

# LOCAL NEWSLETTER JULY 2017

## / WELCOME & INTRODUCTION

Welcome to the first TJX Europe local newsletter which will keep you up-to-date as we prepare to build our new headquarters on Clarendon Road.

## / BACKGROUND

TJX Europe operates the TK Maxx and Homesense retail chains in Europe and has over 500 stores. For over 20 years its European headquarters - currently with over 1,500 staff - has been based in Watford and is now housed in a series of buildings along Clarendon Road.

TJX Europe has submitted a planning application for a landmark new office building opposite Watford Junction station. The new building and landscaping will seek to provide a modern and attractive welcome to

Watford and an enhanced experience for local residents and pedestrians passing the site. The full details are available on the Watford Borough Council website using reference 17/00558/FULM.

In January we secured planning permission for preparatory site clearance including the demolition of the old office block at 77 Clarendon Road and the outbuildings at the rear of 73 & 75 Clarendon Road under application 16/01569/FUL which can also be inspected on the Council website.

## / INITIAL SITE CLEARANCE WORK

Squibb Group have now been appointed as the main contractor for the site clearance works. The preliminary works began in late June with the building of external perimeter hoarding and this will include scaffolding along Verulam Passage and Station Road.

Full site clearance will get under way in mid-July and is expected to take approximately 12 weeks. Structural demolition will take place from the centre of the building out using the external walls as a natural screen for the ongoing works. Internal doors, partitions and finishes will be stripped out by hand.

The works will also comply with the planning conditions and the agreed Construction Environmental Management Plan.

The houses at 73 & 75 Clarendon Road will not be cleared until consent is given as part of the pending planning application.

Squibb Group Limited are required to protect nearby residents and commercial occupiers from noise, dust and other environmental impacts and they will take every reasonable action to meet this requirement. We apologise in advance for any inconvenience that may be caused during this period. If you have any concerns, please contact us using the details below.



1. 77 Clarendon Road

2. 73 & 75 Clarendon Road

3. Car Repair Garages

— Site Boundary

— Scaffold Line

▭ Loading Zone

➡ Exit for Waste

/ Demolition site plan

## / REGULAR UPDATES

We will issue a regular newsletter to keep you informed of planned activities and our progress on the site. In the meantime if you want to keep up-to-date with our latest progress and sign up for our email updates, please visit our website at: [www.77clarendonroad.com](http://www.77clarendonroad.com).

## / CONTACTS

### Squibb Group

Tony Challis, Senior Site Supervisor, will be on-site from 8:00am to 6:00pm weekdays for any information, questions or general help.

Paul Blanks, Squibb 24-hour Liaison Manager, 07973 460 849