

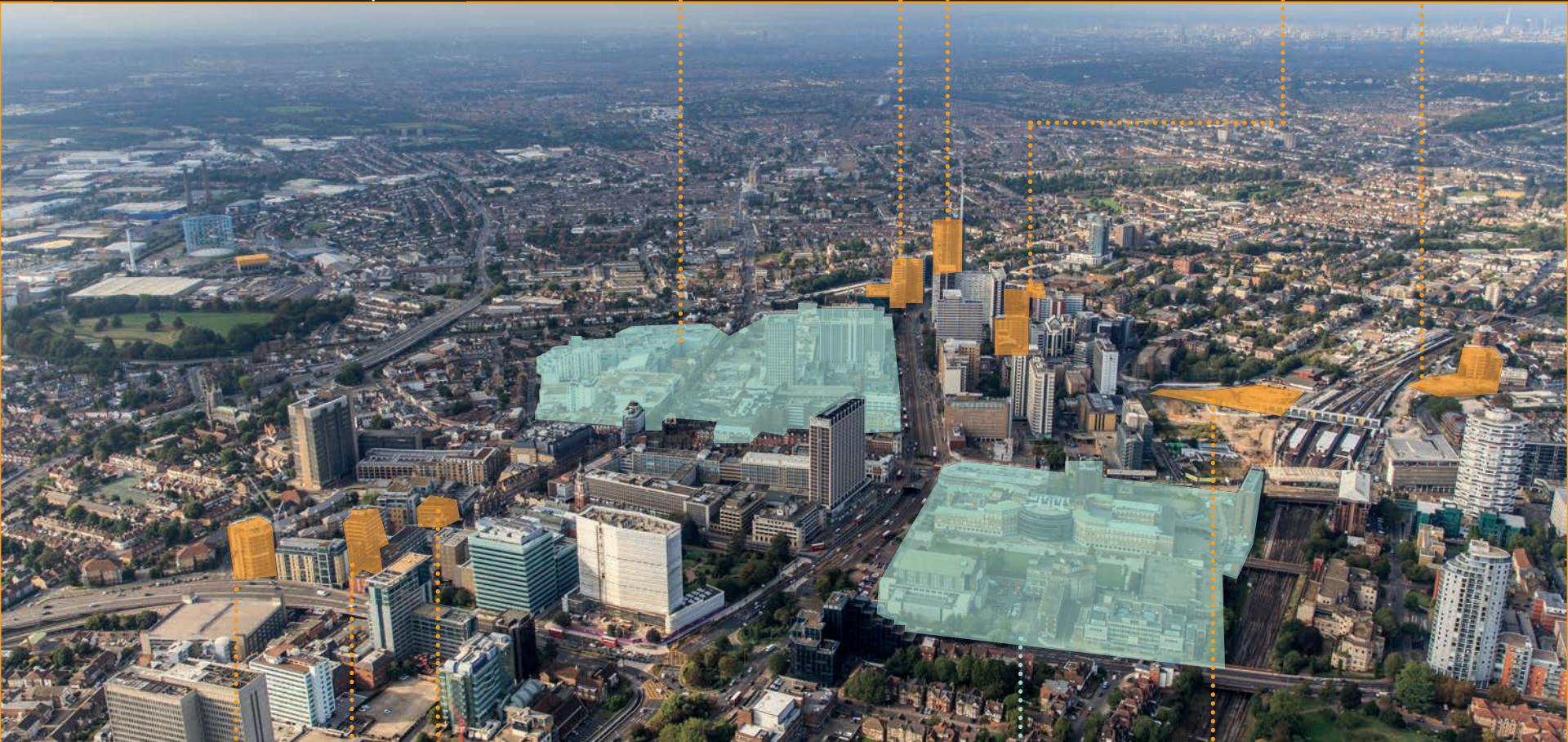
CROYDON: OUR TIME IS NOW

CROYDON
www.croydon.gov.uk



CROYDON 2014/15 – HOUSING

MARKET HOUSING STARTS	1872
MARKET HOUSING COMPLETIONS	849
AFFORDABLE STARTS	129
AFFORDABLE COMPLETIONS	705



THE CROYDON PARTNERSHIP SCHEME

DELTA POINT
404 UNITS

SAFFRON SQUARE
(ONSITE/COMPLETING)
792 UNITS

CYGNET COURT
72 UNITS

GALAXY HOUSE
290 UNITS

VERTEX
(ONSITE/COMPLETING)
98 UNITS

GREEN DRAGON HOUSE
110 UNITS

SURREY HOUSE
30 UNITS

COLLEGE GREEN

RUSKIN SQUARE
161 UNITS

CROYDON 2014/15 – JOBS & GROWTH

COMMERCIAL FLOORSPACE TAKE UP
IN 2014 (HIGHEST IN DECADE) 212,000SQ.FT

COMMERCIAL FLOORSPACE TAKE UP
TO DATE IN 2015 144,386SQ.FT

COMMERCIAL AVAILABILITY (75%
DECLINE SINCE 2013) c400,000SQ.FT

NEW GRADE A QUOTING PRICE (45%
INCREASE) £35 SQ.FT

THE CROYDON
PARTNERSHIP SCHEME

INTERCHANGE
60% LET/UNDER OFFER
(100% VACANT 2014/15)

MOTT MACDONALD
HOUSE
100% LET

THE
LANSDOWNE
BUILDING
95% LET

SUNLEY HOUSE
80% LET; 20% UNDER
REFURBISHMENT)

RENAISSANCE
100% LET

AMP HOUSE
95% LET

MONDIAL HOUSE
100% LET

ONE CROYDON
100% LET



LEON HOUSE
IN ADMINISTRATION
POTENTIAL REDEVELOPMENT

MID CROYDON
AWAITING COMPREHENSIVE
REDEVELOPMENT

SOUTHERN
HOUSE
75% LET

COLLEGE GREEN
SCHEME

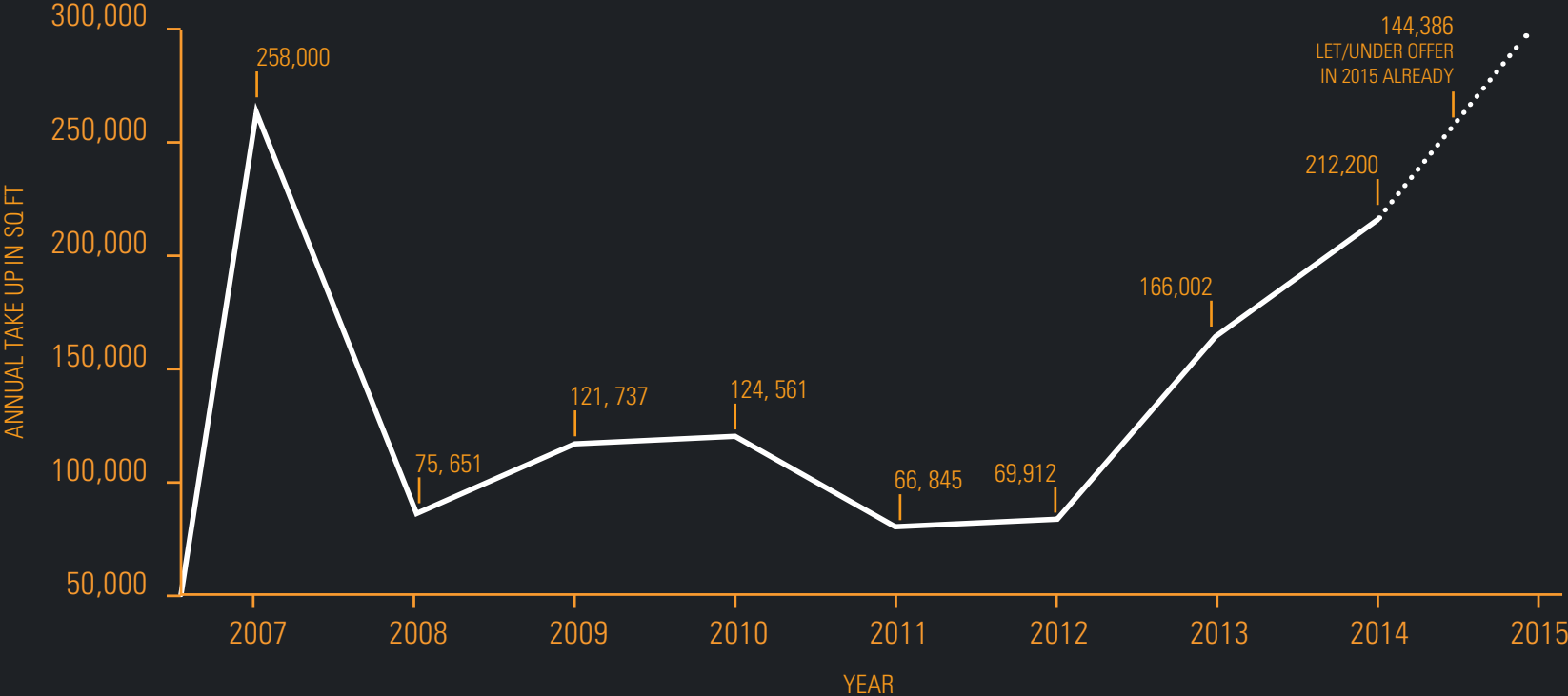
AIG BUILDING
100% LET

CITYLINK
HOUSE
100% LET

KNOLLYS/
STEPHENSON
HOUSE
90% LET

MET
LIFE
100%
LET

CROYDON 2014/15 – COMMERCIAL UPTAKE



KEY ACHIEVEMENTS IN 2014/15: GEORGE STREET



BEFORE



AFTER

KEY ACHIEVEMENTS IN 2014/15: RATES FREE FOR A YEAR

CROYDON RATEFREE FORAYEAR .CO.UK

IF YOU'RE NOT SPENDING MONEY ON RATES, WHAT WILL YOU SPEND IT ON?

Croydon has always been a business enabler, with first-class accommodation, outstanding transport connections and a brilliant talent pool. Further incentives, including 12 months rate free, make Croydon the perfect platform for growing businesses.

Find out more at croydonratefreeforayear.co.uk

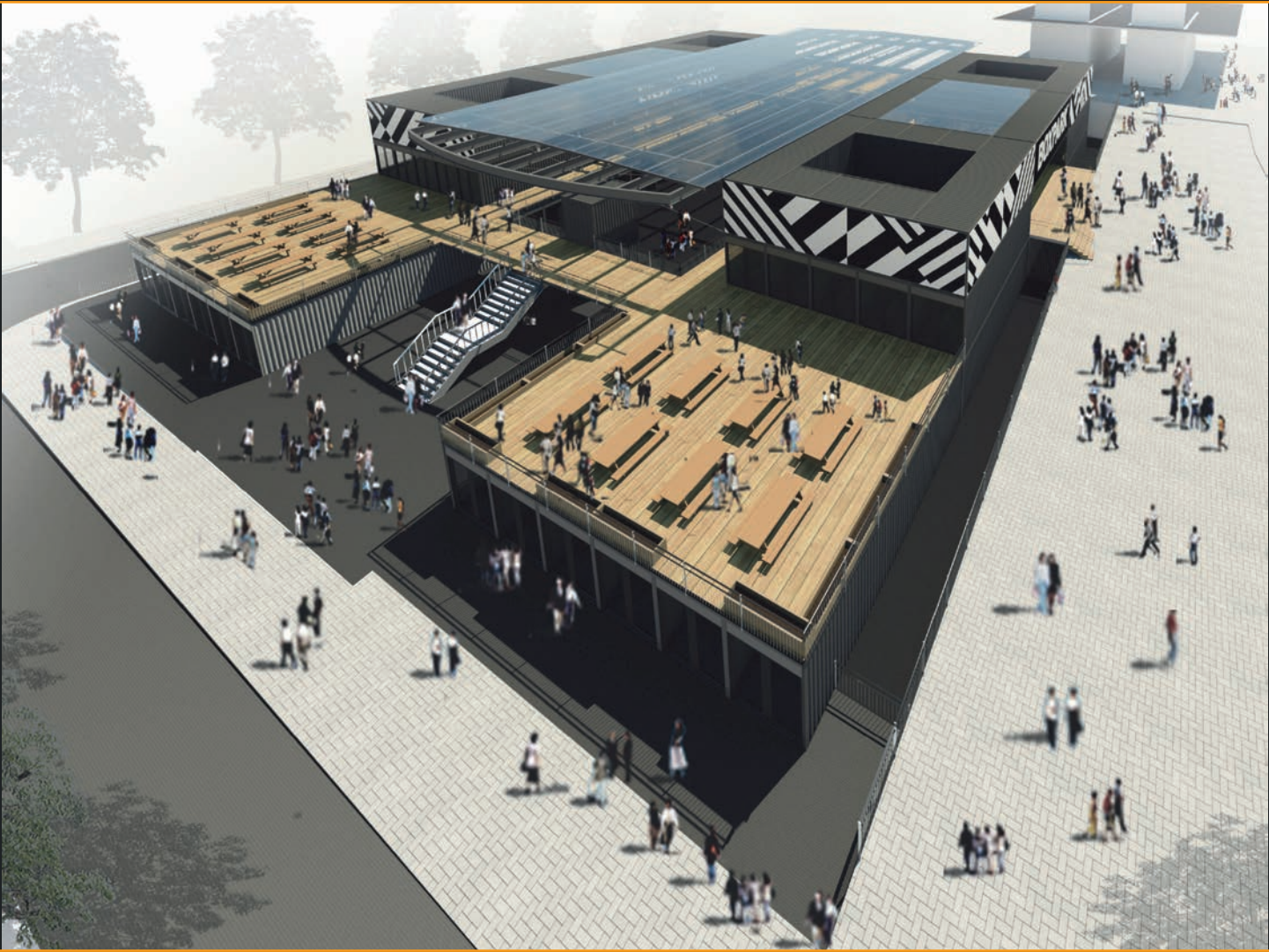


SUPPORTED BY
MAYOR OF LONDON


CROYDON LONDON
www.croydon-london.com

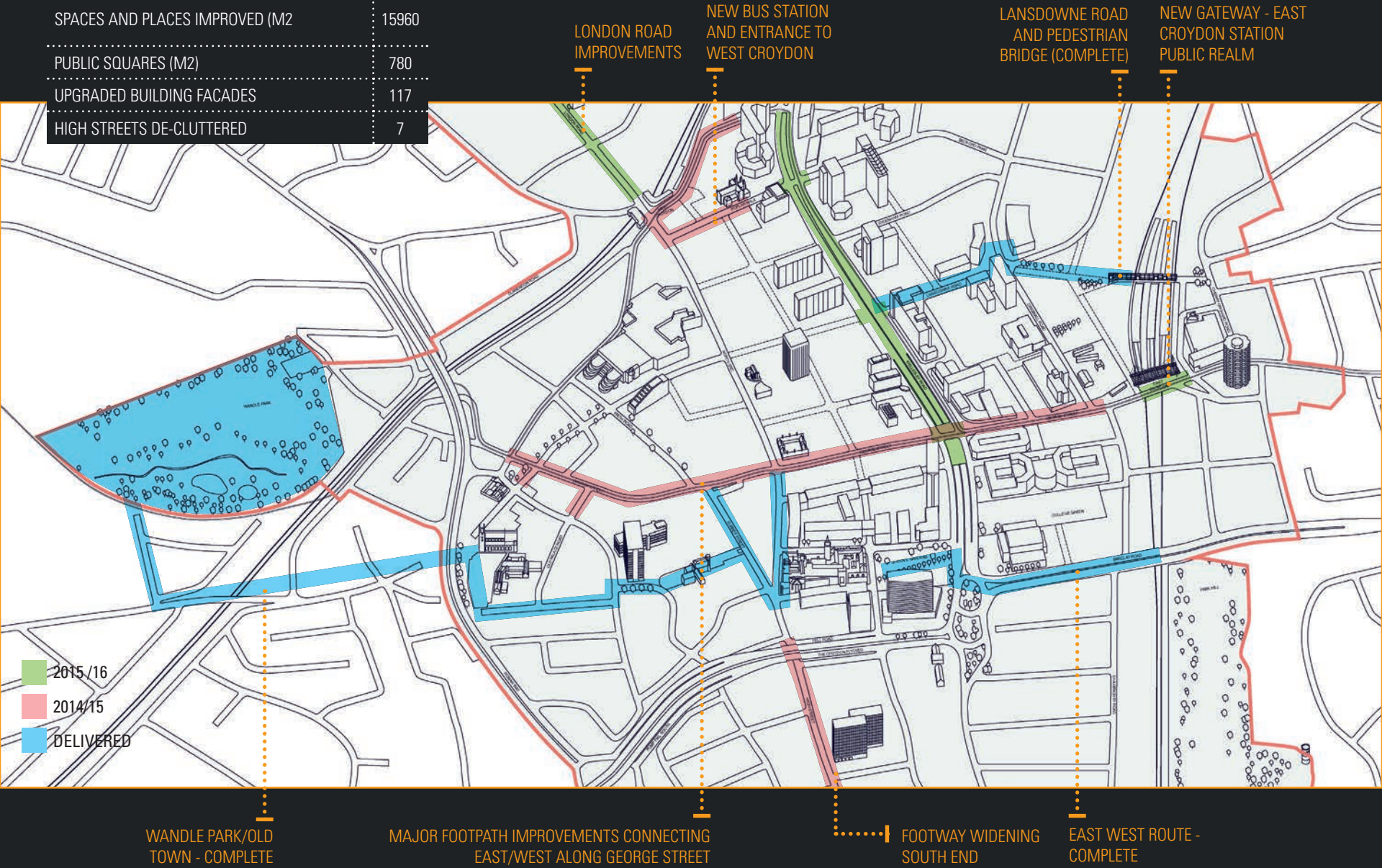
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KEY ACHIEVEMENTS IN 2014/15: BOXPARK



CONNECTED CROYDON – MRF/LBC/TFL

NEW FOOTWAYS (M2)	9190
SPACES AND PLACES IMPROVED (M2)	15960
PUBLIC SQUARES (M2)	780
UPGRADED BUILDING FACADES	117
HIGH STREETS DE-CLUTTERED	7



MEANWHILE & ENTERPRISE – MRF

JOB'S CREATED	302
JOB'S SUPPORTED	897
NEW BUSINESS CREATED	79
BUSINESSES SUPPORTED	161
RESIDENTS IN TRAINING & SUPPORT PROGRAMMES	200
VACANT RETAIL UNITS BACK IN LONG TERM USE	7
REDUCTION IN VACANCY RTE	10.1%



BOXPARK



REEVES CORNER



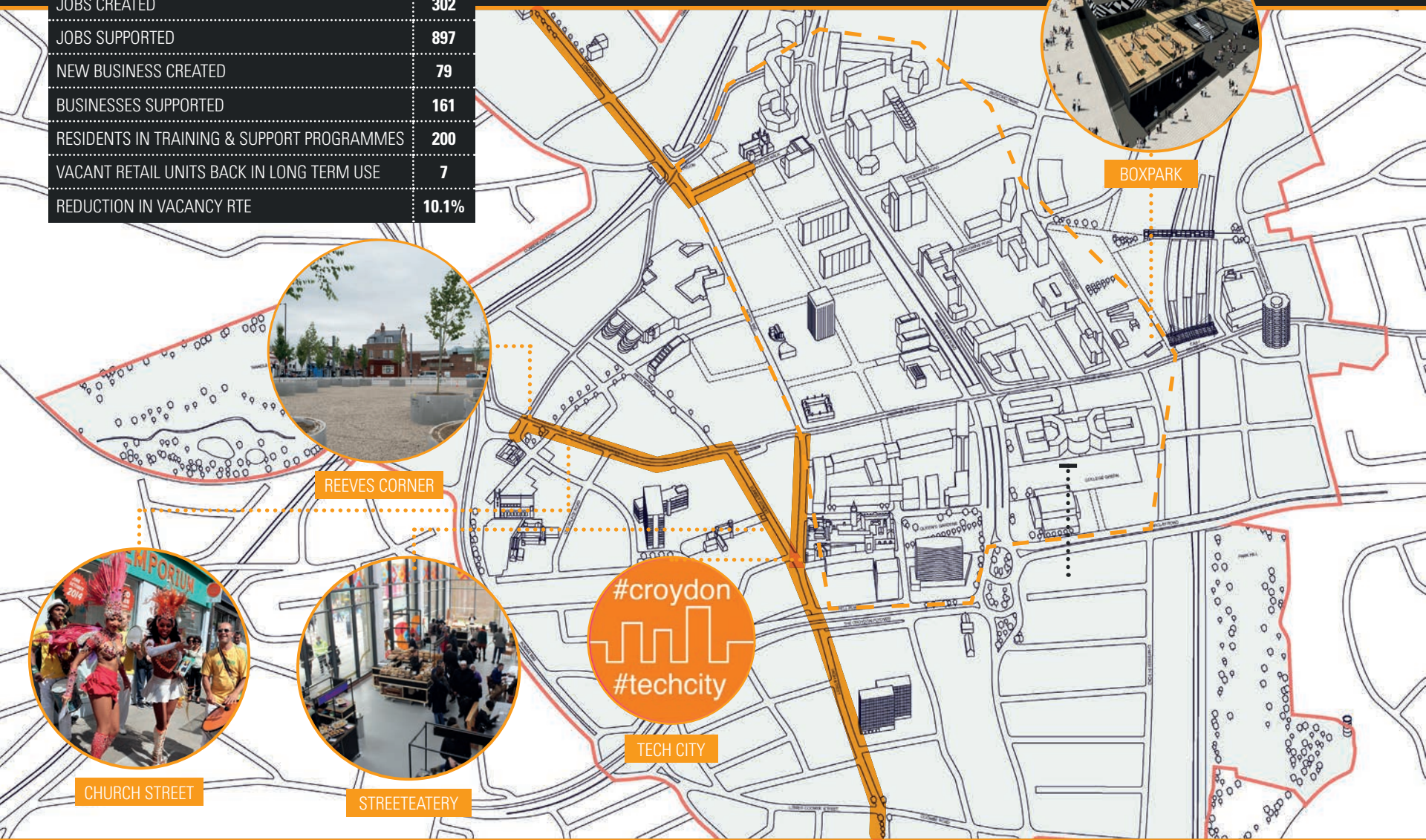
CHURCH STREET



STREETEATERY



TECH CITY



THE CROYDON PARTNERSHIP SCHEME

- CPO/SUO INQUIRY CONCLUDED ON 13 MARCH 2015
- DECISION EXPECTED BY SEPTEMBER 2015
- 12 WEEK APPEAL PERIOD (LBC) / 6 WEEK CHALLENGE PERIOD (OTHERS)
- KEY PURCHASE OF THE WHITGIFT TRUST INTEREST, GIVING LANDLORD TENANT CONTROL
- ONGOING DISCUSSIONS TO RESOLVE REMAINING OBJECTIONS AND REQUIRED PURCHASES VIA NEGOTIATION
- REVISED GOVERNANCE SYSTEMS, INCLUDING NORTH END, IN PLACE TO MANAGE THE PROJECT



THE CROYDON PARTNERSHIP WESTERN PROSPECT



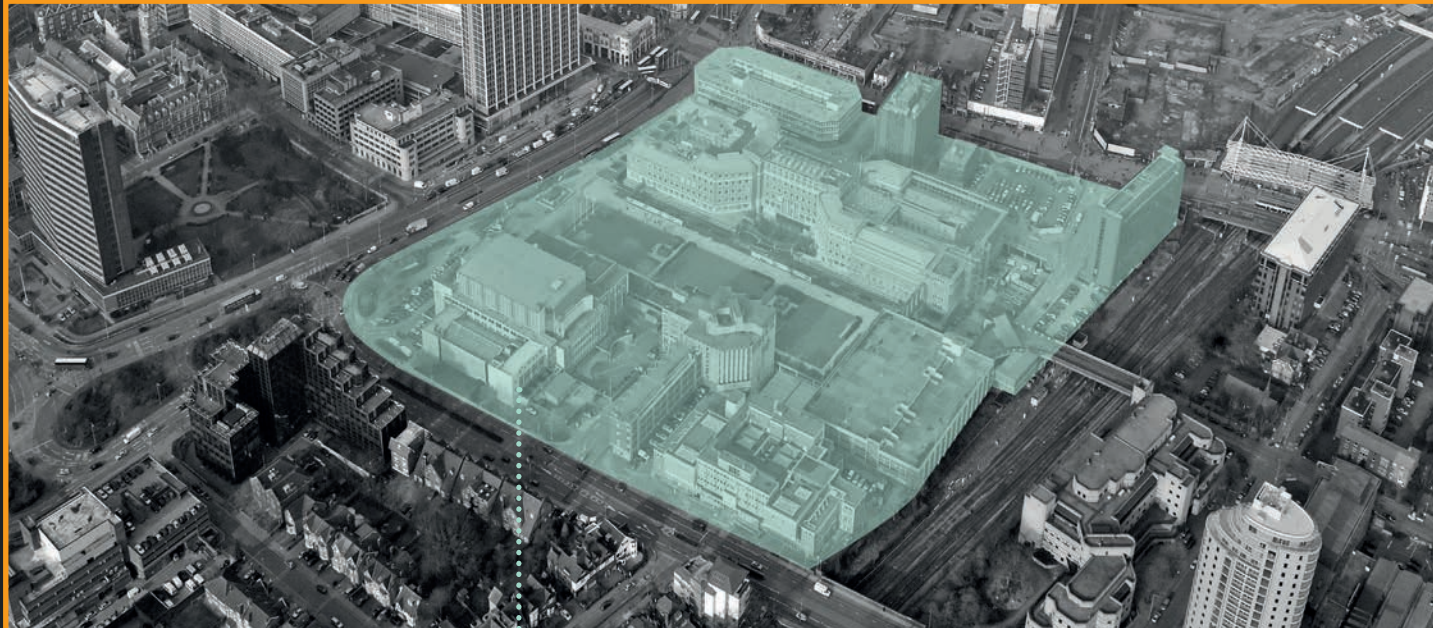
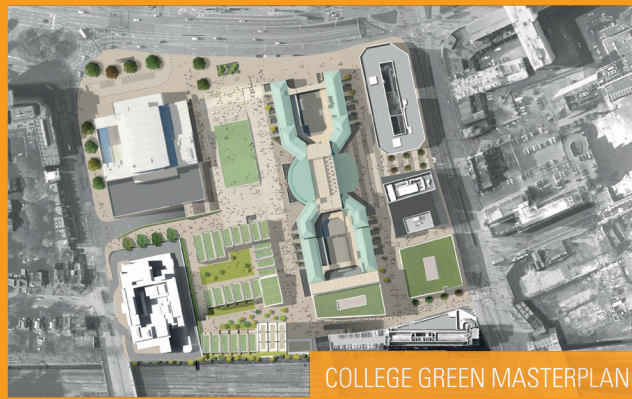
WHITGIFT CENTRE

THE CROYDON PARTNERSHIP EASTERN PROSPECT



COLLEGE GREEN CROYDON'S FRONT DOOR

- A CRITICAL POINT OF ENTRY TO THE METROPOLITAN CENTRE
- THE CULTURAL AND EDUCATIONAL HEART OF CROYDON
- NEW COMMERCIAL, LEISURE AND CULTURAL ACTIVITY TO UNDERPIN THE LEISURE AND VISITOR ECONOMY
- NEW HIGH QUALITY OPEN SPACE WITH IMPROVED ROUTES THROUGH CONNECT TO EAST CROYDON STATION AND THE TOWN CENTRE
- MOTT MACDONALD & RICK MATHER HAVE BEEN APPOINTED TO DELIVER A HYBRID PLANNING APPLICATION FOR COLLEGE GREEN INCLUDING THE MODERNISATION OF THE FAIRFIELD HALL
- DESIGN HAS COMMENCED ON THE SCHEME WITH SUBMISSION OF THE PLANNING APPLICATION LATER IN 2015



COLLEGE GREEN

THE SCHEME WILL DELIVER A HIGH QUALITY CREATIVE & CULTURAL ENVIRONMENT



TABERNER HOUSE

420 UNITS IN
PARTNERSHIP WITH
ESSENTIAL LIVING



NEW LAYOUT
DESIGN FOR
CONSULTATION

- PREVIOUSLY CONSENTED SCHEME MAY '15 VIA CCURV INCLUDED 15% AFFORDABLE.
- COUNCIL NOW USING ITS DEVELOPMENT COMPANY TO A) INCREASE FINANCIAL RETURN, AND B) INCREASE AFFORDABLE TO 30%
- PLANNING APPLICATION TO BE SUBMITTED IN NEXT 2 MONTHS, WITH AIM TO START ON SITE Q1 2014



TYPICAL FLOOR
LAYOUT IN
NEW SCHEME





