECOPARK HOUSE	INDICATIVE
D_0005	02	INDICATIVE UTILITIES	INDICATIVE
D_0006	01	INDICATIVE DRAINAGE	INDICATIVE
D_0007	01	INDICATIVE SOFT AND HARD LANDSCAPE WORKS	INDICATIVE
D_0008	00	INDICATIVE LANDSCAPING TYPES	INDICATIVE
D_0009	00	INDICATIVE CUT AND FILL	INDICATIVE
D_0010	01	INDICATIVE ACCESS AND CIRCULATION	INDICATIVE
D_0011	01	INDICATIVE SECURITY AND LIGHTING	INDICATIVE
D_0012	01	INDICATIVE LAYOUT TEMPORARY LAYDOWN AREA	INDICATIVE
D_0013	00	INDICATIVE SAFEGUARDED HEAT PIPE ROUTE	INDICATIVE
E_0001	00	EXISTING APPLICATION SITE PLAN	FOR INFORMATION
E_0002	00	ILLUSTRATIVE APPLICATION SITE PROPOSED MASTER PLAN	FOR INFORMATION
E_0003	01	ILLUSTRATIVE PROJECT STAGING	FOR INFORMATION
E_0004	00	SITE SECTION A: EXISTING AND INDICATIVE PROPOSED	INDICATIVE
E_0005	00	SITE SECTION B: EXISTING AND INDICATIVE PROPOSED	INDICATIVE
E_0006	00	SITE SECTION C: EXISTING AND INDICATIVE PROPOSED	INDICATIVE
E_0007	00	EXISTING SITE TOPOGRAPHY	FOR INFORMATION
E_0008	00	SITE TOPOGRAPHY PROPOSED	INDICATIVE
E_0009	00	ILLUSTRATIVE APPLICATION SITE PROPOSED MASTER PLAN WORKS 1a 1b 2 3	FOR INFORMATION
E_0010	00	ILLUSTRATIVE LAYDOWN AREA CONSTRUCTION PHASE MASTERPLAN	FOR INFORMATION



NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- WORKS AREA
- WORKS NO. 1(a)
- WORKS NO. 1(a) paras (i)(b) AND (i)(d)
- WORKS NO. 1(b)
- BOROUGH BOUNDARY
- WATER

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00	OCT 2015	INDICATIVE
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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
INDICATIVE LAYOUT OF ERF AND ASSOCIATED DEVELOPMENT

STATUS
INDICATIVE

SCALE
1:1250@ A0

DATE
OCTOBER 2015

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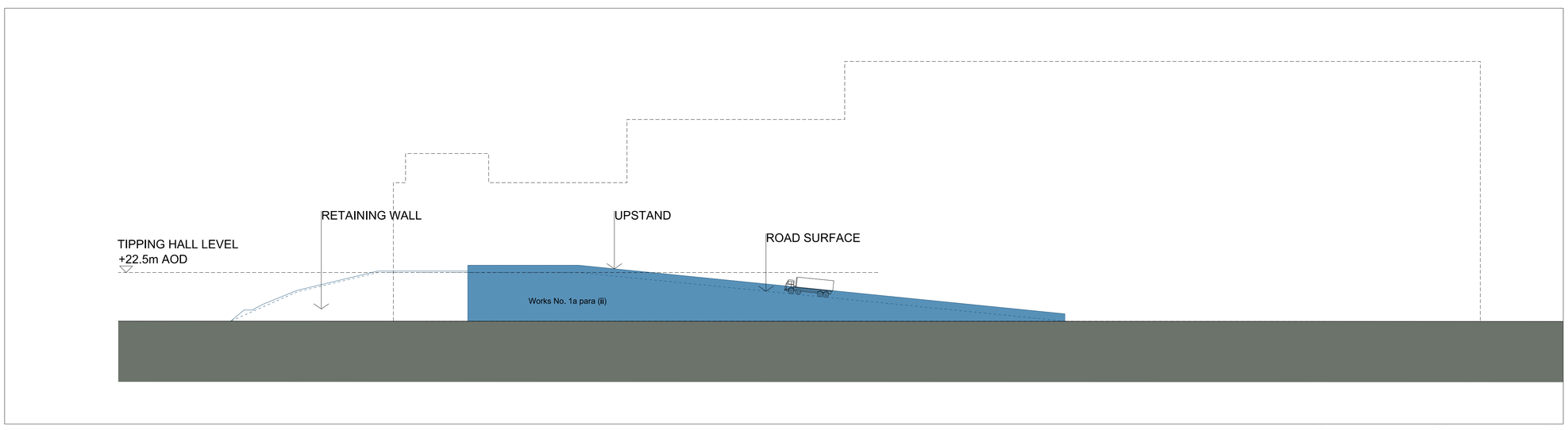
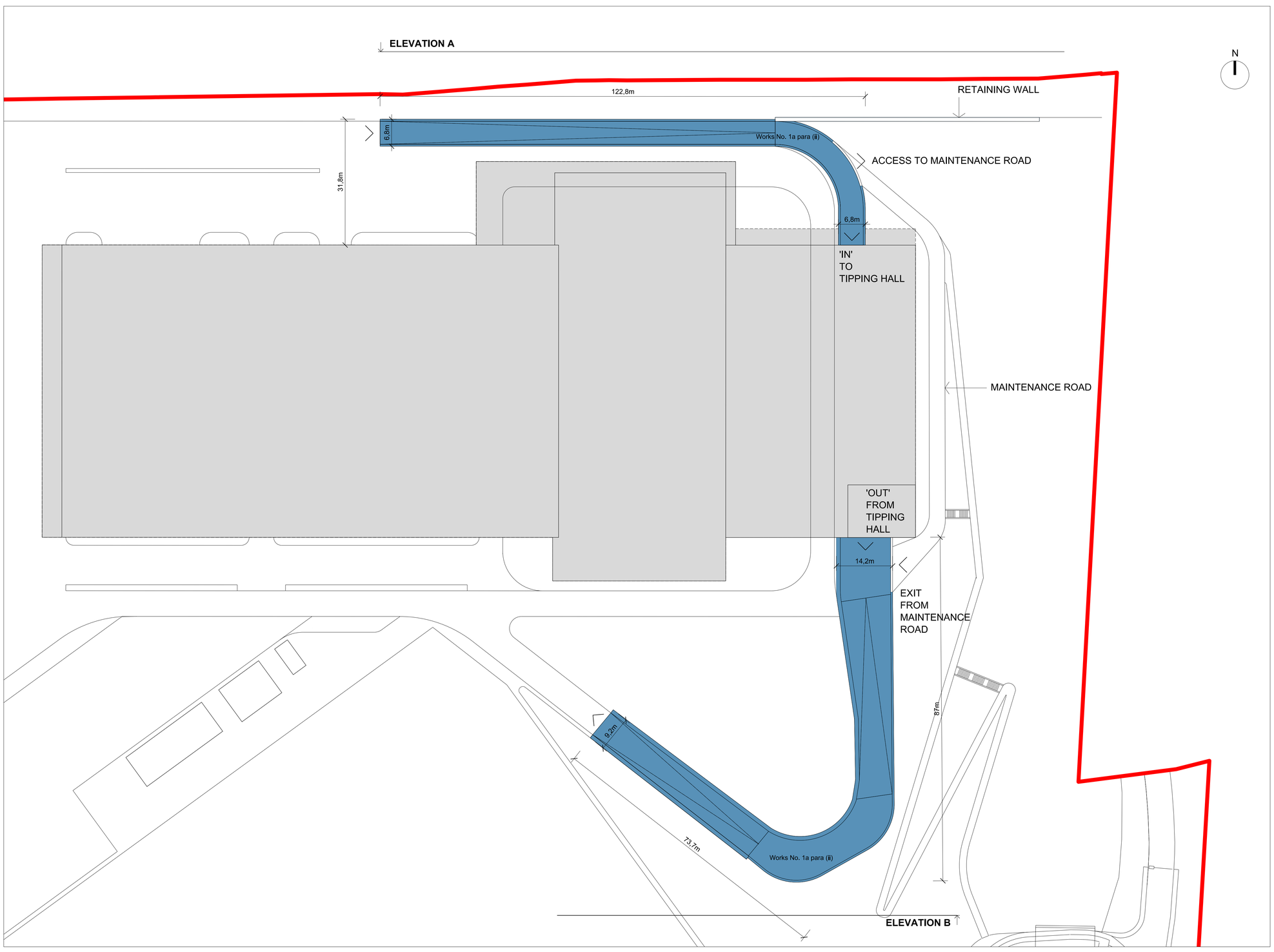
DRAWING NUMBER
D_0001

REVISION
01



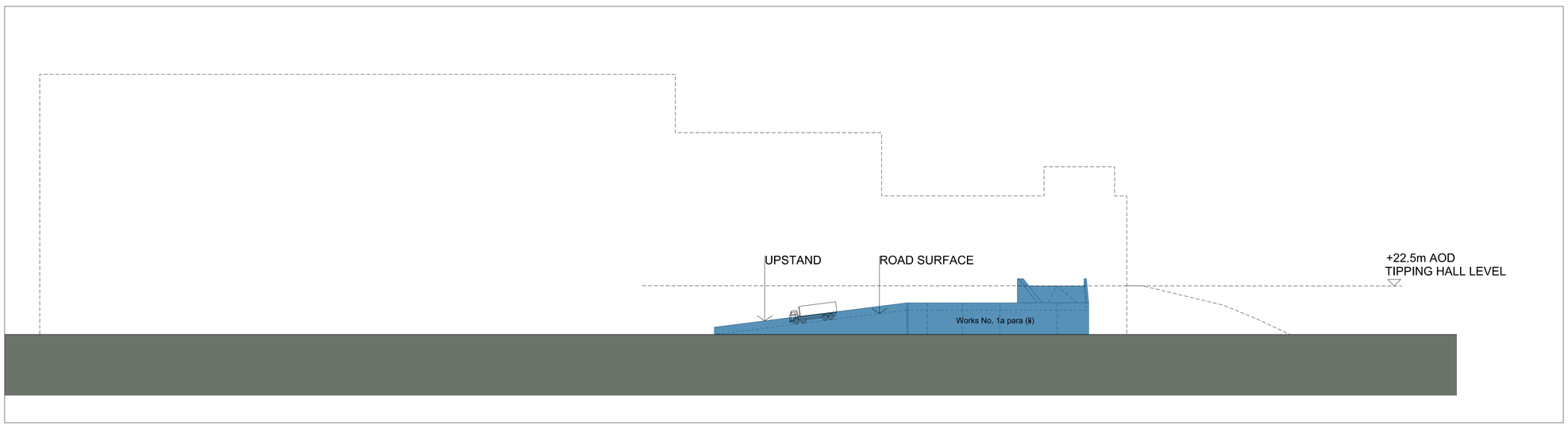
01 IN RAMP - ELEVATION A
1:500

0 25m 50m



02 IN RAMP - PLAN
1:500

0 25m 50m



03 OUT RAMP - ELEVATION B
1:500

0 25m 50m

DRAWING KEY

ORDER LIMITS

EXTERNAL RAMPS

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NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
INDICATIVE ERF EXTERNAL RAMPS

STATUS
INDICATIVE

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1:500@ A0

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DRAWING NUMBER
D_0002

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01

01 PLAN
1:1250

NOTE:
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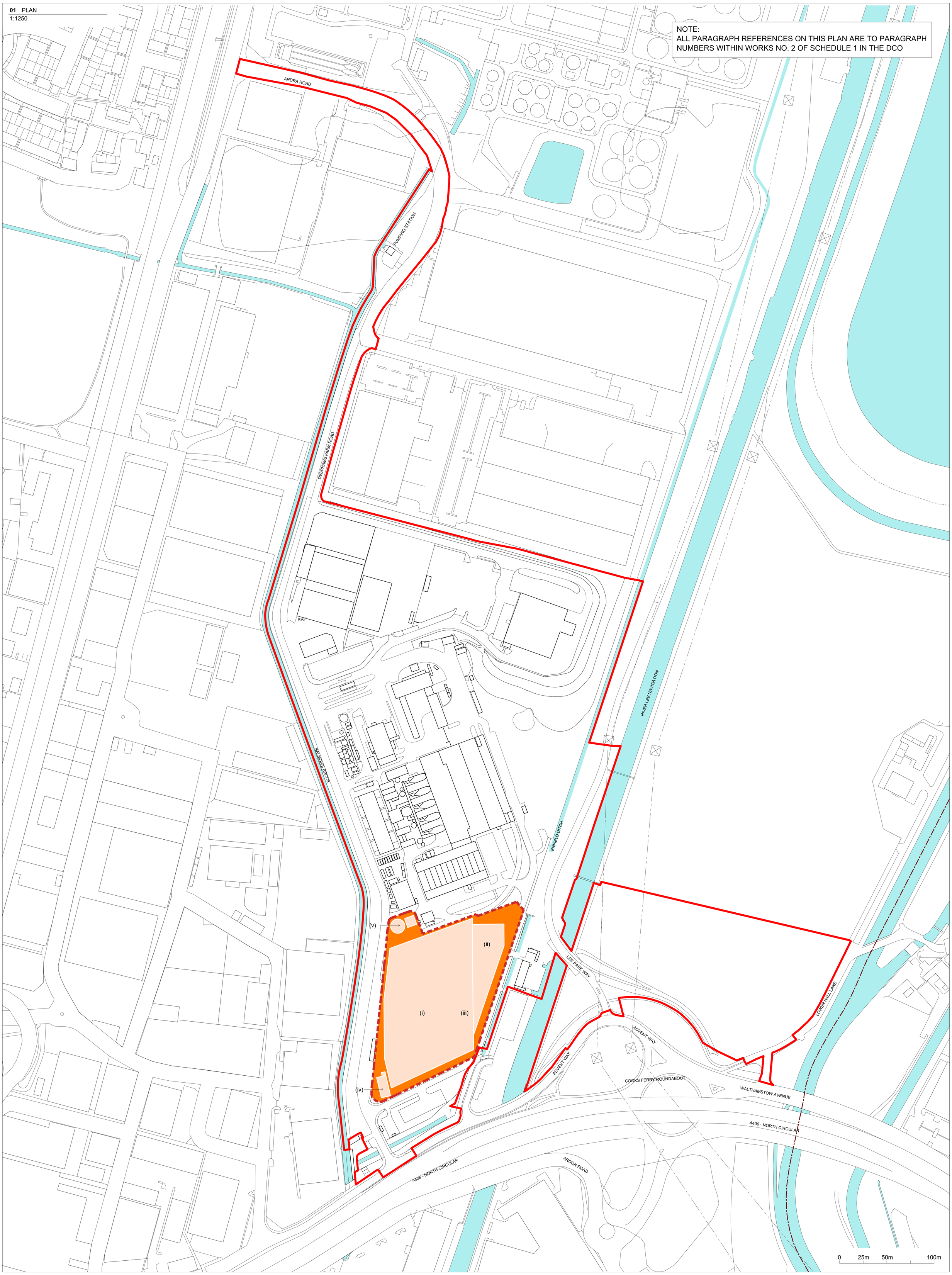

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DRAWING KEY

- ORDER LIMITS
- WORKS AREA
- BUILDING / STRUCTURE
- BOROUGH BOUNDARY
- WATER

Works No. 2 para	Description
(i)	recycling and fuel preparation facility
(ii)	reuse and recycling centre
(iii)	offices, and staff and visitor welfare facilities
(iv)	odour abatement and dust supression and equipment
(v)	fire control water tank(s) and pump house equipment

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
INDICATIVE LAYOUT OF RRF

STATUS
INDICATIVE

SCALE
1:1250@ A0

DATE
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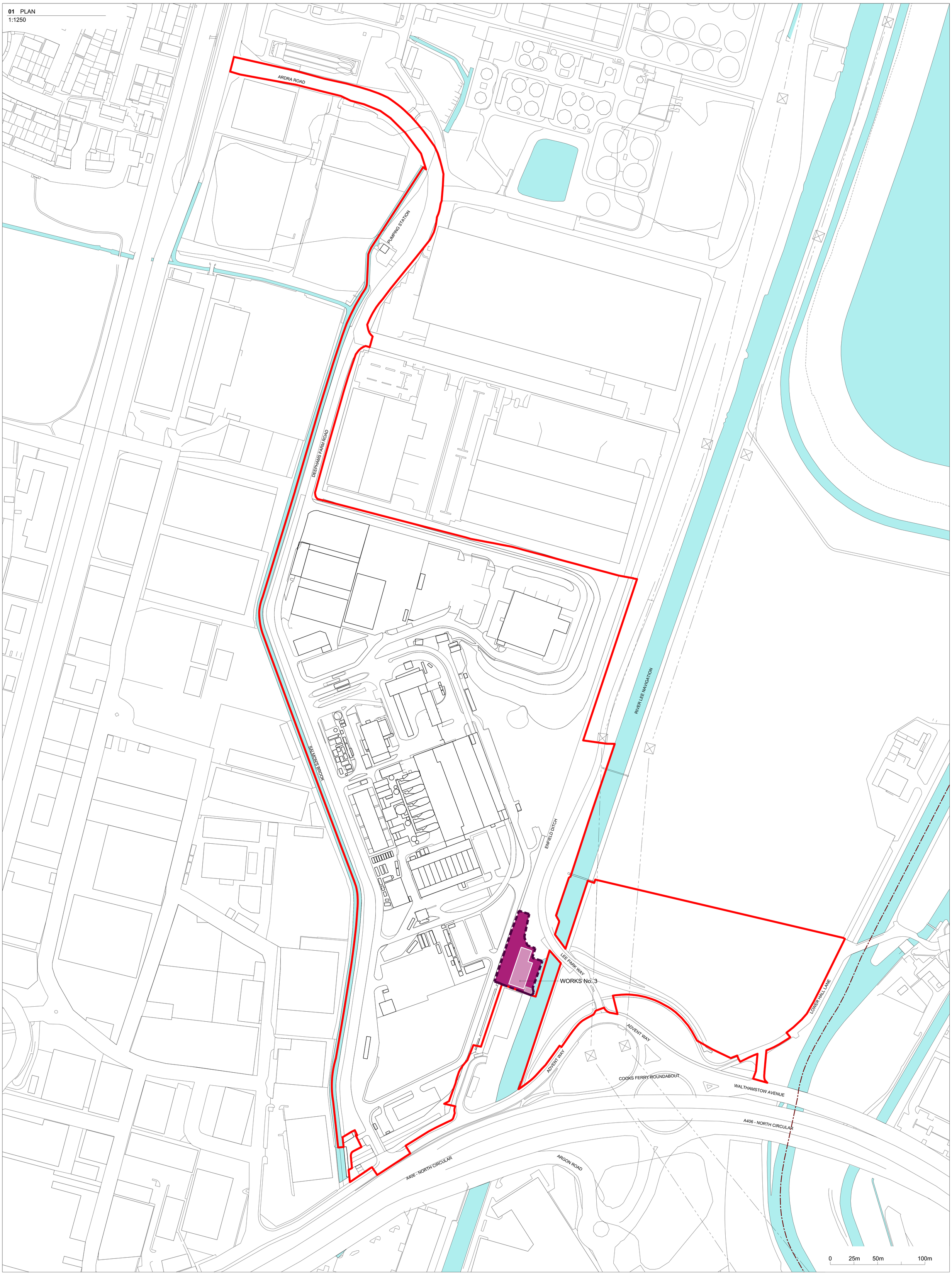
DRAWING NUMBER
D_0003

REVISION
01

01 PLAN
1:1250



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DRAWING KEY

- ORDER LIMITS
- WORKS AREA
- BUILDING / STRUCTURE
- BOROUGH BOUNDARY
- WATER

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INDICATIVE LAYOUT OF ECOPARK HOUSE

STATUS
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D_0004

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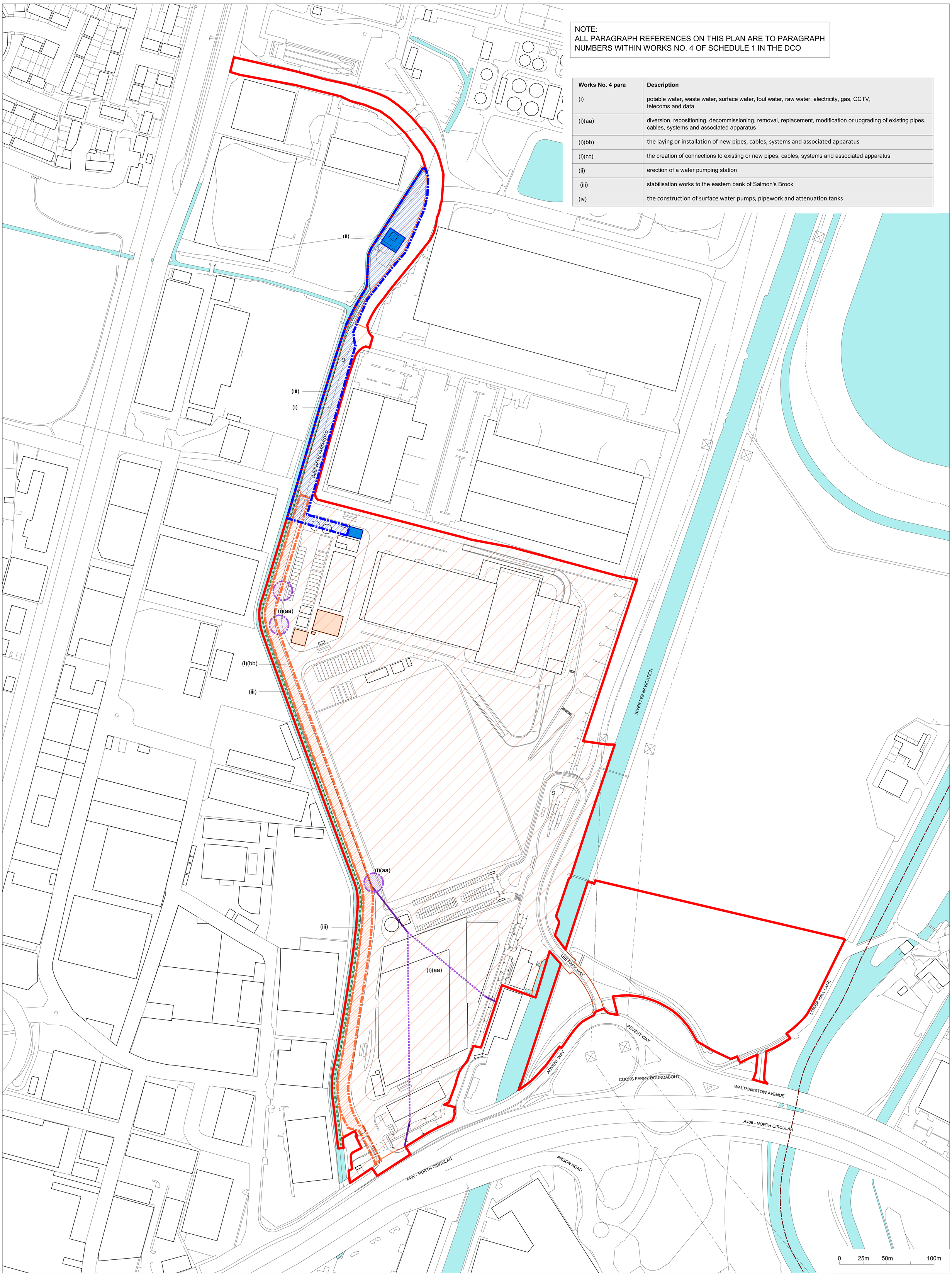
01

NOTE:
ALL PARAGRAPH REFERENCES ON THIS PLAN ARE TO PARAGRAPH NUMBERS WITHIN WORKS NO. 4 OF SCHEDULE 1 IN THE DCO

Works No. 4 para	Description
(i)	potable water, waste water, surface water, foul water, raw water, electricity, gas, CCTV, telecoms and data
(i)(aa)	diversion, repositioning, decommissioning, removal, replacement, modification or upgrading of existing pipes, cables, systems and associated apparatus
(i)(bb)	the laying or installation of new pipes, cables, systems and associated apparatus
(i)(cc)	the creation of connections to existing or new pipes, cables, systems and associated apparatus
(ii)	erection of a water pumping station
(iii)	stabilisation works to the eastern bank of Salmon's Brook
(iv)	the construction of surface water pumps, pipework and attenuation tanks



NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

ORDER LIMITS
BOROUGH BOUNDARY

POWER, GAS, POTABLE WATER:
GENERIC WORKS
PRIMARY DISTRIBUTION CORRIDOR
BUILDING / STRUCTURES

SEWER:
EXISTING SEWER ROUTE
PROPOSED SEWER DIVERSION
SEWER CONNECTIONS

RAW WATER:
RAW WATER DISTRIBUTION
BUILDING / STRUCTURES FOOTPRINT

SALMON'S BROOK:
SALMON'S BROOK BANK

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INDICATIVE UTILITIES

STATUS
INDICATIVE

SCALE
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DRAWING NUMBER
D_0005

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02

NOTE:
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EXISTING DRAINAGE TO BE UTILISED

DEEPHAMS FARM ROAD

DRAINAGE ZONE 1

DRAINAGE ZONE 2

DRAINAGE ZONE 3

(i)
(ii)
(iii)
(iv)

ENFIELD DITCH SURFACE WATER DISCHARGE ZONE

RIVER LEE NAVIGATION

TEMPORARY DRAINAGE

LEE PARK WAY

LOWER HALL LANE

ADVENT WAY

COOKS FERRY ROUNDABOUT

WALTHAMSTOW AVENUE

A406 - NORTH CIRCULAR

ARGON ROAD

EXISTING DRAINAGE TO BE UTILISED

0 25m 50m 100m

NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- ENFIELD DITCH SURFACE WATER DISCHARGE ZONE (SWD)
- SURFACE WATER DRAINAGE ROUTE TO ATTENUATION
- DRAINAGE ZONE 1
- DRAINAGE ZONE 2
- DRAINAGE ZONE 3
- EXISTING DRAINAGE TO BE UTILISED
- TEMPORARY DRAINAGE
- LOCATION FOR BELOW-GROUND ATTENUATION TANKS
- BOROUGH BOUNDARY
- WATER

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
INDICATIVE DRAINAGE

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D_0006

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NOTE:
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DEEPHAMS FARM ROAD
RIVER LEE NAVIGATION
LEE PARK WAY
ADVENT WAY
COOKS FERRY ROUNDABOUT
WALTHAMSTOW AVENUE
A406 - NORTH CIRCULAR
ARGON ROAD
LOWER HALL LANE
(v)
(vi)

0 25m 50m 100m

NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- GREEN ROOF
- BROWN ROOF
- ROADS
- HARD LANDSCAPE
- SOFT LANDSCAPE
- TEMPORARY HARDSTANDING
- BOROUGH BOUNDARY
- WATER

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DRAWING TITLE
INDICATIVE SOFT AND HARD LANDSCAPE WORKS

STATUS
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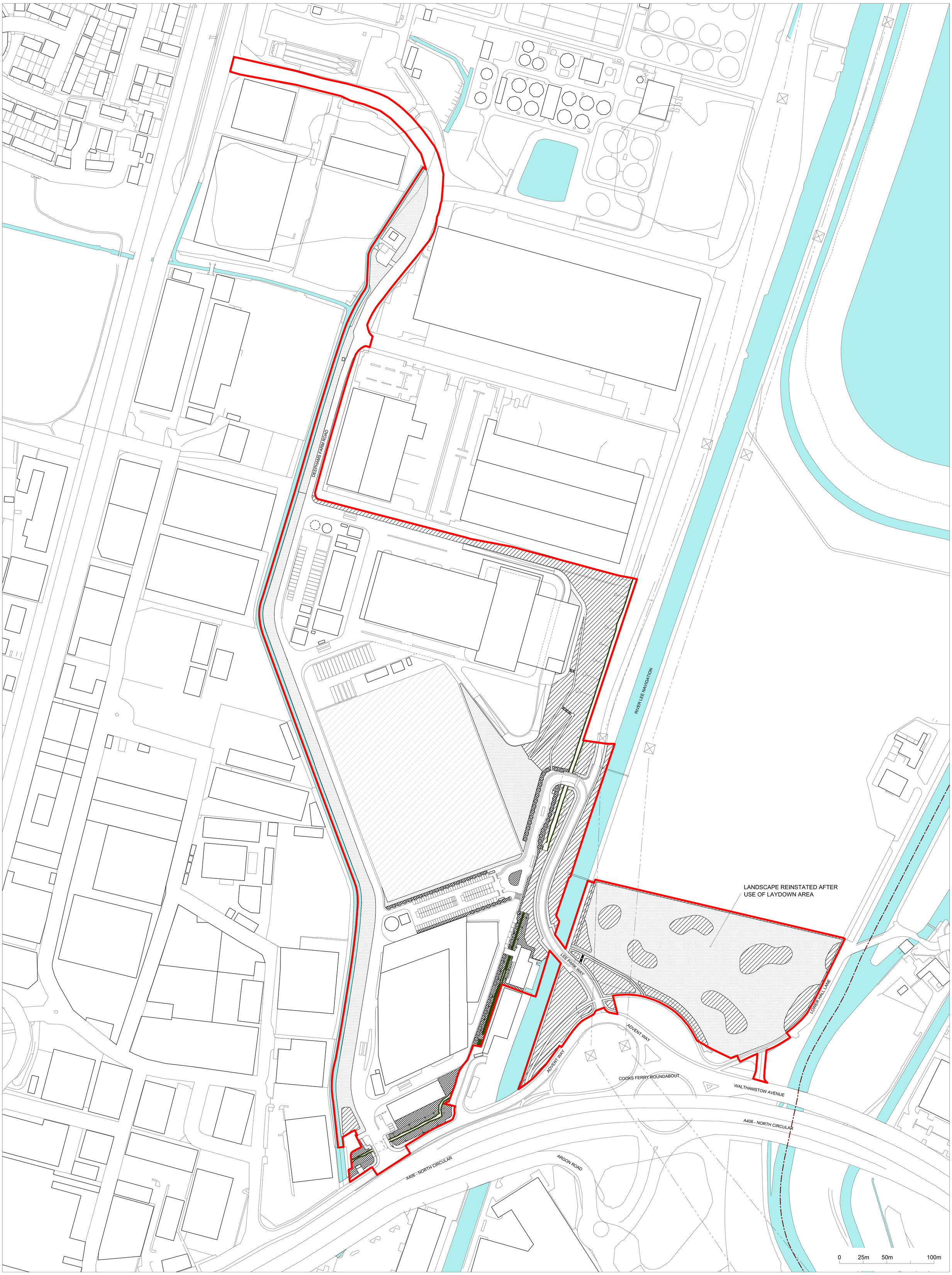

NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- HABITAT ENHANCEMENT AND CREATION, INCLUDING OPEN WOODLAND, TREE PLANTING AND SCRUB PLANTING
- MEADOW - SPECIES RICH MOWN GRASS
- MARGINAL PLANTING ALONG ENFIELD DITCH
- ORNAMENTAL PLANTING, INCLUDING AVENUE OF TREES, PLANTING IN CONTAINERS AND SHRUB PLANTING WITHIN THE CENTRAL SITE
- TEMPORARY HARDSTANDING
- BOROUGH BOUNDARY
- WATER

REV.	DATE	FOR
00	OCT 2015	INDICATIVE

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
INDICATIVE SOFT LANDSCAPING TYPES

STATUS
INDICATIVE

SCALE
1:1250@ A0

DATE
OCTOBER 2015

DRAWN
CS

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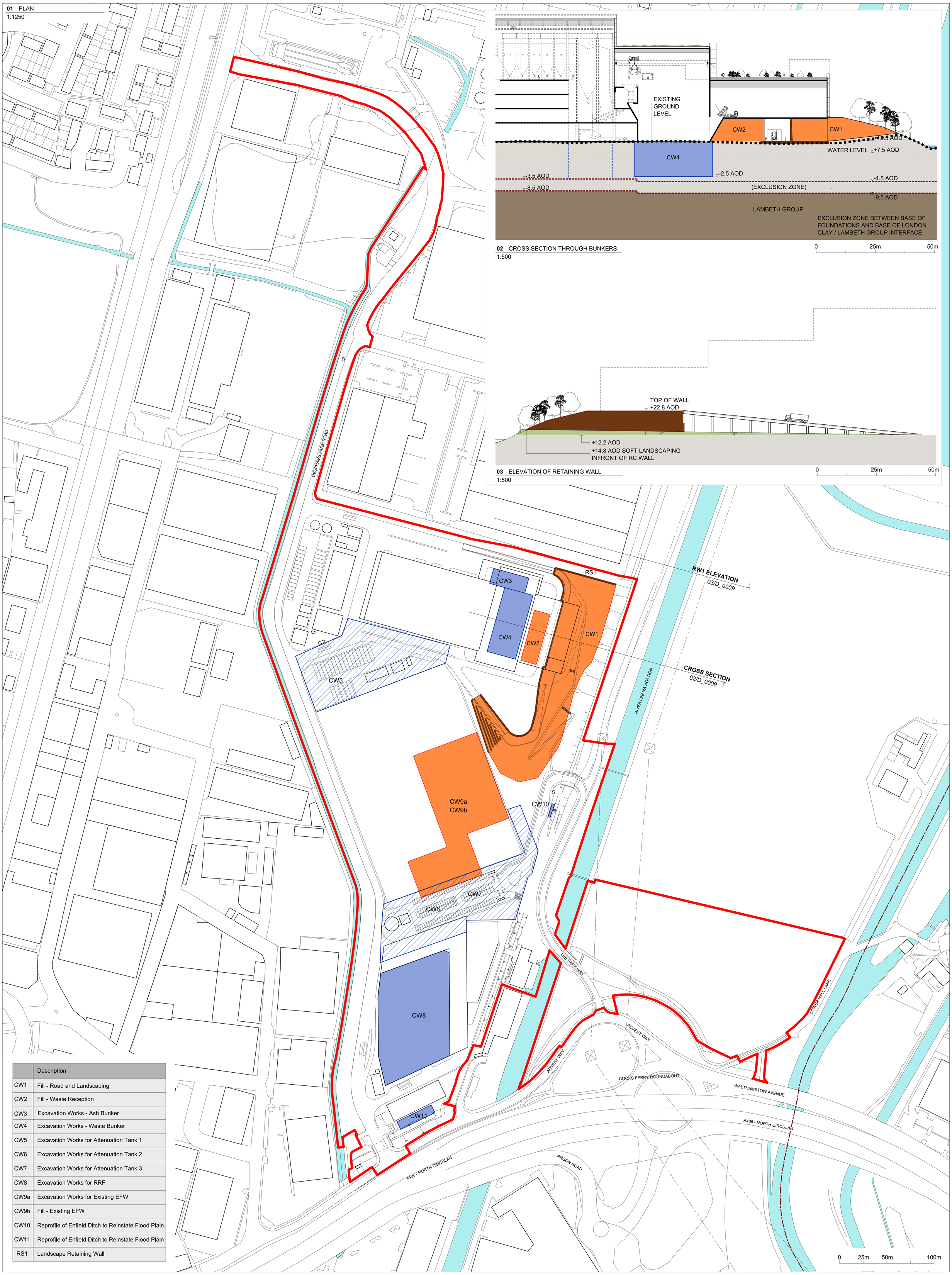
GdPF

AUTHORISED
JRS

DRAWING NUMBER
D_0008

REVISION
00

01 PLAN
1:1250



02 CROSS SECTION THROUGH BUNKERS
1:500

03 ELEVATION OF RETAINING WALL
1:500

	Description
CW1	Fill - Road and Landscaping
CW2	Fill - Waste Reception
CW3	Excavation Works - Ash Bunker
CW4	Excavation Works - Waste Bunker
CW5	Excavation Works for Attenuation Tank 1
CW6	Excavation Works for Attenuation Tank 2
CW7	Excavation Works for Attenuation Tank 3
CW8	Excavation Works for RRF
CW9a	Excavation Works for Existing EFW
CW9b	Fill - Existing EFW
CW10	Reprofile of Enfield Ditch to Reinstate Flood Plain
CW11	Reprofile of Enfield Ditch to Reinstate Flood Plain
RS1	Landscape Retaining Wall

NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- EXCAVATION WORKS
- EXCAVATION FOR ATTENUATION TANKS
- FILL
- RETAINING STRUCTURES
- BOROUGH BOUNDARY
- WATER

REV.	DATE	FOR
00	OCT 2015	INDICATIVE

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
INDICATIVE CUT AND FILL

STATUS
INDICATIVE

SCALE
1:1250@ A0

DATE
OCTOBER 2015

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AUTHORISED
JRS

DRAWING NUMBER
D_0009

REVISION
00

NOTE:
ALL PARAGRAPH REFERENCES ON THIS PLAN ARE TO PARAGRAPH NUMBERS WITHIN WORKS NO. 4 OF SCHEDULE 1 IN THE DCO

Parking

Zone	Description
P1	Security Gatehouse parking
P2	EcoPark House - Accessible parking
P3	Coach drop-off
P4	Central Parking
P5/P6	Operational Vehicles parking
P7	ERF - Accessible parking

NEW ACCESS TO ECOPARK FROM DEEPHAM'S FARM ROAD

DEEPHAMS FARM ROAD

BY-PASS ROAD UNDER TIPPING HALL

NEW ACCESS TO ECOPARK FROM LEE PARK WAY

LEE PARK WAY

RIVER LEE NAVIGATION

COOKS FERRY ROUNDABOUT

ADVENT WAY

WALTHAMSTOW AVENUE

A406 - NORTH CIRCULAR

ARGON ROAD

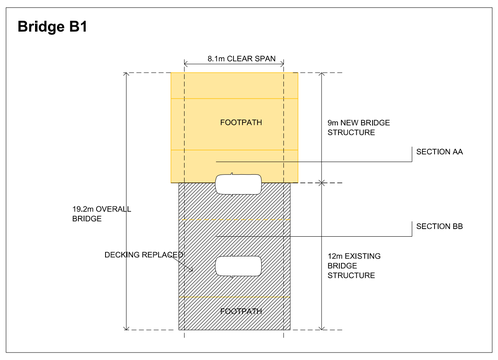
LOWER HALL LANE

0 25m 50m 100m

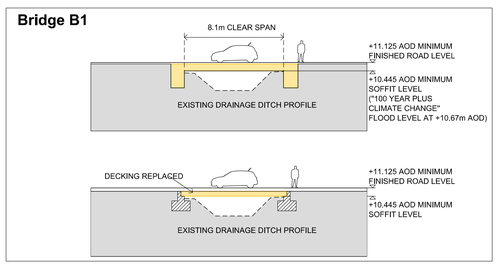
01 PLAN
1:1250

Bridges

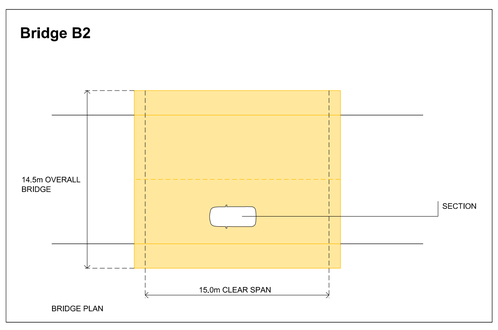
NO	Description	Length (m)	Width (m)	Height (m)
B1	New Bridge widening of southern entrance to site	8.1 (Clear Span)	9.0	n/a
B2	Entrance from Lee Park Way over Enfield Ditch	15.0 (Clear Span)	14.5	n/a



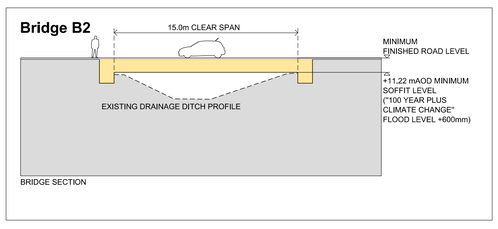
02 BRIDGE B1 PLAN
NTS



03 BRIDGE B1 CROSS SECTIONS
NTS



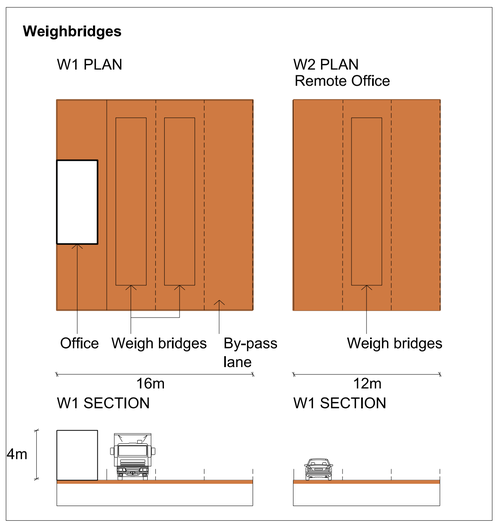
04 BRIDGE B2 PLAN
NTS



05 BRIDGE B2 CROSS SECTION
1:250

Weighbridges

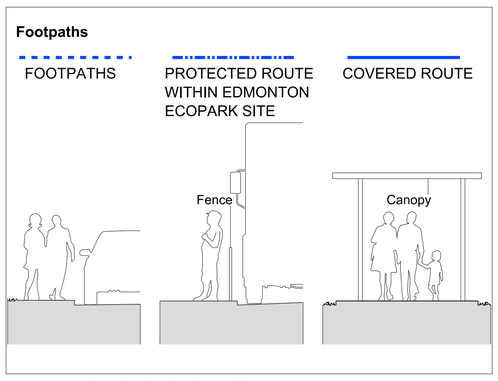
Type				Dimension
	No. Weighbridge Lanes/Type	No. By-pass Lanes/Type	No. Weighbridge Offices/Type	Total width required (m)
Type W1	2	1	1	16
Type W2	1	2	0	12



06 WEIGHBRIDGES PLAN + SECTION
NTS

Cycle Shelters

Cycle Shelters	Description
S1	Cycle shelter for Staff in Central Parking zone
S2	Cycle shelter for visitors in Central Parking zone



07 TYPICAL SECTION OF FOOTPATHS, PROTECTED AND COVERED ROUTES
NTS

NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- BOROUGH BOUNDARY
- WATER

FOOTPATHS
- FOOTPATHS
- PROTECTED ROUTE WITHIN EDMONTON ECOPARK SITE
- COVERED ROUTE
- CYCLE PATHS

ACCESS AND HIGHWAYS
- ROADS AND FOOTPATHS
- MAINTENANCE VEHICLE ACCESS
- PEDESTRIAN ACCESS INTO THE SITE
- VEHICLE ACCESS INTO THE SITE

WEIGHBRIDGES
- WEIGHBRIDGE, BY-PASS LANES AND OFFICE WHEN INDICATED

BRIDGES
- BRIDGES

PARKING
- PARKING AREA
- BUILDING / STRUCTURE

REV.	DATE	FOR
00	OCT 2015	INDICATIVE
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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
INDICATIVE ACCESS AND CIRCULATION

STATUS
INDICATIVE

SCALE
1:1250@ A0

DATE
OCTOBER 2015

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JRS

DRAWING NUMBER
D_0010

REVISION
01

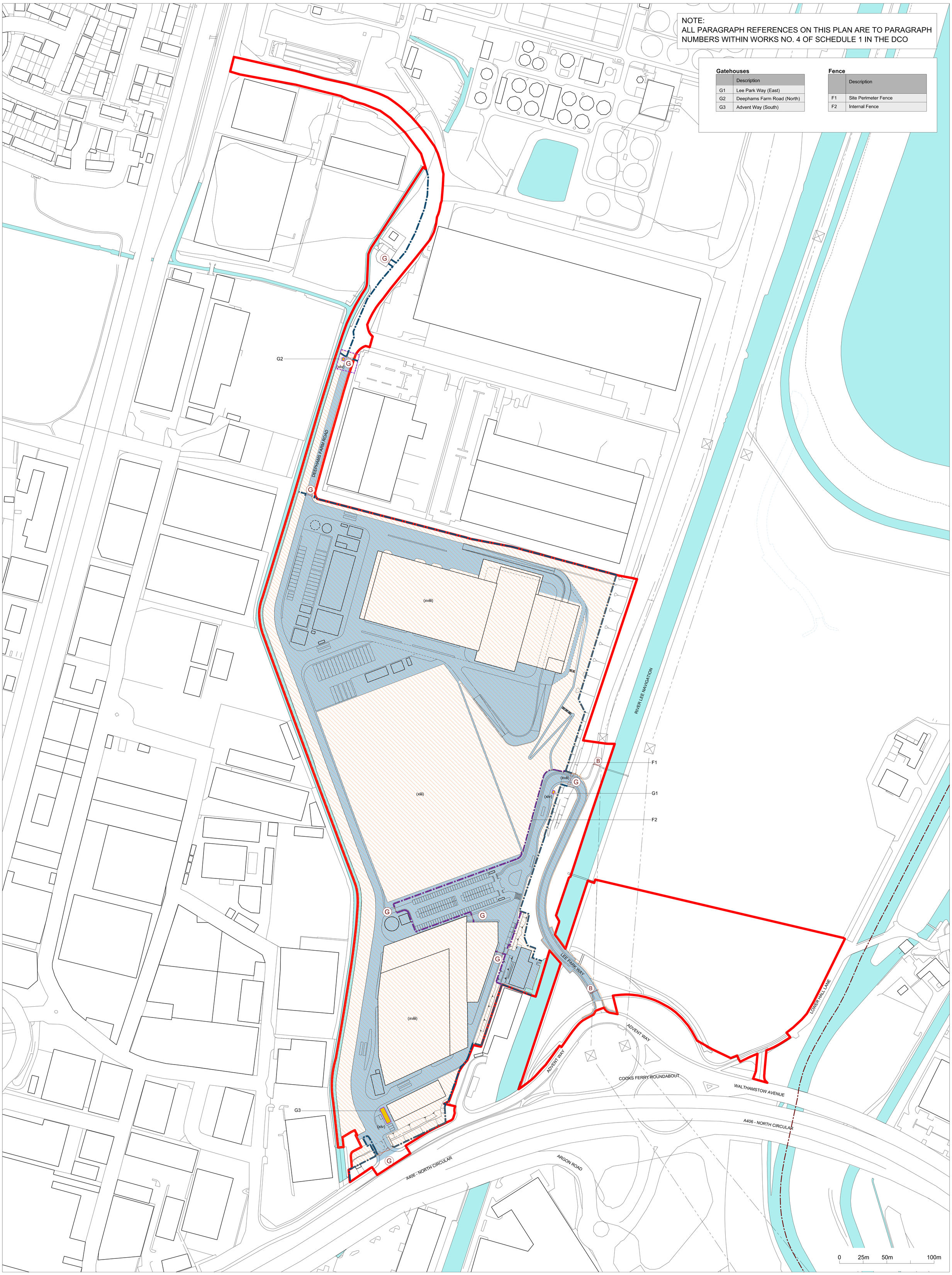
NOTE:
ALL PARAGRAPH REFERENCES ON THIS PLAN ARE TO PARAGRAPH NUMBERS WITHIN WORKS NO. 4 OF SCHEDULE 1 IN THE DCO

Gatehouses

	Description
G1	Lee Park Way (East)
G2	Deephams Farm Road (North)
G3	Advent Way (South)

Fence

	Description
F1	Site Perimeter Fence
F2	Internal Fence



NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

ORDER LIMITS

LIGHTING/CCTV

ZONE REQUIRING CCTV COVERAGE

ZONE REQUIRING EXTERNAL LIGHTING

GATEHOUSES

BUILDING / STRUCTURE

SECURITY

EXTERNAL FENCE LINE

INTERNAL FENCE LINE

VEHICLE BARRIER

VEHICLE GATE

BOROUGH BOUNDARY

WATER

REV.	DATE	FOR
00	OCT 2015	INDICATIVE
01	JUN 2016	INDICATIVE

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
INDICATIVE SECURITY AND LIGHTING

STATUS
INDICATIVE

SCALE
1:1250@ A0

DATE
OCTOBER 2015

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JRS

DRAWING NUMBER
D_0011

REVISION
01

NOTE:
ALL PARAGRAPH REFERENCES ON THIS PLAN ARE TO PARAGRAPH NUMBERS WITHIN WORKS NO. 5 OF SCHEDULE 1 IN THE DCO

DEEPHAMS FARM ROAD
RIVER LEE NAVIGATION
LEE PARK WAY
ADVENT WAY
COOKS FERRY ROUNDABOUT
WALTHAM CROSS AVENUE
LOWER HALL LANE
A406 - NORTH CIRCULAR
ARGON ROAD

(i)
(ii)
(iii)
(iv)
(v)
(vi)
(vii)
(viii)
(ix)
(x)
A

0 25m 50m 100m

NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- BOROUGH BOUNDARY
- WATER

LAYDOWN AREA:

- FENCE LINE
- A ACCESS POINT
- SITE ACCOMMODATION, PARKING, STORAGE AND FABRICATION AREA
- ACCESS
- ZONE OF UTILITIES CONNECTIONS

REV.	DATE	FOR
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PROJECT
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DRAWING TITLE
INDICATIVE TEMPORARY LAYDOWN AREA

STATUS
INDICATIVE

SCALE
1:1250@ A0

DATE
OCTOBER 2015

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DRAWING NUMBER
D_0012

REVISION
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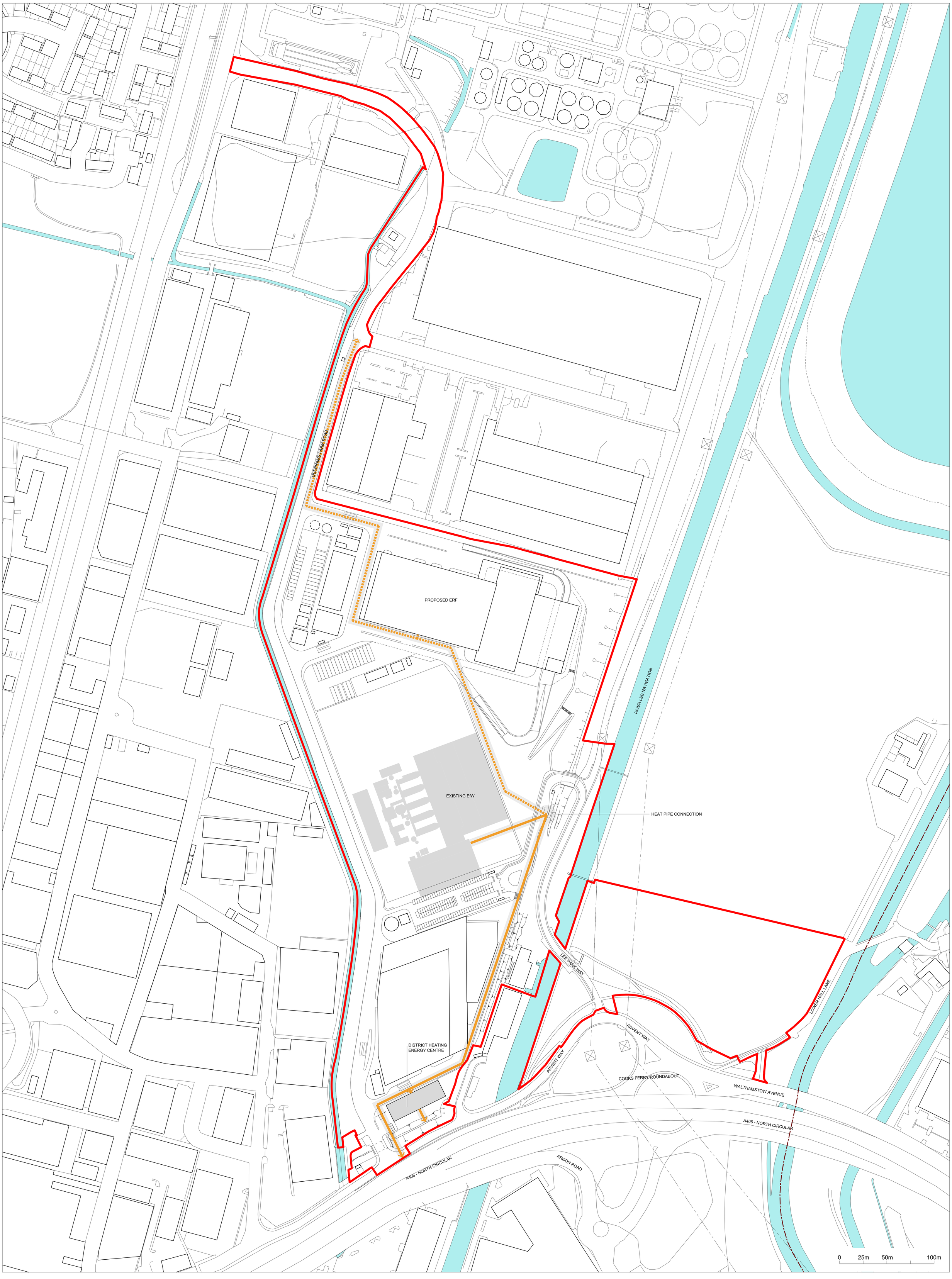

NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- BOROUGH BOUNDARY
- WATER
- HEAT PIPE STAGE A
- HEAT PIPE STAGE B

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PROJECT
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DRAWING TITLE
INDICATIVE SAFEGUARDED HEAT PIPE ROUTE

STATUS
INDICATIVE

SCALE
1:1250@ A0

DATE
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D_0013

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NORTH

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DRAWING KEY

- ORDER LIMITS
- BOROUGH BOUNDARY
- WATER

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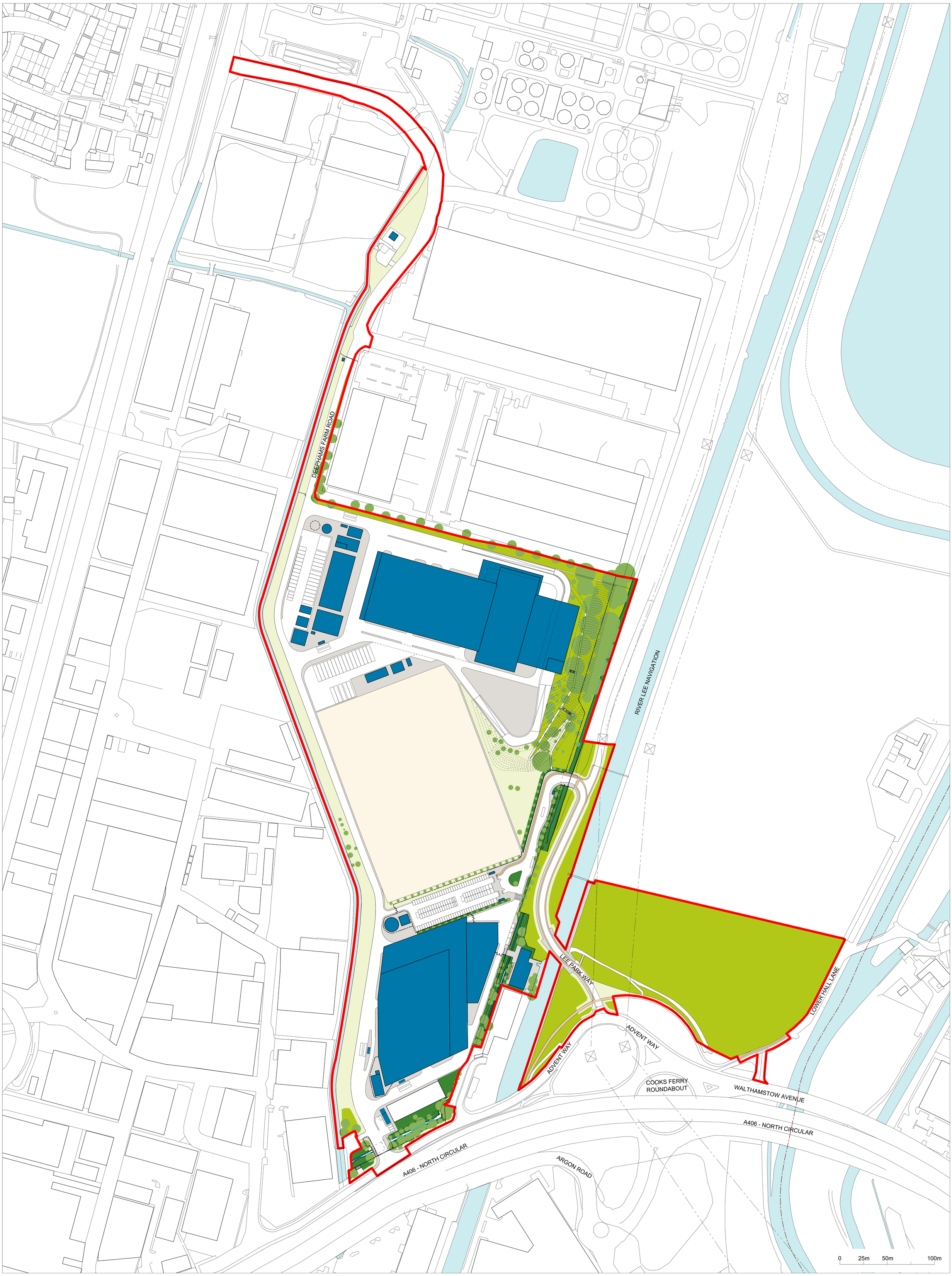
PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
EXISTING APPLICATION SITE PLAN
-

STATUS
FOR INFORMATION

SCALE	DATE	
1:1250 @ A0	OCTOBER 2015	
DRAWN	CHECKED	AUTHORISED
CO	GdPF	JRS
DRAWING NUMBER		REVISION
E_0001		00



NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- BOROUGH BOUNDARY
- WATER

REV.	DATE	FOR
00	OCT 2015	FOR INFORMATION

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
ILLUSTRATIVE APPLICATION SITE PROPOSED MASTER PLAN

STATUS
FOR INFORMATION

SCALE
1:1250@ A0

DATE
OCTOBER 2015

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CS

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JRS

DRAWING NUMBER
E_0002

REVISION
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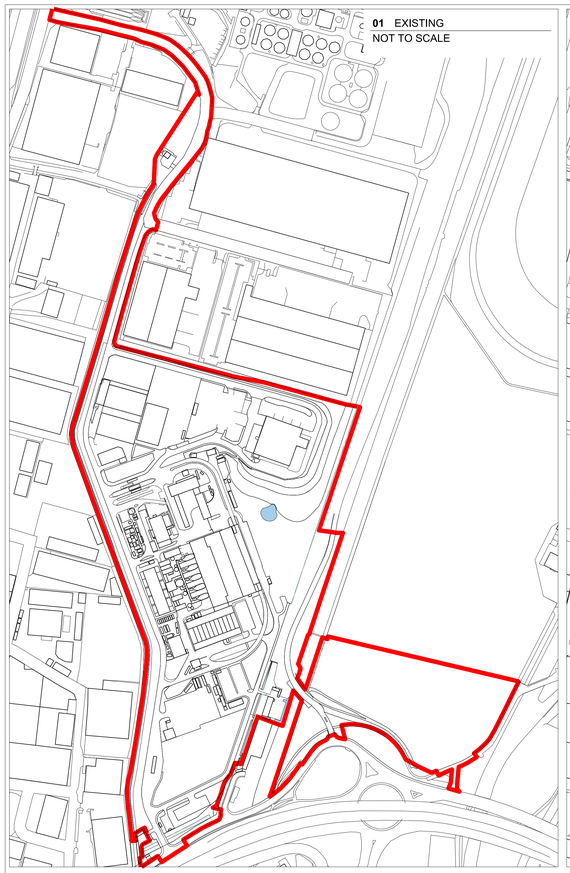

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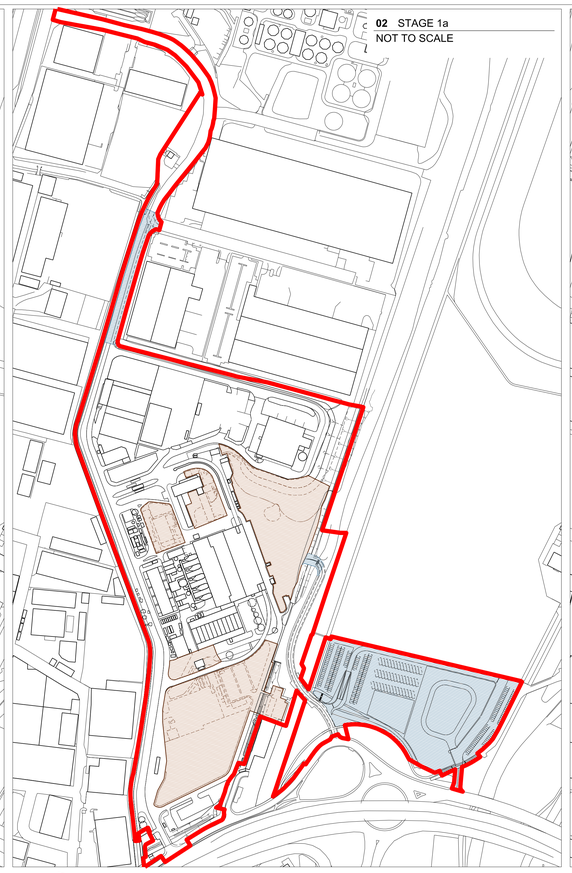

02 STAGE 1a
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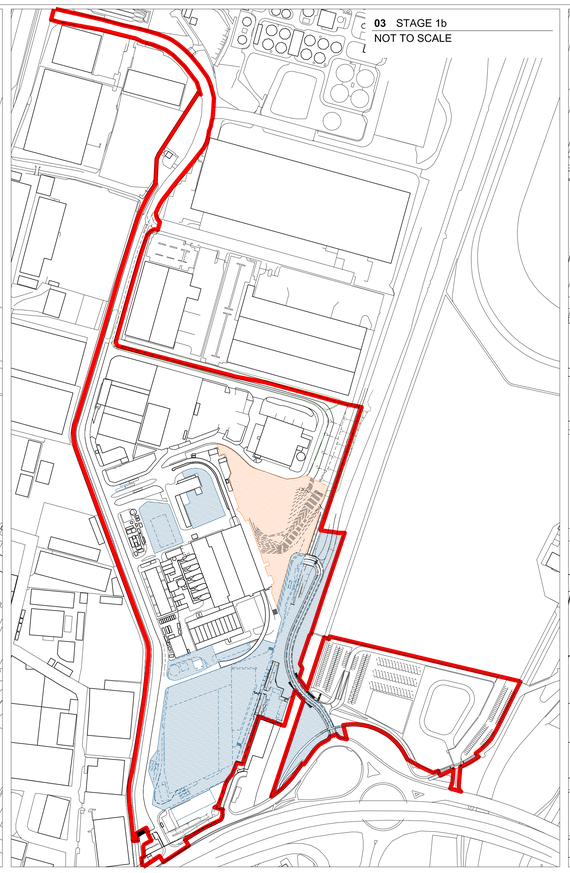

03 STAGE 1b
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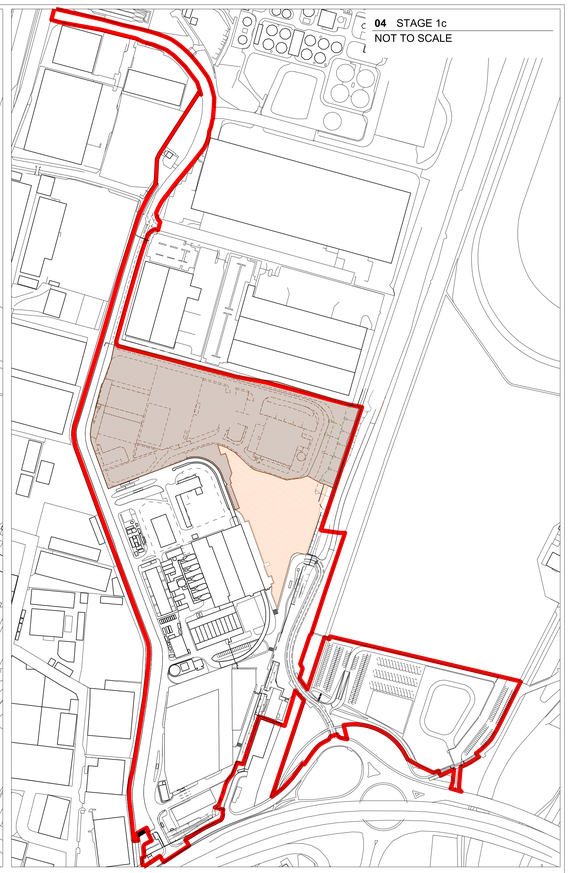

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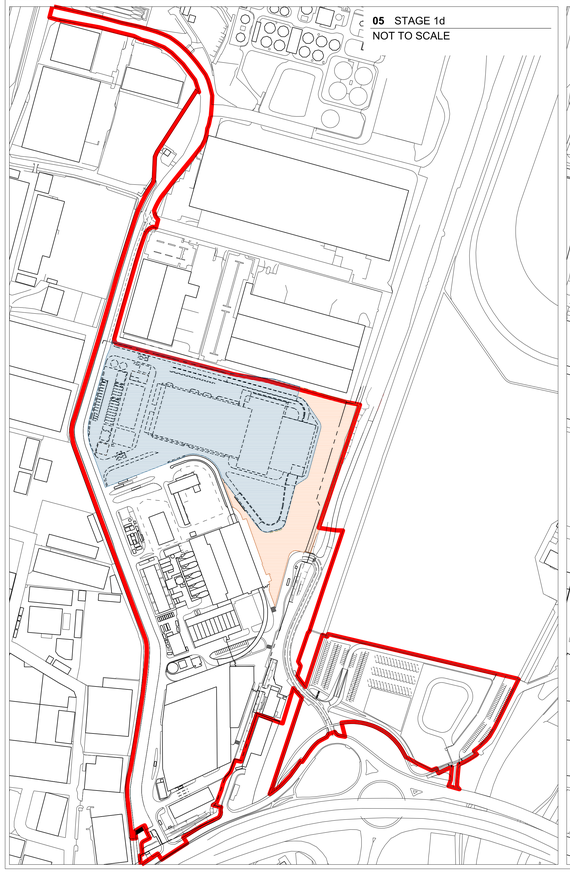

05 STAGE 1d
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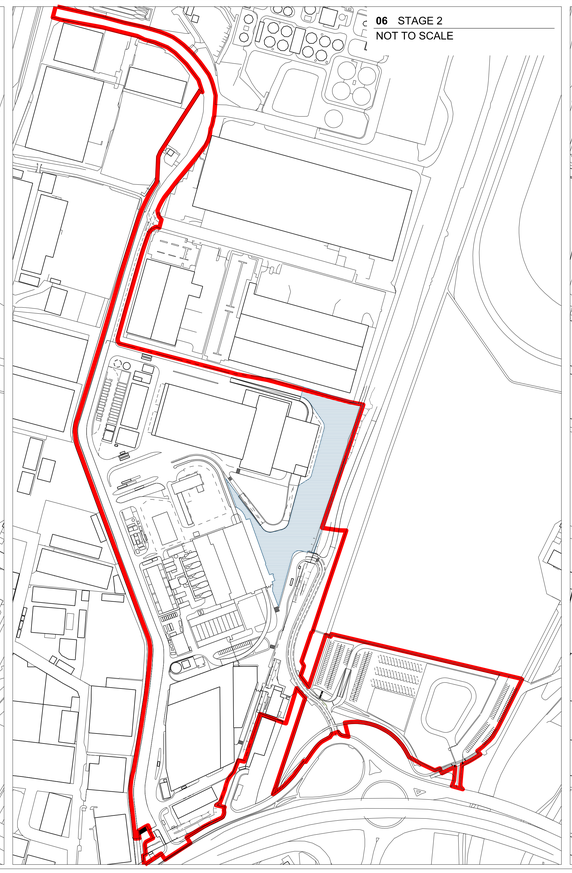

06 STAGE 2
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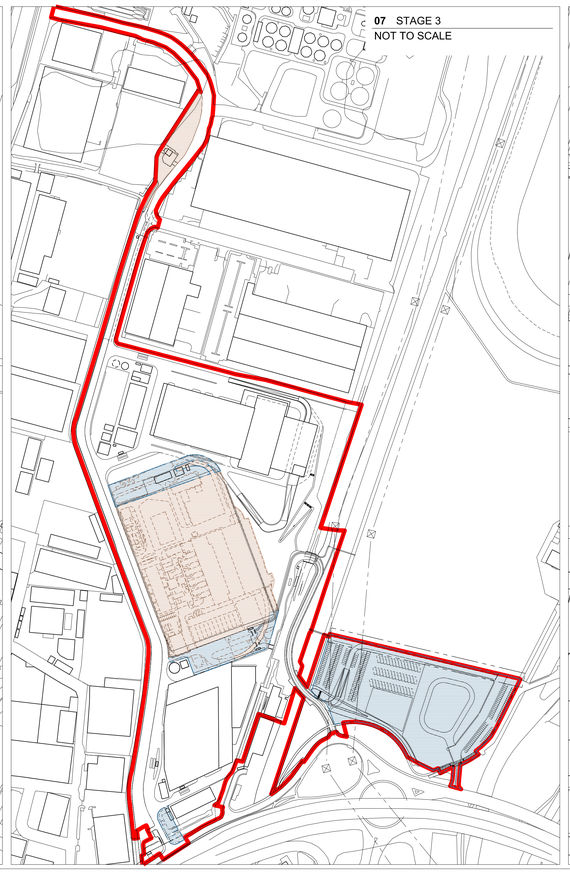

07 STAGE 3
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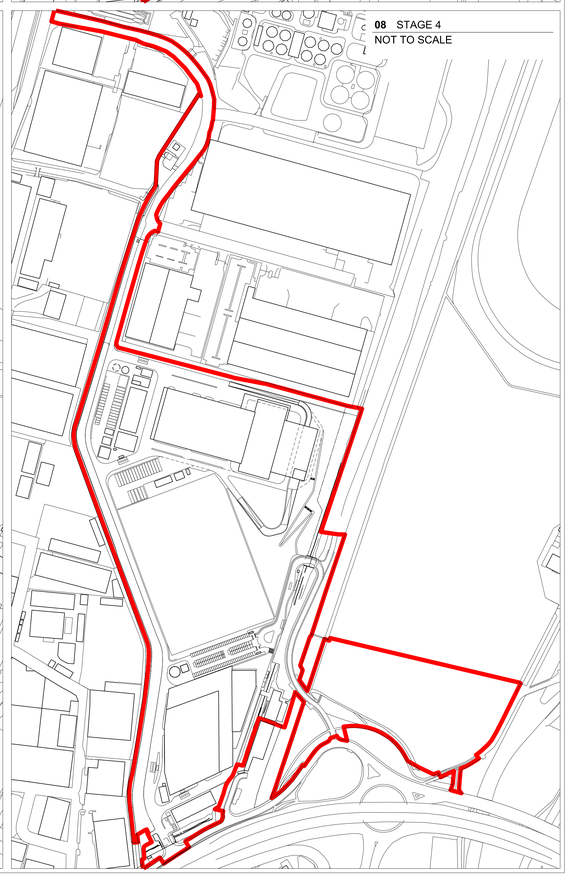

08 STAGE 4
NOT TO SCALE

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

NORTH

DRAWING KEY

- ORDER LIMITS
- DEMOLITION WORKS
- CONSTRUCTION WORKS
- AREA CLEARED

LOCATION

REVISION

REV	DATE	FOR
00	OCT 2015	FOR INFORMATION
01	JUL 2016	FOR INFORMATION

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
ILLUSTRATIVE PROJECT STAGING
-

SCALE
NTS

DATE
OCTOBER 2015

STATUS
FOR INFORMATION

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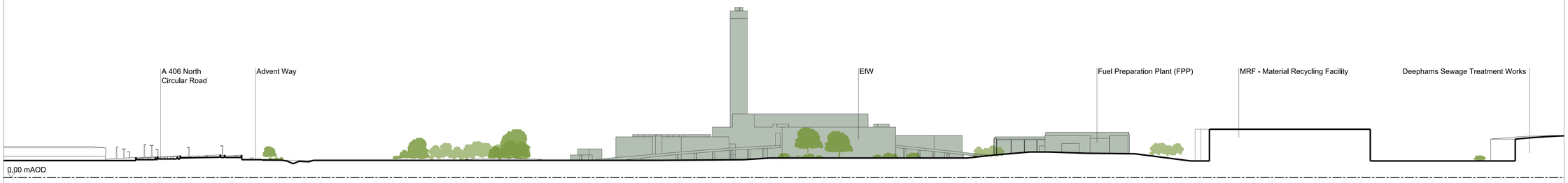
BWN	GdPF	JRS

DRAWING NUMBER
E_0003

REVISION
01



01 SECTION A - EXISTING
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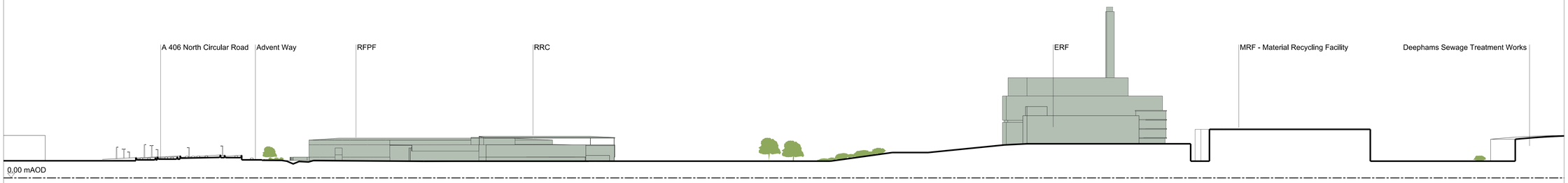

02 SECTION A - PROPOSED (PHASE 4)
1:1000

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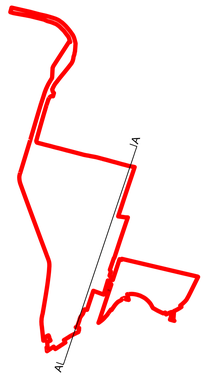
This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

ORDER LIMITS



LOCATION

REVISION

REV	DATE	FOR
00	OCT 2015	INDICATIVE

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
SITE SECTION A: EXISTING AND INDICATIVE PROPOSED

SCALE
1:1000 @ A0

DATE
OCTOBER 2015

STATUS
INDICATIVE

DRAWN	CHECKED	AUTHORISED
CS	GdPF	JRS

DRAWING NUMBER
E_0004

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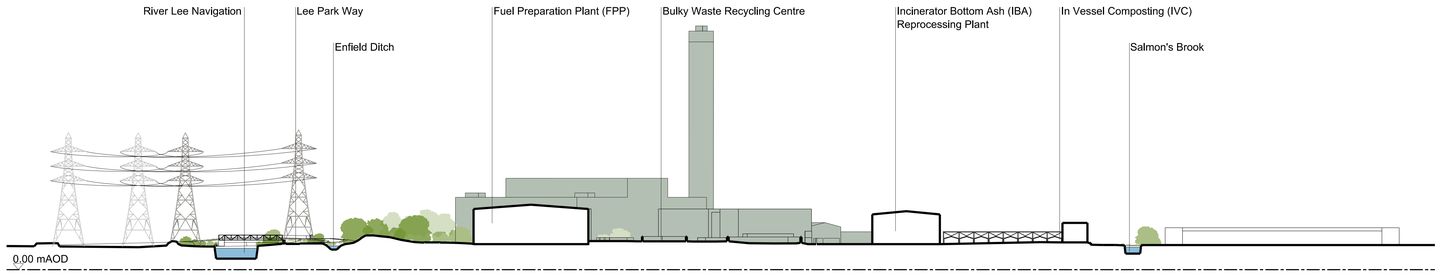

01 SECTION B - EXISTING
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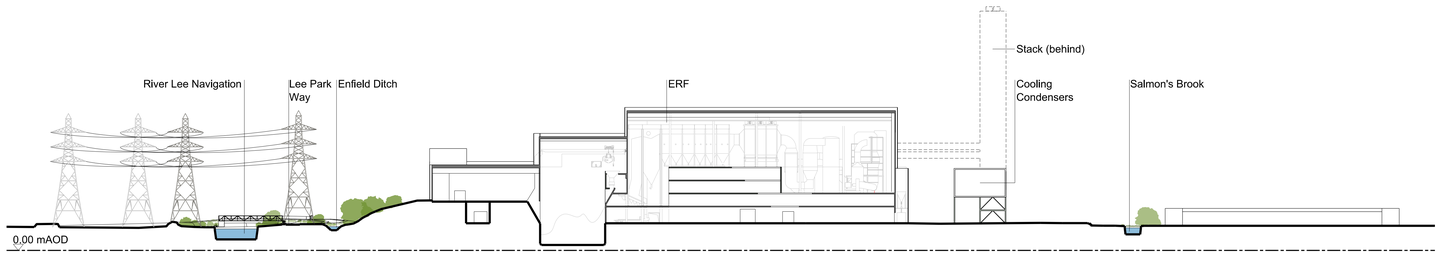
0 50m 100m



02 SECTION B - PROPOSED (PHASE 4)
1:1000

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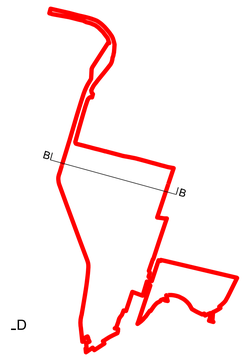
This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

ORDER LIMITS



LOCATION

REVISION

REV	DATE	FOR
00	OCT 2015	INDICATIVE

NORTH LONDON WASTE AUTHORITY

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
SITE SECTION B: EXISTING AND INDICATIVE PROPOSED

SCALE
1:1000 @ A0

DATE
OCTOBER 2015

STATUS
INDICATIVE

DRAWN	CHECKED	AUTHORISED
CS	GdPF	JRS

DRAWING NUMBER
E_0005

REVISION
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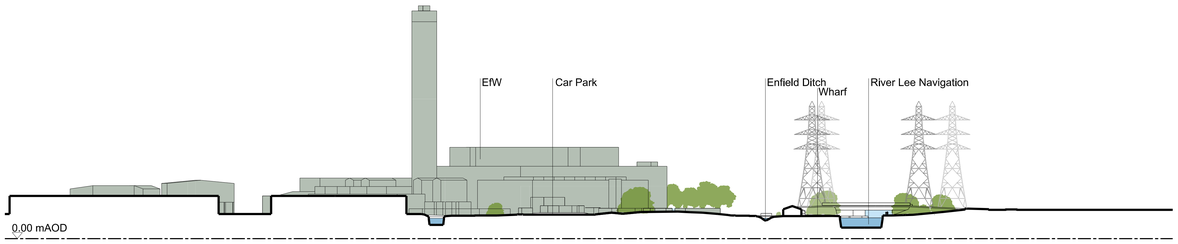

01 SECTION C - EXISTING
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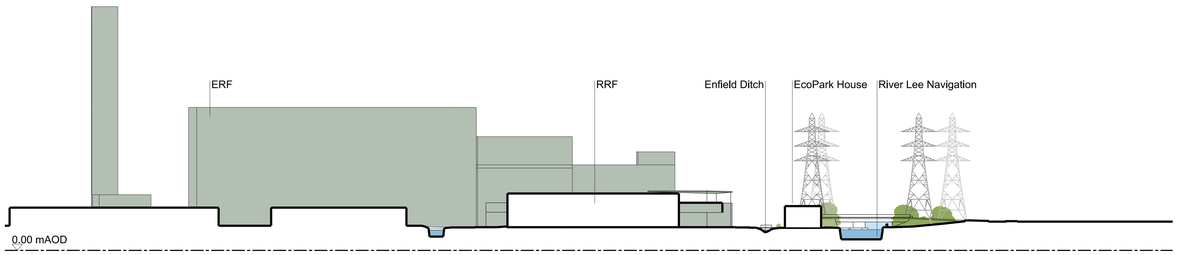


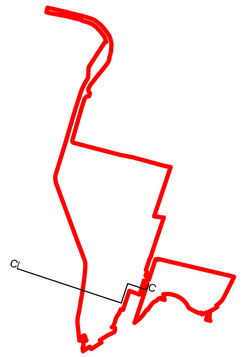
02 SECTION C - PROPOSED (PHASE 4)
1:1000

0 50m 100m

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

ORDER LIMITS



LOCATION

REVISION

REV	DATE	FOR
00	OCT 2015	INDICATIVE

NORTH LONDON WASTE AUTHORITY

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
SITE SECTION C: EXISTING AND INDICATIVE PROPOSED

SCALE
1:1000 @ A0

DATE
OCTOBER 2015

STATUS
INDICATIVE

DRAWN	CHECKED	AUTHORISED
CS	GdPF	JRS

DRAWING NUMBER
E_0006

REVISION
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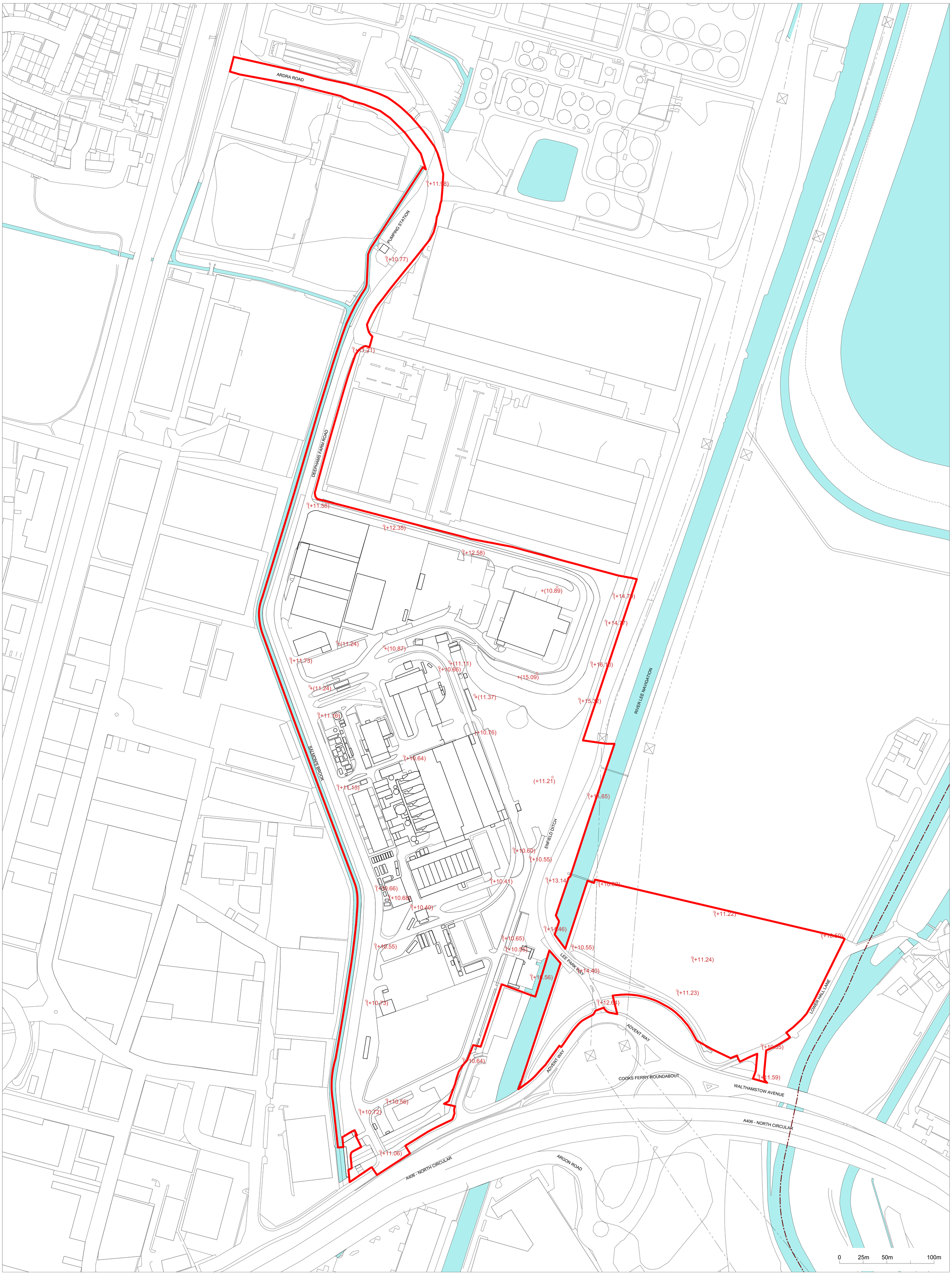

NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- BOROUGH BOUNDARY
- (+xx.xx) EXISTING LEVEL AOD
- WATER

- APPROXIMATE GROUND LEVELS

REV.	DATE	FOR
00	OCT 2015	FOR INFORMATION

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Intellectual Property

nlwa
north london waste authority

PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
EXISTING SITE TOPOGRAPHY
-

STATUS
FOR INFORMATION

SCALE 1:1250@ A0
DATE OCTOBER 2015
DRAWN CS
CHECKED GdPF
AUTHORISED JRS
DRAWING NUMBER **E_0007**
REVISION **00**

DEVELOPMENT PLATFORM LEVEL:
+12.5m AOD

DEVELOPMENT PLATFORM LEVEL:
+10.6m AOD

DEVELOPMENT
PLATFORM LEVEL:
+10.7m AOD

BRIDGE ROAD LEVEL +11.25m AOD

DEEPHAMS FARM ROAD
RIVER LEE NAVIGATION
LEE PARK WAY
ADVENT WAY
COOKS FERRY ROUNDABOUT
WALTHAMSTOW AVENUE
LOWER HALL LANE
A406 - NORTH CIRCULAR
ARGON ROAD

0 25m 50m 100m

NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- BOROUGH BOUNDARY
- +XX.XX PROPOSED LEVEL AOD
- KEY CHANGES TO TOPOGRAPHY
- WATER

- APPROXIMATE GROUND LEVELS
- LEVELS MAY BE AMMENDED DURING DETAIL DESIGN OF HIGHWAYS, LANDSCAPE OR DRAINAGE STRATEGY

REV.	DATE	FOR
00	OCT 2015	INDICATIVE

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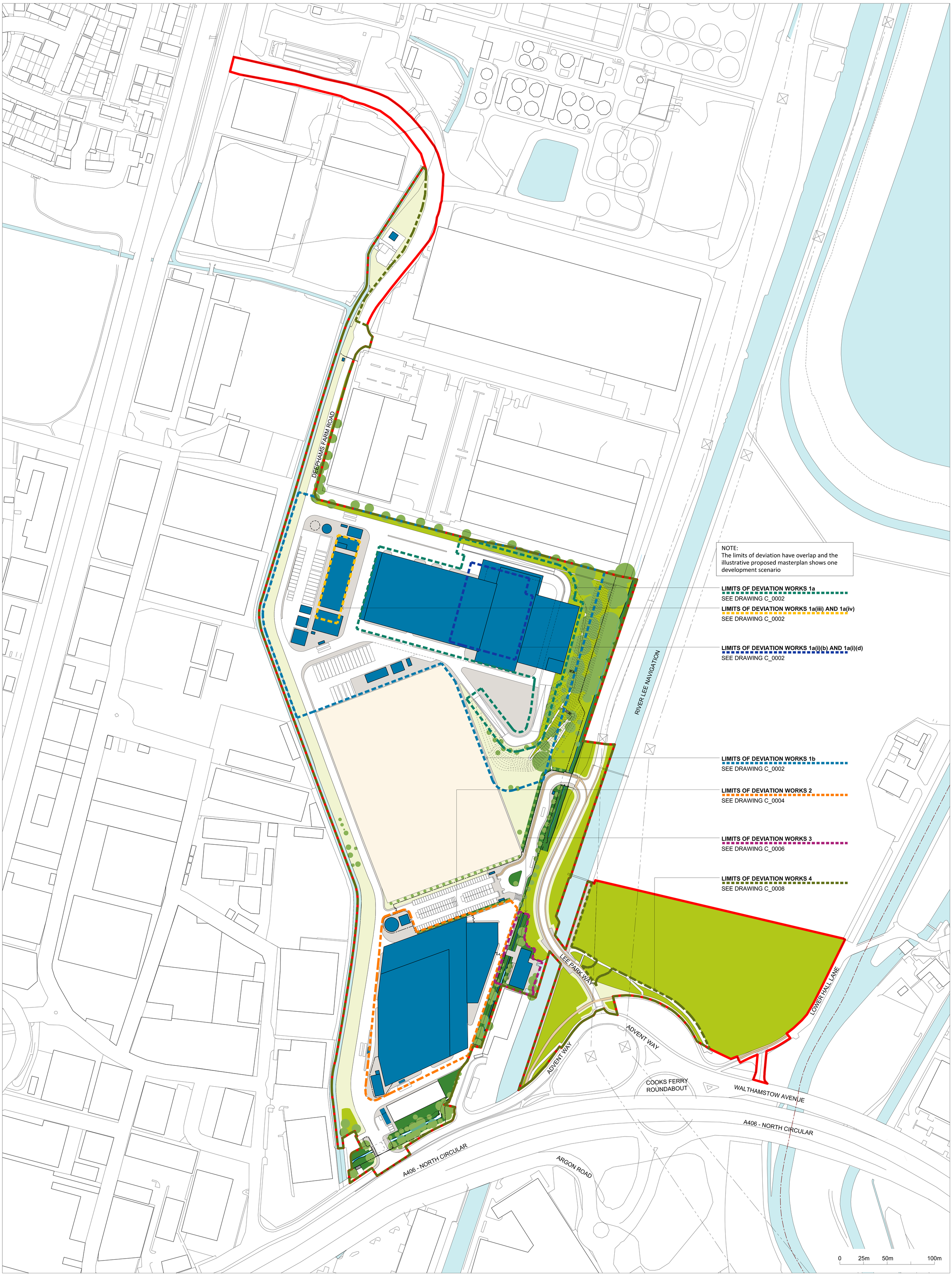
PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
SITE TOPOGRAPHY PROPOSED

STATUS
INDICATIVE

SCALE 1:1250@ A0
DATE OCTOBER 2015
DRAWN CS
CHECKED GdPF
AUTHORISED JRS
DRAWING NUMBER E_0008
REVISION 00



NORTH

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

DRAWING KEY

- ORDER LIMITS
- BOROUGH BOUNDARY
- WATER
- LIMITS OF DEVIATION WORKS 1a
- LIMITS OF DEVIATION WORKS 1a(i)(b) AND 1a(i)(d)
- LIMITS OF DEVIATION WORKS 1a(iii) AND 1a(iv)
- LIMITS OF DEVIATION WORKS 1b
- LIMITS OF DEVIATION WORKS 2
- LIMITS OF DEVIATION WORKS 3
- LIMITS OF DEVIATION WORKS 4

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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
ILLUSTRATIVE APPLICATION SITE PROPOSED MASTER PLAN WORKS 1a, 1b, 2, 3, 4

STATUS
FOR INFORMATION

SCALE
1:1250@ A0

DATE
APRIL 2016

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E_0009

REVISION
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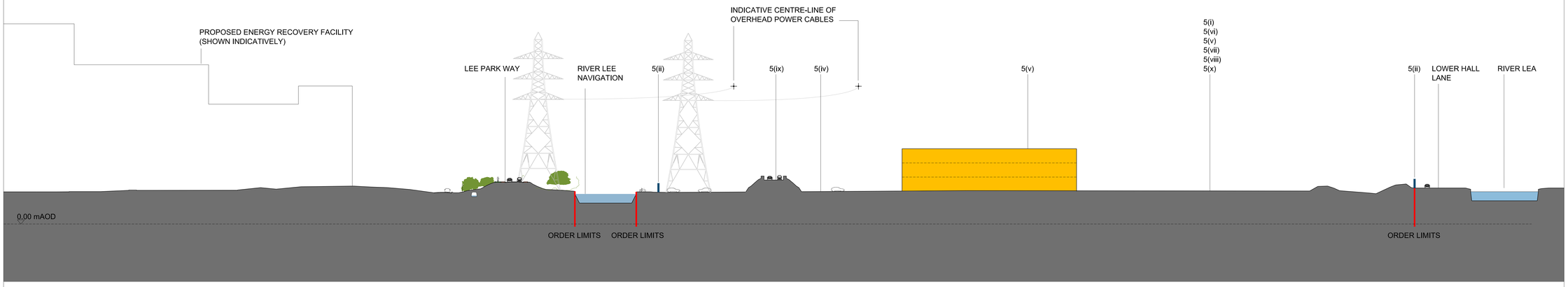


01 SECTION D - TEMPORARY LAYDOWN AREA
1:500

0 25m 50m

02 ILLUSTRATIVE PLAN - TEMPORARY LAYDOWN AREA
1:500

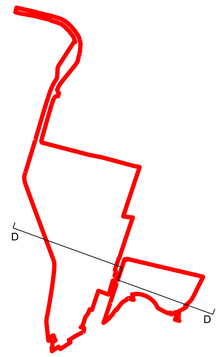
0 25m 50m

This drawing sets out works parameters established for the NLHPP as developed in coordination with Ramboll ERF engineers and Amec Foster Wheeler site wide design engineers.

NORTH

DRAWING KEY

- ORDER LIMITS
- WORKS 5(v) - OFFICE AND STAFF WELFARE ACCOMMODATION
- FENCE LINE
- A ACCESS POINT



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PROJECT
NORTH LONDON HEAT AND POWER PROJECT

DRAWING TITLE
ILLUSTRATIVE LAYDOWN AREA CONSTRUCTION PHASE MASTERPLAN

SCALE
1:500 @ A0

DATE
APRIL 2016

STATUS
FOR INFORMATION

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DRAWING NUMBER	REVISION
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Series 02 Plans and Design Code Principles

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