

# Richmond Education and Enterprise Campus

## The Journey So Far

### What is the Education and Enterprise Campus?

Richmond upon Thames College, Clarendon School, Haymarket Media Group, Harlequins, Waldegrave School, Richmond Council and Achieving for Children are working together to create an Education and Enterprise Campus on the College's existing site on Egerton Road in Twickenham.

The ambition is to create a Campus that will deliver:

- An innovative college of further and higher education working in partnership with Haymarket, Harlequins, their partners and other successful global companies and local employers.
- Purpose built accommodation for Clarendon School's secondary pupils (who have complex learning difficulties)
- Haymarket's new "tech hub" and digital media incubator.
- A new, much needed, 11-16, five form secondary school.

Additionally as a site neighbour, Harlequins, a global brand and currently ranked among the best Premiership rugby clubs in this country, and Europe, is also committed to the proposal. Contributing its excellence in sport, fitness and community values to the Campus, in particular the curricula of the College and schools.

### Benefits of the Campus approach

**The organisations that have come together to develop this proposal are committed to delivering the highest quality education with unparalleled opportunities for developing skills and pursuing employment through work experience, apprenticeships and, ultimately jobs.**

The Campus will deliver a completely new 22 acre estate, including state-of-the-art, e-enabled education facilities, spaces for start-up businesses, silver service dining experiences, a spa with health and wellbeing centre, an art gallery, theatre and sports hub all providing commercial services to the local community. By sharing an estate the College and schools will operate from a coherent basis, providing seamless access to facilities and expertise. The Campus will provide:

- Opportunities for joint curriculum development between the schools and College, and improved transition planning between them
- Greater educational choice on a single site
- Access to shared facilities, staff expertise and opportunities to share best practice in teaching and learning
- Economies of scale that strengthen the business model and provide a platform for further innovative developments
- Access to work experience and apprenticeships – with Haymarket, Harlequins and other local employers
- Co-location with a mainstream secondary school and the College will increase inclusion opportunities for Clarendon's students and improve transition arrangements
- The new Haymarket "tech hub" will provide access to state-of-the-art facilities, industry standard technology and the opportunity to work with established professionals.

### Website

Information about all the previous consultations, the public meeting and the Local Community Forum, is available on: [www.reec.org.uk](http://www.reec.org.uk)

### Consultation so far

**Since the proposal to redevelop the Richmond upon Thames College site was announced in 2012, there has been extensive consultation on the plans, thousands of people have been given the opportunity to have their say. This includes:**

#### Initial visioning consultation (January 2013)

This consultation gave residents and stakeholders the opportunity to have their say on the high level proposals. This feedback helped inform later designs.

#### Three pre-planning consultations

As the proposals were developed, each iteration was presented to the public and stakeholders for feedback (in April 2014 / October 2014 and January 2015).

#### Public meeting

A public meeting was held on the 21 April 2015, enabling residents to hear the latest plans and see how their views had been incorporated.

#### Local Community Forum

The Local Community Forum was established in June 2014. The purpose of the Forum is to provide groups with the opportunity to have an early preview of the developing proposals prior to going out to public consultation.

The Forum provides groups with dedicated time to discuss the proposals and the project with senior members of the partnership. Groups attending the Forum are asked to feed information back to their members and encourage them to take part in the various consultation and engagement opportunities. The community representatives on the Forum are:

- Dene Estate Residents Association
- Friends of the River Crane Environment
- Heatham Alliance
- Court Way Residents Association
- Heatham Residents Association
- Heathfield South Neighbourhood Watch Coordinator
- Chudleigh Road Neighbourhood Watch Coordinator
- Court Way Resident Rep



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## The Planning Process

### What parts of the development already have Planning Permission?

The College submitted an Outline Planning Application for the development of the overall Campus in August 2015. An application for outline planning permission allows for a decision on the general principles of how a site can be developed. Outline planning permission is granted subject to conditions requiring the subsequent approval of one or more 'reserved matters'. Following a statutory consultation, the Outline Planning Application will be determined in March 2016.

As this application is of potential strategic importance to London, it will be referred to the Mayor of London for his final decision, known as a Stage 2 referral. He has fourteen days to review the Application and subsequent decision.

The College submitted a planning application for the demolition of some of the existing campus and this was granted consent on 23rd December 2015. This demolition work has already commenced.

### Timeline

#### Summer 2015

An Outline Planning Application was submitted for the entire development in the summer 2015 and seeking approval in early 2016.



#### Summer 2016

Expected Reserved Matters Planning decision on the joint schools building is targeted for the end of May 2016. Construction on the education development due to commence. Enabling demolition works that were granted permission in December 2015 have already commenced. College reserved matters application also expected to receive approval.



#### Autumn 2017

Construction due to complete on the secondary school building and the Clarendon School building mid to late 2017. The new secondary school, The Richmond upon Thames School (RTS) will open in September 2017.



#### 2018 onwards

Phase One of the College redevelopment is expected to complete in the spring of 2018. Construction of the College STEM centre and the sports buildings will commence following the decant and opening of the Phase One College building. Construction of the first section of the residential development may also commence at this time. The development of the Haymarket tech hub and second section of the residential development will follow this.

### What was part of the Outline Planning Application?

The Planning Committee has been asked to agree an outline application for the demolition of existing college buildings, site clearance and groundworks together with the redevelopment of the site. This will provide:

- A new campus for education and enterprise purposes, comprising; Replacement College of up to 16,000sqm to accommodate up to 3,400 FTE day time students, as well as evening and weekend use; A Science, Technology, Engineering and Maths (STEM) Centre of up to 6,100sqm.
- A new Secondary School of up to 7,000 sqm for up to 750 students;
- A new Special Educational Needs (SEN) School of up to 4,000sqm for up to 115 students;
- A new ancillary "tech hub" for Haymarket Media of up to 1,700sqm;
- Replacement on-site sports centre of up to 3,900sqm to serve both the College, schools and wider community;
- The upgrading of existing Craneford Way playing fields for use by the College, schools and local community;
- Alterations to existing means of access for vehicles, pedestrians and cyclists from the A316 involving the creation of a signalised junction, alterations to the A316 footbridge and minor realignment of Langhorn Drive, alterations of existing vehicular access points on Egerton Road as well as the upgrading of Marsh Farm Lane footpath;
- Provision of on-site parking (non-residential) for up to 230 vehicles, open space and landscaping;
- A new residential development of up to 180 units together with associated parking for up to 190 vehicles, open space and landscaping.

### What parts of the development are still subject to Planning Permission?

Reserved matters are those aspects of a proposed development which an applicant can choose not to submit details of with an Outline Planning Application (i.e. they can be 'reserved' for later determination). In this development, this includes (but not limited to): layout, appearance, scale and landscaping.

It is hoped that Reserved Matters Planning Applications for both the College Phase 1 building and the joint schools building will be submitted this spring. Applications for the other elements of the site will be submitted later in 2016.

In preparation for these two Applications, this consultation will consider the College and schools developments separately.



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## Construction Access and Set Up

### Construction and Access for Schools and College

The Outline Planning Application (OPA) considered the temporary impacts of the construction works to deliver the new Campus. This included all construction goods traffic being routed via the A316 and Langhorn Drive, to minimise the impact of construction traffic on the local residential estate.

All construction will be completed in accordance with an agreed Construction Management Plan (CMP). This document, which will be included in the Reserved Matters Planning Application, sets out proposed measures to ensure safety and minimise disruption to local residents, businesses, the general public and the workforce employed during the construction of the new College and school buildings.

The diagram below shows some of the principal aspects of the site access and set up for both the schools and College phase 1 projects.

