

# Cadent

Your Gas Network

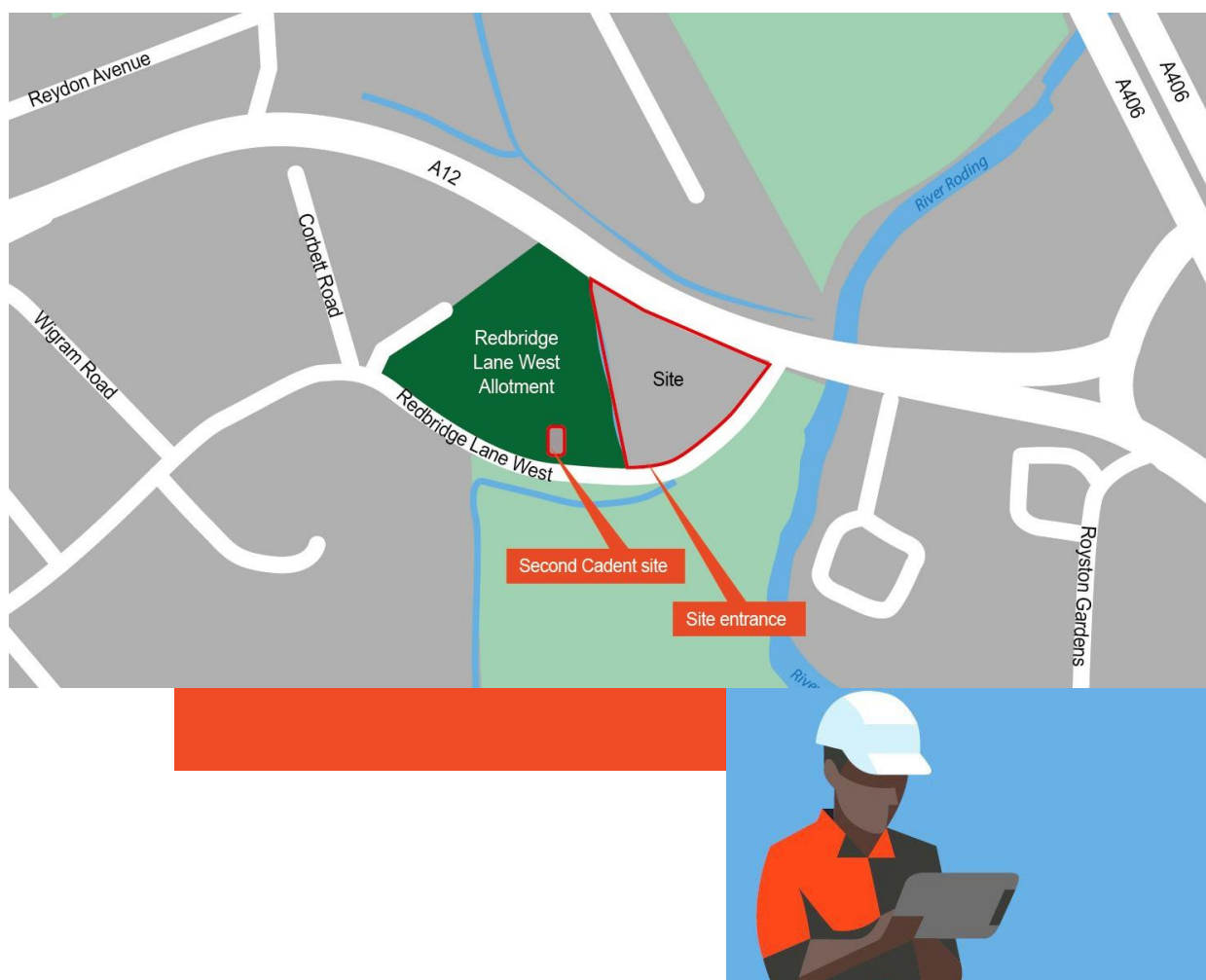


## Maintenance and upgrade works Redbridge site

# Our proposals for Redbridge

Our Redbridge site has been operational since 1981 and supplies gas to a large part of North East London.

As part of our ongoing commitment to maintain the integrity of our pipes and other assets, we need to carry out some routine maintenance and upgrade work to our Redbridge site. The proposed works will lengthen the life of this key asset and ensure exceptional levels of reliability to enable us to meet demand on the gas network.



The above map provides a bird's eye view of the existing site in Redbridge that will need to undergo the following maintenance and improvements:

- **Replacement of some equipment on our main Redbridge site:** including various modifications to mechanical equipment and pipe supports amongst others. The improvements made by the works will be apparent for decades to come, so it is important that the surrounding equipment is adjusted to support this.
- **Noise:** During construction the team will have the latest technology, including noise-reducing elements that will make our operations much quieter for our neighbours. We'll monitor noise levels throughout the work and do all we can to keep them to a minimum.
- **Second site:** modifications of this site are required for this project as the metal ladders and platforms within the valve pits have become corroded over the years and need to be replaced as they are no longer fit for purpose.

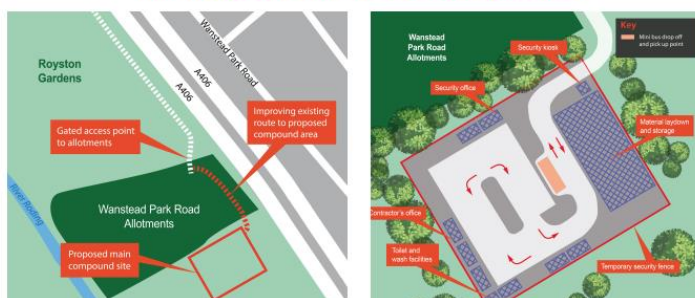
# Our Work compounds

Through our consultation we took on board feedback from allotment holders, to ensure minimal use of land at Redbridge Lane West allotments. As a result of the feedback we received, we agreed to have two compounds for our works. The main works compound will be behind Wanstead Park Road allotments, with a smaller site at Redbridge Lane West allotments.



Construction traffic will move from one site to the other via the A406 and A12. No vehicles will be allowed to go through the local community roads.

## Wanstead Park Road Compound



## Redbridge Lane West Compound



# Activity you will see on site



**Some vegetation removal to ensure that works can be carried out in a safe and practical way.** We've carried out ecological surveys that have identified the steps we would need to take to protect the environment during our work and are working closely with London Borough of Redbridge. We will also be liaising with the lead Local Flood Authority to ensure that we protect the ditch through the site while we erect the new fence. Cadent will need to manage the vegetation (including hedgerows, shrubs and trees) either side of the fence to ensure that the standard clearance requirements are fulfilled to maintain the safety of our site. The vegetation clearance will be carried out carefully and will be monitored by an ecologist to ensure the process is as efficient as possible. There will be a 5:1 replanting policy in place for any trees we need to remove.



**Site compound setup.** Through our consultation we took on board feedback from allotment holders, to ensure minimal use of land at Redbridge Lane West allotments. As a result of the feedback we received, we agreed to have two compounds for our works. The main works compound will be behind Wanstead Park Road allotments, with a smaller site at Redbridge Lane West allotments.



**Works within the compound area and just outside the boundary.** Sometimes we will be working slightly outside of the allotted boundary due to the nature of the project, but when this happens the team will ensure that disruption is kept to a minimum by providing diversion routes and efficient traffic management.



**Installing a new fence.** Fencing will remain in place throughout the refurbishment works.



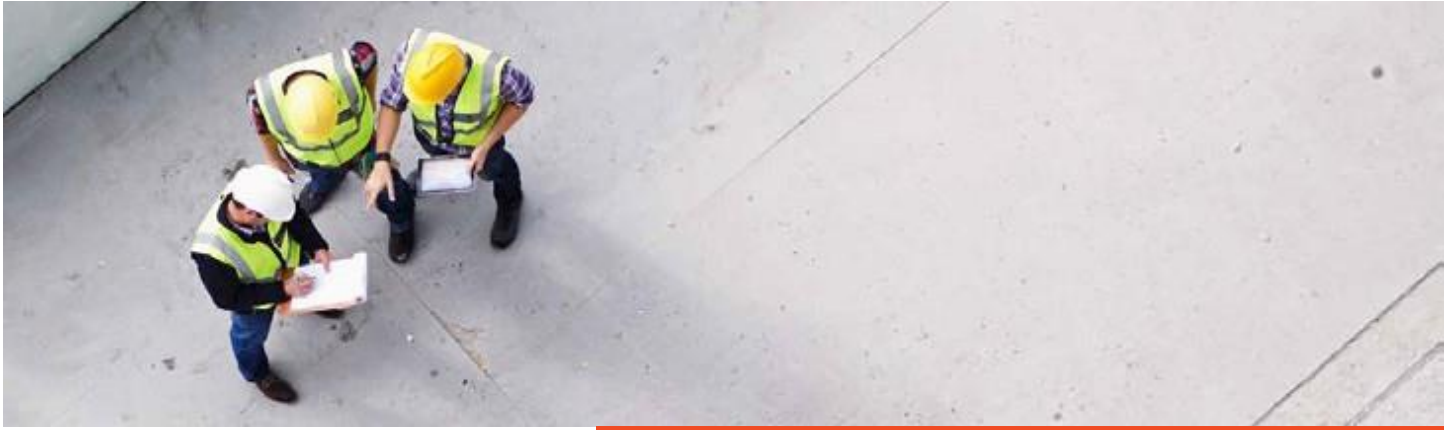
**Vehicle movements.** Vehicles will be coming onto the site throughout the duration of the works, mainly for deliveries. We appreciate the disruption that heavy vehicles can cause, and to avoid potential queues we will liaise with drivers and companies in advance to discuss the best route to site and arrange dates/times for deliveries. Traffic signage will be in place throughout to minimise disruption. Construction traffic will move from one site to the other via the A406 and A12. No vehicles will be allowed to go through the local community roads.



**Light testing.** Towards the end of the project we will test the lighting on a weekday evening to make sure everything works properly as part of the commissioning.







## Questions and answers

### **Will my gas or electricity supply be affected by the proposed work?**

No. As the site isn't directly connected to people's homes and businesses, local supplies will not be affected by these works.

### **Why were Redbridge Lane West and Wanstead Park Road Allotments chosen as the preferred compound areas?**

The Redbridge site is in the dense urban environment of East London. Through our consultation we took on board feedback from the community, to ensure minimal use of land at Redbridge Lane West allotments. As a result of the feedback we received, we agreed to have two compounds for our works. The main works compound will be behind Wanstead Park Road allotments, with a smaller site at Redbridge Lane West allotments.

### **What will you be doing to minimise inconvenience should the proposed works go ahead?**

We are liaising closely with the local authority and other key local stakeholders to plan our proposed work. We will continue to engage with impacted stakeholders throughout the duration of construction.

### **How are we protecting local wildlife or ecology during the proposed works?**

We have carried out a thorough review of the site and conducted a series of ecological and environmental surveys to help us understand and identify the local ecology, potential habitats on site and the possible encountering of protected species.

These surveys identify the measures we need to take to protect the environment. We have a dedicated team who work hard to protect, as far as reasonably practicable, areas of local amenity value. These include important existing habitats and landscape features like historic hedgerows, surface and ground water resources and nature conservation areas.

There will be a 5:1 replanting policy in place for any trees we need to remove, and clearance work will be under the watch and guidance of an appointed ecologist. We will be liaising with Redbridge Council and the Neighbourhood Street Scene to ensure that we carry this out as effectively as possible. We always aim to leave the environment where we undertake our work in a better condition than before.

### **Would construction affect air quality in the local area - how do you monitor this?**

We follow the requirements of the local authority set out in our planning conditions and government guidance relating to vehicle movements, cyclists, noise, pollution etc.

### **Who would you be working with to carry out these proposed works?**

We are engaging with the London Borough of Redbridge including local councillors, Vision Redbridge Culture and Leisure, Planning Officers from Regeneration, Property and Planning department, Principal Arboricultural and Horticultural Officer from the Neighbourhood Street Scene and the Highways Safeguarding Adult Board Team (acting as Lead Local Flood Authority). We will continue to liaise with relevant stakeholders throughout the life cycle of the project.

During our maintenance works we use experienced, well-trained and qualified contractors to carry out the work on our behalf. We manage our contractors and monitor their performance closely.

### **What hours would you be working?**

Working hours would be 7.00am until 6.00pm weekdays. If weekend work is necessary, we'll agree this with the local authority, and write to you in advance to let you know.

### **What route would construction vehicles take should the work go ahead?**

Our traffic management plan considers the local area, road network and speed limits and avoids populated areas where possible. It's designed to minimise disruption while we're working on our sites. We intend to write to neighbours in advance if we expect any oversized deliveries, road closures or diversions and will include details of the planned route.

All heavy vehicle deliveries will call in advance to discuss the best route to site and arrange dates/times to avoid a queue on local roads. We'll make a passing point for vehicles in the site compound/access road and we'll install traffic signage at the proposed site entrance to keep access entrances clear at all times. All construction traffic will move from one site to the other via the A406 and A12. No vehicles will be allowed to go through the local community roads.

### **Do you need any sort of permission to do this work?**

As a critical infrastructure provider, Cadent benefits from certain permitted development rights under the General Permitted Development Order 1995, however, Cadent have submitted a full planning application for these works to upgrade the security fence at the Redbridge AGI compound; this is because we need to move the existing fence line outwards onto the adjacent land owned by London Borough of Redbridge. We have worked closely with London Borough of Redbridge to submit this application.

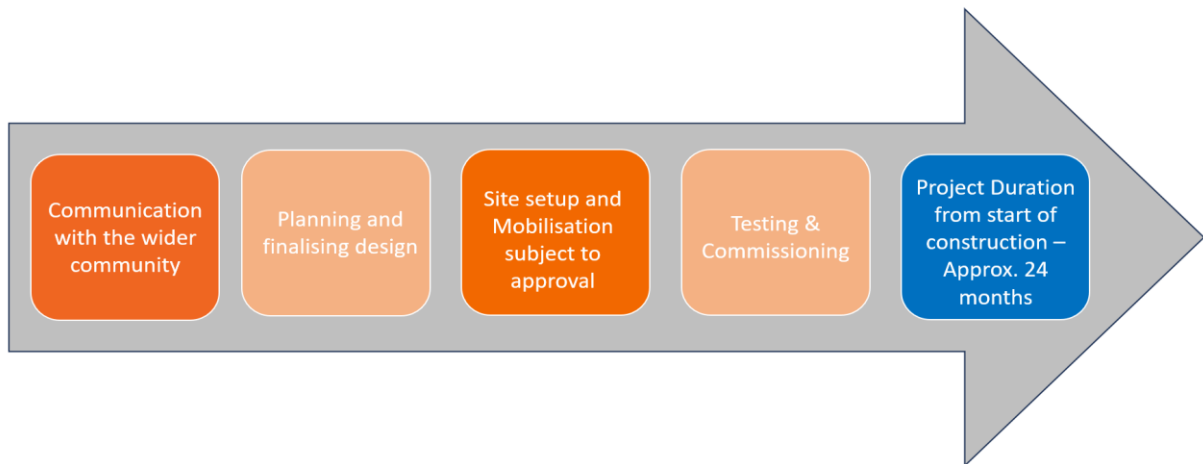
### **Would these works have any effect on local traffic?**

Whilst there would be some additional traffic around the site, a traffic management plan would be in place to keep disruption to a minimum. Our traffic management plan would consider the local area, road network and speed limits and avoid more populated areas where possible. We are at the early stages of the project and we are still progressing exact plans for the works, including our traffic management plan and construction timeline. As soon as we have concrete information we will let you know.



# Next steps

We are awaiting approval from the Secretary of State. Once we receive planning we will begin works on the sites. The duration of the project will be approximately 24 months. We will continue to engage with you throughout all stages of the project lifecycle, to ensure that we can minimise any impact.



Cadent is the local gas distribution network in your area. Cadent owns, operates and maintains the largest gas distribution network in the UK, ensuring the safe and reliable flow of gas to 11 million homes, hospitals, schools, businesses, offices, industrial sites and other facilities across half of the country, as well as providing the national gas emergency service for the UK.



## Contact us

We are committed to keeping communities informed about our work. We provide advance information and make it easy to get further details to minimise inconvenience.

To find out more about our work, visit our website: [www.cadentgas.com](http://www.cadentgas.com).

If you have any questions, we have a dedicated community relations team who can be easily contacted on [redbridgeagi@communityrelations.co.uk](mailto:redbridgeagi@communityrelations.co.uk) or **0800 0687925**.