

# BISHOPSGATE GOODSYARD PLOT 1 RMA

## 3.02 EXISTING SITE PLAN

The Masterplan is located at the intersection of three key parts of East London - south east of Shoreditch, north of Whitechapel and north east of the City of London.

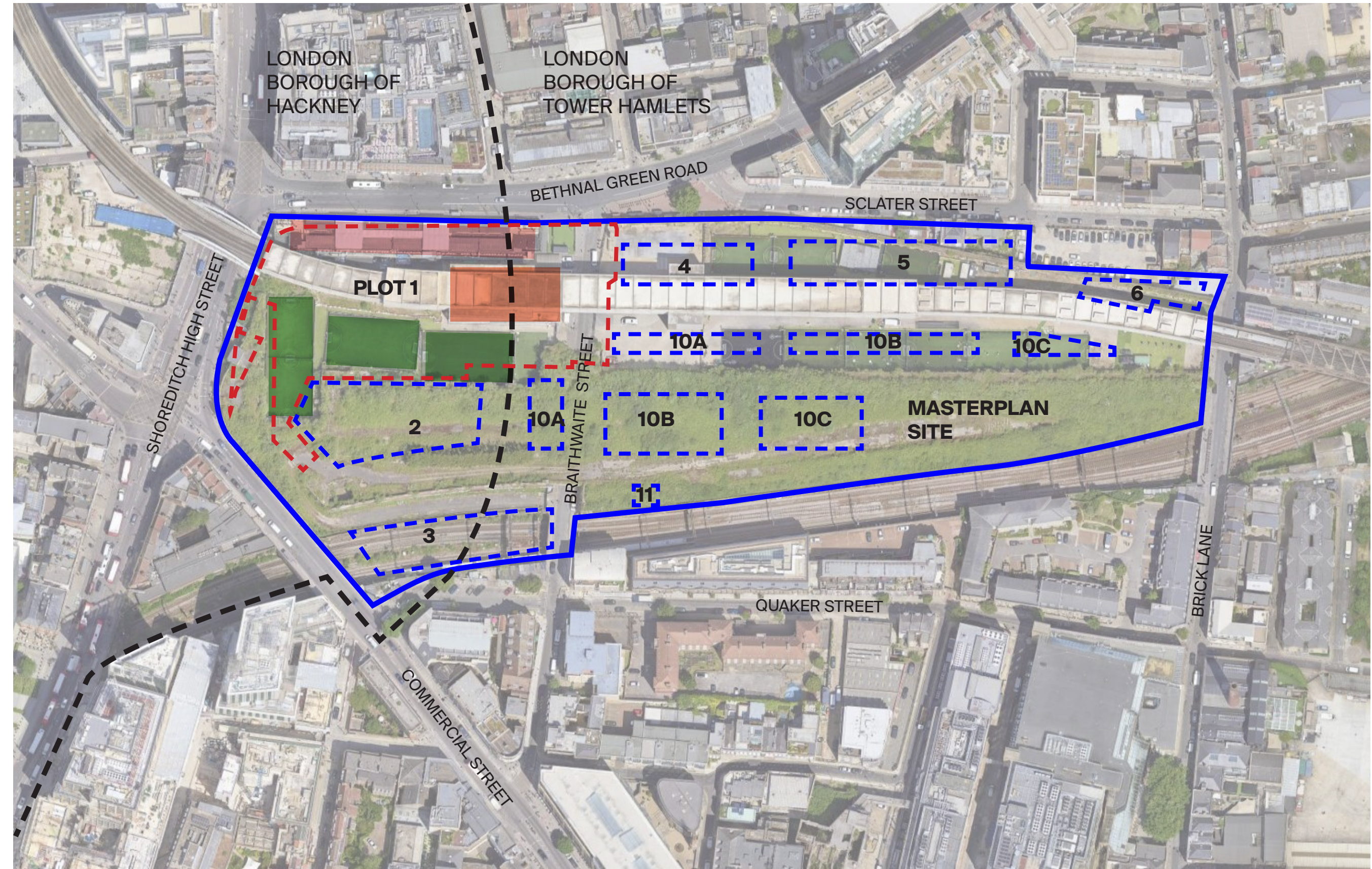
Plot 1 occupies the prominent junction between Shoreditch High Street and Bethnal Green Road. Shoreditch High Street Station is accessed from Braithwaite Street, which forms the eastern boundary of the plot and the southern boundary is formed by a proposed pedestrian route - Middle Road, as part of the outline proposals.

The borough boundary between Hackney and Tower Hamlets crosses to the eastern end of the plot, running almost parallel to Braithwaite Street in a north south orientation.

The Plot 1 site area measures approximately 10.9 acres, (4.4Ha).

Access can currently be gained to the site from Braithwaite Street. The site is currently derelict and gated off from public access except where temporary uses have been permitted, including Box Park and Powerleague 5-a-side football pitches.

There is no publicly accessible amenity space within the plot.



Aerial photograph of the site

- Masterplan Site Boundary
- - - Goodsyard Plot 1
- - - Approximate line of Borough Boundary
- Shoreditch High Street Overground Station
- Temporary Use - Box Park
- Temporary Use - Football Pitches

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Glimpses of the historical arches and Oriol Gateway are visible from different locations around the site. Generally they have been left in a state of disrepair.

The most dominant structure on the plot is the Overground Station with its GRC facade raised up to a high level and supported on significant columns, 8 of which are located on Plot 1.

The temporary use of Box Park dominates the northern edge of the site whilst the 5 a side football pitches are concealed further in.

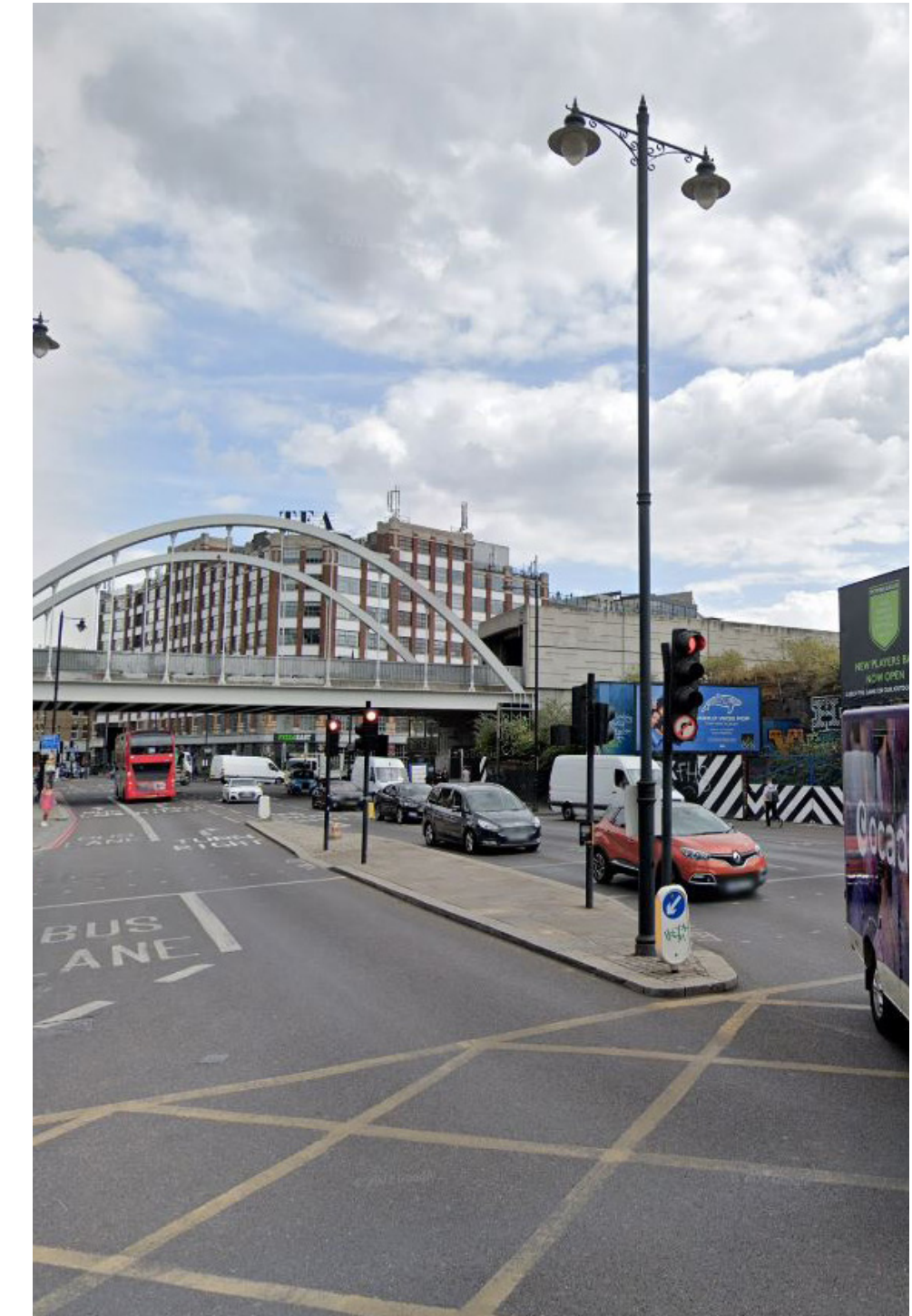
The Tea Building is one of the most prominent buildings in Shoreditch. Standing at 8 storeys tall, it has a strong industrial facade and was completed in 1930s. It has a varying roof line but an AOD of approximately 41.4m facing Bethnal Green Road. It is currently being used as office space with various food and beverage uses at ground floor.



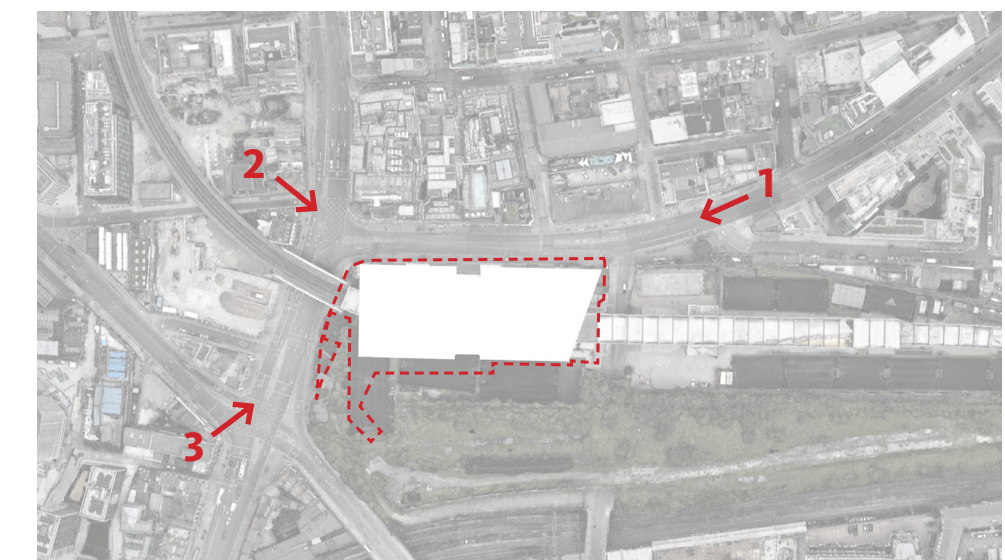
1. View from Bethnal Green Road



2. View from Holywell Lane



3. View from Great Eastern Street



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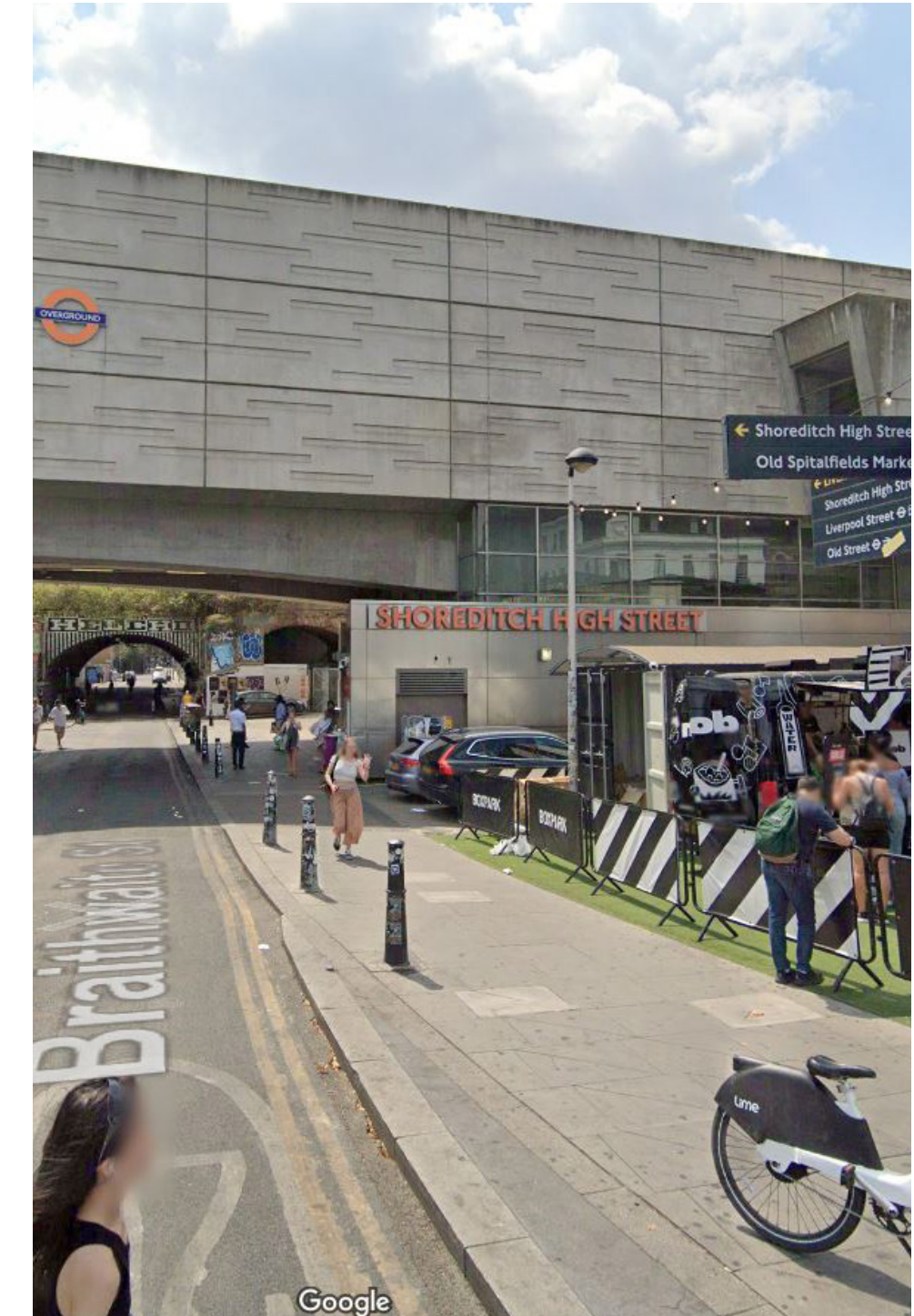
4. View from Shoreditch High Street



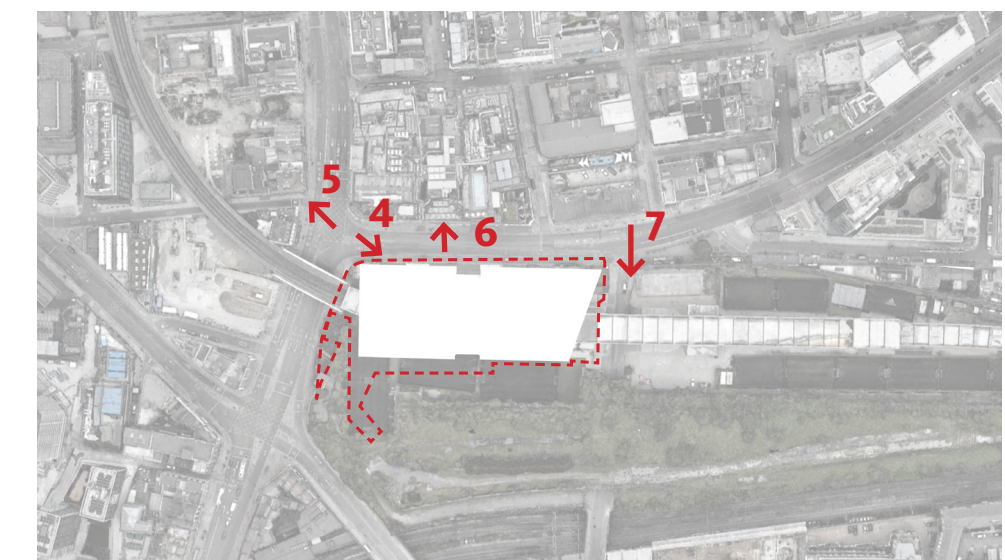
5. The Lazarus Building



6. The Tea Building



7. Station Entrance



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