

**From:** [daniel.parry-jones@bnpparibas.com](mailto:daniel.parry-jones@bnpparibas.com)  
**To:** [silvertowntunnel](mailto:silvertowntunnel)  
**Cc:** [Alder Chris \(ChrisAllder@tfl.gov.uk\)](mailto:Alder Chris (ChrisAllder@tfl.gov.uk)); [jennifer.douglas@royalmail.com](mailto:jennifer.douglas@royalmail.com); [Holly Trotman \(holly.trotman@royalmail.com\)](mailto:Holly Trotman (holly.trotman@royalmail.com))  
**Subject:** FW: Silvertown Tunnel - Royal Mail Group Limited  
**Date:** 16 February 2017 14:27:38

---

FAO PINS Silvertown Tunnel case team

Reference my email on behalf of Royal Mail of 20 January 2017 to Chris Allder of TfL as below, please can you confirm that PINS is aware that Royal Mail has withdrawn its objection as originally submitted on 8 August 2016.

Thanks.



**BNP PARIBAS  
REAL ESTATE**

Real Estate for a changing world

---

**Daniel Parry-Jones**  
Director  
Consulting

**BNP Paribas Real Estate UK**  
Portwall Place Portwall Lane  
Bristol BS1 6NA  
Tel : +44 (0) 117 984 8418  
Fax : +44 (0) 117 984 8401  
Mob: +44 (0) 7770 854975  
[realestate.bnpparibas.co.uk](http://realestate.bnpparibas.co.uk)

Connect with us



This email is subject to our [disclaimer](#). Corporate details can be found [here](#).



Do not print this document unless it is necessary, consider the environment.

---

**From:** PARRY-JONES Daniel  
**Sent:** 20 January 2017 16:57  
**To:** 'Alder Chris'  
**Cc:** 'silvertowntunnel@pins.gsi.gov.uk'; 'holly.trotman@royalmail.com'; 'tony.haines@royalmail.com'; jennifer.douglas@royalmail.com  
**Subject:** RE: Silvertown Tunnel - Royal Mail Group Limited

Chris,

Further to my email of 21 December 2016, Royal Mail has identified Jamie Morley as its point of contact for consultations with TfL on the Silvertown Tunnel scheme.

Jamie's contact details are:

*Jamie Morley*

**Network Planner for ADM London & South East**

S.E.W.B.C. Fort Bridgewood, Maidstone Road, Rochester, Kent ME1 3AU

Tel No. 07802917228

Email [jamie.morley@royalmail.com](mailto:jamie.morley@royalmail.com)

Please can you confirm the contacts at TfL that Jamie should liaise with. Royal Mail have the following names Emma Gaydon, Emma Cook and David Rowe. I would be grateful if you could confirm whether these are the appropriate TfL contacts and supply details for the correct contacts.

Subject to the provision of these TfL contacts, based on the content your email of 14 December 2016 as below Royal Mail Royal Mail agrees to withdraw its objection as originally submitted 8 August 2016.

I have copied PINs into this email.

Regards.

Dan



Real Estate for a changing world

**Daniel Parry-Jones**  
Director  
Consulting

**BNP Paribas Real Estate UK**  
Portwall Place Portwall Lane  
Bristol BS1 6NA  
Tel : +44 (0) 117 984 8418  
Fax : +44 (0) 117 984 8401  
Mob: +44 (0) 7770 854975  
[realestate.bnpparibas.co.uk](http://realestate.bnpparibas.co.uk)



This email is subject to our [disclaimer](#). Corporate details can be found [here](#).



Do not print this document unless it is necessary, consider the environment.

---

**From:** Allder Chris [<mailto:ChrisAllder@tfl.gov.uk>]  
**Sent:** 14 December 2016 09:12  
**To:** PARRY-JONES Daniel  
**Cc:** 'silvertowntunnel@pins.gsi.gov.uk'; 'holly.trotman@royalmail.com'; 'tony.haines@royalmail.com'  
**Subject:** RE: Silvertown Tunnel - Royal Mail Group Limited

Hi Dan,

Please find below TfL's response with regard to the three specific requirements identified by Royal Mail in your email of 15 November, below. Such information will also be provided to the Examining Authority at Deadline 2 on 14/12/2016.

**1. Royal Mail wish to be 'fully consulted by TfL the Project Co. on the Construction Traffic Management Plan'**

Royal Mail, and other key stakeholders, will be engaged on a range of issues including the Construction Traffic Management Plan (CTMP). The CTMP will incorporate the outcome of such communications.

The Code of Construction Practice (CoCP) is being revised for Deadline 2, including naming the Royal Mail, to fully reflect this commitment to engage key stakeholders as part of the Community Engagement Plan, and that the CTMP will incorporate the outcome of communications undertaken. This is secured in the text in Para 4.1.4 and 3.1.4 of the revised CoCP.

**2. Royal Mail wish to 'be part of the Community Liaison Group that is set up by TfL / the Project Co.' and**

As per my email on 24 October 2016, the Project Co appointed to construct the Silvertown Tunnel will be contractually required to establish a Community Liaison Group, amongst other matters. The Applicant will provide the Project Co, when appointed, with a list of those organisations that it would be required to engage through the Community Liaison Group. This will include Royal Mail.

**3. Royal Mail wish to 'be kept informed and engaged throughout the construction and operation of the project'**

Royal Mail is identified as a key stakeholder whom the Project Co should engage with during construction of the scheme, for example through Royal Mail's inclusion in a Community Liaison Group. Once construction is complete and the tunnel is operational, Royal Mail will continue to be engaged on traffic issues pertaining to the tunnel in the same way as for the rest of the network. So, for example, the Applicant publishes a weekly 'Roads travel bulletin' listing planned road closures or other events which might impact on the highway.


I hope this resolves any outstanding concerns held by the Royal Mail with regard to the Silvertown Tunnel Scheme, and enables them to be fully supportive of this important development to the road network.

Do let me know if you have any further concerns or questions,

Kind regards,

**Chris Allder**

Consultation & Engagement Specialist | Silvertown Tunnel

 Transport for London

230 Blackfriars Rd, 3<sup>rd</sup> floor Y3, Southwark, London, SE1 8NW

☎ : 0203 0548648 (Internal: 88648)

✉ : [chrisallder@tfl.gov.uk](mailto:chrisallder@tfl.gov.uk)

---

**From:** [daniel.parry-jones@bnpparibas.com](mailto:daniel.parry-jones@bnpparibas.com) [<mailto:daniel.parry-jones@bnpparibas.com>]  
**Sent:** 13 December 2016 17:29  
**To:** Allder Chris  
**Cc:** Tony ([tony.haines@royalmail.com](mailto:tony.haines@royalmail.com)); Holly Trotman ([holly.trotman@royalmail.com](mailto:holly.trotman@royalmail.com))  
**Subject:** RE: Silvertown Tunnel - Royal Mail Group Limited

Chris,

Further to your email of 28 November as below please can you advise when you will be in a position to respond.

Thanks.

Dan



**BNP PARIBAS  
REAL ESTATE**

Real Estate for a changing world

**Daniel Parry-Jones**  
Director  
Consulting

BNP Paribas Real Estate UK  
Portwall Place Portwall Lane  
Bristol BS1 6NA  
Tel : +44 (0) 117 984 8418  
Fax : +44 (0) 117 984 8401  
Mob: +44 (0) 7770 854975  
[realestate.bnpparibas.co.uk](http://realestate.bnpparibas.co.uk)

Connect with us



This email is subject to our [disclaimer](#). Corporate details can be found [here](#).



Do not print this document unless it is necessary, consider the environment.

---

**From:** Allder Chris [<mailto:ChrisAllder@tfl.gov.uk>]  
**Sent:** 28 November 2016 09:48  
**To:** PARRY-JONES Daniel  
**Subject:** RE: Silvertown Tunnel - Royal Mail Group Limited

Dear Dan,

Thanks for your email.

We are currently working through all the points made by RM and other stakeholders at Deadline 1 (approx. 1500), investigating all of these individually and in the round before responding to each one at Deadline 2 (14<sup>th</sup> December).

It is very helpful to have a clear idea what would enable Royal Mail be comfortable with our Scheme, and I will provide you with a response to these points as soon as this information is available, and has been assessed with regard to any similar points made by others.

If you are working to particular deadlines your end please do let me know and I will seek to expedite this.

Kind regards,

Chris

**Chris Alder**

Consultation & Engagement Specialist | Silvertown Tunnel

 Transport for London

230 Blackfriars Rd, 3<sup>rd</sup> floor Y3, Southwark, London, SE1 8NW

☎ : 0203 0548648 (Internal: 88648)

✉ : [chrisalder@tfl.gov.uk](mailto:chrisalder@tfl.gov.uk)

---

**From:** [daniel.parry-jones@bnpparibas.com](mailto:daniel.parry-jones@bnpparibas.com) [<mailto:daniel.parry-jones@bnpparibas.com>]  
**Sent:** 25 November 2016 16:12  
**To:** Alder Chris; rivercrossings  
**Cc:** 'silvertowntunnel@pins.gsi.gov.uk'; 'Holly Trotman ([holly.trotman@royalmail.com](mailto:holly.trotman@royalmail.com))'; 'Tony ([tony.haines@royalmail.com](mailto:tony.haines@royalmail.com))'  
**Subject:** RE: Silvertown Tunnel - Royal Mail Group Limited

Chris,

Are you able to respond to my email of 15 November 2016 as below please?

Thanks.

Dan



**BNP PARIBAS  
REAL ESTATE**

Real Estate for a changing world

**Daniel Parry-Jones**  
Director  
Consulting

**BNP Paribas Real Estate UK**  
Portwall Place Portwall Lane  
Bristol BS1 6NA  
Tel : +44 (0) 117 984 8418  
Fax : +44 (0) 117 984 8401  
Mob: +44 (0) 7770 854975  
[realestate.bnpparibas.co.uk](http://realestate.bnpparibas.co.uk)



This email is subject to our [disclaimer](#). Corporate details can be found [here](#).



Do not print this document unless it is necessary, consider the environment.

---

**From:** PARRY-JONES Daniel  
**Sent:** 15 November 2016 11:00  
**To:** 'Alder Chris'; 'rivercrossings@tfl.gov.uk'  
**Cc:** 'silvertowntunnel@pins.gsi.gov.uk'; Holly Trotman ([holly.trotman@royalmail.com](mailto:holly.trotman@royalmail.com)); Tony ([tony.haines@royalmail.com](mailto:tony.haines@royalmail.com))  
**Subject:** Silvertown Tunnel - Royal Mail Group Limited

Chris,

Reference your email of 24 October 2016 as below, Royal Mail has now received advice from its Highways Consultant and wishes to clarify its position to the Examination.

I can confirm that Royal Mail is willing to withdraw its objection to the Silvertown Tunnel DCO application as submitted at Interested Party registration on 8 August 2016 [on the strict proviso](#) that TfL provides, in advance, written confirmation (to the Examination and myself on behalf of Royal Mail) that Royal Mail:

1. will be fully consulted by TfL the Project Co. on the Construction Traffic Management Plan,
2. will be part of the Community Liaison Group that is set up by TfL / the Project Co. and
3. is kept informed and engaged throughout the construction and operation of the project.

I have copied this email to PINS case team as today is the deadline for further written representations to the

Examination.

I look forward to hearing from you.

Thanks.

Dan



Real Estate for a changing world

**Daniel Parry-Jones**  
Director  
Consulting

**BNP Paribas Real Estate UK**  
Portwall Place Portwall Lane  
Bristol BS1 6NA  
Tel : +44 (0) 117 984 8418  
Fax : +44 (0) 117 984 8401  
Mob: +44 (0) 7770 854975  
[realestate.bnpparibas.co.uk](http://realestate.bnpparibas.co.uk)

Connect with us  
  

This email is subject to our [disclaimer](#). Corporate details can be found [here](#).



**Do not print this document unless it is necessary, consider the environment.**

---

**From:** Allder Chris [<mailto:ChrisAllder@tfl.gov.uk>]

**Sent:** 24 October 2016 15:56

**To:** PARRY-JONES Daniel

**Subject:** RE: Response to Royal Mail rel rep

Dear Dan,

Through greatly reducing delays and improving the resilience of the Blackwall Tunnel and the surrounding road network, our proposed Silvertown Tunnel Scheme has the potential to bring Royal Mail a range of benefits. Once operational the Scheme would:

- effectively eliminate the severe congestion that routinely affects the Blackwall Tunnel, and which is forecast to worsen notably in future;
- reduce journey times for tunnel users, with journey time savings of up to 20 minutes at peak times expected on the immediate approaches to the tunnels;
- lead to an expected reduction in the number of unplanned closures at the Blackwall Tunnel, particularly those caused by over-height vehicles attempting to use the northbound tunnel bore; and
- reduce the impact of closures when they do occur, by providing a convenient alternative route and minimising long diversions to other crossings such as the Rotherhithe Tunnel and Woolwich Ferry.

In addition, by creating a new cross-river link with reserved lanes for buses and HGVs the Scheme would improve connectivity by road to and from areas including the Royal Docks and the Isle of Dogs.

As a major haulage/delivery organisation, Royal Mail are also understandably interested in the impacts upon the road network during construction. The construction phase of the Scheme is expected to take around four years, with the Scheme expected to open in 2023. The location of the proposed tunnel means that the worksites have good access to the River Thames, and TfL has committed to transporting a minimum of 55% of all construction materials (by weight) by river. This will considerably reduce the number of construction lorries that would otherwise be required, and means that even during peak construction the number of construction lorry movements to the largest of the two worksites in Silvertown is expected to be significantly less than 100 movements. Consequently the impacts of on the transport network are consequently relatively small for a scheme of this scale.

The impacts of the Scheme's construction on the transport network will be further minimised wherever possible, and the appointed contractor will be required to adhere to best practice including the Considerate Contractors' Scheme. Full details of the number, routing and management of construction vehicles required will be set out in a Construction Traffic Management Plan (CTMP) that will be approved by the relevant planning authorities prior to the start of construction.

With specific regard to the four key points identified by Royal Mail in their relevant representation, and highlighted in your subsequent email, please find a response to these below. Three of the four highlighted issues pertain to ensuring the organisation is fully informed of any activities which may affect its ability to perform its day to day business, this has been addressed with one response to avoid repetition. Should you/Royal Mail have any questions, or require any further information on these topics, please don't hesitate to let me know as soon as possible.

- **Fully consult with Royal Mail / Include major road hauliers such as Royal Mail in its proposed public communications strategy / Keep Royal Mail fully informed in advance of all temporary road closures and/or delivery of Abnormal Indivisible Loads**

TfL has undertaken a number of consultations on the Silvertown Tunnel, including most recently from 5 October – 29 November, when we held a statutory consultation according to the requirements of the Planning Act 2008. The Royal Mail has been consulted in each case. We plan no further consultations on the Silvertown Tunnel scheme specifically but will ensure Royal Mail is informed and engaged throughout the construction and operation of the project, assuming that we are successful in our application for powers.

Construction of the new tunnel would cause minimal traffic impacts to the existing network due to our commitment to transport the majority of material by river, and the limited amount of construction taking place on the existing road network. As a means to further limit the negative effects of construction on other road users, the appointed construction contractor (the 'Project Co') will be legally obliged through the Development Consent Order itself to produce a Construction Traffic Management Plan (CTMP) detailing how it will utilise the local road network. As is normal practice this CTMP will need to be approved by the local planning authority in liaison with TfL. The Project Co will also be contractually required to establish a Community Liaison Group, amongst other matters, through which key stakeholders could be kept informed in regards the build programme; including any road closures required, the delivery of abnormal loads by road, or any other significant matter in regards the impact of constructing the project on the highway network. We will provide the Project Co with a list of those organisations that we would expect it to engage through the Community Liaison Group, and this will include Royal Mail.

Once construction is complete and the tunnel is operational, Royal Mail will continue to be engaged on traffic issues pertaining to the tunnel in the same way as for the rest of the network. So for example TfL publishes a weekly 'Roads travel bulletin' listing planned road closures or other events which might impact on the highway.

- **Consider the cumulative traffic effects during the 5 year construction programme**

The cumulative impacts of the construction of other committed schemes have been taken into account in Chapter 6 of the Transport Assessment. This list of relevant sites correlates with those considered in the Environmental Statement from an environmental perspective, and the period assessed was from 2019 to 2023 which corresponds with the planned construction programme for the tunnel. The assessment indicates that the cumulative construction impacts are not expected to have a significant adverse impact on the performance of the road network; the impact of peak construction traffic on the AM and PM peak highway network is negligible, with the biggest increase being a 3% increase in traffic on North Woolwich Road during these periods. In die course the cumulative impacts of other construction traffic will also be taken into account in the CTMP that is developed by the appointed contractor.

Kind regards

**Chris Alder**

Consultation & Engagement Specialist | Silvertown Tunnel

 Transport for London

230 Blackfriars Rd, 3<sup>rd</sup> floor Y3, Southwark, London, SE1 8NW

☎ : 0203 0548648 (Internal: 88648)

✉ : [chrisallder@tfl.gov.uk](mailto:chrisallder@tfl.gov.uk)

---

**From:** [daniel.parry-jones@bnpparibas.com](mailto:daniel.parry-jones@bnpparibas.com) [<mailto:daniel.parry-jones@bnpparibas.com>]  
**Sent:** 07 October 2016 17:07  
**To:** Allder Chris  
**Cc:** [james.mitchell@royalmail.com](mailto:james.mitchell@royalmail.com); Holly Trotman ([holly.trotman@royalmail.com](mailto:holly.trotman@royalmail.com)); Toni Lyng; Tony ([tony.haines@royalmail.com](mailto:tony.haines@royalmail.com))  
**Subject:** RE: Silvertown Tunnel

Many thanks for your email Chris and it was good to speak this afternoon.

As discussed, if TfL can satisfactorily address each of the four requests set out in RM's IP statement then there should be no need for RM to make any written reps by 15<sup>th</sup> November. For ease these were that TfL:

1. fully consults with Royal Mail,
2. includes major road hauliers such as Royal Mail in its proposed public communications strategy,
3. keeps Royal Mail fully informed in advance of all temporary road closures and/or delivery of Abnormal Indivisible Loads, and
4. considers the cumulative traffic effects during the 5 year construction programme.

RM may want to get a view from its operators and possibly highways consultant (PFA Consulting) depending on how technical traffic impact information is available. So the earlier TfL sends the information the better.

I will look forward to hearing from you / your colleagues.

Regards.

Dan



Real Estate for a changing world

---

**Daniel Parry-Jones**  
Director  
Consulting

**BNP Paribas Real Estate UK**  
Portwall Place Portwall Lane  
Bristol BS1 6NA  
Tel : +44 (0) 117 984 8418  
Fax : +44 (0) 117 984 8401  
Mob: +44 (0) 7770 854975  
[realestate.bnpparibas.co.uk](http://realestate.bnpparibas.co.uk)



This email is subject to our [disclaimer](#). Corporate details can be found [here](#).



Do not print this document unless it is necessary, consider the environment.

---

**From:** Allder Chris [<mailto:ChrisAllder@tfl.gov.uk>]  
**Sent:** 07 October 2016 16:47  
**To:** PARRY-JONES Daniel  
**Subject:** Silvertown Tunnel

Hi Daniel,

Thanks for your call this afternoon with regard to the Royal Mail relevant representation on Silvertown Tunnel.

The Preliminary Meeting/start of the DCO Examination on this Scheme is next week, with the deadline for Written Representations being November 15<sup>th</sup>. This is the next opportunity to highlight any concerns with the Scheme to the Examining Authority. We would hope to be able to be able to give Royal Mail confidence that our Scheme will assist its operations in the frequently congested areas around the Blackwall Tunnel, and that the specific concerns raised in their Relevant Rep. are being adequately managed, well before this November deadline.

To this end, I will liaise with the appropriate members of our team and provide you a response in the next week or so explaining our approach to the points raised in the Representation. This will focus in particular

on (i)how appropriate communications with RM will be ensured during both the construction phase and once the tunnel is operating, and (ii)expected traffic impacts during construction and how cumulative impacts have been considered.

Should you then wish to discuss our approach in person we would of course be happy to meet.

Kind regards,

**Chris Alder**

Consultation & Engagement Specialist | Silvertown Tunnel

 Transport for London

230 Blackfriars Rd, 3<sup>rd</sup> floor Y3, Southwark, London, SE1 8NW

☎ : 0203 0548648 (Internal: 88648)

✉ : [chrisalder@tfl.gov.uk](mailto:chrisalder@tfl.gov.uk)

\*\*\*\*\*

The contents of this e-mail and any attached files are confidential. If you have received this email in error, please notify us immediately at [postmaster@tfl.gov.uk](mailto:postmaster@tfl.gov.uk) and remove it from your system. If received in error, please do not use, disseminate, forward, print or copy this email or its content. Transport for London excludes any warranty and any liability as to the quality or accuracy of the contents of this email and any attached files.

Transport for London is a statutory corporation whose principal office is at Windsor House, 42-50 Victoria Street, London, SW1H 0TL. Further information about Transport for London's subsidiary companies can be found on the following link: <http://www.tfl.gov.uk/corporate/about-tfl/>

Although Tfl have scanned this email (including attachments) for viruses, recipients are advised to carry out their own virus check before opening any attachments, as Tfl accepts no liability for any loss, or damage which may be caused by viruses.

\*\*\*\*\*

This message and any attachments (the "message") is intended solely for the intended addressees and is confidential. If you receive this message in error, or are not the intended recipient(s), please delete it and any copies from your systems and immediately notify the sender. Any unauthorized view, use that does not comply with its purpose, dissemination or disclosure, either whole or partial, is prohibited. Since the internet cannot guarantee the integrity of this message which may not be reliable, BNP PARIBAS (and its subsidiaries) shall not be liable for the message if modified, changed or falsified. Do not print this message unless it is necessary, consider the environment.

-----  
-----  
Ce message et toutes les pieces jointes (ci-apres le "message") sont etablis a l'intention exclusive de ses destinataires et sont confidentiels. Si vous recevez ce message par erreur ou s'il ne vous est pas destine, merci de le detruire ainsi que toute copie de votre systeme et d'en avertir



immédiatement l'expéditeur. Toute lecture non autorisée, toute utilisation de ce message qui n'est pas conforme à sa destination, toute diffusion ou toute publication, totale ou partielle, est interdite. L'Internet ne permettant pas d'assurer l'intégrité de ce message électronique susceptible d'altération, BNP Paribas (et ses filiales) décline(nt) toute responsabilité au titre de ce message dans l'hypothèse où il aurait été modifié, déformé ou falsifié.  
N'imprimez ce message que si nécessaire, pensez à l'environnement.

Click [here](#) to report this email as SPAM.

---

This email has been scanned by the Symantec Email Security.cloud service.  
For more information please visit <http://www.symanteccloud.com>

---