

**ADA INFRASTRUCTURE – DOCKLANDS DATA CAMPUS**  
**MINUTES OF CLG MEETING**  
**15 JULY 2025**

*The first meeting of the Docklands Data Campus Community Liaison Group (CLG) took place on Tuesday 15 July, in-person at Britannia Village Hall.*

*This was a first session of a more regular series of meetings and offered an opportunity for the local community to meet the project team, understand the work happening on site and ask the project team any questions that they may have.*

**1. Attendance**

Members of the project team in attendance included:

- Barry Dooley – Project Director, Ada Infrastructure (BD)
- Michael Burke – Senior Pre-Construction Manager, McLaren (MB)
- Nick Ward – Account Director, LCA (NW)

The CLG was attended by six members of the local community, including local residents and representatives of local community groups.

**2. Presentation**

- The meeting opened with the project team introducing themselves and their roles on the company, as well as the responsibilities of the different companies on the Docklands Data Centre Campus project.
- The project team then asked those in attendance to introduce themselves and their interest in the site.
- The purpose and regularity of the CLG was discussed between the team and attendees.
  - It was highlighted that the CLG would be a forum for residents to discuss construction updates and issues related to the Docklands Data Campus between the project team and the local community.
  - Those present agreed a mix of in-person and online CLGs depending on the level of activity on the site would be most appropriate, and for CLGs to be held when they were relevant, such as new planned works on site or during busier construction periods.
- BD explained some of the context around the site and the proposals, explaining where the site was and its planning context.
  - This included an update on the series of RMAs submitted, and the determination of the multi-functional building, the Zone 2 data centre building and the Zone 3 data centre building.
  - A more formal update was also given on what was included in the RMAs for the final two data centre buildings, alongside the determination window for these, which coincided



with the meeting taking place. These were approved unanimously by Newham's Strategic Development Committee.

- BD provided a timeline looking ahead to construction works starting and site completion and occupation.
- MB provided an update on construction management and McLaren's role on the project.
- The works undertaken to date were explained, highlighting that piling works for the first data centre building had been completed and bi-modulus column installation had begun.
- Various views of the site were presented with the latest information during the meeting, offering:
  - Panoramic pictures of the site
  - Photos of the completed piling work
  - Site preparation works including foundational works
  - Bidder Street progress
  - Substation site progress and ongoing works
- NW provided an update on ongoing social value works, highlighting local partnerships and completed activities.
  - This included reference to the first AI Talent Development Programme, sponsored by Ada in partnership with UEL. This was a training and upskilling course to prepare people from various backgrounds for careers in data centre operation.
- The presentation finished, and the floor was opened to a Q&A session with those in attendance.

### **3. Construction Q&A**

#### **Communication and meeting frequency**

- Discussion was held about communication channels and meeting frequency. It was suggested that multiple emails are sent to ensure people are aware, as well as sending these through the property management channels so that leaseholders were aware of the meetings.
- A hybrid approach was agreed with attendees, with meeting coinciding with bigger moments held in-person, though regular meetings could be held online. It was agreed that the meetings would be bi-monthly, though this could fluctuate up or down depending on the level of works taking place on site.
- It was suggested that those on the mailing list could write questions in advance of the session so that these could be answered and included in the minutes during the session if they were not able to come, though the project inbox is open for all queries.
- One resident asked for the contact details of the project, which were supplied.
- One resident asked if CLG members could have a guided tour of the campus once completed. The team said this should be possible but to ask closer to completion of the project.

#### **Site preparation works**

- Queries were asked about how far down you would have to dig to get to clay, which was confirmed to be 45-55 metres. A follow-up question was asked about where the water table was, and it was confirmed that this was around 8.5 metres, meaning it is located above the clay.

#### **Road works**

- Two questions were asked regarding current and future roadworks. The first question asked whether more roads would need to be dug up during construction, which was confirmed, though these works are waiting for other pieces of work with road impacts to complete before they can begin to mitigate any cumulative impacts.



- The second question relating to roadworks was on the installation of fibre cables into the site. It was confirmed by the team that the installation of the fibre cables would have some impacts relating to roadworks due to the need to install these underground.

### **Social value**

- Attendees were interested to know how the social value programme was decided and suggested that engagement with the local community would help to improve the impact and effect of this.
- They suggested working with neighbouring residents to decide local projects to invest in and to help improve the area.
- Given the site accommodates more vocational work, engagement with local schools was also suggested. This particularly focussed on Oasis School, helping to make local pupils aware of vocational training opportunities.
- It was highlighted that the project is at the start of a long construction programme, and there will be ongoing and regular opportunities to do varied social value programmes in the local area.

### **On-site camera**

- A query was asked whether the camera that produces the site photos was available to livestream the works on site, or if it was purely for photos. BD confirmed he would investigate this and come back with an answer.

### **Noise**

- Given the upcoming construction works and nearby properties, an attendee asked for how much noise will be on site and what the limits were at the boundaries of the site.
- BD confirmed that the site boundaries have a limit of 45 decibels, which should limit noise disruption for local residents.

### **Traffic**

- The team were asked about the level of traffic on the site once operational. BD explained that once the site was operational, the traffic should be minimal as the main vehicle movements will be the trucks moving onto site to install the servers and associated infrastructure. Once operational it would just be members of staff arriving and leaving the site, with these journeys mainly completed via public transport.
- This led to a follow-up query about the number of people on site. It was explained that this would be a tenanted building with staff on site and then a smaller number of critical personnel working overnight.

### **Light pollution**

- With the building being operational 24 hours with staff on site overnight, attendees asked what the light pollution impact would be. BD flagged that this would be minimal as all internal lights would have infrared sensor activated to ensure lights were not left on when nobody was using them. There will be some minimal lights outside, but these should not impact the area.

### **Landscaping and public space**

- One attendee noted the plans include new greening, including trees and landscaping, and questioned when this would be delivered. Given the need to finish construction before landscaping is integrated, the team informed attendees that the landscaping works would be finished once the buildings are complete.
- A follow-on question was asked whether this included the new river walk, which was confirmed. Attendees were pleased to hear about the plans for a new walk on the river.



END

