

# THE CUT – AREA BASED SCHEME

**Antonia Simpson – Project Manager**

**THE CUT REFURBISHMENT**

**LONDON BOROUGH OF SOUTHWARK**

# THE CUT – LOCATION MAP









te  
COFFEE SHOP

OPEN 24 HOURS  
FOOD & WINE

LAM

14°0'

COFFEE



GET YOUR BEST SHAVE  
OR YOUR MONEY BACK.

*The Gillette*

A large billboard for Gillette razors is mounted on the side of the building. It features a close-up image of a safety razor and the slogan "GET YOUR BEST SHAVE OR YOUR MONEY BACK." The Gillette logo is visible in the top left corner.

@YOUNG VIC

No. 66 **Young Vic**

THE CUT SE1





THE ANCHOR & HOPE



Bernie Spain Gardens  
Thames Path & Gabriel's Wharf  
Oxo Tower



Controlled Zone W

Cycling  
Bicycle  
Shop





INDIAN CUISINE  
RESTAURANT  
1 1123

LIVEBAIT

LIVEBAIT

LIVEBAIT

FRESH SANDWICH BAR  
THE BOOKS

THE CUT

LET  
FIELD & W  
NOV 2024

SOLE  
FIELD & W  
NOV 2024

SOLE  
FIELD & W  
NOV 2024

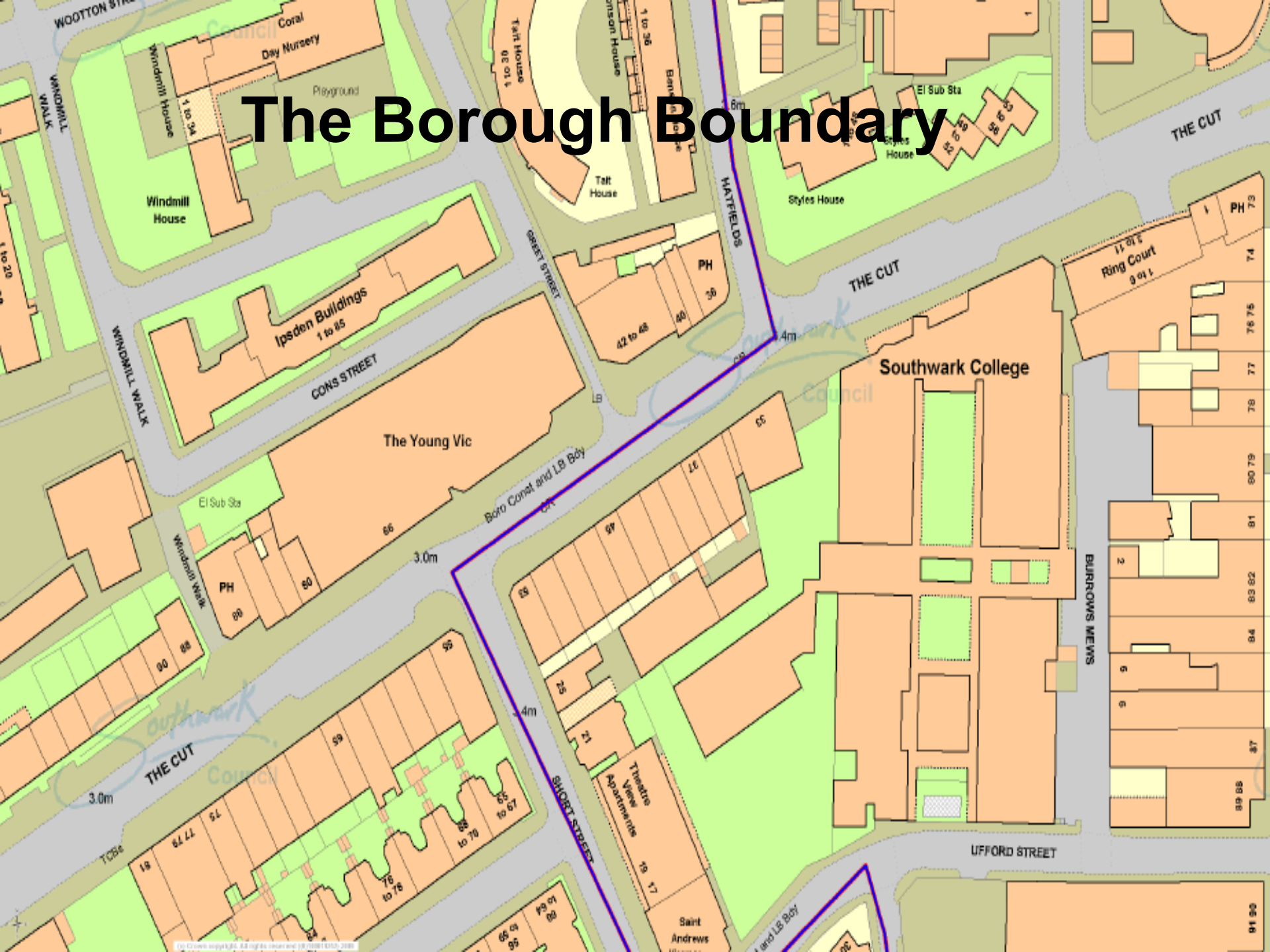
SOLE  
FIELD & W  
NOV 2024

SOLE  
FIELD & W  
NOV 2024





# The Borough Boundary



# THE CUT – LOCATION MAP



# **Challenges and scheme objectives**

- 1. To improve pedestrian access in the area**
- 2. To improve the function of The Cut as a pedestrian route between Waterloo and Southwark**
- 3. To improve the quality of the public realm for residents, visitors and people working locally**
- 4. To improve the perception and reality of safety for people walking through the area**
- 5. To improve the trading environment for businesses in the area**
- 6. To encourage the use of sustainable travel**

# **Cross Borough Issues**

- 1. Differing policy, approaches and accountabilities**
- 2. Different practises for delivery (construction methods, contracts)**
- 3. Organisational priorities and culture**
- 4. Politics**
- 5. Communication**
- 6. Obtaining general consensus without compromising on quality**

# **What cross borough equated to on the ground**

- **Different paving**
- **Different light columns**
- **Different waste management arrangements**
- **Two street drinking policies**
- **Different parking meters (with different charges)**
- **A range of street clutter**
- **Numerous signs and styles of signs**

# Timeline

<b>Initial Report</b>	<b>Commissioned 2004</b>
<b>Step 1 Submitted</b>	<b>November 2005</b>
<b>Step 2 Submitted</b>	<b>February 2006</b>
<b>Contractor Appointed</b>	<b>March 2007</b>
<b>Scheme Commencement</b>	<b>March 2007</b>
<b>Scheme Completion</b>	<b>March 2008</b>

# Our approach

- 1. Project governance**
- 2. Communication**
- 3. Clarity of roles**
- 4. Step by step engagement**



# Governance

- **Put in place a management structure through which decisions could be made.**
- **The structure had representation from both boroughs**
- **Identified clear roles and responsibilities**
- **Acknowledgement of different set of skills required for different stages of project**
  - **Design/Consultation/Funding (CRP)**
  - **Implementation (2 Key Project Managers)**

# ORGANISATIONAL CHART

**Project Board**  
Abu Barkatoolah (LBL), Alistair Huggett (LBS),  
Sarah Walton (CRP), Anthony O’Keeffe (TfL)

**Implementation Project Manager**  
David White (LBL),  
Antonia Simpson (LBS)

**Development Project Manager**  
John Roseveare (CRP)

**Southwark/  
Lambeth**

**Design, Planning,  
Supervision, Cost Control**  
Pell Frischmann

**Resident Engineer**  
Wayne Overmeyer (LBL)

**Steering Group**

**Waste Management  
Steering Group**

**Landscape Designers**  
Cracknells

**Clerk of Works**  
Franz Duffield

**LBL Design Highways**

**LBS Clerk of Works**

# **Project Board**

**Monitor progress, costs, programme, design**

**Strategic – not day to day operations**

- **Head of Service – (Abu Barkatoolah - LBL)**
- **Frameworks and Implementation Manager – (Alistair Huggett - LBS)**
- **Assistant Director – (Sarah Walton - CRP)**
- **Assistant Programme Manager – (Anthony O’Keeffe, TfL)**

# **Project Steering Group:**

- **Local Community Representation**
- **Local Business Representation**
- **TfL Representation**
- **Design Representation – Engineers (Pell Frischmann), Architects (Cracknell)**
- **Local Authority Representation**

# **Roles and Responsibilities**

## **CRP**

- **Led early design**
- **Made submissions to TfL**
- **Budget holder and budget management**
- **Funder Liaison**
- **Managed steering group**

# **Roles and Responsibilities**

## **Southwark - Design**

**LBS led with continuous LBL input**

**Sought agreement and consensus for all aspects of the project design (waste mgt/ lighting/ signage/ trees).**

**Managed Waste Management Strategy for The Cut**

**Liaison between boroughs**

## **Lambeth - Construction**

**LBL led with continuous LBS input**

**Value engineering and contract mgt**

**Construction and Site management**

# Communication

- **No assumptions were made on the status quo and a no blame culture developed for the project team.**
- **Ongoing liaison between numerous departments (not resource light was the outcome of many meetings and require trust and corporation from both boroughs)**
- **Appointed Waterloo Community Development Quarter - lead consultation body for the local community and the Waterloo Business District for business liaison.**
- **Structured and direct communication with all stakeholders**
- **Clear lines of communication (one voice and story told not two)**
- **Weekly meetings with daily contact**

# **Cross Borough Working throughout the project**

**Joint approaches agreed for**

- **Thames Water**
- **Communications**
- **Utility Companies**
- **Waste Management**
- **Contractor Procurement (Conways both LBL and LBS highways term contractor)**



# **The Outcomes of successful approach**

- **The Councils worked in conjunction with CRP to pool expertise to reach a shared objective**
- **An exemplar project demonstrating councils working together and agreeing to streetscape designs and solutions.**
- **A project completed to a high standard that has lasted the test of time.**
- **Able to satisfy and meet the requirements of both boroughs**
- **Real benefits realised for the local communities**
- **Buy in from both boroughs as to the ongoing management and maintenance.**

# **OBJECTIVES → DESIGN**

- **Traffic calming measures to create self-enforcing 20mph zone**
- **Widening and repaving existing footpaths**
- **Improving lighting**
- **Installing 38 new cycle racks and new benches**
- **Installing solar powered parking metres**
- **Planting 48 trees**
- **A new waste management system**
- **Decluttering and a single approach for signage**

- 1 LET Viaduct Enhancements**
- 3 The Cut Greening Scheme**
- 5 The Cut 20mph Zone**
- 2 The Cut Side Street Improvements**
- 4 The Cut – Core Scheme**



# THE CUT – BEFORE AND AFTER





QUALITY DRY CLEANING  
ON THE PREMISES

1 HOUR PROCESSING  
AGFA FILM

SOUTHEAST

ALL & CHIN

Theatre Bar

R10 KBH







GET YOUR BEST SHAVE  
OR YOUR MONEY BACK.

*Gillette*

A large billboard for Gillette razors is mounted on the side of the building. It features a close-up image of a safety razor and the slogan "GET YOUR BEST SHAVE OR YOUR MONEY BACK." The Gillette logo is visible in the bottom left corner of the billboard.

@YOUNG VIC

No. 66 **Young Vic**

THE CUT SE1







W. Young Vic

Theatre Bar

THE CITY



THE ANCHOR & HOPE

Bernie Spain Gardens  
Thames Path & Gabriel's Wharf  
Oxo Tower





T&S

THE ANCHOR & HOPE

N609 OUM

NO PARKING



# **Awards**

**The London Planning Awards - Best project to protect communities**

**BEX Awards 2008 – Best collaboration**

**Highly Commended London Transport Awards**

