

**London Borough of Southwark
(Elephant & Castle No.1)
Compulsory Purchase Order 2012**

**CPO evidence presentation – 05.02.2013
Make Architects – additional responses**

Category R

- 'Those in such a condition that any existing value would be lost within 10 years and which should, in current context be removed for reasons of sound arboricultural management'.

Total for removal 283

- Category A -27 (33% of Cat A trees)
- Category B – 81 (64% of Cat B trees)
- Category C – 144 (87% of Cat C trees)
- Category R – 31 (all)

Total for retention 123

- Category A – 56 (68% of Cat A trees)
- Category B – 46 (36% of Cat B trees)
- Category C – 21 (13% of Cat C trees)

Park scale

Landscape Strategy references

- 17.3 Park scale appendices p.168-170
- The reference to the largest park has always made clear that this refers to “central” London – this statement has been used in consultation to provide a frame of reference for the opportunity presented within the masterplan for the provision of a significant new publicly accessible space at the heart of the proposals and has been qualified to refer to Zone 1 for clarity.
- The landscape strategy application document provides references that benchmark the scale of other London and local spaces.
- The “70 years” note is in response to Geraldine Mary Harmsworth Park (Imperial War Museum) which opened in 1934 and is acknowledged as being of a larger scale in Zone 1.
- Burgess Park is located outside Zone 1, and is acknowledged that this is a larger park space that has been gradually assembled since the war as a product of the Abercrombie plan, and named Burgess Park in 1973
- The Masterplan proposes a major public open space at the centre of the Site – the Park – which will provide the new focus for the area and will act as the destination for the range of local routes that lead into the Development from all directions. It will be a destination for the community and a focus at the centre of Elephant and Castle.
- The park addresses a major deficiency highlighted in Southwark's Open Space Strategy 2012 (Sub Areas) for a new park in the Elephant & Castle, a deficiency in biodiversity in the area and fulfils the SPD directive and addresses community aspirations for the area. It will provide access to existing mature trees, new soft landscaping and publicly accessible open space network.