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South London Weekly

London's Largest Marina Confirmed To Be Redeveloped Alongside Archeological Dig

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12 NEWS

EXCLUSIVE

By Cristina Trujillo

CONTROVERSIAL PLANS to redevelop a Rotherhithe marina have been approved with the caveat of an archaeological dig.

Despite protest from residents of the marina, plans to redevelop it will continue, but must include an archeological mitigation strategy, as the area is of such historical importance.

As London's largest marina and the only functioning commercial marina in central London, South Dock Marina's significance will grow if remains are discovered.

South Dock Marina residents have objected to the redevelopment for years, as it could displace many who could not afford the new rent prices of the redeveloped area.

Protests from residents of the marina are not the development's only obstacles, with the area designated a Tier 1 Archaeological Priority Area (APA) – North Southwark and Roman Roads.

Outlined by Southwark Council and the Borough Archaeologist, this APA is described by Southwark Council as the most archaeologically vital area of Southwark, with findings dating to prehistoric times.

As such, special conditions are imposed on the site, put in place to protect any potential findings.

Redevelopment of South Dock Marina was proposed in 2023, but was not approved until late last year. An archaeological proposal was submitted in February.

This will involve the digging of five test pits and monitoring of areas flagged for below-ground activity during the redevelopment.

Findings of interest may have to be shown to the public in temporary or permanent displays, along with information on the area's history.

Previous archeological finds in the area include a prehistoric buried land surface at Durand's Wharf, about 800 metres north of the marina, plus a neolithic axe, paleolithic tools, a hoard of roman coins and medieval combs and tiles.

Meanwhile, locals object to the development, mainly as it will "include demolition and removal of all buildings and structures on site," which could displace residents and businesses.

The council cited health and safety as the main cause of the redevelopment. It cited: "Unsafe access to some of the existing first floor workshops, a lack of escape routes and conflict between vehicular and pedestrian access through a working boatyard."

A resident from the area who wished to remain anonymous said: "Southwark Council continues to ignore residents' issues and instead are pushing through this proposal that only serves large commercial businesses.

"It all smacks of profiteering in the face of rising inequality. We are powerless to fight it."

LONDON'S LARGEST MARINA CONFIRMED TO BE REDEVELOPED ALONGSIDE ARCHEOLOGICAL DIG

It is an archaeologically vital area, with previous findings dating to prehistoric times



South Dock Marina

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