

DECEMBER 2024



*Construction Progress - December 2024  
The photograph below shows the site as it was at the start of 2024.*

## ST JOHN'S WOOD SQUARE LATEST PROGRESS

As the year draws to a close, the St John's Wood Square site is looking very different to the start of the year. We are now nearing completion of the basement construction and progressing construction of the roads and buildings. Work to the Riding School continues with restorative works to the brickwork and roof and construction of the basement sub structure.

Multiplex, a leading, global construction company have been appointed to deliver the main construction phase, which will comprise the construction of all new buildings, and will take responsibility for the day-to-day management of the site from early 2025. McGee, who have been responsible for the basement phase, will remain on site until the completion of the basement in spring 2025.

By the end of 2025, we anticipate all of the nine new buildings will be visible above ground level.

JANUARY 2024



### 2024 HIGHLIGHTS

Below are some of the key milestones we have achieved at St John's Wood Square in the last 12 months:

- Demolition of 1-7 Queen's Terrace
- Completion of the new northern boundary wall next to Rossetti Mews and Queen's Grove
- Completion of all demolition works on site
- Commencement of shell and core works
- New ground floor poured in the Riding School
- Completion of the concrete frame for Block 5
- Commencement of the Riding School restoration works
- New ground floor slab poured for Block 7
- Excavation of the the new basement beneath the Riding School



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[info@sjwsservices.com](mailto:info@sjwsservices.com)

# WHAT'S HAPPENING NEXT: DECEMBER 2024 - FEBRUARY 2025

## THREE-MONTH LOOK AHEAD

The next three months will focus on continuing the current on-site activities, including progressing the basement excavations and concrete works.

From January 10th to 12th there will be a temporary road closure in place on Queen's Terrace to accommodate crane operations needed for modifications to the Site Control Centre. During this period, access will be restricted to residents only.

In February, we expect to finish the construction of the east-west cross site road. This milestone will enable construction vehicles to resume with entering the site on Queen's Terrace and exiting on Ordnance Hill.

The table below outlines key activities scheduled for the coming months, offering an indication of what to expect. Please note that dates may be subject to change as the work progresses.

Date	Key Activities
December 2024	<ul style="list-style-type: none"><li>• Riding School basement sub structure continues</li><li>• Riding School roof and brick work restoration works will be ongoing</li><li>• Excavation and construction of basement will be ongoing</li><li>• Block 5 roof upstands will be completed</li></ul>
January 2024	<ul style="list-style-type: none"><li>• Alterations to the Site Control Centre on Queen's Terrace (road closure 10th – 12th Jan)</li><li>• Riding School roof and brick work restoration works will be ongoing</li><li>• Sanctuary Gardens landscaping</li><li>• Excavation and construction of basement will be ongoing</li></ul>
February 2024	<ul style="list-style-type: none"><li>• The opening of the east-west route for cross site traffic</li><li>• Riding School basement sub structure concludes</li><li>• Riding School roof and brick work restoration works will be ongoing</li><li>• Excavation and construction of basement will be ongoing</li></ul>



**Simon Howarth** is our Community Engagement Manager. Simon is responsible for working with local residents, businesses, schools and other stakeholders in St John's Wood.

### KEEPING IN CONTACT

If you would like to be kept up to date about what is happening at St John's Wood Square, please sign-up to our email mailing list for information on the construction process.

**Email:** [Info@sjwsservices.com](mailto:Info@sjwsservices.com)  
**Phone:** 020 3109 0215

### Contact details for the on site security team

Out of hours, you can contact our site Security on **07734 739 849**. This number is open 24 hours a day, 7 days a week.

### OUR SITE WORKING HOURS

Our working hours for the construction phase, as agreed with Westminster City Council, are as follows:

**Monday to Friday** 08.00 to 18.00  
**Saturdays** 08.00 to 13.00

No work is normally allowed after 18.00, Monday to Friday, on Saturday afternoons or on Sundays and Public Holidays.

Where a machine operates with continuous or repetitive noise, we aim to work with respite breaks to limit the impact on neighbours.

Whenever possible, we will notify local residents of any variation to the above hours or work that might cause unusual disruption, such as out of hours deliveries.



### Considerate Constructors

The project is registered with the national Considerate Constructors Scheme as an "Ultra Site", aiming to be among the best run construction sites in the country. We are also committed to comply with Westminster City Council's "Code of Construction Practice."

Both these schemes commit contractors to be considerate and neighbourly as well as clean, respectful, safe, environmentally conscious, responsible and accountable.

