



ENGLISH CITIES FUND



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TRANSFORMING CANNING TOWN £180m NEW MIXED USE REGENERATION SCHEME TAKES A STEP FORWARD

English Cities Fund (ECf) has today announced plans for a £180m mixed-use development in the heart of Canning Town that will also see the revitalisation of a historic London market. The 680,000 sq ft scheme will be one of the first sites to be developed within the overall masterplan for Canning Town.

ECf – a joint venture between Muse Developments, English Partnerships and Legal & General – has submitted a planning application for the redevelopment of the Rathbone Market site to the London Thames Gateway Development Corporation (LTGDC).

Canning Town is set to benefit from its massive regeneration potential towards an attractive, vibrant place to live and visit. Located close to the heart of one of London's best transport interchanges with the DLR and Jubilee Lines on the site's doorstep, residents of the area also have unparalleled access to the West End, the City, Canary Wharf, Stratford and site of the new Olympic Village. Canning Town also boasts just a short journey from the increasingly popular London City Airport, providing fast links to the rest of the UK and Europe.

The Rathbone Market site on Barking Road, used to be a thriving and vibrant focal point for Canning Town and the surrounding area, with hundreds of stalls and shops lining the street, attracting people from all over East London and beyond. In recent years the area has seen a drastic decline, leading the London Borough of Newham (as landowner of the application site) to bring the regeneration expertise of ECf to develop the Rathbone Market site.

The plans will see Rathbone Market bring a new residential and retail focus with state of the art community facilities for the area along with a rejuvenated market bringing vibrancy, colour and life in to the heart of the development. Leading the design process is world-renowned and award winning architects CZWG, who have created an iconic focus for the regeneration of Canning Town.

The designs include plans for a 21-storey building, located adjacent to Newham Way at the western end of the scheme signalling the regeneration of the market site and the wider area and offering new residents elevated high quality living space with views of its like rarely seen before. The building's vibrant design will add to the development's iconic and unique status on the East London skyline. In responding positively to the constraints of inner city living, it will push sustainable design targets and witness a new approach to both power generation and distribution of heating with reduced carbon emissions unlikely to have been seen in the area before.



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Andrew Daws, a partner at CZWG, and the projects lead architect, said:

“We are extremely excited to be working on this important project for ECf. It will provide Canning Town with a new urban destination and bring the historic market back to life. It will attract new residents, and re-energise the streets. Our ambition is to change Canning Town’s identity with vivid and exciting architecture, and create a modern, vibrant piece of city.”

The plans, which have been developed in consultation with the local community, the authority (London Borough of Newham), the planning authority (LTGDC), and the strategic planning authority (GLA), will offer around 650 new homes, and will also include:

- A new market square at the heart of the development, helping to reinvigorate a once thriving east London market.
- Approximately 49,000 sq ft of new shops and cafes that will wrap around the ground floors of the developments and border the new market square.
- A new Council ‘front office’ facility including a new library, local service centre and other community facilities.
- Improvements to the local environment, including improved links between Canning Town Station and the market, and the addition of attractive, landscaped open spaces.

Howard Morris, spokesperson for ECf, said:

“Canning Town is uniquely placed in London to benefit from exciting and vibrant regeneration. For both residents and visitors its location provides easy, accessible links to the whole of London, as well as the rest of the UK and Europe. The potential to transform the area is massive, and we are pleased that this development will take the lead in revitalising the whole area.”

“Our plans for Rathbone Market will provide a vibrant, exciting and iconic development for Canning Town at a time when massive investment is being directed down the road at Stratford, in time for the Olympics. It’s absolutely crucial that this area sees the benefit of investment too, especially at this time of financial uncertainty. We are delighted to be moving forward with our plans for Rathbone Market – it’s a really good news story for this area of London.”

“Over the last 15 months we have spent a lot of time talking to the local community and they are hugely supportive of what we are trying to do. Rathbone Market used to be a huge draw for the local community and beyond, and we want to re-create that sense of excitement and activity.”

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Note to Editors:

1. **IMAGES ENCLOSED:**

- a. Looking east down the Barking Road
 - b. The view from Canning Town Station
 - c. Looking west down the Barking Road
 - d. Residential and amenity space
2. **ECf** was created by government in 1999 to break through the barriers to private investment in regeneration. The three partners in ECf are English Partnerships, Muse Developments (formerly AMEC) and Legal & General.
3. **CZWG** is a London-based architectural practice with an international reputation and a history stretching back 33 years. Its work covers a broad spectrum of differing building types, many of which have gained awards. The scale of projects ranges from urban regeneration and the masterplanning of whole areas of cities, to one-off houses and exhibition design.

CZWG-built projects include the award-winning de Barones shopping centre in Breda, the Netherlands; the Crown Street Masterplan, Gorbals, Glasgow and Fulham Island, London.

Current mixed-use projects include: Canada Water Public Library; Rathbone market Site, Canning Town; The Odalisk, Croydon; the Phoenix Quarter, Lewes; The Almeida project, Islington and Bournemouth Pavilion Gardens, as well as Barnsley Markets, designed in collaboration with Holder Mathias Architects.

Projects on site include Brewery Square, Dorchester; Fortune Green, London and Granary wharf, Leeds, also all mixed-use schemes.

For further information on ECF's plans for Rathbone Market, please contact:

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