



The CBR Newsletter

This newsletter provides an update on the School's major campus redevelopment project; the Centre Buildings Redevelopment Project

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Centre Buildings Redevelopment Newsletter

We are holding around 40 individual meetings with Heads of Departments and Departmental Managers who are located in the LSE buildings neighbouring the CBR development site. If you want a meeting and don't believe one has been organised please don't feel left out — get in touch via estates.centrebldings@lse.ac.uk and we will organise one for you.

If you want us to attend one of your staff meetings then we are happy to oblige. We have a short presentation which runs through how the CBR will impact staff and students.

Later this term there will be presentations at the Provost's Briefing with Professional Staff; the Department Heads Forum and the Academic Board. But we want to get the message through to ALL staff and students that there will be changes to the campus while the works are being carried out. Any ideas on how to do this would be most welcome. A dedicated web site is being set up which will have the latest information.

We have started drop-in surgeries in the **CBR Exhibition space in Clare Market every Wednesday afternoon from 2.00 pm - 5.00pm**. Please drop in if you have any queries or concerns. If you would prefer to make an appointment please email estates.centrebuildings@lse.ac.uk

The model of the new building is in the exhibition space; it's a great way to understand the proposals.



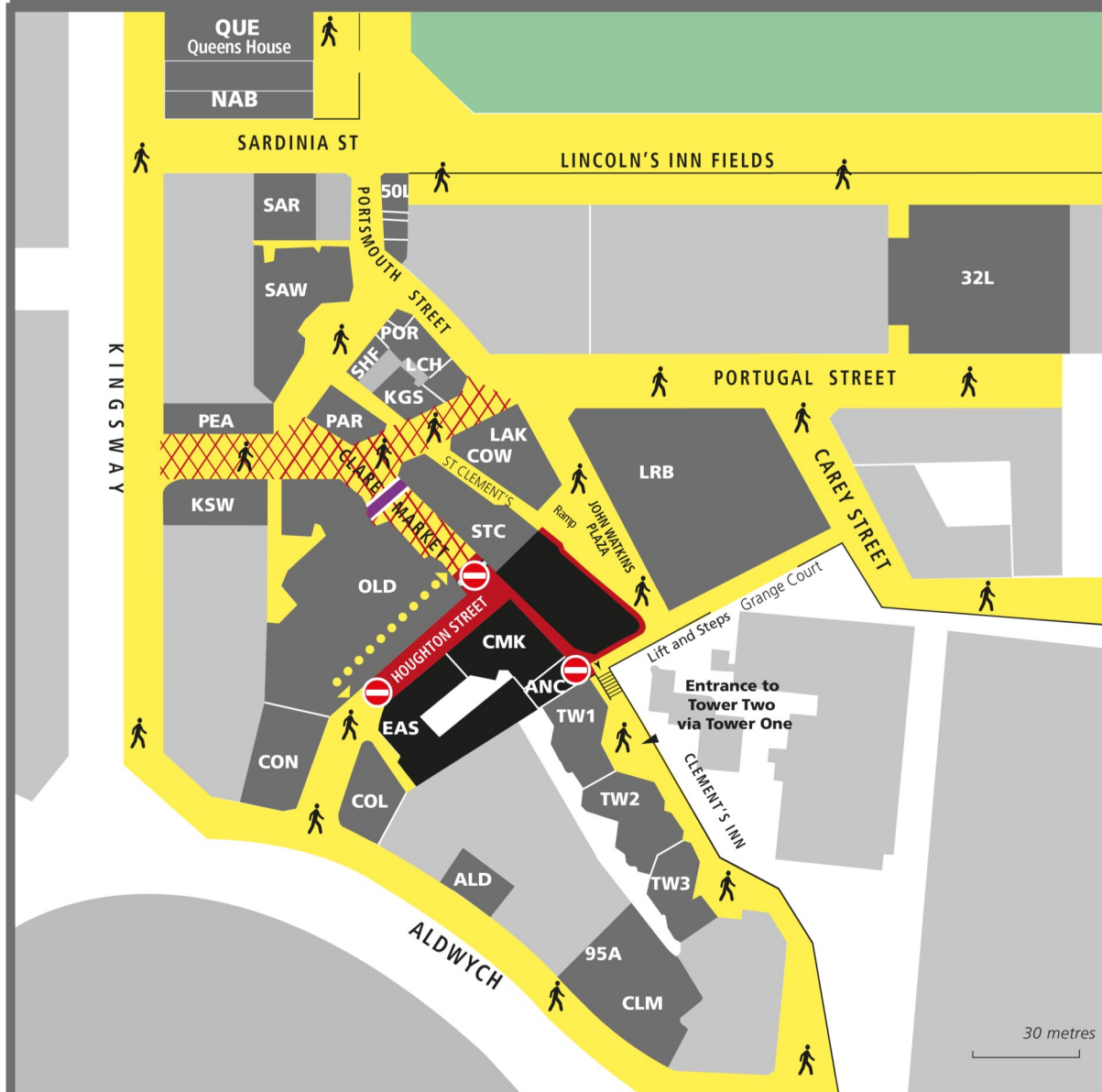
Photo of the CBR model

A video of the demolition process is running on the plasma screen in the exhibition space windows and will soon be on the LSE web site. It shows the proposed sequence of the demolition and how we will be protecting the rest of the campus from the impact.

Yours sincerely

K Kinsella
Director of Capital Development

PEDESTRIAN ACCESS DURING CENTRE BUILDINGS REDEVELOPMENT






-  NO ENTRY
-  BUILDINGS BEING DEMOLISHED
-  ROADS AND FOOTPATHS CLOSED
-  PEDESTRIAN ACCESS
-  CONSTRUCTION TRAFFIC ZONE
-  MANNED PEDESTRIAN CROSSING





Will there be changes to pedestrian routes during the CBR development?

Yes. The map on the previous page illustrates the changes. It is vital that we create a secure and safe site for the works and this means no access for pedestrians into any part of the construction site. The changes are expected to start in June 2015 when hoardings will go up round the site in advance of demolition starting. Specific dates will be subject to discussion with the demolition contractor when they are appointed. There will be other works which will impact on pedestrian routes before the roads are closed; these will be notified to you in future newsletters once specific details are known.



What routes will be closed?

-  Houghton Street will be closed just beyond the Old Building main entrance. Entrances to the Old Building and Columbia House including the Garrick remain unaffected.
-  Clare Market will be closed before the main entrance to St Clements. Access to Waterstones and to Student Services in the Old Building remain unaffected.
-  Clements Inn Passage will be closed from the Anchorage with no access through to Clare Market or to Houghton Street.

What routes will remain open?

-  The route to and from the Towers and Grange Court via the steps and lift will remain open but Grange Court will be narrow as we have to erect protective hoarding around St Clements. There may be times when this route is shut during intensive demolition for health and safety reasons.
-  St Clements Lane will remain open for pedestrians but the stretch behind the part of St Clements due to be demolished will be narrow as we have to erect protective hoarding around the site.
-  The internal routes through the Old Building from Clare Market to the main entrance on Houghton Street remain open but might become busy at peak times. We will be undertaking some internal alterations to minimise potential congestion in the Old Building
-  All other pedestrian routes remain open. We have analysed the impact of the changes to pedestrian journeys and it is estimated that no journey will be longer by more than one minute compared with existing routes.

What about construction vehicles?

-  All construction traffic arrangements will be agreed with Westminster City Council. Our current proposals are to use Kingsway, with vehicles turning left into Portugal Street beside the Peacock Theatre and driving into Clare Market. They will exit the site from Clare Market, turn right into Portugal Street beside St Clements and then either use Carey Street or Lincolns Inn Fields as exits. No vehicles will reverse which is both dangerous and noisy.
-  The hatched area on the map on the previous page shows the main area on the campus where pedestrian routes and construction vehicles will overlap. We will be ensuring that the contractors take all necessary steps to preserve pedestrian safety and there will be a manned pedestrian crossing at the top of Clare Market. We will be encouraging staff and students to avoid this part of campus if at all possible; Kingsway and the Aldwych will remain safe and uncongested routes.

Who needs to know about the changes to pedestrian routes?

We will be preparing maps showing the best pedestrian routes to and from key buildings which avoid congested areas. If you need a map to include in information you are sending to students or visitors please let us know.

Acoustic Protection

We will shortly be communicating the locations agreed for secondary glazing to those affected.

Programme

The bar chart below shows the demolition phase in green starting this summer 2015 and taking approximately 35 weeks i.e. approximately nine months. There will also be pre-demolition works to the buildings once they are empty to strip out any fixtures and fittings that can be reused or recycled. We are currently in the process of selecting the demolition contractor and the main construction contractor.

Activity	Year	2015	2016	2017	2018
Architects design					
Decants from Centre Buildings					
Works to adjacent buildings					
Planning Application period					
Demolition Contract					
Main Contractor Procurement					
Construction Contract					

Planning Permission

Consultation is continuing on the planning application the LSE submitted to Westminster Council in December 2014. We anticipate receiving a decision from the Council during March 2015.

This image is the latest illustration of the new square with the St Clements new staircase and lift to the right and the new CBR building on the left.



If you require further information please email estates.centrebuildings@lse.ac.uk or contact Sarah Beck, Principal Project Manager s.h.beck@lse.ac.uk Tel. 020 7106 1150