

London Legacy Development Corporation Quality Review Panel

Report of Planning Application Review Meeting: Hackney Wick Station

Thursday 4 September 2014, 16.15 – 17.00

Level 10, 1 Stratford Place, Montfichet Road, London E20 1EJ

Panel

Neil Deely (chair)

Tom Holbrook

Attendees

Anne Ogundiya

Will Steadman

Hannah Lambert

Deborah Denner

LLDC Planning Policy and Decisions Team

LLDC Planning Policy and Decisions Team

London Legacy Development Corporation

Fortismere Associates

Report also copied to

Anthony Hollingsworth

Allison De Marco

Kathryn Firth

Claire Lynch

Jonathan Tan

Shay Bugler

LLDC Planning Policy and Decisions Team

LLDC Planning Policy and Decisions Team

London Legacy Development Corporation

Network Rail

London Borough of Hackney

London Borough of Tower Hamlets

Note on process

The Quality Review Panel comments below follow on from a pre-application review of the proposals for Hackney Wick Station. Panel members who attended the previous meeting were: Peter Studdert (chair); Ann Sawyer; Lindsey Whitelaw; Tom Holbrook; and Adam Khan.

1. Project name and site address

Hackney Wick Station Overground Station Upgrade and Underpass
Wallis Road/White Post Lane, London
Planning application reference:14/00275/FUL

2. Presenting team

Adam Brown Landolt + Brown

3. Planning authority's views

The new Hackney Wick Station is central to the Hackney Wick Strategic Masterplan for a new Neighbourhood Centre. In addition to achieving improved connectivity, in particular by creating a new north/south route, the scheme aims to achieve a distinctive and innovative design that will contribute to a strong and individual identity for Hackney Wick.

4. Quality Review Panel's views

Summary

The Quality Review Panel is pleased to support the planning application for Hackney Wick Station for approval. The one aspect of the design which the panel feels would benefit from further thought, is the public realm. It will also be essential that the quality of the station architecture promised by the application is followed through with high quality materials and construction. These comments are discussed further below.

Public Realm

- The panel welcomes the extension of the brief for the station to include the public realm both to the north and south of the station.
- Some elements of the landscape design will be temporary, where they are located on plots for future development. This applies to the majority of the area to the north.
- However, to the south, a new south facing public space is proposed which has the potential to become an important focus for this part of Hackney Wick.
- The panel think this space would benefit from further thought, for example to relate its design more closely to the station architecture, and create a stronger civic presence.

Materials and Construction

- Delivering the detailed quality of the architecture promised by the planning application drawings will be key to the success of the scheme.
- Conditions relating to the provision of detailed information and sample panels describing the quality of materials and construction should be used and thoroughly enforced to ensure that the quality of the architecture is delivered.

Next steps

- The Quality Review Panel supports the planning application for Hackney Wick Station for approval, and looks forward to seeing it built.