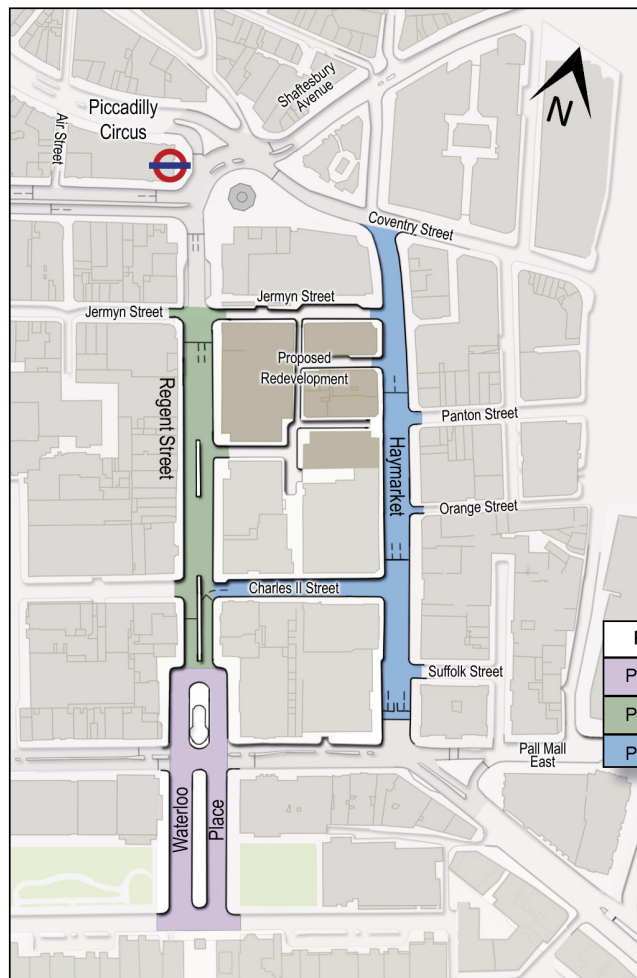


...improving accessibility and enhancing the streetscape of Haymarket, Regent Street (St James's) and Waterloo Place...

Keeping you informed

Now that the Regent Street (St James) second phase of the Piccadilly Two Way (P2W2) scheme is well underway, we hope that this newsletter provides a useful update to keep residents and businesses informed of the works that have been completed to date, the works that are in progress and the forthcoming works on Haymarket which will commence in late spring 2014.



The scheme

The P2W scheme is one of Westminster City Council's "Better City; Better Lives" initiatives and is being introduced by the Council in partnership with Transport for London and the Crown Estate. Part 1 of the Piccadilly Two Way (P2W) scheme was completed in October 2011 and introduced major improvements on Pall Mall, St James's Street, the Circus and Piccadilly. Part 2 of the scheme covers **Regent Street (St James's), Waterloo Place, Haymarket and Charles II Street** and will be completed in early 2016. The scheme aims to significantly improve the built environment to make the most of its heritage assets and make it easier for pedestrians to access and enjoy this unique area of London.

The timescales for P2W part 2 support the Crown Estate's ongoing redevelopment and regeneration of the St James's Market area which will provide a significant enhancement to this part of the West End.

PHASE	STREETS AFFECTED	TIMESCALES
Phase 2a	Waterloo Place (both sides of Pall Mall)	August – December 2013
Phase 2b	Regent Street (St James's)	January – July 2014
Phase 3	Haymarket & Charles II Street	Summer 2014- Early 2016

Progress to date

In December 2013, we completed the works in Waterloo Place (Phase 2a). The transformation included repaving the footway in high quality York stone, resurfacing the road, installing new street lighting, reorganising the parking and widening the central 'islands' to create new public spaces and to redefine Waterloo Place as an attractive historical square which will become an established destination in its own right. Final resurfacing is planned for March 2014. Further details will be distributed when an exact date is agreed.

Phase 2b work in Regent Street (St James's) commenced in January, and we are currently widening and repaving the footways in York stone, introducing new street lighting and installing a new pedestrian crossing. This work will be ongoing until late July 2014.



What's happening next?

Phase 3 works in Haymarket will commence in late spring 2014. We will be widening and repaving the footways, resurfacing the road, providing a new parking and loading area close to Cineworld and Planet Hollywood and replacing all the street lighting. The works will take place in sections (each section taking approximately 6 weeks to complete) and will be ongoing until late summer 2015 in Haymarket. Works will commence in Charles II Street in autumn 2015. An indication of the programmed dates is as follows:



Phase 3: Haymarket & Charles II Street (2014 - 2016)

Haymarket East side	May - December 2014
Haymarket West side	January - October 2015
Charles II Street	October - February 2016

Please note that the proposed dates may be subject to some change once work on-site has commenced, but we will keep everyone informed about progress and any adjustments.

How will I be affected?

There will, inevitably, be some inconvenience during the construction works, but we will work hard with everyone to minimise disruption to businesses, residents and visitors to the area. Access will be maintained at all times, though some areas of the footway may be reduced in width while the works are underway.

We will maintain regular contact with businesses immediately prior to and during the works to ensure that everyone knows what to expect. Where possible, we will try and programme works to limit the disruption to businesses. **Please contact us to discuss your delivery and access requirements.** Safety is of utmost importance and our contractor will adhere to the City Council's Code of Construction Practice (CoCP) as a matter of course.

Find out more

Further information is available at www.westminster.gov.uk/p2w which is updated regularly.

We are holding briefing sessions on **Tuesday 4th March** (8.30 am at the Haymarket Hotel) and **Wednesday 12th March** (2 pm at New Zealand House) for local businesses affected by the Phase 3 works, you can find out more at these meetings about timescales and likely disruptions. Please contact our Communications Manager sarah.speirs@westonejv.co.uk to reserve your place.

Once the works are underway, we will be issuing weekly progress reports from the contractor. If you would like to receive these weekly updates please email our Communications Manager.

Thanks

We would like to thank you for your continued patience during these works. We know that at times they have caused some disruption, but once completed, the improvements to the built environment and access throughout the West End and Regent Street (St James's) areas will be well worth it.