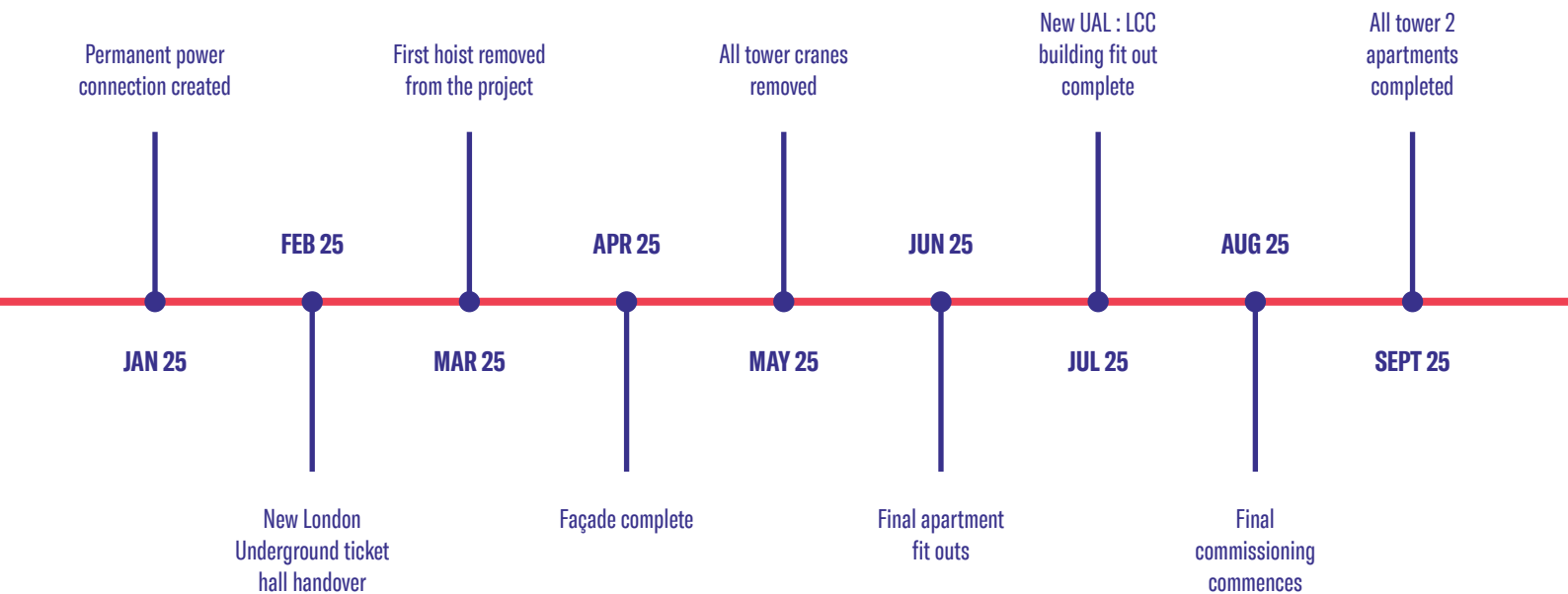


COMMUNITY UPDATE

SITE ACTIVITY UPDATE

As we head into Spring, more and more trades on site are finishing their work as we look to begin completing sections of the project. Community events are running at full speed, so read on to find out what's going on at Elephant and Castle Town Centre!

CONSTRUCTION UPDATE



KEEPING YOU INFORMED

The development team, including contractor Multiplex, will continue to hold online Neighbourhood Information Forums. During these forums, we will provide you with an update on the project and inform you of all planned works for the upcoming couple of months.

THE NEXT VIRTUAL NEIGHBOURHOOD INFORMATION FORUM IS SCHEDULED FOR TUESDAY 3RD JUNE AT 18:30.

To register your interest, please email info@elephantandcastletowncentre.co.uk and a meeting link will be sent in advance.

MULTIPLEX CONTACTS AT ELEPHANT AND CASTLE:

AMY DAWSON

Social Value and Community Lead
M: 07715 629701 (Mon-Fri)

PROJECT SUPPORT CONTACT DETAILS

M: 07494 592024 (24/7, out of hours)
E: ECTC@multiplex.global

WEBSITE:

www.elephantandcastletowncentre.co.uk

STANDARD WORKING HOURS:

Monday—Friday 08:00 to 18:00
Saturday 08:00 to 13:00

AGREED ADDITIONAL WORKING HOURS:

Monday—Friday 18:00 to 20:00



MULTIPLEX

CONSTRUCTION UPDATE



The 'podium' space next to the railway station platforms is taking shape, with ground floor paving works ongoing around the station route before progressing throughout the ground floor of the podium.

- The E1 (12-storey new London College of Communication building) façade installation is now complete and internal fitout works are ramping up. Fit out works are now underway internally up to level 10, with the remaining two levels to be handed over by the end of this month. These fit out works consist of modular bathroom and riser installation, cabling works and other activities. All utilities, gas, power communications & water connections are now complete externally.
- The tower 1 (34-storey residential tower) façade installation is now complete, along with the installation of bathroom pods. Fit out 'white box', the term used for completion of the walls, ceilings and utilities is now completed up to level 28 and will shortly be completed on the whole tower. Flooring is complete to level 26 and kitchens have been installed to level 22. Roof works are also ongoing, encompassing planter boxes, louvres and waterproofing.
- On tower 2 (20-storey residential tower) and tower 3 (22 storey residential tower), façade panel installation has also now completed. Fit out 'white box' is now also complete in both towers, as is flooring and kitchen works. Joinery works are continuing and currently complete up to level 15 on each tower. The roof crown steel is complete, and final finishing works on the roof are in progress.
- The dedicated retail, leisure and workspace 'podium' building is starting to take shape, with façade in these areas being progressively installed. Dry lining is now nearing completion, with the final area left to complete being the ground floor residential lobby. Modular interiors are now complete across 75% of bathrooms, with the remainder of bathrooms due to commence in early May. Ground floor paving works have commenced around the station route and will progress throughout ground floor space.
- Structural steel works are complete across the rest of the retail units, with all floor slabs poured, stair landing installation underway and precast installation due to commence at the end of April. Façade installation is due to commence later this month and the substation structure will complete in mid-April.
- There are currently three vehicle entry/exit gates and one external pit lane in use across the project, managed by teams of dedicated trained traffic marshals through Multiplex's supply chain partner, Clifpine. We have three tower cranes remaining on the project, the last of which will be removed in early June. We have recently removed the second of our hoists on tower 2 and are currently removing the hoist on tower 3. Most of the pedestrian gantries have now also been removed.
- At present, approximately 700 people are coming to work on the project every day, with the decrease from last month demonstrating that supply chains are completing their works and are moving on from the project.

ELEPHANT AND CASTLE STATION CAPACITY UPGRADE PROJECT

UPCOMING GROUND INVESTIGATION WORK

As part of the ongoing capacity upgrade at Elephant and Castle Station, Transport for London (TfL) is undertaking ongoing preparatory ground investigation works.

For this work, TfL will be digging a borehole into the road outside the Northern Line ticket hall at Elephant and Castle Underground Station, which is likely to take place in mid-May 2025. These temporary works will take approximately 5 days during working hours, with some noise and vibration impact from the digging. TfL will have staff on-site during these working hours to monitor any impacts.

A borehole is a narrow hole dug into the ground, and this will help TfL assess the ground and water conditions of the site. The results of this testing will help to inform the plans. The team will visit the borehole with equipment to take away samples. During this time, the beginning section of the southbound carriageway will be closed, moving the start of the bus lane - Bus Stop P will still be operational. The area around the borehole will be cordoned off and secured overnight. Signage will be in place to direct cars, buses and cyclists safely around the closure. Pedestrians will still be able to use the nearby pavement. TfL will directly contact impacted stakeholders prior to the start of works with further information.

If you would like to know more about our project at Elephant & Castle, please visit <https://tfl.gov.uk/travel-information/improvements-and-projects/elephant-and-castle-station>

Should you have any questions or concerns about the work, please contact the team via <https://tfl.gov.uk/help-and-contact/contact-us-about-tube-and-rail> or by telephone on 0343 222 1234*.

* Service and network charges may apply. See tfl.gov.uk/terms for details.

COMMUNITY UPDATE

SOCIAL VALUE UPDATE

Following Multiplex's "Open Doors" engagement sessions in March, a student from the Girls Under Construction group (ages 16–23) has secured a work experience placement with the project's commercial team and will join from 12–16 May 2025.

Multiplex is also reconnecting with Inspire Walworth to explore further educational engagement and volunteering opportunities.

Multiplex continue to support a filming project with LCC students, involving scheduled visits and interviews with the project team. This initiative, which began in September 2024, will run through the summer of 2025.

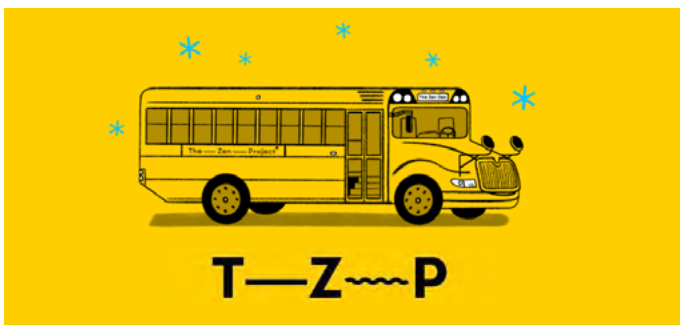


EASTER EGGSTRAVAGANZA!

Castle Square came alive on Good Friday with an Easter celebration that welcomed the Spring season!

With lively performances, creative workshops, and arts and crafts for all ages, the free event brought the community together for a fun-filled start to the bank holiday weekend.

A big thank you to everyone who joined us and stay tuned for more exciting seasonal events at Castle Square!



THE ZEN BUS PROJECT COMES TO CASTLE SQUARE!

The Zen Project will be bringing its Zen Sessions to Elephant and Castle – and all via bus!

The Zen Project is a brilliant social enterprise on a mission to improve mental health and wellbeing through accessible mobile support. The project delivers its fantastic Zen Sessions to communities via its converted American school buses. Come along to Castle Square in the afternoon of the 16th May to take part in a range of simple activities to feel calm and peaceful!

Date: 16th May

Time: 1–4pm

Location: Castle Square, 40 Elephant Road, London, SE17 1EU



LOOKING FOR A JOB?

SOUTHWARK COLLEGE

ELEPHANT

getliving

CAREERS FAIR 2025

We're excited to welcome back the Elephant and Castle Careers Fair at Southwark College!

With a range of inspiring employers and a panel discussion, it's a great chance for young people in Southwark to explore career paths and connect with industry professionals.

Date: Wednesday 25th June

Time: 11–4pm

Location: Southwark College

[Click here to register](#)

ENVIRONMENTAL SUSTAINABILITY UPDATE

BREEAM

With construction progressing on the project, one of the project's key environmental assessments comes into focus, BREEAM, Building Research Establishment's Environmental Assessment Method. BREEAM scores construction projects based on a wide range of categories and criteria. These include waste, energy, health and wellbeing, water, and ecology.

WASTE & CIRCULAR ECONOMY

The drylining contractor is utilising an offsite prefabrication facility to ensure plasterboard sheets are to the correct size, reducing offcuts being produced onsite. Any waste plasterboard will be collected by the supplier, broken down, and re-entered into the manufacturing process in a closed-loop system, helping to significantly reduce plasterboard waste.