

PSX0104294R1

The Diamond Trading Company – Green Travel Plan

1. INTRODUCTION

CSX0104295R1

- 1.1. This paper sets out the Diamond Trading Company (DTC) Green Travel Plan (GTP) for their offices in Camden. It has been prepared on behalf of DTC by Symonds Group Ltd.
- 1.2. The DTC employs approximately 900 employees from several offices in the Farringdon area. To improve operational efficiency the DTC intends to consolidate most of its activities on to the main site around Saffron Hill. To achieve this the DTC proposes to extend No.17 Charterhouse Street and relocate employees from No.2 Charterhouse Street into the extension. The footbridge across Charterhouse Street will then be removed and No.2 Charterhouse Street will no longer be required by the DTC.
- 1.3. The DTC recognises the importance of reducing the reliance on the motor car and the beneficial effect this will have upon traffic congestion around their main site. Consequently, the DTC are committed to encouraging alternative means of travel other than by private car for all journeys relating to their work. Over the years the DTC have continued to implement a practical set of measures to promote green travel including the provision of interest free season tickets and work place cycle facilities (including cycle parking, changing rooms, showers and lockers).
- 1.4. This GTP sets out measures and good practice regarding travel arrangements for both employees and visitors travelling to the DTC offices. The DTC undertakes to seek to use its influence and best endeavours to promote the good practice set out in this GTP and meet its objectives.

2. OBJECTIVES

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- 2.1. The objectives of the GTP are to:
 - ensure that the use of private car modes for work related travel does not increase,
 - seeks to reduce the reliance of employees on underground and mainline rail networks, wherever possible
 - encourage greater use of the bus, cycle and walk modes, wherever possible.

3. MANAGEMENT AND PROMOTION

- 3.1. Critical to the success of the GTP is the full and ongoing support of senior management. The commitment of the DTC in achieving the GTP objectives is confirmed by the existing and proposed measures implemented by the company.
- 3.2. The DTC will nominate a staff travel co-ordinator, who will be responsible co-ordinating all aspects of the GTP. The staff travel co-ordinators will have the following responsibilities:

- i. Carry out initial and ongoing consultation with employees
 - ii. Co-ordinate the implementation of GTP initiatives
 - iii. Act as first point of contact regarding communication with the London Borough of Camden
 - iv. Report back to the DTC's senior management
- 3.3. A travel survey of the DTC employees for the site will be carried out within three months following the start of the development and agreement of the GTP with the London Borough of Camden, and the approval of the proposed extension. The results of the survey will be used as the base case and the effectiveness of the GTP will be monitored over a three year period. Information on the progress of the GTP will be supplied to the London Borough of Camden.
- 3.4. Employees will be informed of the GTP via an appropriate means eg. through the company's internal web site, email or notice boards. Employees will also be provided with regular updates of new initiatives, monitoring and amendments to the GTP. Also, the objectives of the GTP and initiatives implemented will be integrated into the induction process of new employees.

N17/32/1

4. PUBLIC TRANSPORT INITIATIVES

- 4.1. The DTC offices around Saffron Hill are served by a wide range of public transport services including 10 bus routes, three Underground line services and Thameslink mainline rail services, all of which are within easy walking distance of the site.
- 4.2. The DTC will provide information to their employees in order for them to make the best use of the available services. Initiative will include:
- The travel co-ordinator will collate and disseminate public transport information to employees. This information will be distributed in most appropriate manner to the employees, such as the internal web site, email, notice boards or memos handed to all employees.
 - Whenever possible, a summary of public transport services will be sent to visitors.

5. CYCLING INITIATIVES

- 5.1. The development is situated close to the London Cycle Network. The DTC intends to encourage employees to cycle to work by providing 30 cycle parking spaces in the former car park in the lower ground floor of No.17 Charterhouse Street. New changing room, shower and locker facilities will also be provided in the proposed extension which will address some of the main reasons why many people choose not to cycle to work.
- 5.2. In addition, cycling will be encouraged through the implementation of the following initiatives:

- Encouraging the formation of an employees' cycle club.
- Allowing visitors to use the cycle parking facilities and advising visitors of their availability.
- Disseminating to employees a list of local bicycle shops for repairing and purchasing bicycles.
- Disseminating information to employees about cycle routes (ie London Cycle Network plans and Camden Cycle Network plans).
- Consideration given to providing a cycle mileage allowance and insurance for work-related trips.
- Consideration given to the provision of interest-free loans for the purchase of bicycles.
- Consideration given to setting-up a pool bike scheme.
- Provision of 10 additional cycle parking spaces in the first two years following implementation of the Travel Plan, followed by a further 10 cycle parking spaces in the subsequent three years. One of the possible locations for the additional spaces is the undercroft between the Saffron Block and 17 Charterhouse Street.

5.3 Thirty one motorcycle bays will be provided on DTC's premises. The DTC already have a system in place whereby the demand for motorcycle parking bays is monitored. If the demand for motorcycle parking bays increases the DTC will seek to accommodate the additional demand. Possible locations for additional bays include the terrace in front of St Andrews House or along the northern frontage of 17 Charterhouse Street.

6. WALKING INITIATIVES

- 6.1. The DTC will also encourage walking through the provision of information on appropriate pedestrian routes between the site and key destinations, such as London Bridge Station, Liverpool Street Station, West End etc. The information will also include approximate journey times.
- 6.2. The DTC are seeking to enhance the environment for pedestrians on Saffron Hill. To achieve this the carriageway will be raised to the level of the adjoining footway. This will extend from the northern face of the proposed bridge structure to the southern end of Saffron Hill.

7. VEHICLE REDUCTION

- 7.1. The DTC supports the need to reduce private car usage for work trips in London and is reducing the car parking provision on the main estate from 42 to 27 spaces a reduction of over 35%. In addition, the use of seven parking spaces located at 36/43 Kirby Street will also be lost when the DTC relocates its canteen facilities and vacates the premises. The GTP will further seek to reduce the use of the available parking on the estate.
- 7.2. In most cases external companies will make deliveries to the estate, therefore the DTC is not in a position to make commitments regarding the way in which these deliveries will be carried out. However, the DTC

will encourage its suppliers to adopt certain sustainable practices by advising them of its support for sustainability transport and encourage them to pursue appropriate policies. Such policies could include the introduction of alternatively fuelled vehicles, the optimisation of delivery routes and the use of best driving techniques.

8. OTHER INITIATIVES

8.1. Other measures which reduces the need to travel and which has an influence on the mode of transport chosen by employees will also be considered by the DTC. These measures include:

- Allowing employees to work flexitime.
- Encouraging partial home working and teleworking.
- Encourage teleconferencing.
- Encouraging participation in the online 'Green Travel Network' @ www.camden.gov.uk/green

Fitzroy Robinson

REVISED PLANS
SUBMITTED

6th November 2001

BY HAND

Mr David Whittington
Camden Environment
Development Control
Planning Services
London Borough of Camden
Town Hall, Argyle Street
London WC1H 8ND

Dated - 6/11/01
Received - 6/11/01



Rec'd 6/11

CSX0104295 R1
PSX0104294 R1

Dear David,

Town and Country Planning Act 1990 (as Amended)
Planning (Listed Buildings and Conservation Areas) Act 1990
17 CHARTERHOUSE STREET EC1: Proposed Redevelopment by DTC

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Further to our meeting on 1st November 2001 regarding the above application,
please find enclosed the following:

- Drawing A/00/008H
 - Drawing A/00/009G
 - Drawing A/00/010G
 - Drawing A/00/011G
 - Drawing A/00/012G
 - Drawing A/00/013H
 - Drawing A/00/014H
 - Drawing A/00/015G
 - Drawing A/01/001D
 - Drawing A/01/002E
 - Drawing A/02/001F
 - Drawing A/02/002F
 - Green Travel Plan
- Basement Plan
 - Lower Ground Plan
 - Upper Ground Plan
 - Level 1 Plan
 - Level 2 Plan
 - Level 3 Plan
 - Level 4 Plan
 - Roof Plan
 - Section through Saffron Hill
 - Long Section
 - Saffron Hill Elevation
 - Rear Elevations

N17/32/11

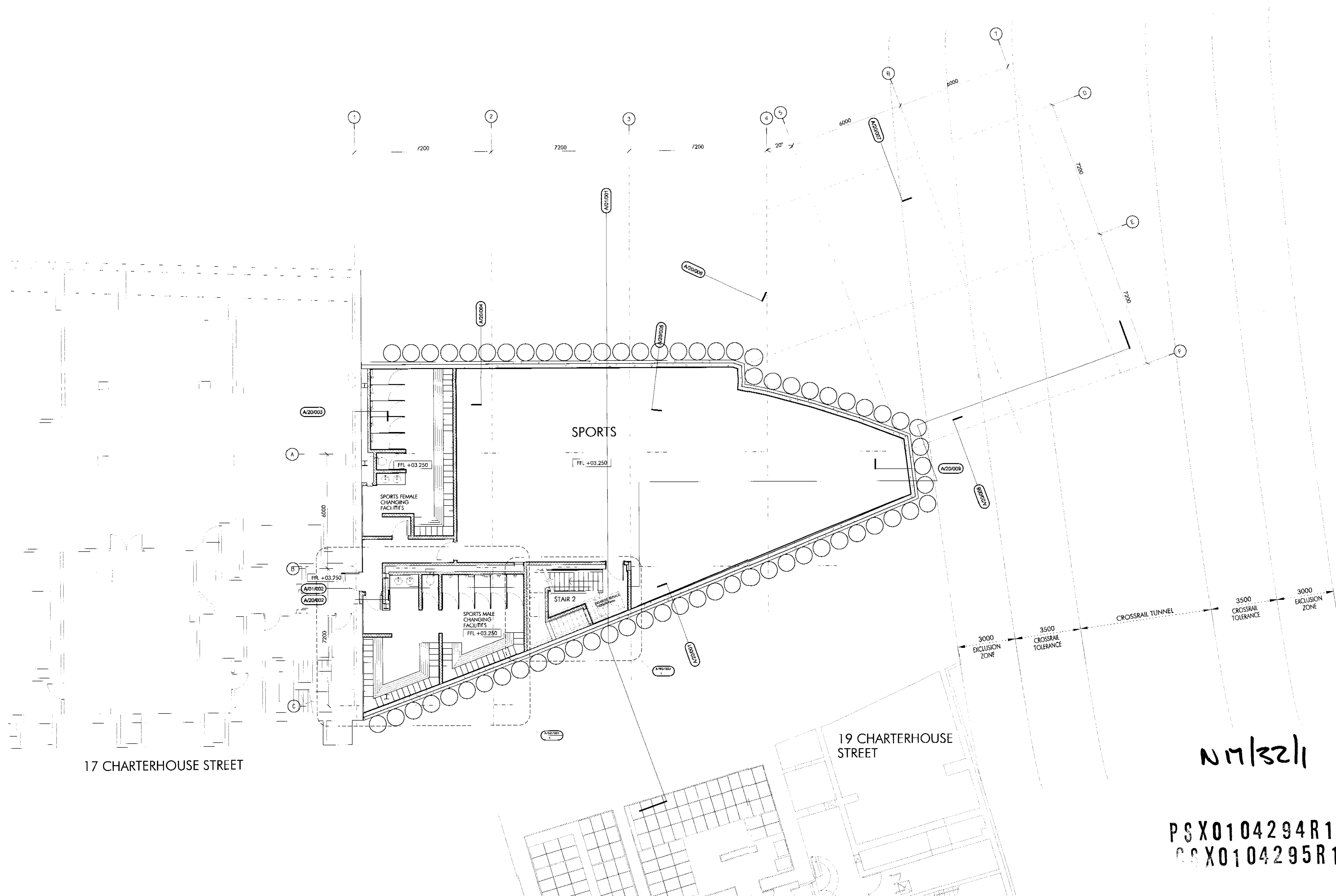
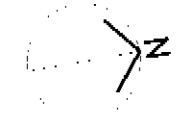
If you have any queries please do not hesitate to contact me.

Yours sincerely,

Alison Roennfeldt
Associate
for Fitzroy Robinson Limited

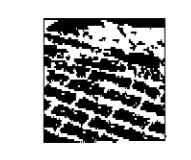
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c.c A. Adamson, B. Barltrop, P.Searl,DTC
R.Henley, A.Rowe ,Chesterton
K.Markham, RLF
S.Melville, WB
R.Cross, TBA



20/08/01	H	EXTERNAL WALL CAVITY OMITTED	PCF
24/07/01	G	DUCT AND BUILDING LINE AMENDED @ GRIDLINE 1, DOOR NUMBERS ADDED, TENDER ISSUE	PCF
10/07/01	F	BUILDING CONTROL	PCF
20/06/20	E	CHANGING AMENDED	PCF
17/05/01	D	PLANNING	PCF
07/03/01	C	ESCAPE STAIR ADDED	PCF
30/01/01	B	DESIGN UPDATED	PCF
08/01/01	A	FIRST ISSUE	PCF
22/10/00			PCF

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All dimensions in millimetres unless otherwise stated.

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Project
17 CHARTERHOUSE ST. EXTENSION

LONDON EC1

Client
The Diamond Trading Company

Drawing description

BASEMENT PLAN

Scale 1:100 @A1
Date 20.10.2000

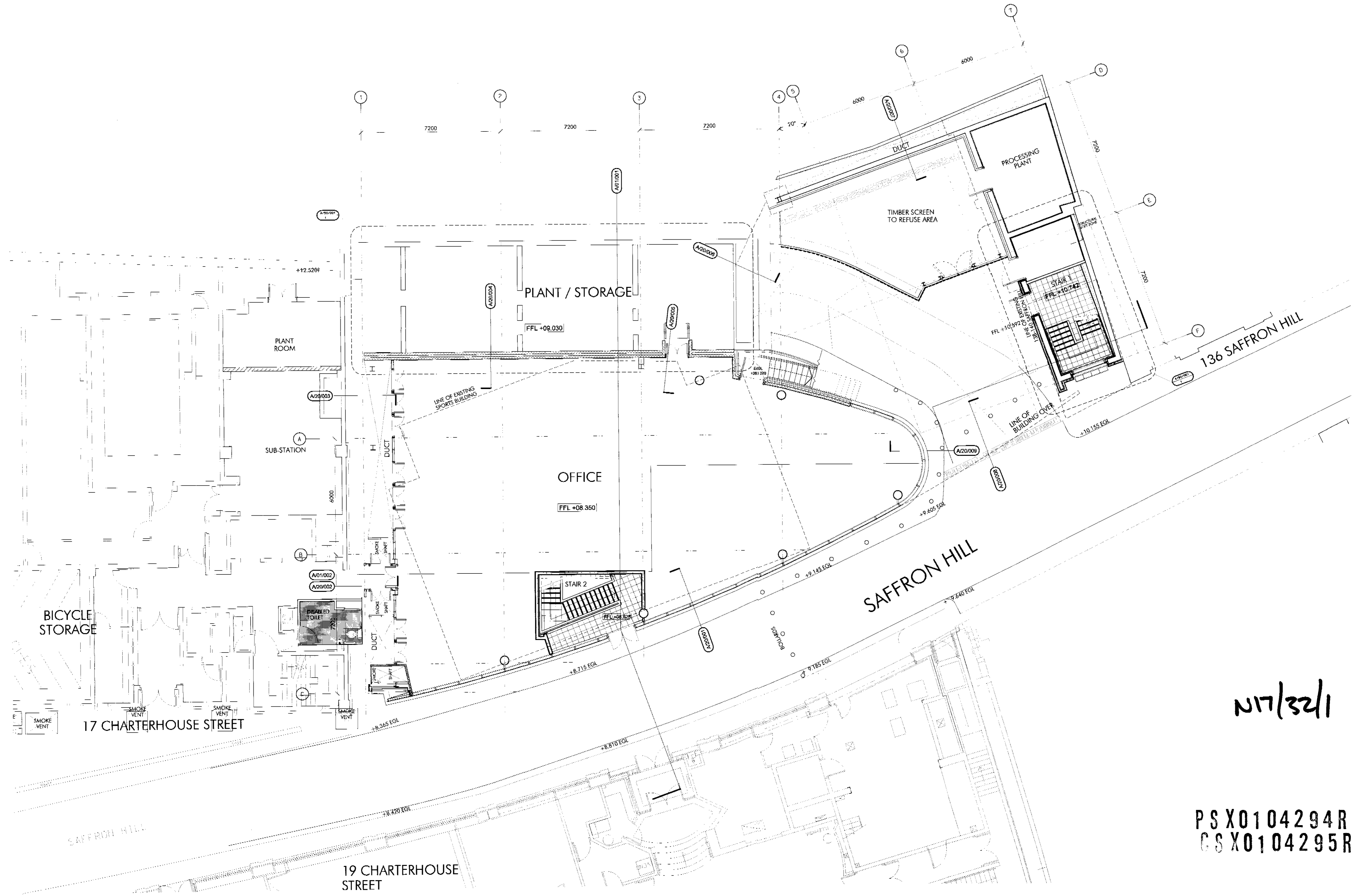
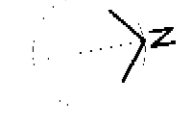
CAD drawn AJR
Checked JAV

Job Number 10096
Drawing Number A/00/008

Revision	A	B	C	D	E	F	G	H
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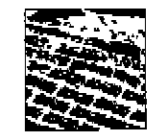
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PSX0104295R1



240701	G	DUCT AND BUILDING LINE AMENDED AT GROUND LEVEL	FFC
100701	F	TENDER ISSUE	FFC
200601	E	BUILDING CONTROL	FFC
170501	D	FRONT ELEV & STAIR AMENDED	DCON
070301	C	PLANNING	FFC
290101	B	ESCAPE STAIR ADDED	FFC
080101	A	DESIGN UPDATED	AJR
23/10/00		FIRST ISSUE	AJR
Date	Revision		By
Status			

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17 CHARTERHOUSE ST. EXTENSION

LONDON EC1

Client
The Diamond Trading Company

Drawing description

LOWER GROUND PLAN

Scale
1:100 @A1

Date
20.10.2000

CADdrawn
AJR

Checked
JAV

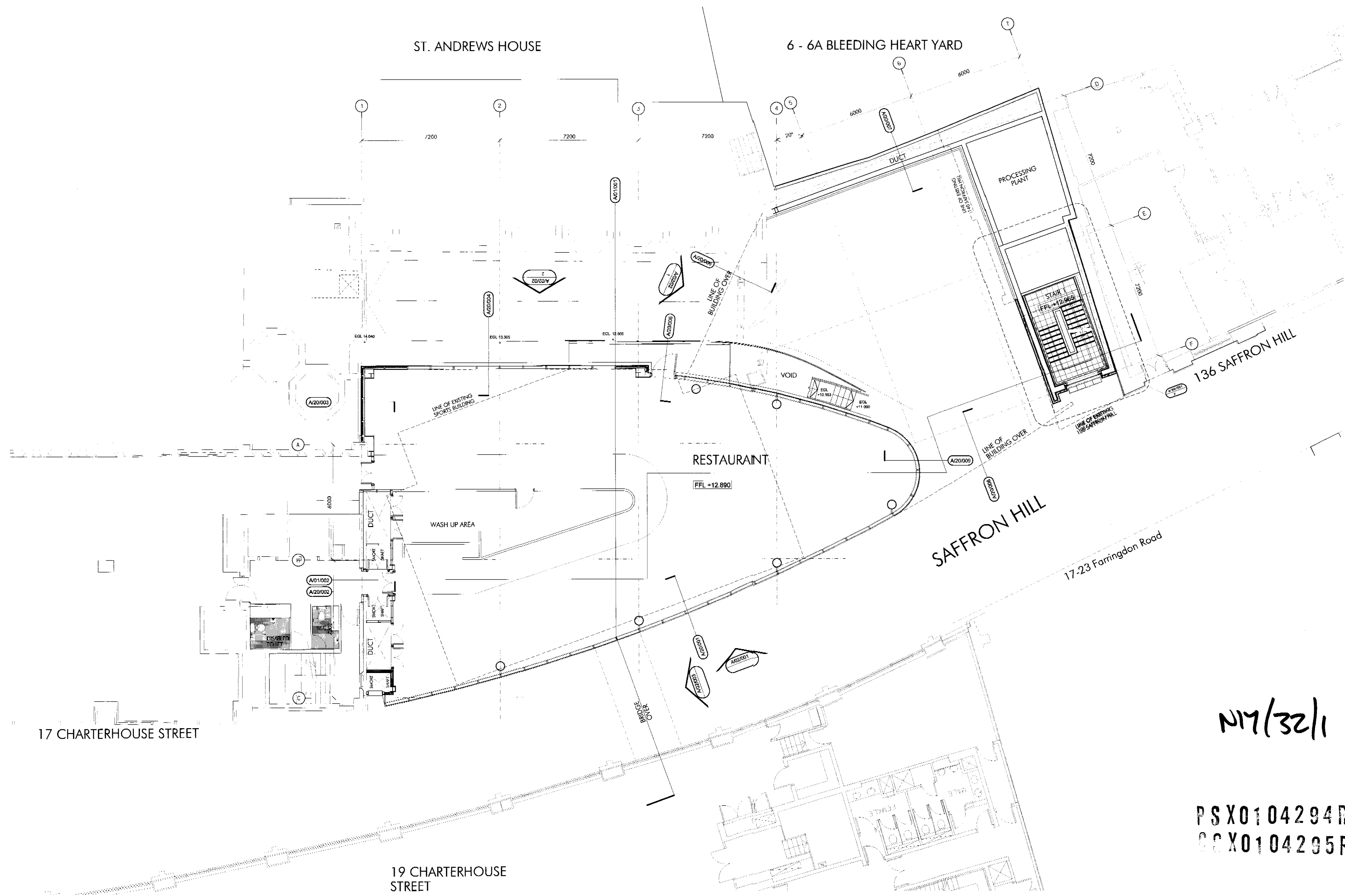
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Drawing Number
A/00/009

Revision
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10/07/01	F	TENDER ISSUE	PFC
20/06/00	E	BUILDING CONTROL	PFC
17/05/01	D	FRONT ELEV & STAIR AMENDED	PFC
07/03/01	C	PLANNING	PFC
29/01/01	B	REVISED TO SUIT SURVEY	PFC
06/01/01	A	DESIGN UPDATED	AR
23/10/00		FIRST ISSUE	AR

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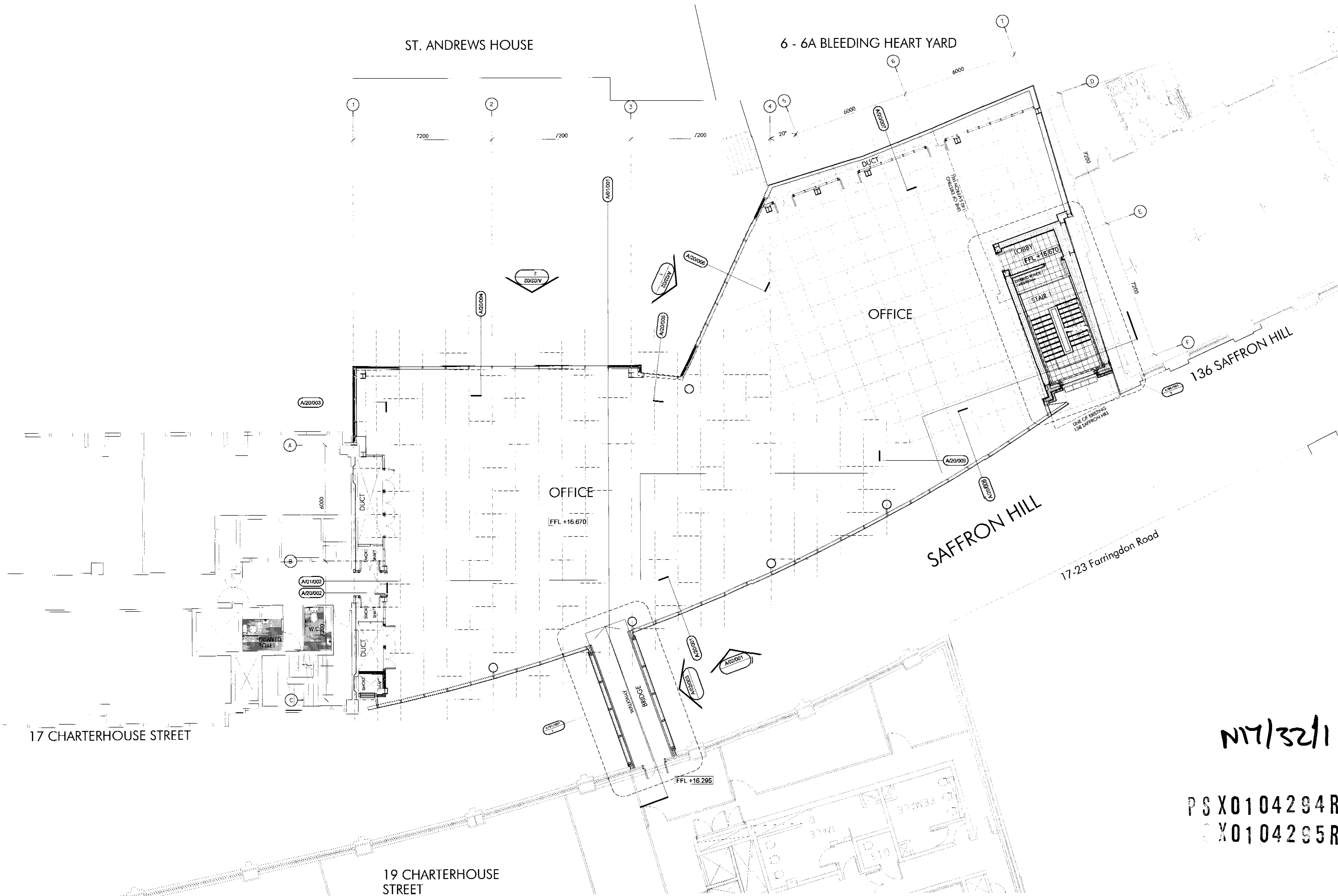
LONDON EC1
 Client
The Diamond Trading Company
 Drawing description

UPPER GROUND PLAN

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CADdrawn	Checked
AJR	JAV
Job Number	Drawing Number
10096	A/00/010
Revision	

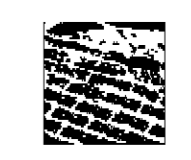
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17/05/01	D	FRONT ELEV & STAIR AMENDED	DN
07/05/01	C	PLANNING	PRC
29/01/01	B	BRIDGE LINE ADDED.	PRC
08/01/01	A	REVISED TO SUIT SURVEY DESIGN UPDATED	PRC
28/10/00		FIRST ISSUE	PRC

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Project
17 CHARTERHOUSE ST. EXTENSION

LONDON ECI

Client
The Diamond Trading Company

Drawing description

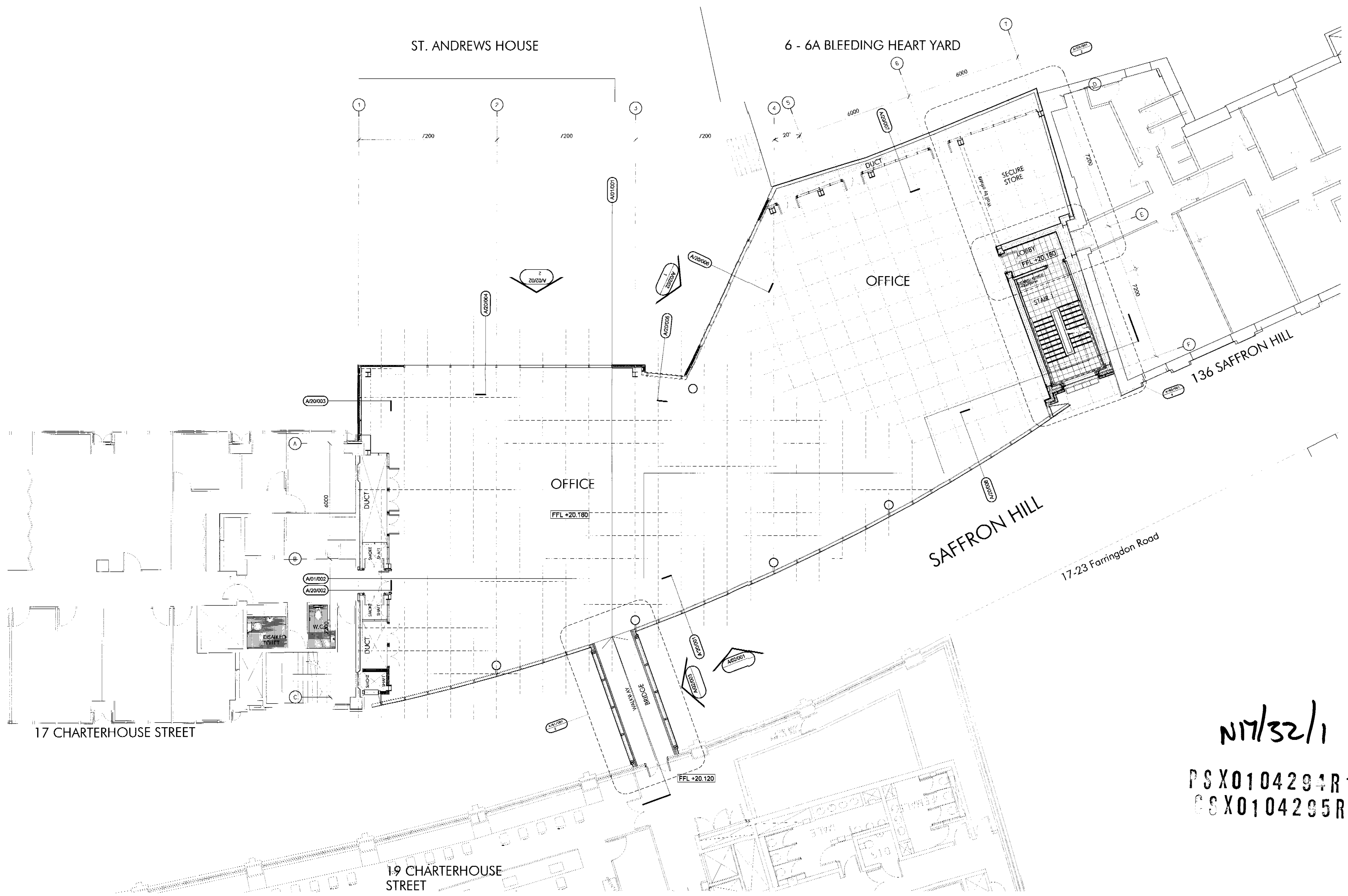
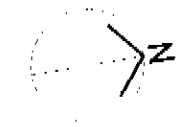
LEVEL I PLAN

Scale	Date
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CAD drawn	Checked
AJR	JAV
Job Number	Drawing Number
10096	A/00/011
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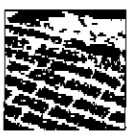
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200601	E	BUILDING CONTROL	FC
170501	D	FRONT ELEV & STAIR AMENDED	DON
070301	C	PLANNING	FC
290101	B	REVISED TO SUIT SURVEY	FC
080101	A	DESIGN UPDATED	AR
231000		FIRST ISSUE	AR

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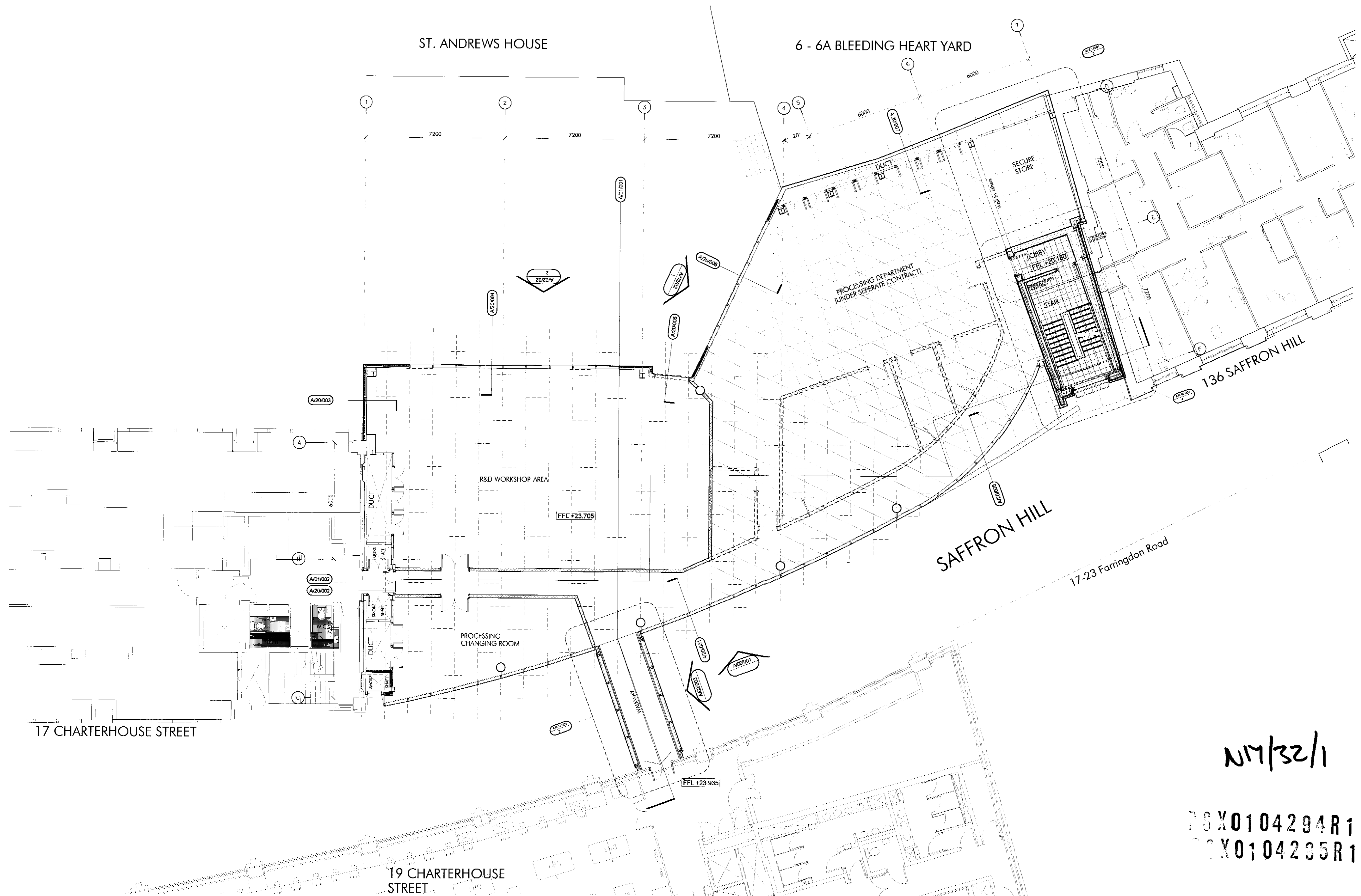
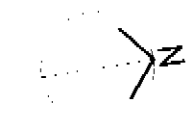
LONDON EC1
 Client
 The Diamond Trading Company
 Drawing description

LEVEL 2 PLAN

Scale	Date
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CADdrawn	Checked
AJR	JAV
Job Number	Drawing Number
10096	A/00/012
Revision	

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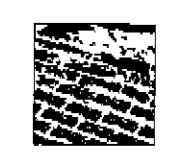
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01/06/01	H	PROCESSING DEPT. REVISED	PC
24/07/01	G	DUCT AND BUILDING LINE AMENDED AT GRIDLINE 1. DOOR NUMBERS ADDED.	PC
10/07/01	F	TENDER ISSUE	PC
20/04/01	E	BUILDING CONTROL PROCESSING LAYOUT ADDED.	PC
17/05/01	D	FRONT RELIEF & STAIR AMENDED.	DCN
07/03/01	C	PLANNING	PC
29/01/01	B	REVISED TO SUIT SURVEY	PC
09/01/01	A	DESIGN UPDATED	AR
23/10/00	A	FIRST ISSUE	AR
Date	Revision		By

Status

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Project

17 CHARTERHOUSE ST. EXTENSION

LONDON EC1

Client

The Diamond Trading Company

Drawing description

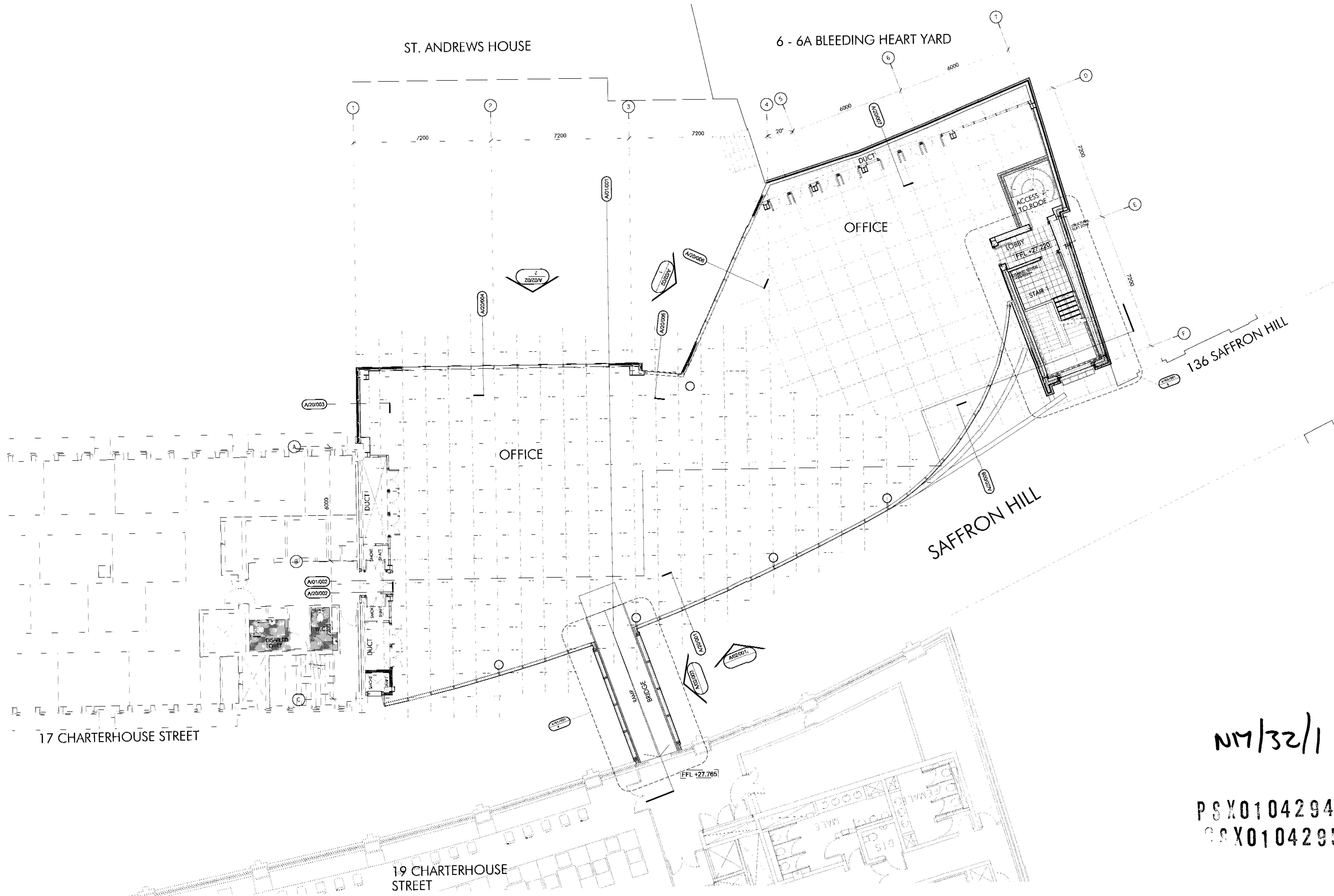
LEVEL 3 PLAN

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CADdrawn	Checked
AJR	JAV
Job Number	Drawing Number
10096	A/00/013
Revision	

A B C D E F G H

NM/32/1

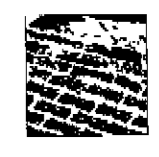
76X0104294R1
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06/11/01	H	STAIR TOWER REVISED	IFC
24/07/01	G	DUCT AND BUILDING LINE AMENDED AT GRIDLINE I. DOOR NUMBERS ADDED.	IFC
10/07/01	F	TENDER ISSUE	IFC
20/06/01	E	BUILDING CONTROL	IFC
17/05/01	D	FRONT ELEV & STAIR AMENDED	IFC
07/03/01	C	PLANNING	IFC
29/01/01	B	BRIDGE LINK ADDED. REVISED TO SUIT SURVEY	IFC
08/01/01	A	DESIGN UPDATED	IFC
23/10/00	A	FRUIT ISSUE	IFC

Date: _____ Revision: _____ By: _____

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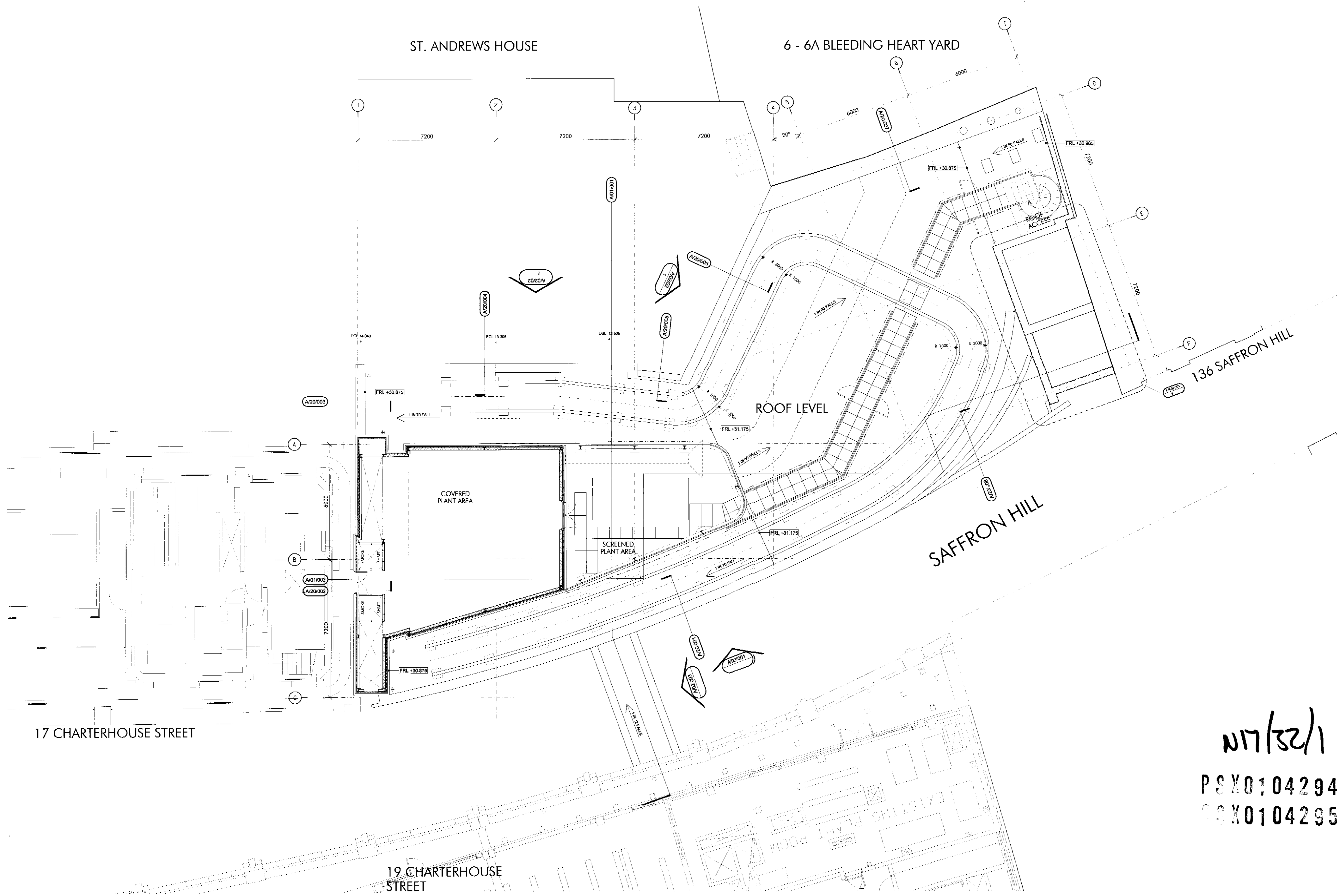
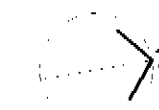
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LEVEL 4 PLAN

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AJR	JAV
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10096	A/00/014
Revision	
A B C D E F G H	

NM/32/1

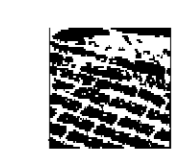
PSX0104294R1
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04/11/01	G	STAR TOWER REVISED	PMC
10/07/01	F	TENDER ISSUE	PMC
20/06/01	E	BUILDING CONTROL	PMC
23/05/01	D	CRADLE TRACK ADDED	DCM
07/03/01	C	PLANNING	PMC
29/01/01	B	ROOF PLANT INDICATED	PMC
08/01/01	A	DESIGN UPDATED	AR
23/10/00		FIRST ISSUE	AR

Date Revision By

Status **PLANNING**



Architecture
Masterplanning
Space Planning

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Project
17 CHARTERHOUSE ST. EXTENSION

LONDON ECI

Client
The Diamond Trading Company

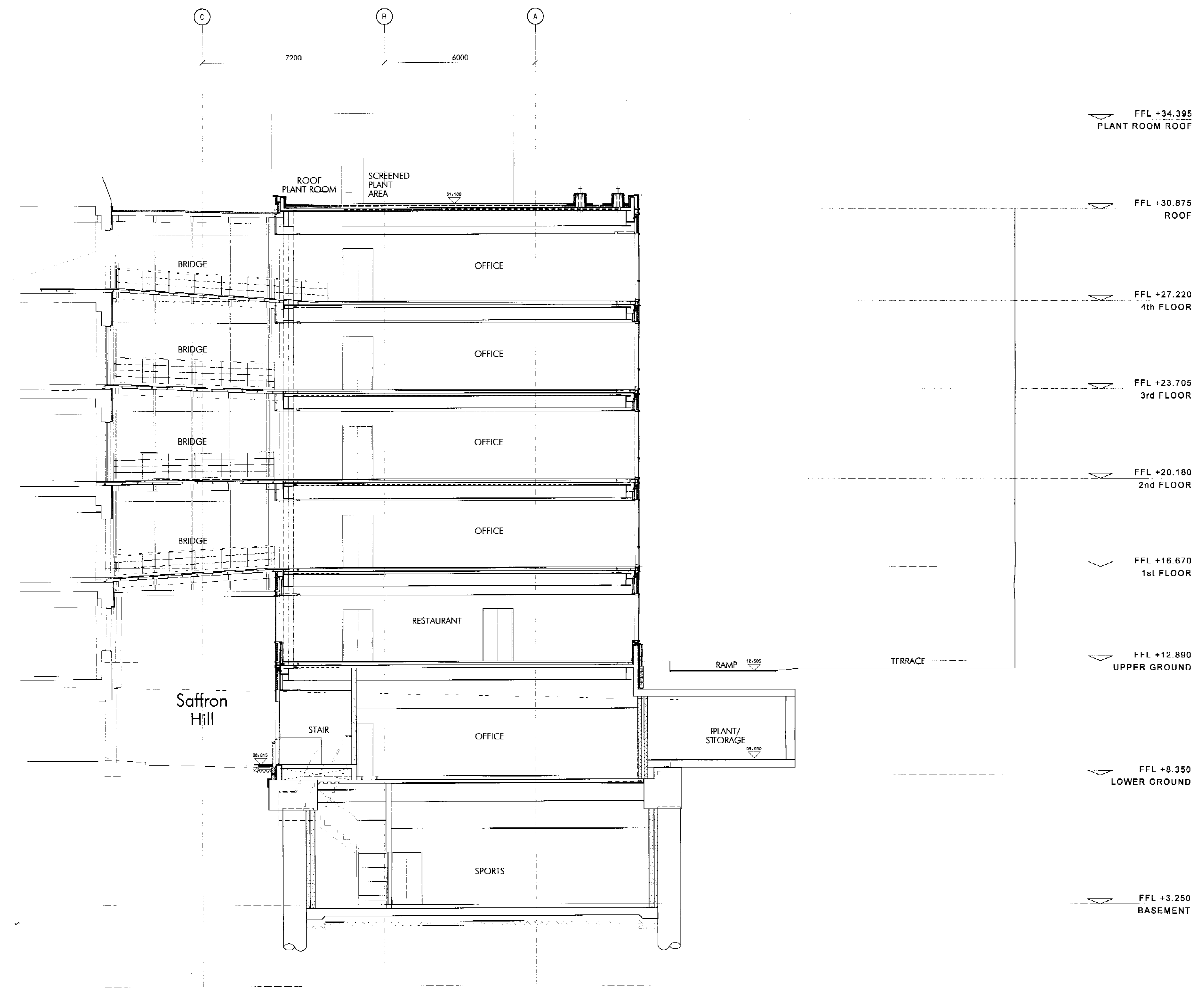
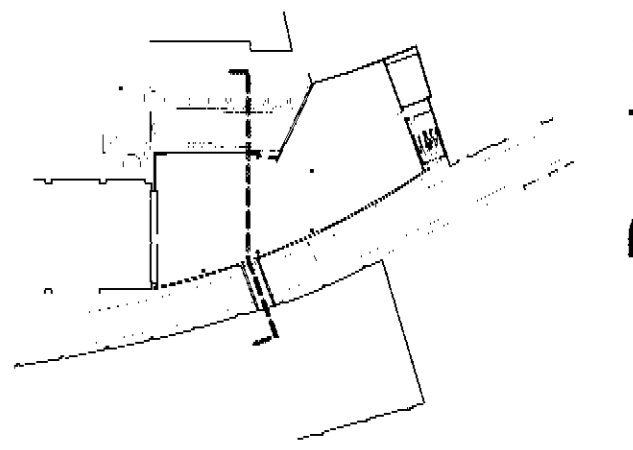
Drawing description
ROOF PLAN

Scale	1:100 @A1	Date	20.10.2000							
CADDrawn	AJR	Checked	JAV							
Job Number	10096	Drawing Number	A/00/015							
Revision	<table border="1"> <tr> <td>A</td> <td>B</td> <td>C</td> <td>D</td> <td>E</td> <td>F</td> <td>G</td> </tr> </table>			A	B	C	D	E	F	G
A	B	C	D	E	F	G				

n17/32/1

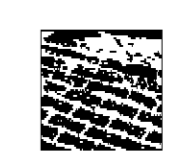
PSX0104294R1

PSX0104295R1



20/06/01	D	EXTERNAL WALL CAVITY	PFC
01/07/01	C	OMITTED	PFC
06/06/01	B	TENDER ISSUE	PFC
02/05/01	A	GENERAL REVISIONS	PFC
		PLANNING	PFC

PLANNING



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Project
17 CHARTERHOUSE ST. EXTENSION

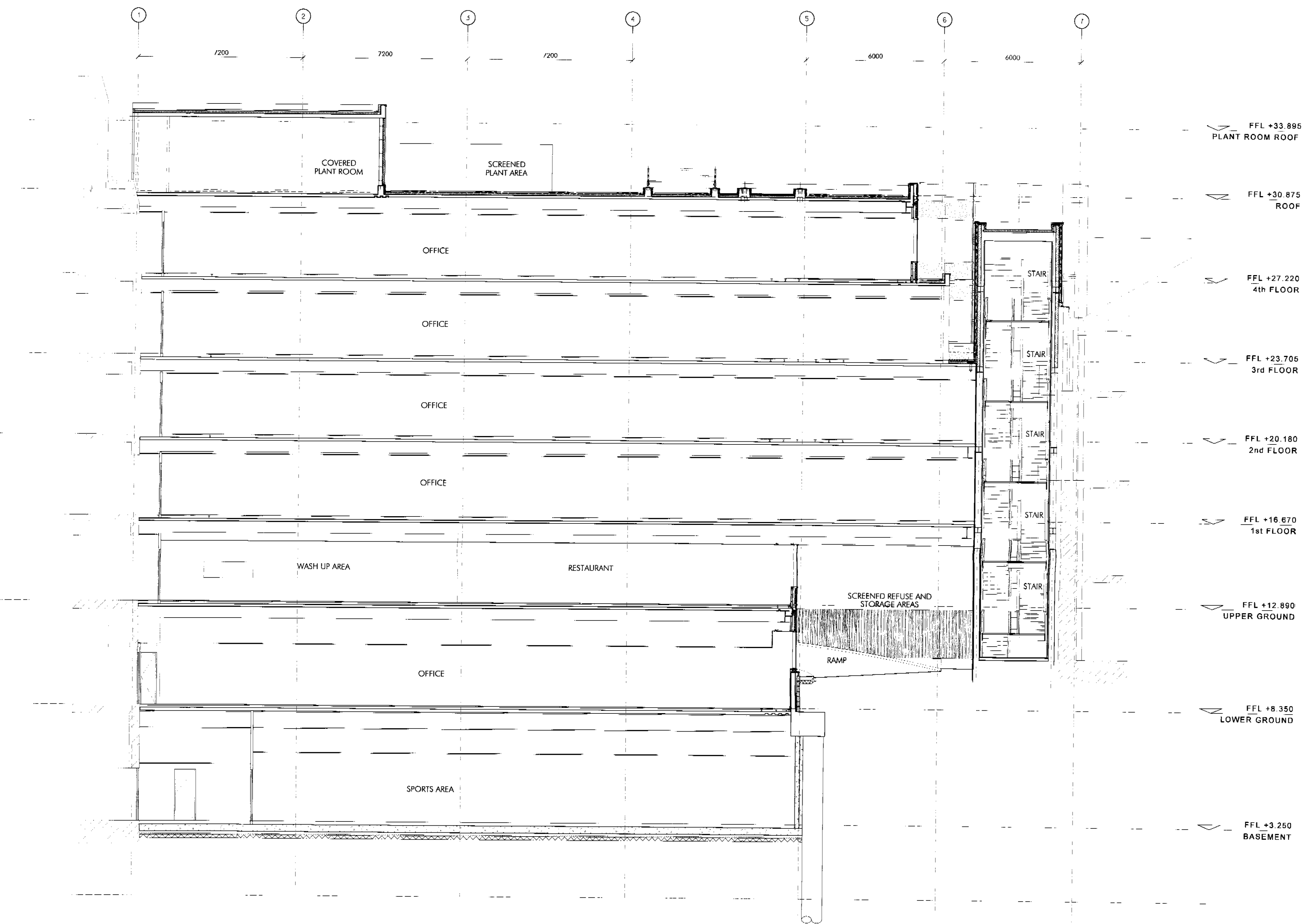
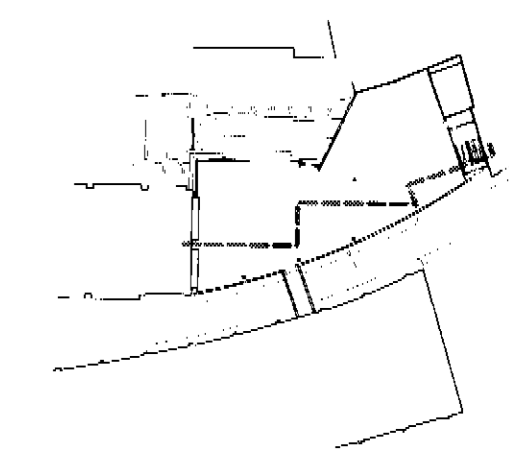
LONDON EC1
Client
The Diamond Trading Company
Drawing description

SECTION THROUGH SAFFRON HILL

Scale	Date
1:100 @A1	02.02.01
CAD/drawn	Checked
PFC	AJR
Job Number	Drawing Number
10096	A/01/001
Revision	
A B C D	

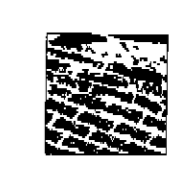


N17/32/1
PSX0104294R1
PSX0104295R1



06/11/01	E	STAIR TOWER REVISED	PFC
20/08/01	D	EXTERNAL WALL CAVITY OMITTED	PFC
10/07/01	C	TENDER ISSUE	PFC
05/04/01	B	GENERAL REVISIONS	PFC
07/03/01	A	PLANNING	PFC
Date	Revision		By
Status			

PLANNING



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Project
**17 CHARTERHOUSE ST.
EXTENSION**
LONDON EC1

Client
The Diamond Trading Company

Drawing description
LONG SECTION

Scale	Date
1:100 @A1	16.02.2001
CADdrawn	Checked
PFC	AJR
Job Number	Drawing Number
10096	A/01/002
Revision	
A B C D E	

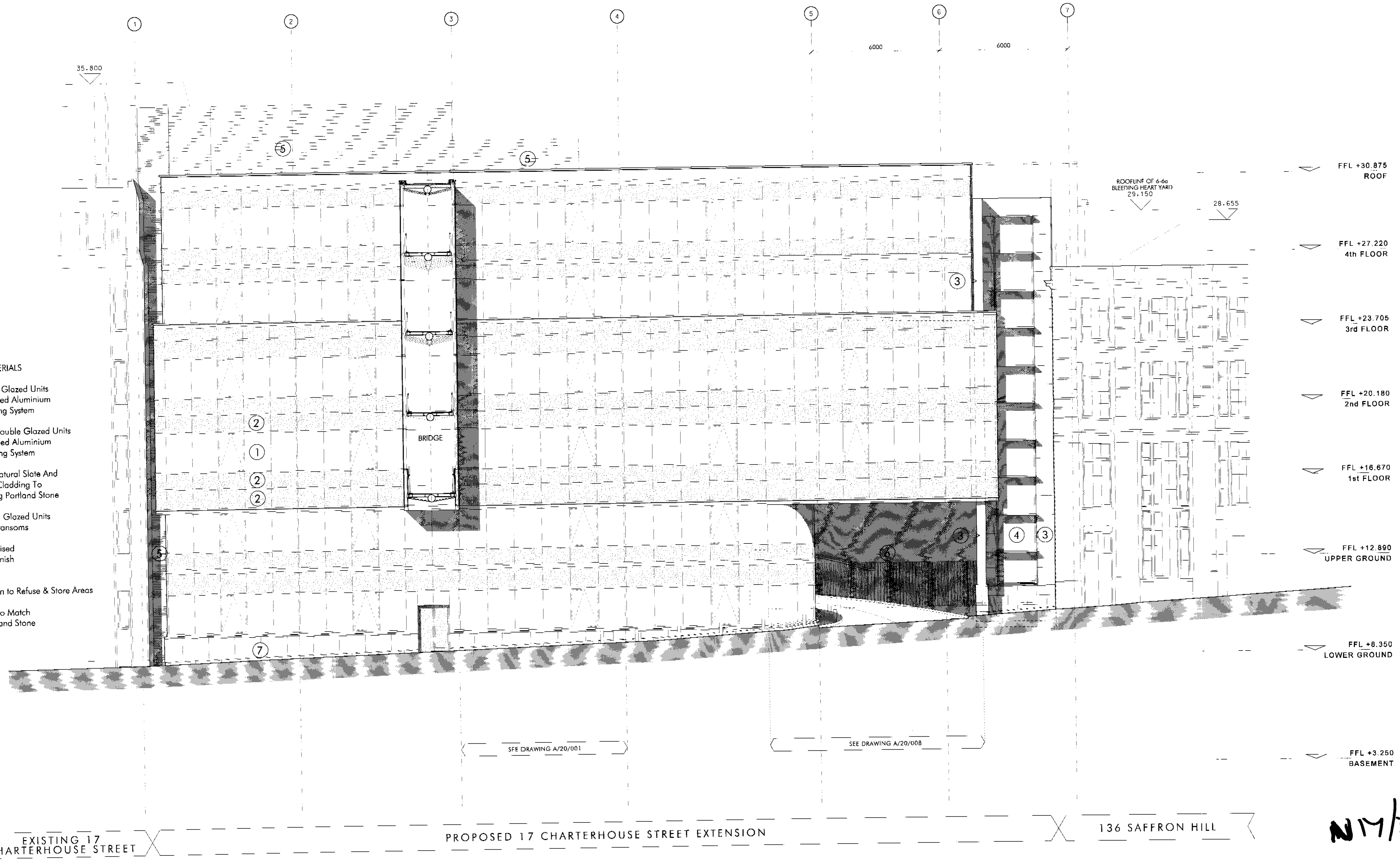
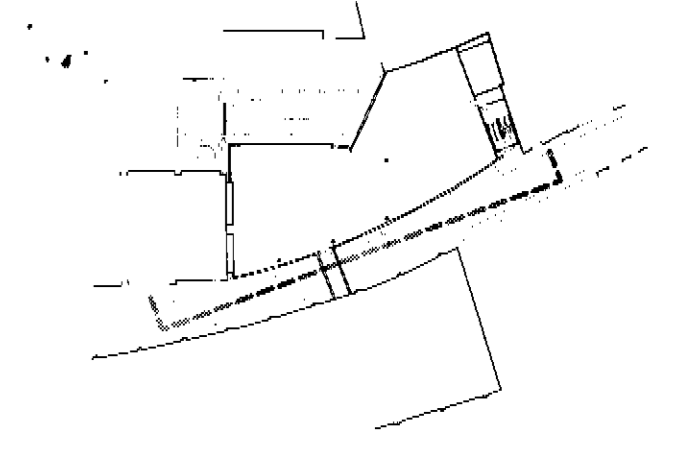
NM/32/1

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EXISTING 17 CHARTERHOUSE STREET

PROPOSED 17 CHARTERHOUSE STREET EXTENSION

136 SAFFRON HILL



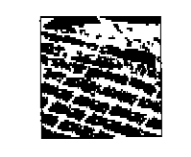
- KEY TO MATERIALS**
- ① Clear Double Glazed Units Within Anodised Aluminium Curtain Walling System
 - ② Translucent Double Glazed Units Within Anodised Aluminium Curtain Walling System
 - ③ Composite Natural Slate And Stone Panel Cladding To Match Existing Portland Stone
 - ④ Clear Double Glazed Units With Stone Transoms
 - ⑤ Louvre, Anodised Aluminium Finish
 - ⑥ Timber Screen to Refuse & Store Areas
 - ⑦ Stone Plinth to Match Existing Portland Stone

06/10/01	G	STAIR TOWER REVISED	PFC	DON
14/07/01	F	BAY DRAWING REFS ADDED	PFC	DON
10/07/01	E	TENDER ISSUE	PFC	DON
03/07/01	D	TENDER ISSUE	PFC	DON
29/04/01	C	GENERAL REVISIONS	PFC	DON
05/04/01	B	GENERAL REVISIONS	PFC	DON
07/03/01	A	PLANNING	PFC	DON

Date Revision By

Status

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Project

17 CHARTERHOUSE ST. EXTENSION

LONDON ECI

Client

The Diamond Trading Company

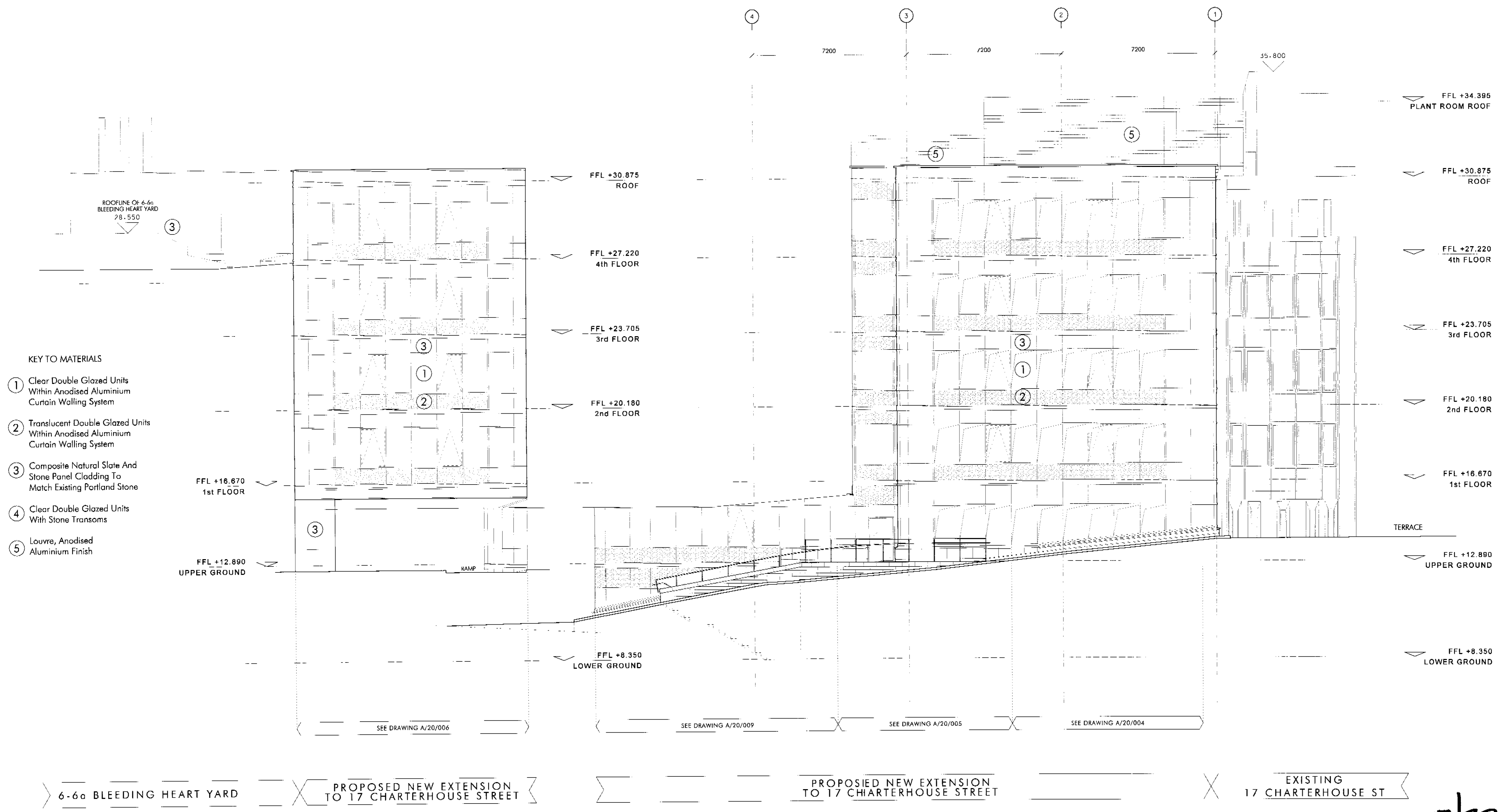
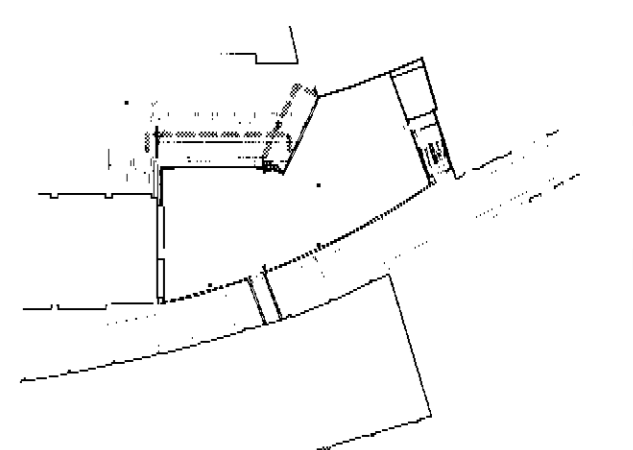
Drawing description

SAFFRON HILL ELEVATION

Scale	Date
1:100 @A1	13.02.01
CADdrawn	Checked
PFC	AJR
Job Number	Drawing Number
10096	A/02/001
Revision	
A B C D E F G	

PSX0104294R1
PSX0104295R1

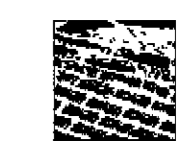
N17/32/1



- KEY TO MATERIALS**
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 - ② Translucent Double Glazed Units Within Anodised Aluminium Curtain Walling System
 - ③ Composite Natural Slate And Stone Panel Cladding To Match Existing Portland Stone
 - ④ Clear Double Glazed Units With Stone Transoms
 - ⑤ Louvre, Anodised Aluminium Finish

Date	Revision	By
24/07/01	F	PLANNING
16/07/01	E	PLANNING
16/07/01	D	PLANNING
23/06/01	C	PLANNING
05/06/01	B	PLANNING
07/03/01	A	PLANNING

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Project
17 CHARTERHOUSE ST. EXTENSION

LONDON EC1

Client
The Diamond Trading Company

Drawing description
REAR ELEVATIONS

Scale	Date
1:100 @A1	19.02.01
CADdrawn	Checked
PFC	AJR
Job Number	Drawing Number
10096	A/02/002
Revision	
A B C D E F	

17/32/11

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PSX0104295R1

ELEVATION 1

ELEVATION 2