

MAYOR OF LONDON



CURRENT REPORTING STAGE ----->> Planning *

CONTEXTUAL DATA Progress: 100%

+ **ORGANISATION & CONTACT DETAILS**

ORGANISATION DETAILS

Organisation Name Skelly and Couch Ltd *
 Organisation Address 6-G9 Union Wharf, 23 Wenlock Road, London, N1 *

CONTACT DETAILS

Contact Name Luke Walters *
 Email luke.walters@skellyandcouch.com *
 Additional Email(s) *
 Telephone No. 2074247770 *
 Mobile No. *

+ **DEVELOPMENT INFORMATION**

OVERALL DEVELOPMENT DETAILS

Planning Reference Number ... *
 Name of Whole Development Twickenham Riverside *

DEVELOPMENT LOCATION

Development Address

Address Line 1 Street; 2-4 Water Lane; The Embankment; the Dia *
 Address Line 2 Twickenham *
 Address Line 3 *
 Address Line 4 *
 London Borough Richmond upon Thames *
 Postcode TW1 *

Ordnance Survey Reference

Development UPRN (if available) *Please add if available ->*

Geo-Location Coordinates

Latitude (to 6 decimal places) 51.240 *
 Longitude (to 6 decimal places, +ve or -ve) 0.000 *

DEVELOPMENT TOTAL AREA BREAKDOWN

Residential

Total Residential Floor Area 3,021 *
 Dwelling Counts

Flats 45 *
 House 0 *

Non-Residential

Non-Residential Floor Area Breakdown *Please include complete non-resi details below* *
 Landlord Circulation (in Residential Blocks) 848 *

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Twickenham Riverside
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General office (A2, B1, B8, D1 planning classes)	GIA m2	320	*
High street agency (A2 planning classes)	GIA m2		*
General retail (A1, SG planning classes)	GIA m2	368	*
Large non-food shop (A1 planning classes)	GIA m2		*
Small food store	GIA m2		*
Large food store	GIA m2		*
Restaurant (A3, A5 planning classes)	GIA m2	255	*
Bar, pub or licensed club (A4 planning classes)	GIA m2	444	*
Hotel (C1 planning classes)	GIA m2		*
Cultural Activities	GIA m2		*
Entertainment halls (D2 planning classes)	GIA m2		*
Swimming pool centre	GIA m2		*
Fitness and health centre	GIA m2		*
Dry sports and leisure facility (D2 planning classes)	GIA m2		*
Covered car park	GIA m2		*
Public buildings with light usage (D1, SG planning classes)	GIA m2		*
Schools and seasonal public buildings (D1, D2 planning classes)	GIA m2		*
University campus	GIA m2		*
Clinic (D1 planning classes)	GIA m2		*
Hospital (clinical and research)	GIA m2		*
Long term residential (C1, C2, C2A planning classes)	GIA m2		*
General accommodation (C1, C2, C3 planning classes)	GIA m2		*
Emergency services (SG planning classes)	GIA m2		*
Laboratory or operating theatre	GIA m2		*
Public waiting or circulation (SG planning classes)	GIA m2		*
Terminal (B8 planning classes)	GIA m2		*
Workshop (B1, B2 planning classes)	GIA m2		*
Storage Facility (B8 planning classes)	GIA m2		*
Cold Storage (B8 planning classes)	GIA m2		*
Overall Development Summary			
Total Development Floor Area			
Residential	GIA m2	3,021	
Non-Residential	GIA m2	2,235	
Total	GIA m2	5,256	
Total Non-Residential Uses		Landlord Circulation; General office; General retail; Restaurant; Bar, pub or licensed club	

+ SUPPLEMENTARY FILES AND UPCOMING REPORTING STAGES

SUPPLEMENTARY FILES

Site Plan

Does the development have a site plan?	Yes	*
What is the site plan filename?	TRS-HAL-ZZ-00-DR-A-2500-P05-210709	*

Best Practice Documents

Does the development have a predicted DEC?	No	*
Is there a base building energy rating (in line with DFP)?	No	*

ANTICIPATED DATES FOR UPCOMING REPORTING STAGES

As-Built Stage	1 Aug 2024	*
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Operational Year 1 End

1 Aug 2025

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DEVELOPMENT PERFORMANCE AND EMISSIONS

Progress: 100%

+ DEVELOPMENT PERFORMANCE

DEVELOPMENT OVERALL PREDICTED PERFORMANCE

Predicted Performance Calculation Details

Fuel Carbon Intensity Source (aligned with planning energy statement)

SAP 10.0

*

Residential Elements of the development

Predicted Annual Energy Use

Fill in all applicable fuels below

Annual Electricity Use	kWh/yr	68,689	*
Annual Gas Use	kWh/yr	0	*
Annual Oil Use (if applicable)	kWh/yr		*
Annual Biomass Use (if applicable)	kWh/yr		*
Annual District Htg Use (if applicable)	kWh/yr		*
Annual District Clg Use (if applicable)	kWh/yr		*
Elec Generation, Gross (if applicable)	kWh/yr		*
Solar Thermal Generation (if applicable)	kWh/yr		*
Predicted Annual Carbon Emissions	tCO2/yr	16	*

Non-Residential Elements of the development (Part L Calculation)

Predicted Annual Energy Use

Fill in all applicable fuels below

Annual Electricity Use	kWh/yr	128,860	*
Annual Gas Use	kWh/yr	0	*
Annual Oil Use (if applicable)	kWh/yr		*
Annual Biomass Use (if applicable)	kWh/yr		*
Annual District Htg Use (if applicable)	kWh/yr		*
Annual District Clg Use (if applicable)	kWh/yr		*
Elec Generation, Gross (if applicable)	kWh/yr	11,361	*
Solar Thermal Generation (if applicable)	kWh/yr		*
Predicted Annual Carbon Emissions	tCO2/yr	27	*

Non-Residential Elements of the development (TM54 Calculation)

Predicted Annual Energy Use

Fill in all applicable fuels below

Annual Electricity Use	kWh/yr	392,629	*
Annual Gas Use	kWh/yr	0	*
Annual Oil Use (if applicable)	kWh/yr		*
Annual Biomass Use (if applicable)	kWh/yr		*
Annual District Htg Use (if applicable)	kWh/yr		*
Annual District Clg Use (if applicable)	kWh/yr		*
Elec Generation, Gross (if applicable)	kWh/yr		*
Solar Thermal Generation (if applicable)	kWh/yr		*
Predicted Annual Carbon Emissions	tCO2/yr	91	*

CARBON OFFSETTING

Predicted Carbon Shortfall (aligned with planning energy statement)

tCO2

1,304

*

Total Committed Carbon Offset

£

123,892

*

END

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