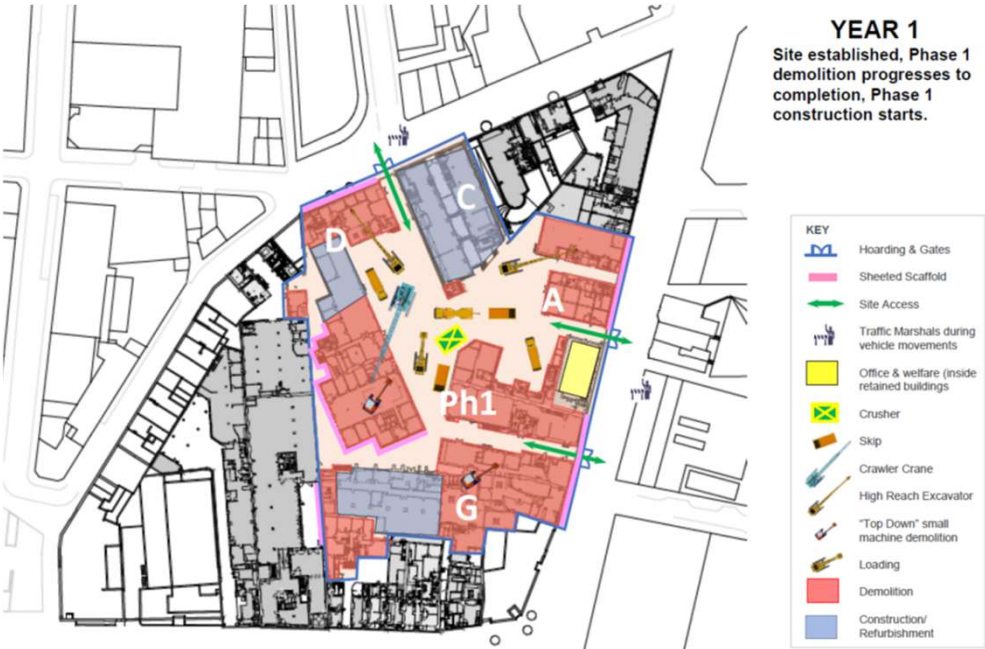


Shoreditch Works – On-Site Public Realm Implementation (Demolition Phase)

Phasing Periods

Phase	Development Plots	Pre-construction Start	Pre-construction Period	Construction Start	Construction Period
Initial Demolition, Preparatory & Enabling Works		Sep 27	2 months	Nov 27	6-12 Months
1	Verso Building, St James's Place, Mason Building, Carman House	April 28	4 months	Aug-28	30 months
2	St James's House	April 29	4 months	Aug-29	18-24 months
3	Holywell Court, Holywell Mansions , 87-89 Worship Street	April 30	4 months	Aug-30	24 months
4	The Webb Terrace, 103- 105 Worship Street, Webb Mews, 24-26 Holywell Row	April 31	4 months	Aug-31	18 months

Phasing Diagram



Phasing Comments

See Planning Document 15 - Construction Site Waste & Traffic Management Plan – phasing diagram adjacent for details of site activity for Initial Demolition, Preparatory and Enabling Works.

During this phase there is no proposed on-site public space (as denoted in green below) that can be made available nor is there any area that can be safely accessed by anyone other than the construction team members.



Shoreditch Works – On-Site Public Realm Implementation (Phase 1)

September 2026

Phasing Periods

Phase	Development Plots	Pre-construction Start	Pre-construction Period	Construction Start	Construction Period
Initial Demolition, Preparatory & Enabling Works		Sep 27	2 months	Nov 27	6-12 Months
1	Verso Building, St James's Place, Mason Building, Carman House	April 28	4 months	Aug-28	30 months
2	St James's House	April 29	4 months	Aug-29	18-24 months
3	Holywell Court, Holywell Mansions, 87-89 Worship Street	April 30	4 months	Aug-30	24 months
4	The Webb Terrace, 103- 105 Worship Street, Webb Mews, 24-26 Holywell Row	April 31	4 months	Aug-31	18 months

Phasing Diagram



Phasing Comments

See Planning Document 15 - Construction Site Waste & Traffic Management Plan – phasing diagram adjacent for details of Phase 1 site activity.

This document notes that the first construction phase of the Shoreditch Works development is proposed to commence in August 2028 and comprises the formation of central shared below ground accommodation, the Verso Building, Curtain Road accommodation and associated access routes, including elements of the proposed on-site public space (as denoted in green below right). Due to follow-on adjacent phases, the extent of on-site construction compounds, storage and welfare facilities it is not practical to provide any public realm space access. Only routes associated with safely accessing the Phase 1 building(s) for the purposes of fit-out can be provided. There is no safe / accessible through route across the remaining development during construction hours. Out of the hours all routes to the site will need to remain closed.

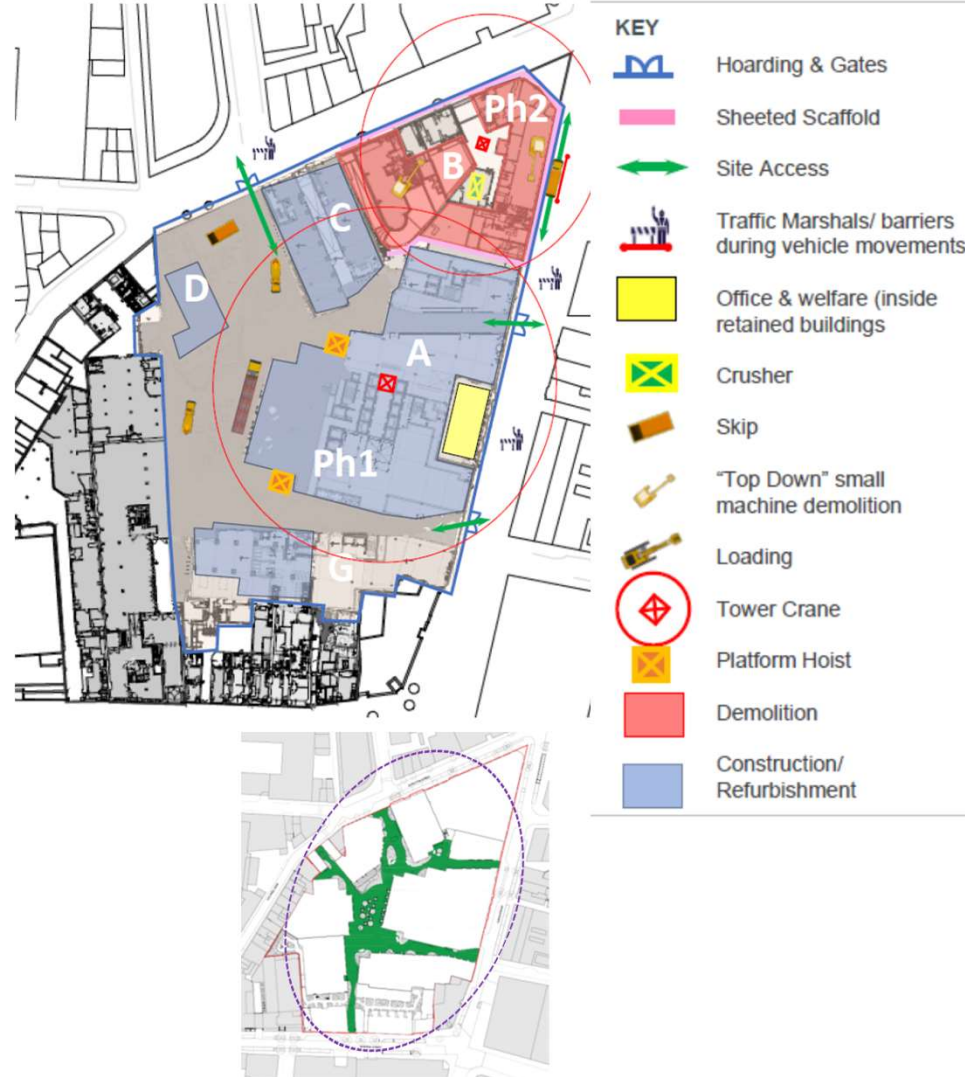
Shoreditch Works – On-Site Public Realm Implementation (Phase 2)

September 2026

Phasing Periods

Phase	Development Plots	Pre-construction Start	Pre-construction Period	Construction Start	Construction Period
Initial Demolition, Preparatory & Enabling Works		Sep 27	2 months	Nov 27	6-12 Months
1	Verso Building, St James's Place, Mason Building, Carman House	April 28	4 months	Aug-28	30 months
2	St James's House	April 29	4 months	Aug-29	18-24 months
3	Holywell Court, Holywell Mansions, 87-89 Worship Street	April 30	4 months	Aug-30	24 months
4	The Webb Terrace, 103- 105 Worship Street, Webb Mews, 24-26 Holywell Row	April 31	4 months	Aug-31	18 months

Phasing Diagram



Phasing Comments

The second construction phase of the Shoreditch Works development is scheduled to commence in August 2029 overlapping Phase 1. During this period construction traffic will flow through the site servicing construction and demolition activities to both Phase 1 and 2 site areas. The remainder of the site (shaded grey) will comprise on-site construction compounds, storage and welfare facilities. During this phase it is not practical to provide any accessible public realm space. Only routes associated with safely accessing the Phase 1 and 2 building(s) for the purposes of fit-out can be provided. There is no safe / accessible through route across the remaining development during construction hours. Out of the hours all access points will need to remain closed.

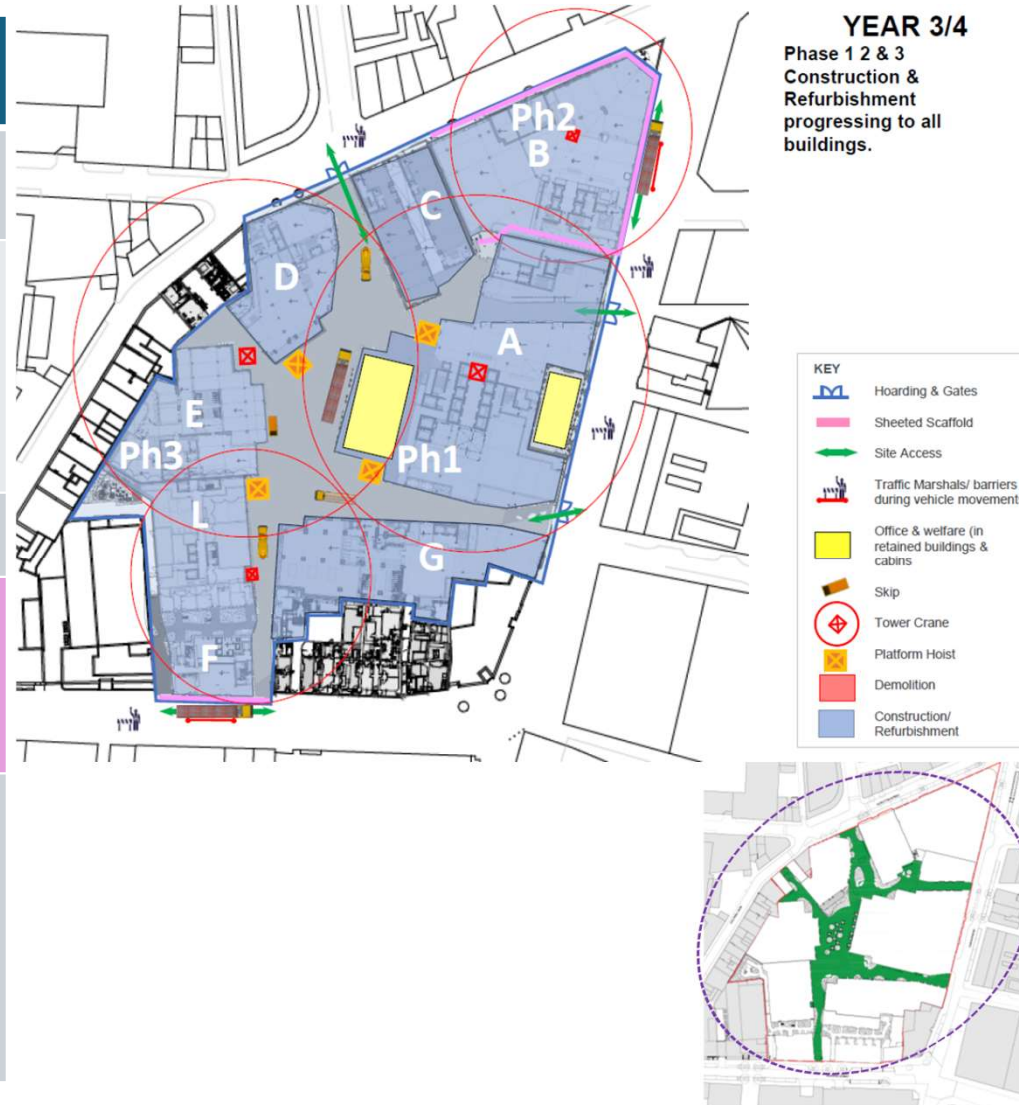
Shoreditch Works – On-Site Public Realm Implementation (Phase 3)

September 2026

Phasing Periods

Phase	Development Plots	Pre-construction Start	Pre-construction Period	Construction Start	Construction Period
Initial Demolition, Preparatory & Enabling Works		Sep 27	2 months	Nov 27	6-12 Months
1	Verso Building, St James's Place, Mason Building, Carman House	April 28	4 months	Aug-28	30 months
2	St James's House	April 29	4 months	Aug-29	18-24 months
3	Holywell Court, Holywell Mansions, 87-89 Worship Street	April 30	4 months	Aug-30	24 months
4	The Webb Terrace, 103- 105 Worship Street, Webb Mews, 24-26 Holywell Row	April 31	4 months	Aug-31	18 months

Phasing Diagram



Phasing Comments

At this stage, the works will be taking place across 3 Phases of site as set out in Planning Document 15 - Construction Site Waste & Traffic Management Plan – phasing diagram adjacent for further details. This phase of works will be the most intense with activity taking place around all sides of the proposed public realm zones. Further, at this stage it is anticipated that all 4 tower cranes will have been erected. The red swing zones noted on the diagram to left indicate areas limited to site staff only. Only routes associated with safely accessing these phased building(s) for the purposes of construction activity can be provided. There is no safe / accessible through route across the remaining development during construction hours. Out of the hours all routes to the site will need to remain closed.

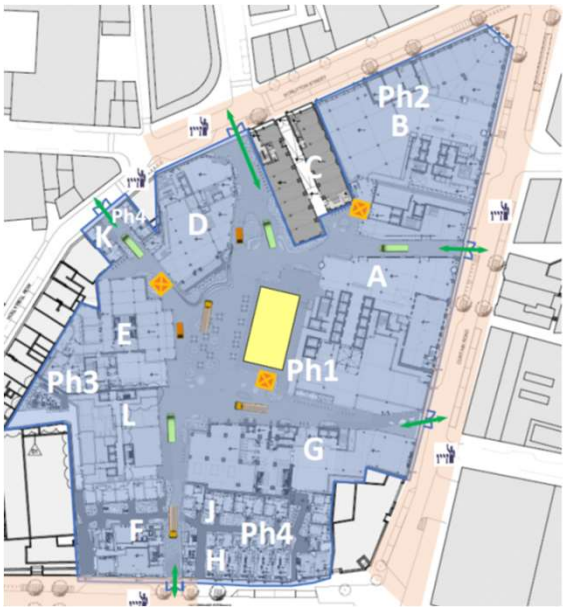
Shoreditch Works – On-Site Public Realm Implementation (Phase 4)

September 2026

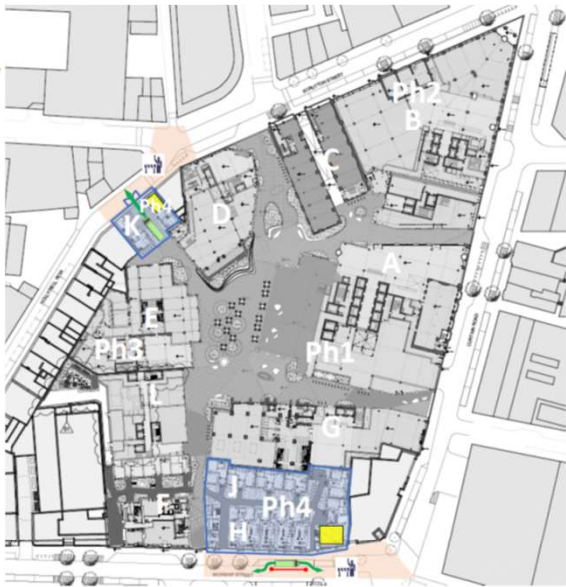
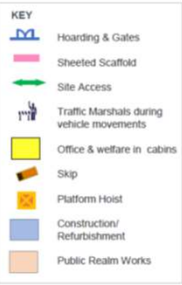
Phasing Periods

Phase	Development Plots	Pre-construction Start	Pre-construction Period	Construction Start	Construction Period
Initial Demolition, Preparatory & Enabling Works		Sep 27	2 months	Nov 27	6-12 Months
1	Verso Building, St James's Place, Mason Building, Carman House	April 28	4 months	Aug-28	30 months
2	St James's House	April 29	4 months	Aug-29	18-24 months
3	Holywell Court, Holywell Mansions, 87-89 Worship Street	April 30	4 months	Aug-30	24 months
4	The Webb Terrace, 103- 105 Worship Street, Webb Mews, 24-26 Holywell Row	April 31	4 months	Aug-31	18 months

Phasing Diagram



YEAR 5
Phase 1 2 & 3 Nearing completion. Building C (Ph 1), first building to complete. Phase 4 underway. Landscape and public realm progressing.



YEAR 5/6
All works to phases 1 2 & 3 complete. Phase 4 and public realm in final stages



Phasing Comments

During the final 18 months of the development it is expected that facilitating s278 Highways works, final fit-out works and the creation of the on-site public realm spaces will take place. To service these activities the Construction Site Waste & Traffic Management Plan considers all site access routes and central spaces will be required by the contractors. This approach will enable the development to be delivered efficiently with minimal disruption to local residents, highways and infrastructure, affording the final finished scheme to be fully function, free of construction activity, safe and beneficial to users and the public upon completion anticipated at the end of Phase 4 in Q1 2033



Shoreditch Works – On-Site Public Realm Implementation (Programme)

Phasing Periods

Phasing Timeline

Phasing Diagram

