



REIMAGINING CANARY WHARF

MIDDLE DOCK

OUR AMBITION

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MIDDLE DOCK



OVERVIEW

Canary Wharf Group (CWG) is bringing forward proposals to reimagine the public spaces and waterways across the Canary Wharf Estate in partnership with the Eden Project.

The aim for the partnership is for the Canary Wharf Estate to become a global example of best practice and innovation on biodiversity in a dense urban environment, living and working in harmony with nature. The project will introduce new public spaces, extensive planting, biodiversity initiatives and water activation to enhance the way people experience the Estate.

This proposal is part of CWG’s continued transformation from a business district into a 15 minute city where people can live, work and play. The ongoing diversification of Canary Wharf is essential to its success in terms of attracting a broader range of commercial and retail tenants, appealing to a mix of residents across all demographics and building upon its extensive arts programme.

PROPOSALS FOR MIDDLE DOCK

The first step towards our wider ambition is the transformation of Middle Dock through the creation of a green spine through the centre of the Estate with additional green public realm, parks and gardens, waterside access and performance spaces.

Middle Dock is the central point of Canary Wharf, surrounded by many offices, homes, bars and restaurants and a key connection point for those arriving at Canary Wharf. The proposals would animate the Dock with new spaces for arts and culture, and for water sports such as paddle-boarding, open water swimming and kayaking.

We are engaging with key stakeholders including the London Borough of Tower Hamlets, Canals and River Trust and Transport for London to develop our plans.



YOUR FEEDBACK

This exhibition presents an overview of our emerging proposals and ideas for Middle Dock ahead of making a planning application to Tower Hamlets Council. Please read through the material and we would welcome your thoughts via the online survey.

APPROACH TO MIDDLE DOCK

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MIDDLE DOCK

INCREASED LEVEL OF GREENERY & NATURE

Increasing the planting across the Dock will help to create a more attractive place for people to be and contribute to an improved environment, sense of wellbeing and air quality.

GREATER INTERACTION WITH THE WATER

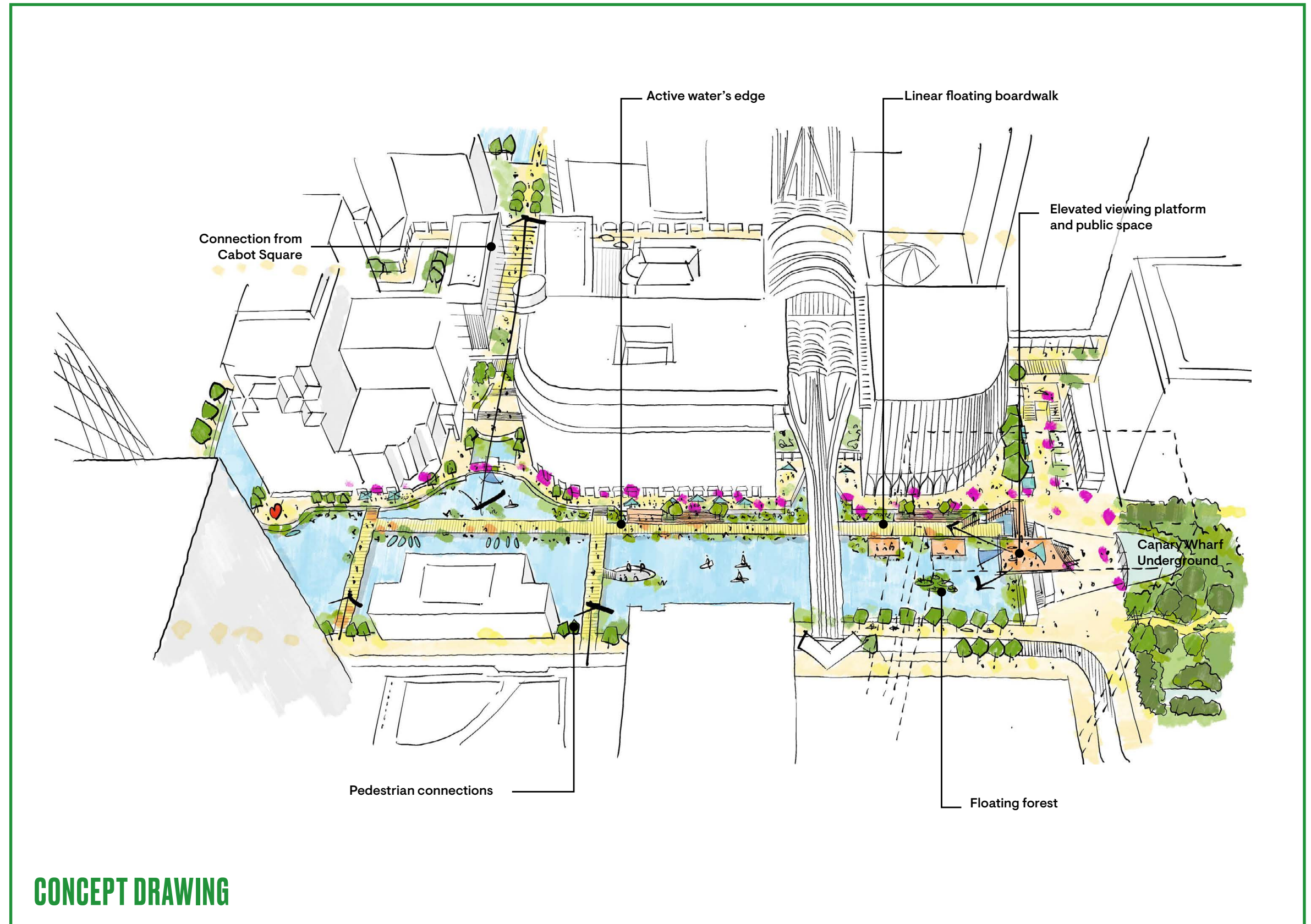
Providing opportunities to interact with the water and be closer to nature will provide a new way to experience Canary Wharf.

REINVIGORATING THE WATER'S EDGE

By improving the relationship between the ground floor of the buildings, the public realm and the water, the proposals provide an opportunity to create an interesting and unique place for the community to use.

NEW & IMPROVED CONNECTIONS

New routes across the water will not only provide increased connectivity across the Estate, but will also provide alternative routes for leisure and enjoyment.



PROPOSED SCHEME

REIMAGINING CANARY WHARF

MIDDLE DOCK

OVERVIEW

Central to the approach is for the landscape and public experience to put people first to create better connected, healthier and happier places where lives can easily overlap. This supports Canary Wharf's progression from a successful commercial district in it's own right, to a 24/7 mixed use community where people can live, work and relax.

Initial proposals include:

- Extensive planting to boost biodiversity
- New raised platform over the Dock creating a new public space and performance space
- Utilising the Dock for leisure by making it possible for swimming and water sports
- Floating boardwalks and gardens that will provide greater opportunities to interact with the water
- New bridges that will improve access and connections between the north and south sides of the Dock
- New planting and seating areas around the edges of the Dock will allow the community to engage with the water

TOWER HAMLET'S ASPIRATIONS

The Tower Hamlets Water Space Study (2017) and the Local Plan (2020) set out the Council's vision for water spaces in the borough. Our proposals support the aspirations outlined by Tower Hamlets through:

- Improving accessibility to the dock by maximising opportunities for public use
- Promoting water spaces for cultural, recreation and leisure activities
- Maximising opportunities for enhancing ecological and biodiversity value
- Enhancing and celebrating the waterways
- Delivering high quality, sustainable design



1. PLAY

The area at the centre of the Dock will be made available for leisure and recreation uses. The water will provide an area for open water swimming with pontoons and floating islands. The proposed changes would also allow for water sports such as paddle-boarding and kayaking.



2. NATURE

Increasing the amount of planting and greenery across the dock will help to create a more attractive place for people to be and provide ecological benefits to improve biodiversity above and below the water. A series of pontoon gardens and floating trees combine with aquatic planting to create a biodiverse floating landscape in the heart of Middle Dock.



3. EXPERIENCE

The creation of interesting new spaces will help to attract people into the area, creating a sense of place across the site. During normal hours of operation, bleacher seating and floating platforms offer a variety of outdoor seating areas. On summer evenings, the central platform enables the eastern end of the dock to be used as an informal performance space.



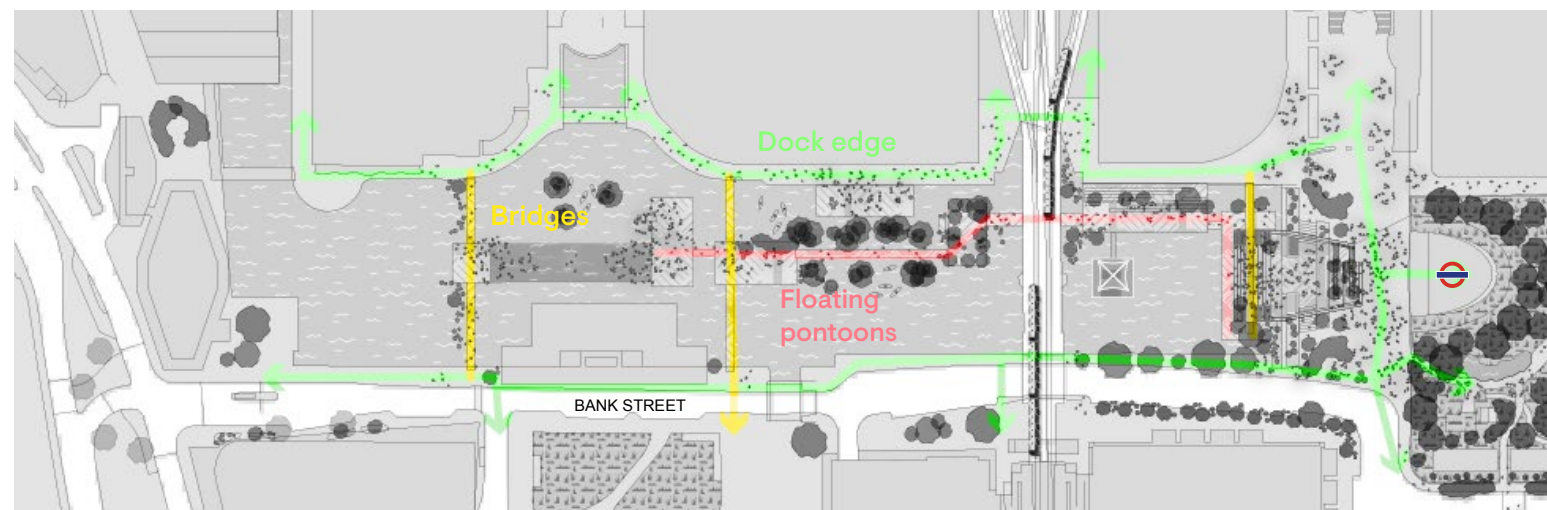
OPPORTUNITIES

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MIDDLE DOCK

MOVEMENT

The proposals will provide increased connections around the Estate through new bridges across Middle Dock, new floating boardwalks enabling users to interact more closely with the water and improved pedestrian experiences along the northern and southern edges of the Dock.



SPACE TO DWELL

The proposals provide spaces for people to spend time on the Dock through the introduction of new floating pontoons with spaces to sit and relax, as well as increased options to relax along the water's edge.



ACTIVATION

Alongside the improvements to the public realm, the proposals will activate the Dock by providing leisure opportunities including access to the water for swimming and water sports and performances next to the water.



PLAY

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INTERACTION WITH THE WATER

The proposals include multiple ways to improve accessibility and interaction with the Dock.

The approach aims to improve the relationship between the ground floor of the buildings, the public realm and the water, providing an opportunity to create a more desirable place for people to use. This enables engagement with the dock through open-water swimming, floating planted islands and water edge seating areas.

Water quality will be monitored although on the basis of previous water-based sporting events, but we do not expect to need to treat water. It is anticipated that 50m swimming lanes and leisure swimming could be accommodated. The swimming area will be cordoned off with access in and out. Any changing facilities will be within the existing buildings on the Estate. Facilities will be available for use by the wider community.

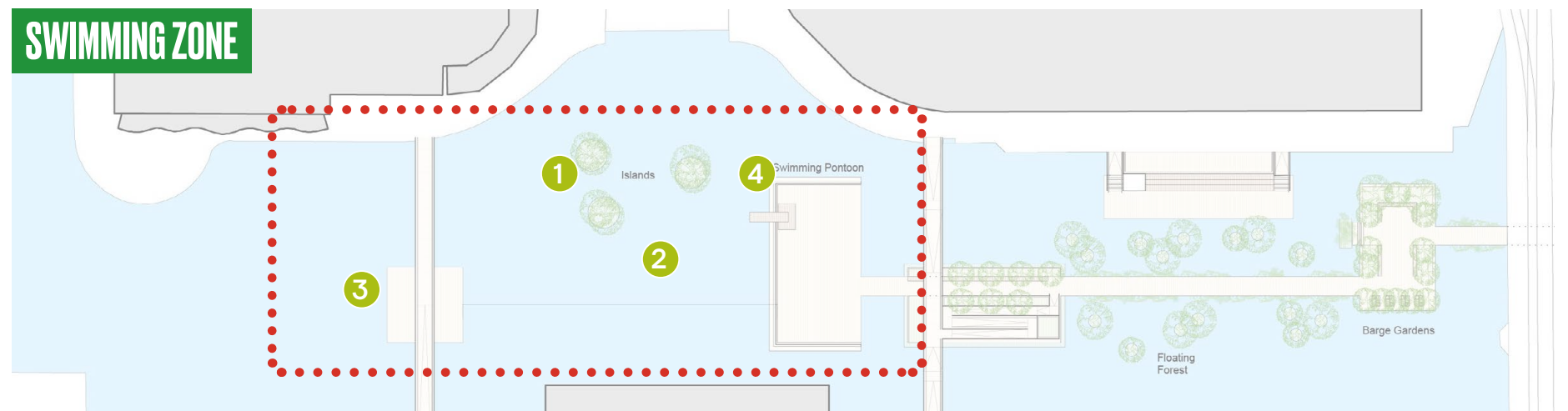
SUPPORTING WELLBEING

As our Estate develops, we are working hard to enhance biodiversity on land and across the docks, further creating green spaces that promote healthy living for all that enjoy them.

In the built environment, exposure to green spaces helps reduce stress, increase employee productivity and provide a positive experience for visitors. Green spaces also help improve air quality, and absorb carbon, as well as other pollutants on the Estate. Furthermore, green spaces help with human interaction and encourage an active lifestyle.



View from the eastern end of Middle Dock towards Newfoundland



NATURE

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INCREASED NATURE & GREENERY

Creating a more natural environment is at the heart of the ambition with new trees and planting proposed around the edges and within the dock.

The planting of the boardwalk is an integral feature of the design. The bleacher seating incorporates rich planting and large trees, whilst aquatic planting lines the edge of the pontoons and floating gardens bring large trees into the dock itself.

BOOSTING BIODIVERSITY

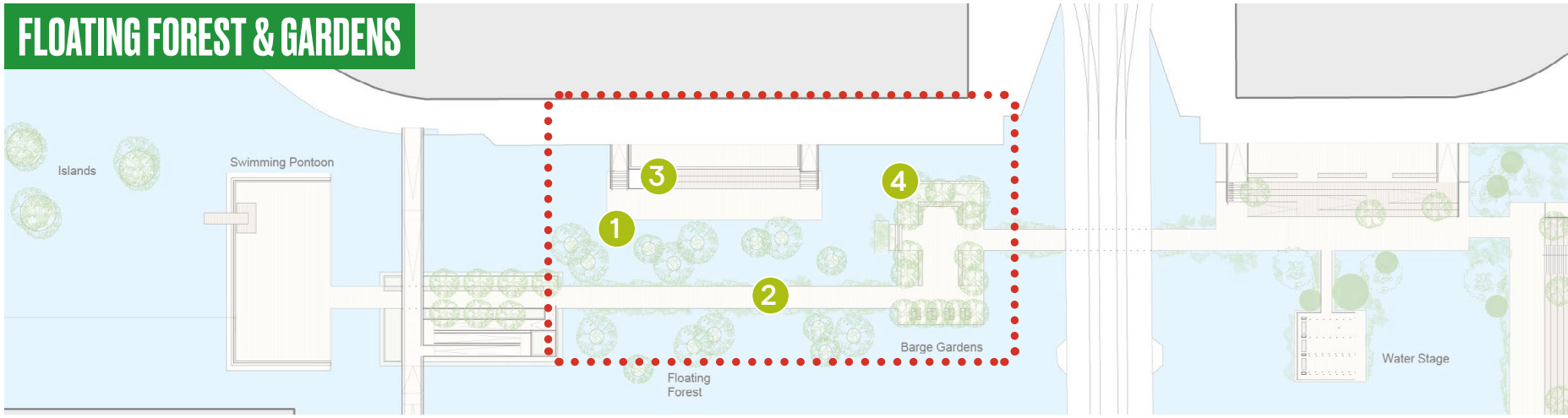
Our aspirations for Middle Dock will directly reflect aspirations of the Canary Wharf Group Biodiversity Action Plan targets for aquatic ecology by addressing priority habitats and species. The proposal will improve overall ecosystem service value and a study will be undertaken to assess how the proposal can influence water quality, Urban Heat Island and carbon storage.

Planting will be carefully selected to improve biodiversity. Other initiatives such as submerged fish habitat structures in the form of hanging fish walls, anchored artificial kelp forest array, ropes and baskets will sit below vegetation islands and platforms.

Middle Dock has the potential to form a living lab where an ecosystem services study will be undertaken to assess the actual benefits.



View from the proposed boardwalks towards the new East Pontoon



EXPERIENCE REIMAGINING CANARY WHARF

MIDDLE DOCK

INVIGORATING THE WATERS EDGE

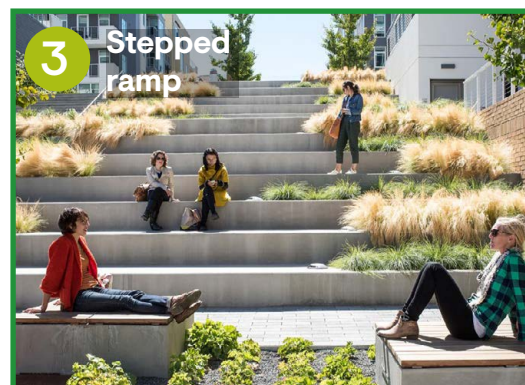
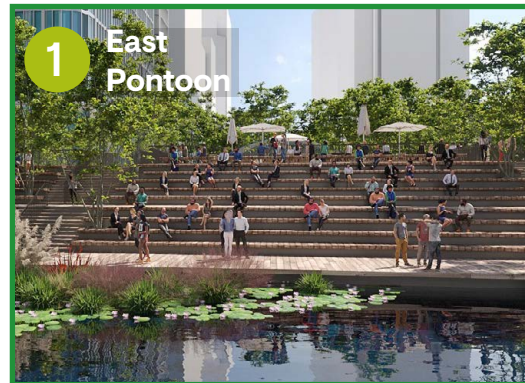
We know that arts and culture have the power to transform a place. It makes a place inviting, sparks curiosity, starts conversations and knits a community together. We already curate a range of events for all ages, from educational classes and workshops, to exhibitions, comedy and dance performances to music, theatre and sport.

Middle Dock will plug into our existing arts programme with carefully curated events appropriate to this location. East Pontoon will be a new public space with opportunities for performance and installations as well as a place to relax by the water.

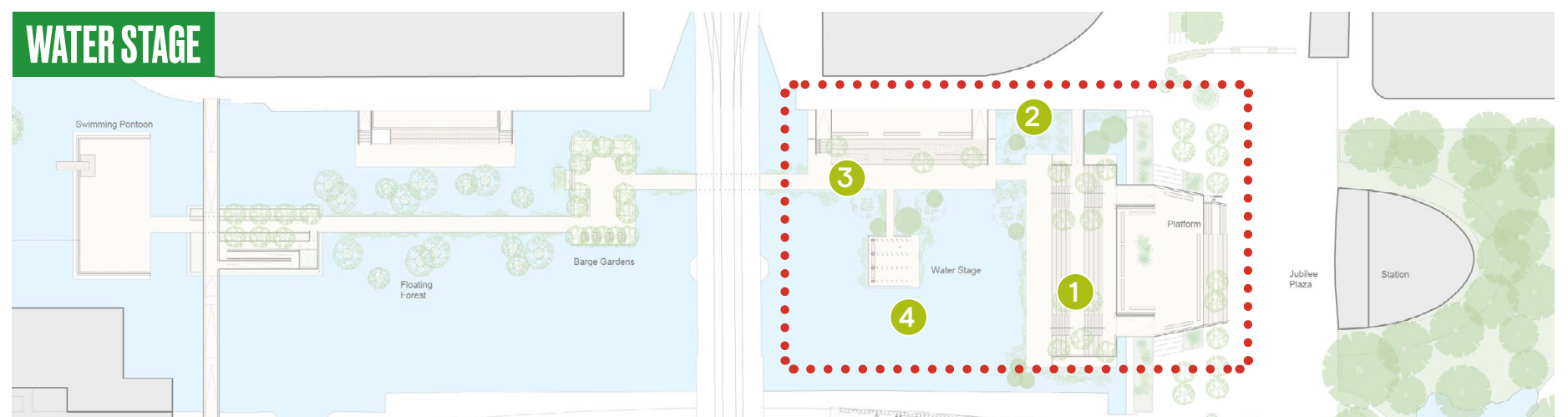
CREATING AN INCLUSIVE PLACE

As a landlord and developer, we have a big part to play in making spaces that work for everyone. Our proposals for Middle Dock have been developed to appeal to established local communities in Poplar and the Isle of Dogs as well as those living and working at Canary Wharf. We place great importance on living the values and principles of being a good neighbour.

Equality of access to the boardwalks is crucial for the success of the scheme and is the designs account for a variety of needs. Ramped access and safe level changes will ensure safety and accessibility for all.



WATER STAGE



SUMMARY & TIMESCALES

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SUMMARY OF THE PROPOSALS

The proposals for Middle Dock will:

- Be available to the wider community
- Meet the aspirations of LBTH planning policy for water spaces in the borough
- Introduce new public spaces, extensive planting, biodiversity initiatives and water activation
- Further assist the transformation of Canary Wharf from business district to 15 minute city
- Enhance the ecological value of Middle Dock and deliver significant biodiversity net gain
- Deliver new leisure and community spaces including opportunities for performance, education and water based activities

LET US KNOW YOUR VIEWS

Our consultation period on these proposals is open until 20th May 2022.

Click the link below to go straight to our feedback survey.

GO TO SURVEY →

INDICATIVE PROGRAMME

