



## Case Study: SAP & CSH



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|--------------------|----------------------------------------|
| <b>Client:</b>     | Southwark Council                      |
| <b>Location:</b>   | Maple Quays, Canada Water, London      |
| <b>Developer:</b>  | Barratt Homes and BL Canada Quays Ltd. |
| <b>Architects:</b> | CZWG Architects and PKS Architects     |

### Brief:

Canada Water, like so many areas within the Thames Gateway, is undergoing a major transformation. The scheme is being developed by Southwark Council in partnership with British Land Canada Quays (BLCQ) and Barratt East London. At the centre of this multi-million pound development is the new library, designed by Piers Gough of CZWG Architects. Built on the waterfront and main plaza, the library will complement the surrounding homes, restaurants and retail units.

The new development consists of several sites: Site B is at its heart, close to the library and forming a backdrop to the main plaza. The mixed use scheme, designed by PKS Architects, comprises 63 units of which 21 will be affordable homes. The ground floor will be for commercial and retail units. Site A includes over 600 residential units of which 170 will be affordable and 10% disabled homes.

Stroma Built Environment (formerly BBS Environmental) is conducting the SAP and CFSH (Level 4) assessments on the entire scheme. All plots comply with the Lifetime Homes criteria.

The space and water heating is provided by one centralised energy centre, housed within Site B, and includes the following components:

- ✓ Biomass pellet boilers
- ✓ Natural Gas fire CHP (Combined Heat and Power) plant
- ✓ Gas condensing boilers

Once complete, this development will provide its residents with a unique environment in which to work, rest and play. With the Canada Water underground station on the doorstep, so many of London's major attractions are only minutes away, including; Canary Wharf, The Excel Centre, The City and The O2 Arena.