

# Oriel

## Design and Access Statement

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**Oriel**  
Creating the centre for  
advancing eye health



Moorfields  
Eye Hospital  
NHS Foundation Trust



INSTITUTE OF  
OPHTHALMOLOGY



Moorfields  
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**Oriel is a joint initiative between Moorfields Eye Hospital, UCL Institute of Ophthalmology and Moorfields Eye Charity, bringing together world-leading eye care, research and education under one roof. The vision is to create an environment for innovation to flourish, inspiring improvements in people's sight.**

**The proposals outlined in this report encapsulate this vision in a new integrated and adaptable facility that will enable closer collaboration to transform the future of eye care for the benefit of all.**

## Key project information

### Description of development

Demolition of one and two storey hospital buildings and construction of a part seven, part ten storey purpose-built eye care, research and education centre for Moorfields Eye Hospital, the UCL Institute of Ophthalmology and Moorfields Eye Charity - collectively established as the Oriel Partners.

The new building will comprise a mixture of clinical, research and educational facilities, including outpatients, operating theatres, an accident and emergency (A&E) department, laboratories, education spaces, public exhibitions, café/retail outlets, admin space, storage and plant.

### Amount

- Planning Application Red Line Boundary Area: 1.33 hectares
- Single new building comprising 46,468m<sup>2</sup> GIA
- Height ranges from 7 storeys in the southwest to 10 storeys to the northeast.

### Layout

- Building form comprises two wings of accommodation embracing a central atrium.
- Central 'Oriel' structure rises up the centre of the atrium providing main public vertical circulation.
- Building designed to have flexible internal arrangement of departments. Current arrangement comprises:
  - Lower ground/ ground floor - education, public facing functions including café, retail and patient support services.
  - Lower ground - third floor - health-oriented facilities.
  - Fourth floor - interstitial plant/tech hub and administration.
  - Fifth floor - research/private patients unit.
  - Sixth floor - research/education/staff roof terrace.
  - Seventh floor - research/administration.
  - Eighth floor - research.

### Appearance

- Unitised cladding system comprising profiled ceramic panelling, glazing with shadow boxes, and bronze aluminium framing.
- Large areas of glazing opens up ground and lower ground floors reinforcing connections between inside and out.
- Building set back at sixth floor to respond to scale of existing Victorian context.
- Aluminium louvred ground floor elevation along Granary Street.
- Set back louvred plant screen at roof level, topped by steel frame supporting photovoltaic panels.

### Energy

- Preassessed to achieve BREEAM Excellent.
- Follows the London Plan hierarchy - Be Lean, Be Clean, Be Green and Be Seen.
- Building designed to circular economy principles.
- Current energy modelling indicates carbon savings of 25% over Part L.

This Design and Access Statement has been prepared by Penoyre & Prasad Architects in conjunction with Aecom, White Arkitekter and JLL. This document is in accordance with the requirements of the Town and Country Planning (Development Management Procedure) (England) Order and guidance contained in Planning Practice Guidance. It forms part of a planning application to the London Borough of Camden (LBC) for Oriel, a proposed new building that integrates world leading eye care, research and education on the site of the current St Pancras Hospital in St Pancras, north London. The project is a partnership between Moorfields Eye Hospital NHS Foundation Trust (Moorfields), UCL Institute of Ophthalmology (IoO) and Moorfields Eye Charity (MEC) - the Oriel Partners.

The site forms part of the Camden and Islington NHS Foundation Trust's (C&I) premises in St Pancras. The proposals have been developed in coordination with a wider site masterplan that is expected to be developed by a separate developer selected by C&I and will form a separate planning application at a future date. Illustrative parameter plans for the wider site have been prepared on behalf of the developer and accompany this submission. The Design and Access Statement is to be read alongside the following application documents:

- Covering Letter
- Completed Application Form
- Certificate of Ownership and Agricultural Holdings
- Formal Notices
- CIL Form
- Site Location Plan (at 1:1250)
- Schedule of Application Drawings
- Application drawings
- Planning Statement
- Air Quality Assessment
- Arboricultural Impact Assessment and Method Statement
- Archaeological Desk Based Assessment
- Basement Impact Assessment
- Bat Surveys Report
- Biodiversity Net Gain Assessment
- Circular Economy Statement
- Daylight, Sunlight and Overshadowing Assessment
- Delivery and Servicing Plan
- Drainage and Sustainable Urban Design (SuDS) Strategy
- Energy Strategy
- External Lighting Assessment
- Fire Safety Strategy
- Flood Risk Assessment and Drainage Strategy
- Framework Travel Plan
- Landscaping Design Report
- Noise and Vibration Impact Assessment
- Operational Recycling and Waste Management Plan
- Outline Construction Management Plan
- Phase 1 geotechnical and geoenvironmental desk study report
- Preliminary Ecological Appraisal
- Social, Economic and Health Impact Report
- Statement of Community Involvement
- Sustainability Statement (including BREEAM Pre-Assessment)
- Townscape, Heritage and Visual Impact Assessment
- Transport Assessment (including Stage 1 Road Safety Audit)
- Tree Survey Report
- Wind Microclimate Report

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## Abbreviations & Acronyms

A&E	Accident & Emergency	MEC	Moorfields Eye Charity
ATMP	Advanced Therapy Medicinal Product	MEPH	Mechanical & Electrical Public Health
AOD	Above Ordnance Datum	Moorfields	Moorfields Eye Hospital NHS Foundation Trust
BOC	British Oxygen Company	MR	Medical Retina service
BREEAM	Building Research Establishment Environmental Assessment	MRI	Magnetic Resonance Imaging
BSU	Biological Services Unit	NEPT	Non-Emergency Patient Transport
C/E	Consulting/ Examination	NHS	National Health Service
C&I	Camden and Islington NHS Foundation Trust	NPPF	National Planning Policy Framework
CCTV	Closed-circuit Television	NPPG	National Planning Practice Guidance
COG	Clinical Oversight Group	OIAG	Oriel Integration Advisory Group
CRF	Clinical Research Facility	OPD	Outpatients Department
CT	Computerised Tomography (scanner)	ORA	Ocular Response Analyser
CTSA	Counter Terrorism Security Adviser	PPA	Planning Performance Agreement
DRP	Design Review Panel	PI	Principal Investigator
DMF	Development Management Forum	PPU	Private Patients Unit
EA	Environment Agency	PTAL	Public Transport Accessibility Level
EDD	Electrodiagnostics Department	PV	Photovoltaic
EIA	Environmental Impact Assessment	RDCEC	Richard Desmond Children's Eye Hospital
ETL	Essentia Trading Limited	RIBA	Royal Institute of British Architects
EqIA	Equalities Impact Assessment	RNIB	Royal National Institute of Blind People
FF&E	Furniture, Fixtures & Equipment	SNA	Security Needs Assessment
FM	Facilities Management	SPG	Supplementary Planning Guidance
FoM	Friends of Moorfields	SQSS	Suitably Qualified Security Specialist
GIA	Gross Internal Area	TfL	Transport for London
GLA	Greater London Authority	TPO	Tree Preservation Order
GLP	Good Laboratory Practice	UCL	University College London
GMO	Genetically Modified Organisms	UCLH	University College London Hospital
GMP	Good Manufacturing Practice		
GP	General Practitioner		
HBN	Health Building Note		
HTM	Health Technical Memoranda		
IoO	Institute of Ophthalmology		
KCCLP	King's Cross Central Partnership Limited		
LB	London Borough		
LBC	London Borough of Camden		
LCW	London Central & West Unscheduled Care Collaborative		
LG	Lower Ground		

# 1

## Introduction

## Background

Oriel is a joint venture between three partners - Moorfields Eye Hospital NHS Foundation Trust (Moorfields), Moorfields Eye Charity (MEC) and UCL Institute of Ophthalmology (IoO). Moorfields is the largest provider of inpatient and outpatient hospital ophthalmology services in England with over 740,000 patient visits in 2017/18. It has 30 satellite sites across London and two international hospitals in Abu Dhabi and Dubai. It also has an internationally renowned private patients unit within the hospital itself. IoO is a world leading research and education institute with an integral partnership with Moorfields.

The current Moorfields at City Road facilities, located on City Road near Old Street Station, are a collection of different buildings built over the last 120 years. Moorfields at City Road in particular operates from a series of buildings, many of them dating from before WW2 when a fundamentally different model of eye care was delivered. Over the years, the hospital has been subject to piecemeal modifications, refurbishments and upgrading works. UCL IoO operates from a more recent building, dating from the 1990s, but is physically separate from the hospital, hindering true collaboration and integration. Despite these physical restrictions and overcrowded conditions, together Moorfields at City Road and the IoO deliver some of the best research, education and clinical services in the world, and have achieved celebrated breakthroughs in eye care.

A new flexible and modern facility, fit for 21<sup>st</sup> Century research, clinical and educational needs, will enable the partners to widen their research portfolio and better include patient engagement and participation in that research. Focused on patients whilst attracting and retaining the best ophthalmic scientists, educators and clinicians, this new facility will bring together world leading clinical care, research and education expertise in one flexible, fully integrated single building.

## The three partners

The three partners in Oriel are:

### Moorfields Eye Hospital

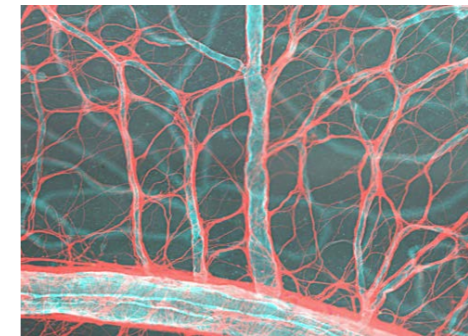
Moorfields at City Road is the leading provider of eye health services in the UK and a world-class centre of excellence for ophthalmic research and education. Moorfields has a reputation, developed over two centuries, for providing the highest quality of ophthalmic care. The trust provides academically linked specialist services and secondary care to the local population and to patients from across the UK and abroad.

### University College London

The IoO conducts cutting-edge science, attracting researchers and academics of the highest international calibre. It has a reputation for outstanding research in fundamental and applied vision science and eye disease with key strengths in visual processing, the psychology of vision, molecular and cellular basis of eye disease, translational and experimental ophthalmology and, with Moorfields, clinical studies. Education and training are also crucial aspects of the work of both UCL and Moorfields with many of the current key figures in vision and eye research and ophthalmology having spent time lecturing at one or both organisations.

### Moorfields Eye Charity

MEC is a new organisation, founded in 2011 and formed through a merger of various charitable and philanthropic activities connected to Moorfields. The merger was completed in April 2017. The principal way it supports Moorfields is by providing financial support, through grant-making to both Moorfields and IoO. Its philanthropic support covers building projects, new equipment, pioneering research, training of current and future healthcare professionals, development of Moorfields staff to ensure the care they provide is outstanding, public education about eye health, and improving the experience for Moorfields patients and their families.





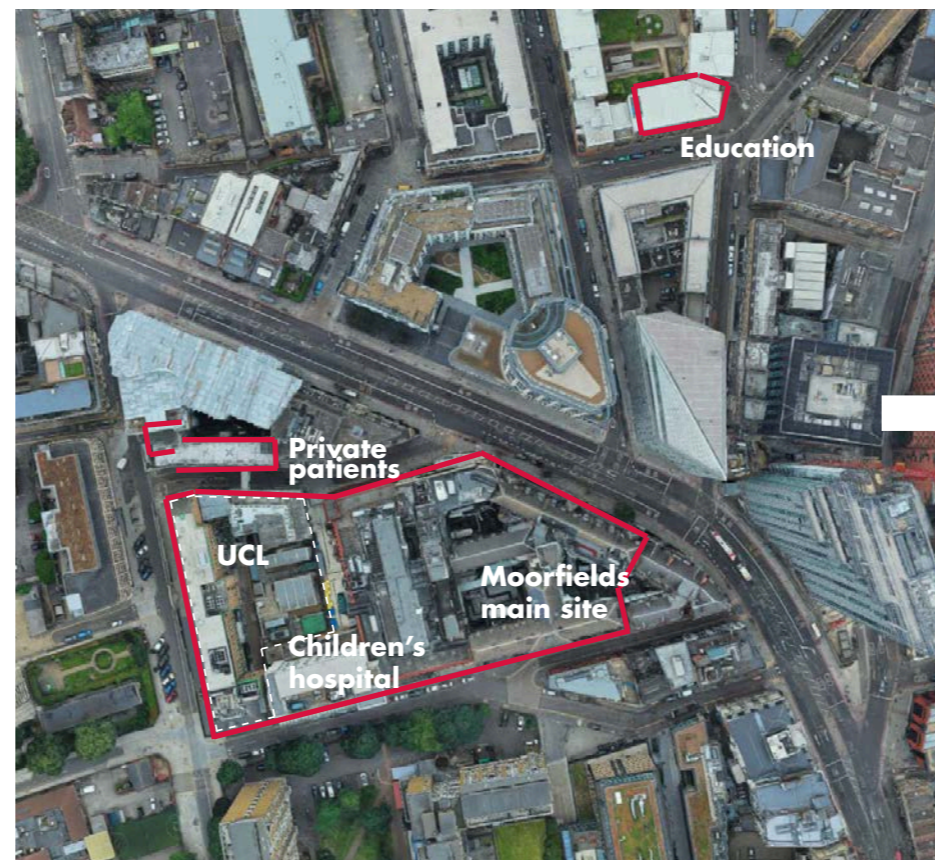
## The move from City Road

Oriel's home will be in the rapidly changing neighbourhood of St Pancras, on the site of the existing St Pancras Hospital. This site is currently occupied by the Camden and Islington Foundation NHS Trust (C&I Trust). Part of the site is to be occupied by Oriel. Where presently Moorfields and UCL IoO are dispersed across several sites and in multiple buildings, the two institutions and MEC will be brought together onto a single site under one roof.

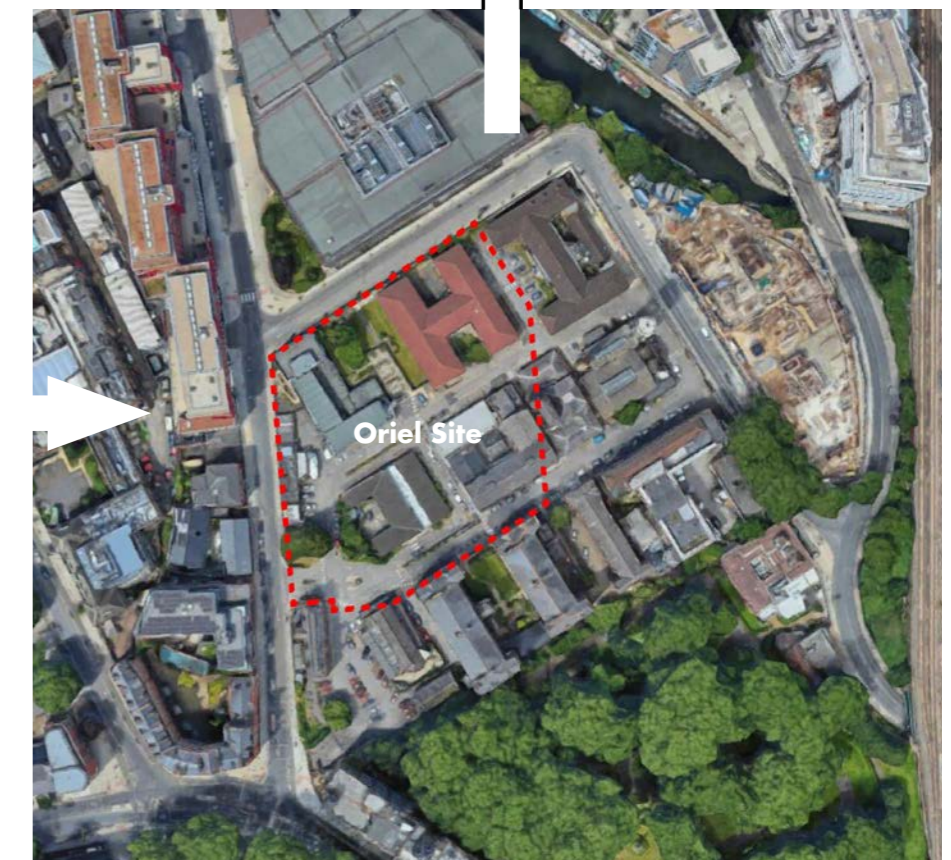
The rest of the site is expected to be developed by C&I Trust's preferred development partners King's Cross Central Limited Partnership (KCCLP.) The development of the wider masterplan, and its buildings, is still in progress. The Oriel team have engaged, and will continue to engage, with KCCLP to ensure the Oriel proposals are integrated and coordinated with the emerging masterplan intentions. Illustrative parameter plans will be submitted separately on behalf of KCCLP.

The existing C&I Trust facilities displaced by Oriel are being reprovided primarily in a new facility next to the existing Highgate Mental Health Centre and the Whittington Hospital.

Existing mental health inpatient wards currently located at St Pancras Hospital are planned to move to a new facility next to the existing Highgate Mental Health Centre and the Whittington Hospital



Moorfields Eye Hospital and UCL Institute of Ophthalmology are presently spread across several sites and buildings in and around City Road.



The move to the St Pancras Hospital site will bring together all the facilities and two institutions under one roof. Note: site boundary shown indicatively only

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# 2

## Brief

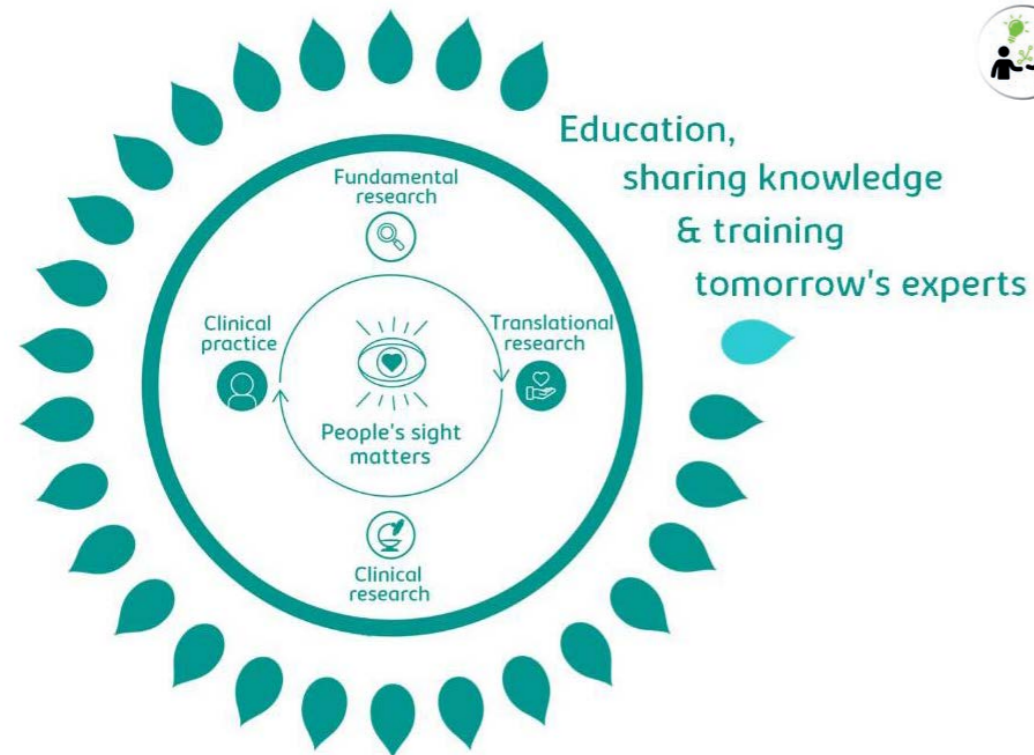
## Core belief

At the heart of the project is the core belief that 'People's Sight Matters'. This statement of inclusion takes into account everyone's varying degrees of sight capacity. Whether an individual has no sight or full sight, everyone's needs should be taken into account.

## Vision

Oriel will create an environment for innovation to flourish, inspiring improvements in people's sight:

- **Creating an environment** means developing a brand new facility to enable Oriel to deliver its objectives.
- **Innovation** means the design will encourage collaboration between clinicians and researchers to enable greater innovation in delivering care, research and education.
- **Inspiring improvement** means harnessing the collective power of staff, students and patients to improve people's sight.



## Objectives

The vision will be realised through five key objectives:



### **Objective 1: Creating the best possible patient experience**

Every patient must have the best care, with an excellent experience of our clinical and supporting services. We will develop a new hospital that is accessible and navigable, with spaces to encourage access to the latest treatments and clinical studies. Patients will be engaged in the design process to create a calm, safe, aesthetically pleasing environment inspiring trust and confidence. Systems and processes will be designed to enable patients to easily navigate the new facility minimising the length of hospital visits.



### **Objective 2: Attracting and empowering our people**

People should be empowered to ensure they all feel they have an important contribution to make to our success. The space must enable collaboration between multi-disciplinary staff, providing flexible space for working and resting. The new facility will be designed with staff to provide an exciting and energising working environment, with space that encourages inclusion and embraces diversity. Systems and processes will be well designed and operated so staff can work in an effective and satisfying way.



### **Objective 3: Inventing and Innovating together to be at the leading edge**

It is important to continue inventing, innovating and improving because together we can make a meaningful difference to people's sight. This will be done through enabling the rapid development of new devices and technologies that improve patient, student and staff satisfaction and outcomes, leading the development of new treatments and therapies. The design and infrastructure of Oriel will enable new and emerging technologies to be embraced while facilitating new partnerships to drive invention and innovation.



### **Objective 4: Educating people to be the very best**

Educating staff, next generation eye care experts and society is key to ensuring delivery of the vision for creating and disseminating eye care knowledge. Staff and others interested in vision and eye health care education will have access to lifelong learning opportunities – anytime, anywhere and at any point in one's career. Innovative and collaborative learning and teaching across multidisciplinary staff in the new facility is fundamental to the strength of our partnership. We will provide cutting edge and inclusive teaching and learning space that meets the needs of diverse learners, ensuring access to equipment and technology, including digital resources, enabling onsite and remote learning. All our stakeholders will be engaged in the design process to ensure that our facility is purposeful for the evolving needs of the eye health care sector.



### **Objective 5: Driving efficiency and effectiveness**

Project Oriel will help us operate sustainably in the long-term by enabling improvements in the efficiency and effectiveness of our work, allowing the investment required for the project. We will have flexible clinical, research and education space that minimises duplication and delay. Operating processes and systems will be redesigned to harness the benefit of the new infrastructure enabling continuous improvement, minimising waste and maximising resources.



## A people-centred design

All of these objectives are about people - to help people to be at their best, to be best supported, and to perform at their best. This will be both as individuals, as teams, and as the whole organisation: patients, carers, clinicians, support staff, researchers, academics, managers and students.



## Benefits arising out of the design

The design will help generate the benefits to patients, staff and the general public as follows:

### Improved clinical outcomes



These will result from:

- Innovations in clinical practice: the design will support this through enabling effective collaborations, knowledge exchange, education and training. The building is designed to integrate the contributions of researchers, clinicians and patients as drivers of change.
- Staff being able to provide diagnosis, treatment and care in the most effective and efficient way: the layouts aim to optimise clinical functionality, and will be developed in close consultation with clinical, research and support services users groups.
- Patients feeling best cared for and informed: the design aims to create an environment that is as supportive of patients as possible, and of the staff who take care of them. It does so through various design strategies covered below.

### Increased patient satisfaction



The role of the design in increasing patient satisfaction lies firstly in its ability to help provide a high quality experience in the period before, after and in between the sessions with practitioners and carers; and secondly in helping the staff operate at their best for the patients.

The design strategies to date have focused on patient journeys, addressing issues such as the ease of arrival, accessibility, clarity of wayfinding, and provision of pleasant places for waiting, in ready reach of the destinations. As the interior design develops post-planning, these strategies will be tested in consultation with the building's user groups, and be supplemented by careful attention to people's different needs.

Further work is to be undertaken following planning to develop the 'last half mile' of the patient journey in collaboration with interested parties and authorities such as Transport for London (TfL), London Borough of Camden, the Royal National Institute of Blind People (RNIB) and the King's Cross Central Limited Partnership (KCCLP). At the same time matters such as acoustics and glare will be carefully analysed and solved. To help staff operate at their best, the design aims to achieve excellent space planning and adjacencies for all parts of the building together with good facilities for the staff.

### Reduced wasted time



Clear and efficient clinical, research and educational layouts will help achieve this in co-ordination with digital technologies to assist the patient journey and staff flows.

### Increased research output



The concept of the building is all about collaboration - of increasing the interactions, both planned and unplanned between the different parts of the Oriel Community: clinicians, researchers and patients.

### Improved clinical education outcomes



Education is central to the vision of Oriel. Embedding the teaching spaces within the building will reinforce the connections between academic work and practical application academics, while enabling greater collaboration between researchers, clinicians and students. A conference facility on the ground floor provides a forum to engage with broader audiences while Oriel's programme for 'science on show' and community outreach connects its mission to the wider public.

### Increased staff satisfaction



The new building will be a vast improvement on Moorfields at City Road and IoO's current facilities. A purpose-built centre, designed to the highest standards with efficient and future-proofed services and enhanced staff facilities, such as changing rooms and social and refreshment spaces, will help improve staff satisfaction. A significant aspect of this improvement will be through departmental layouts designed in collaboration with the staff resulting in functioning layouts that enable them to do their jobs with maximum convenience and minimum obstacles.

### Reduced CO<sub>2</sub> emissions



The building aims to be as low carbon as possible, and ready for post-fossil fuel energy. It will achieve a BREEAM 'Excellent' rating and our ambition is to go further in terms of energy and greenhouse gas emissions.

### Improved operating efficiency



The layout and configurations of clinical, research and educational spaces will be designed with operational efficiency in mind, creating the optimal adjacencies and flows. These will be developed and refined further after planning, together with the staff from all three partners.

## Users of the building

The users of the building are varied and diverse:

### **People with particular needs**

- Children and young people under the age of 18. The different needs of different age groups within this cohort need to be specifically catered for, e.g. In the design of waiting areas with play and other activities. The educational aspects of Oriel, the idea of science on show, and the inclusion of art will play a significant role in the welcoming of children and young people.
- People with visual impairment. They may have loss of central vision, loss of peripheral vision, colour-blindness, defocus from refractive error, glare from cataract or loss of contrast sensitivity. The current design strives to make a legible and easily understood layout. As the design is developed further after planning, the specific needs of such users will be incorporated in collaboration with specialists.
- People with cognitive impairment. In the next stage of work, further studies will be carried out to understand how, for example, people with dementia, which has a correlation with glaucoma, will be cared for and how the design can help the relatives, volunteers and staff be best enabled to cater for the needs of people with cognitive impairment generally.
- At the next stage of design development the particular needs of a range of other people will be addressed. These include people with hearing impairments, people with neurodiversity related conditions, and people with learning disabilities.

### **Private Patients**

Private patients make a major contribution to the finances of Moorfields Eye Hospital. In the new Oriel building, a purpose-designed and separately administered Private Patients Unit will be incorporated.

### **Students**

The Education spaces are proposed to be immediately at the entrance levels, and then at the upper levels adjacent to research and clinical areas. They will be very much embedded in the life of Oriel, underlining the three-way integration of clinical, research and learning activities. Many of these have been designed to be flexibly used, for example with the ability to divide and unite spaces to accommodate smaller and larger groups.

As the design is developed in more detail, these spaces will be developed to create the best contemporary settings for learning such as encapsulated in the concept of campfires, caves, waterholes and life (as described by David Thornburg).

### **Staff**

Excellent functional layouts in laboratories, workspaces, clinical spaces and support spaces constitute the base conditions for staff satisfaction but the design needs to do more. It will also facilitate effective communication and collaboration between individuals, between teams, between departments and between the Oriel communities.

### **The Public**

Oriel will be public facing, welcoming visitors into its atrium where through exhibitions and video displays, they can find out about its work, and possibly become involved as volunteers or in research.



# 3

## Consultation

- 3.1 Consultation process
- 3.2 User group engagement
- 3.3 Planning engagement
- 3.4 Community and stakeholder engagement

## 3.1 Consultation process

The project has been developed through extensive consultation along four main streams:

**Consultation on proposed move of Moorfields Eye Hospital's City Road Services, 24<sup>th</sup> May - 16<sup>th</sup> September 2019.** This public consultation sought views from the wider public on the proposed move of the hospital. For more details on the findings see <https://oriel-london.org.uk/consultation-documents/>.

**User group engagement** - brief and design development in consultation with Oriel's user groups during RIBA Stage 1 and Stage 3. This engagement will be continued after planning.

**Planning engagement** - regular pre-application meetings with London Borough of Camden's planners and wider departments, presentation to the GLA and two Design Review Panel presentations. Topics included design and accessibility, site strategy, energy, transport, waste and sustainability. Extensive and ongoing discussions continue to be had with the KCCLP to ensure Oriel is coordinated and integrated into the future masterplan for the wider C&I site.

**Community and stakeholder consultation** - presentations to Camden's Strategic Review Panel, online public presentations and Q&As, newsletters and brochures, public website, Development Management Forum, during August and September 2020 (see separate Statement of Community Involvement as part of this planning application).

## 3.2 User group engagement

### 3.2.1 Test-to-fits

During RIBA Stage 1, April - June 2019, the design team undertook extensive consultation with the different user groups from both Moorfields at City Road and UCL. During this time, the area of the building was tested against the brief as provided and a series of test-to-fit layouts explored. Stage 1 established that the size and shape of the building could accommodate the required brief.

### 3.2.2 Departmental layouts

During January - March 2020, the design team carried out a series of engagement workshops and meetings with all 20 user groups. This was the first in what was supposed to be a three-part series of workshops with each of the user groups during RIBA Stage 3. However, it was cut short by Covid-19 in March and is expected to be resumed in January 2021.

### 3.2.3 Oriel Integration Advisory Group workshop

On 3<sup>rd</sup> and 4<sup>th</sup> March 2020, the client team held a two day workshop with the design team and the Oriel Integration Advisory Group (OIAG) comprising the heads of all the user groups. The purpose of this workshop was to review the RIBA Stage 2 shell and core design of the building and to explore the nature of integration of the various Moorfields at City Road and UCL departments and functions that comprise Oriel. This led to a reimagining of the stacking such that the departments are more mixed up and integrated across the whole building. The design team was tasked to develop a new stacking arrangement to be presented back to the OIAG at the end of March.

Key outcomes of the workshop and changes to the RIBA Stage 2 building organisation (stacking) were as follows:

- Zone 3 of outpatients moved to ground floor, thus giving more ground floor activity mix and departmental integration
- Education split over two floors – ground and sixth
- Staff-only café moved to sixth floor opening onto roof terrace (on the north boomerang to create a full wing of education to the south and ease servicing of the café)
- CRF/dry labs/EDD adjacent on the second floor opposite outpatients
- BioResource suite, eyebank and Cells for Sight form a suite of highly serviced clean rooms on the top floor of the south boomerang. Interstitial plant floor consolidated and maximised, with tech hub and some admin space the only other functions on that floor
- All departmental on-floor plant removed and put into the interstitial floor. This increased the efficiency of the departmental

layouts (as tested so far)

- Agreed that surgery remains on third floor below interstitial plant floor
- Maintain outward facing facilities (commercial/café) along the street edge at the northeast entrance in order to keep an 'active frontage' to optimise the urban realm and satisfy the planners.

### 3.2.4 Post-planning user engagement

The user engagement process was stopped in mid-March due to the Covid-19 lockdown. This has provided the opportunity for the user groups to reassess brief requirements post-Covid-19. The user engagement process should start up again in January 2021. The adaptable building approach, combined with ongoing engagement with the client project team, has enabled the design team to continue to develop the design to planning in full confidence that the design can accommodate future developments through the user group consultation process.



Department stacking 'games' at the OIAG workshop



### 3.3 Planning engagement

Consultation with London Borough of Camden's planning officers has taken place through two main stages:

Planning Performance Agreement 1 (PPA1): RIBA Stage 1 (March - June 2019) - establishing the principles and basis of design.

Planning Performance Agreement 2 (PPA2): RIBA Stage 3 (January - August 2020) - working with C&I's development partner to develop the masterplan and detailed design discussions.

One of the key principles established in PPA1 was that the design of Oriel should be integrated and co-ordinated with the development of the wider C&I masterplan. Due to delays in appointing the development partner for the C&I site, this could not start till February 2020. Further detail of the pre-planning application (preapp) meetings is discussed in Section 05.

#### Meetings and presentations

26/02/19	Preliminary presentation
11/03/19	Strategic Preapp meeting
25/04/19	Preapp 1
22/05/19	Preapp 2
12/06/19	Preapp 3
03/07/20	Preapp 4
09/10/19	RIBA Stage 2 interim presentation
22/01/20	Preapp - kick off meeting
26/02/20	Joint Oriel/KCCLP meeting
26/03/20	Presentation to GLA
15/04/20	Joint Oriel/KCCLP breakout session
15/04/20	Preapp - design and massing
24/04/20	Design Review Panel 01
29/04/20	Preapp - design and massing
20/05/20	Joint Oriel/KCCLP breakout session
22/05/20	Informal workshop with planning case officer
17/06/20	Joint Oriel/KCCLP breakout session
17/06/20	Preapp - massing/façade/public consultation
15/07/20	Joint Oriel/KCCLP breakout session
16/07/20	Preapp - energy
23/07/20	Preapp - design and conservation
30/07/20	Preapp - transport
13/08/20	Preapp - waste
19/08/20	Preapp - social, health and community impact
21/08/20	Design Review Panel 02
26/08/20	Preapp - crime prevention/ecology/trees
10/09/20	Preapp - landscape/public realm/rooftop plant
18/09/20	Preapp - planning and design

### 3.4 Community and stakeholder engagement

A number of meetings and presentations to the councillors, community organisation and the wider public in open for a during August and September 2020. In addition, an Oriel website (<https://Oriel-london.org.uk/>) has been live since August and newsletters and brochures have been distributed in order to reach as wide a range of the public and community organisations as possible.

For a full account of the public consultation see separate Statement of Community Involvement prepared by the London Communications Agency.

#### Community & Stakeholder meetings include:

03/08/20	Presentation to Councillor Danny Beale and Dan Pope
17/08/20	Presentation to Camden's Strategic Review Panel
18/08/20	Online public discussion 01
26/08/20	Online public discussion 02
24/09/20	Developers Management Forum
29/09/20	Somers Town Neighbourhood Forum
06/10/20	Knowledge Quarter
12/10/20	Camden Cycling Campaign
14/10/20	St Pancras Way residents



Public consultation newsletter

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