

View as proposed with cumulative schemes

- 6.275 A number of cumulative schemes would appear in this view, those closest to the viewer lying within the Blackwall area, seen on the right side of the view. Taking this into account, the Proposed Development would represent a change of **very low** magnitude to a view of **low** sensitivity. The significance of effect would be **negligible** (not significant). The effect would be **neutral**.
- 6.276 The effect would be at borough level and long term.

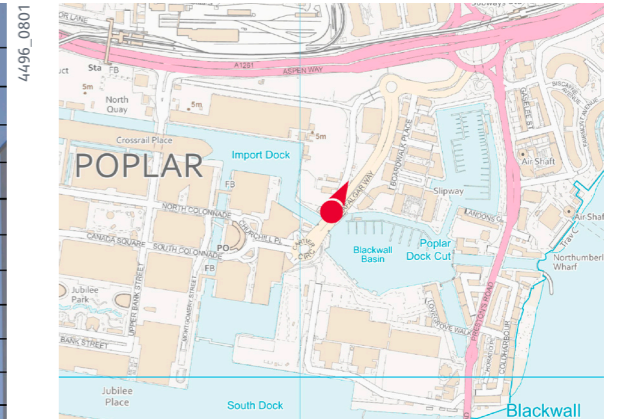


Cumulative

4496\_0796



Existing

**View as existing**

- 6.277 This view is taken from the west pavement of Trafalgar Way, at the point where it bridges North Dock at the mouth of Blackwall Basin. This is a main vehicular route into the secure zone of Canary Wharf. The viewpoint lies some 935m to the south-west of the Site. The foreground of the view is occupied by the highway and a large back of house area serving Billingsgate Fish Market. Apartment blocks are seen fronting the east side of Trafalgar Way. A number of late 20th century and modern residential tall buildings are seen on the skyline. They include Balfour Tower, visible, though not especially noticeable, on the left side of the image to the right of the modern tower in light brick at Williamsburg Plaza.
- 6.278 People in this location are likely to be predominantly local workers, and some residents. Many in vehicles, who would not be focussed on the view.
- 6.279 This is a view of **low** sensitivity.

**View as proposed**

- 6.280 The upper levels of the Proposed Development's tallest buildings at Highland Place would appear behind and to the right of Balfron Tower in this view. These are indicated by the solid purple lines (Phase B) and yellow lines (Phase C). They would rise to a similar apparent height as the listed tower, forming part of the background layer of tall residential buildings seen from here. There would be a minimal change to the view as a whole. The Proposed Development would have no effect on one's ability to see and appreciate Balfron Tower from here.
- 6.281 This would be a change of **very low** magnitude to a view of **low** sensitivity. The significance of effect would be **negligible** (not significant). The effect would be **neutral**.
- 6.282 The effect would be at borough level and long term.



Proposed



**View as proposed with cumulative schemes**

- 6.283 A number of cumulative schemes would be visible in this view. That outlined in the centre of the image would form the new focal point of the view (2 Trafalgar Way). The visible part of the Proposed Development in the cumulative condition would be limited to the Phase B tower. Taking this into account, the Proposed Development would represent a change of **very low** magnitude to a view of **low** sensitivity. The significance of effect would be **negligible** (not significant). The effect would be **neutral**.
- 6.284 The effect would be at borough level and long term.

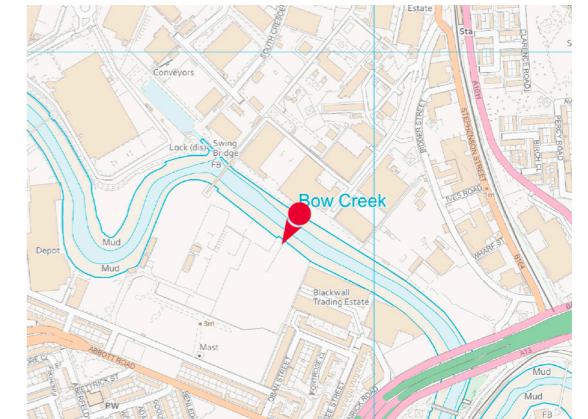


Cumulative

4496\_0806



Existing



View as existing

- 6.285 This viewpoint is located on the south side of Bow Creek/River Lea, within an industrial estate known as Electra Business Park. The view looks south-west across the river, in the direction of the Site, which lies approximately 350m from this viewpoint. A construction site (formerly Leven Road Gasworks) is seen on the west bank. Beyond this, tall buildings on the Isle of Dogs are a noticeable feature of the skyline, as is Balfour Tower in scaffolding, visible to the right of the construction crane seen on the right side of the image.
- 6.286 People in this location are likely to be predominantly local workers, as it does not form part of the riverside path used for recreation.
- 6.287 This is a view of **low to medium** sensitivity.

**View as proposed**

- 6.288 The proposed buildings of Phase A, applied for in detail, would appear in the middle distance, there apparent scale similar to that of buildings in earlier phases of this Aberfeldy Village (e.g. Oxbow – seen on the left side of the image). The buildings of outline phases C and D would appear in the vicinity of Balfron Tower in this view.
  
- 6.289 This would be a change of **low to medium** magnitude to a view of **low to medium** sensitivity. The significance of effect would be **minor to moderate** (not significant). The effect would be **neutral**.
  
- 6.290 The effect would be at borough level and long term.



Proposed

4496\_0675



South side of Bow Creek