



# **London Borough of Southwark**

**Five and Fifteen Year Housing Land Supply Update: 2020-  
2036**

**(July, 2021 - updated)**

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## **Abbreviations**

GLA – Greater London Authority

HDT – Housing Delivery Test

LBS – London Borough of Southwark

LDD – London Development Database

LPA – Local Planning Authority

MHCLG - Ministry of Housing, Communities and Local Government

NPPF – National Planning Policy Framework

NPPG - National Planning Practice Guidance

NSP – New Southwark Plan

PPG – Planning Practice Guidance

SHMA - Strategic Housing Market Assessment

SHLAA - Strategic Housing Land Availability Assessment

## 1. Executive summary

- 1.1 This report provides an update to the Housing Land Supply for Southwark Council in response to the Matters, Issues and Questions published by the Inspectors to the Examination of the New Southwark Plan. The New Southwark Plan period will be amended to 2019-2036 to ensure there is a 15 year plan period following the adoption of the plan in line with Paragraph 22 of the NPPF. This covers a 17 year period and with the London Plan 2021 housing target rolled over the 17 year period requires the delivery of 40,035 homes.
- 1.2 The housing land supply period has been updated to cover 2020-2035. This report sets out our housing delivery from 2019-2020, the 5 year housing supply from 2020-2025, the 6-15 year supply from 2025-2035. The completion figures are included for 2019-2020 to align with the London Plan 2021 which has a plan period starting from 2019 and delivery can be assessed against the target going forward.
- 1.3 The Site Allocations Methodology Report (EIP82) has been updated to reflect the delivery timeframe as above for site allocations. The delivery timeframe is reflected in this report to inform our housing land supply at **Appendix 1**. This Report should be read alongside the Site Allocations Methodology Report Update (EIP82B).
- 1.4 The following has been updated in this report:
- Update to our housing target to reflect the London Plan 2021 10-year housing target from 2019-2029 for Southwark.
  - Update to the housing supply timeframe – 2020-2025 (5 years) and 2025-2035 (6-15 years).
  - Inclusion of our housing completion figures from 2019-2020.
  - Update to our Housing Delivery Test results for 2020.
  - Update to the housing land supply based on the updated Site Allocations Methodology Report (EIP82B).
  - Update to the Old Kent Road sites based on the Draft Old Kent Road Area Action Plan (December 2020) which reflects the Site Allocations Methodology Report (EIP82B).
  - The housing trajectory will be updated in the New Southwark Plan and will be included as a modification to reflect this update.

1.5 This report has been updated following the Housing Supply EIP Hearing Session (Matter 6), as requested by the Inspectors. The Inspector's Actions were as follows:

Action Number	Action	Additional information provided
73	Council to provide a schedule and details of those sites that will contribute to the delivery of new Council homes in the five year period (2020/1 – 2024/5); excluding sites counted as already having planning permission and dwellings being purchased from S106 sources.	See Section 4 and Appendix 3
74	Council to finalise housing trajectory and amended Annex 2 of the Plan to reflect content of EIP82a and EIP198 and to include recovering the shortfall in 2019/20 within the five year period 20/21-24/25 plus 20%.	The updated housing trajectory is provided as part of the New Southwark Plan modifications (EIP219).  The housing requirement has been amended in this report to include the shortfall from 2019/2020.
75	Council to consider the reasonableness of including an allowance for small-scale windfall in years 4 and 5 of the trajectory (2023/24 and 2024/25)	See Section 4
76	Council to check any likely contribution from permitted development rights (office to residential	See Section 4

	outside of the CAZ)	
77	Council to advise on any applicable lapse rate / non-implementation.	See Section 4

1.6 Other updates comprise:

- Update to the windfall sites figures and explanation.
- Amendments to the capacity figures as required.

1.7 The report confirms that London Borough of Southwark has sufficient housing land to meet its five year housing target for the period from 1 April 2020 to 31 March 2025 through deliverable sites and for the following 10 years (2025-2035) through developable sites as required by the National Planning Policy Framework.

1.8 The five year housing supply requirement for Southwark in the London Plan is **2,355 homes** per year, which equates to **11,775 homes** over the five year period. The under delivery of homes for 2019/2020 was 446 homes which needs to be added to our requirement, as 12,221. Due to an undersupply of homes over the previous three years, a 20% buffer has to be added to the five year requirement brought forward from later in the plan period as required by the National Planning Policy Framework. With the 20% buffer, Southwark's 5 year housing requirement is **14,665 homes**.

1.9 Following an assessment of the deliverable housing sites in the borough, Southwark meets the five year housing target, addressing the under delivery from 2019/20 and the additional 20% buffer, and exceeds this target by **1,165 homes**.

1.10 Based on the six to fifteen year housing requirement of **23,550 homes (2,355 homes** annually as set out in the London Plan 2021) for the period of 1 April 2025 – 31 March 2035, Southwark meets and exceeds this target by **9,710 homes**. The Council has identified sufficient capacity for housing land supply for years 6-15. The plan period extends to 2036 to ensure a 15 year period from adoption and there is sufficient capacity to meet the requirement up to 2036 with the target of 2,355 homes per annum carried forward.

1.11 A full list of sites and planning permissions contributing towards the five year and six to fifteen year housing supply is set out in **Appendix 1, Appendix 2 and Appendix 3**.

1.12 The reports that informed this paper were obtained from the London Development Database (LDD) and were downloaded in March 2021. A manual check was undertaken by council officers to supplement the LDD report as some of the permissions were not picked up due to the LDD being switched to the Planning London Datahub. The planning application statuses presented within the appendices are stated as per their position in April 2021.

## 2. Policy overview

2.1 **Table 1** sets out a summary of national, regional and local policy documents that were reviewed as part of the methodology to determine Southwark’s five and fifteen year land supply. A more detailed review is provided below **table 1**. A further policy review is provided in the Site Allocations Methodology Report Update (May 2021) (EIP82B) which sets out the national and regional requirements for site allocations and determining capacities.

**Table 1:** Policy overview

Policy	Relevance to housing supply
<b>National Policy</b>	
National Planning Policy Framework (2019)	Paragraph 67 sets out the requirement for authorities to identify a supply of specific deliverable sites for years one to five with the appropriate buffer, and specific, developable sites or broad locations for growth for years 6-10, and where possible for years 11-15 of the plan. Paragraph 68 sets out that small and medium sized sites can make an important contribution to meeting the housing requirement of an area, and are often built-out relatively quickly. Paragraph 73 sets out the requirement for authorities to add 20% buffer where there has been a significant under delivery over the previous three years.
Planning Practice Guidance (2019)	Provides further guidance on the five year housing land supply.
<b>Regional Policy (adopted)</b>	
The London Plan 2021	Target set for Southwark – 23,550 net homes to be completed between 2019/2020 – 2028/2029 (equating to 2,355 per annum) which includes 6,010 homes on small sites over ten years (601 per annum).
London Strategic Housing Land Availability Assessment (2017) (SHLAA)	Sets out sites with housing potential in Southwark.
<b>Local Policy (adopted and emerging)</b>	
Core Strategy (2011)	N/A
Saved Southwark Plan policies (2007)	N/A
Proposed Changes to the submitted New Southwark Plan (2020) (PCSNSP)	Review of site allocations has been undertaken and informs the housing land supply figures.
Emerging New Southwark Plan – Site Allocations: Methodology Report (updated to reflect the PCSNSP)	The methodology within this report has been used to inform the residential capacity of sites where there is no planning application or permission.



Canada Water Area Action Plan (2015)	Review of site allocations has been undertaken and informs the housing land supply figures.
Peckham and Nunhead Area Action Plan (2014)	Review of site allocations has been undertaken and informs the housing land supply figures.
Aylesbury Area Action Plan (2010)	Review of site allocations has been undertaken and informs the housing land supply figures.
Draft Old Kent Road Area Action Plan (2020)	Review of site allocations capacity has been undertaken and informs the housing land supply figures.

## **National Planning Policy**

### **National Planning Policy Framework 2019**

- 2.2 Paragraph 22 sets out that strategic policies should look ahead over a minimum 15 year period from adoption, to anticipate and respond to long-term requirements and opportunities, such as those arising from major improvements in infrastructure.
- 2.3 Paragraph 23 sets out that broad locations for development should be indicated on a key diagram, and land-use designations and allocations identified on a policies map. Strategic policies should provide a clear strategy for bringing sufficient land forward, and at a sufficient rate, to address objectively assessed needs over the plan period, in line with the presumption in favour of sustainable development. This should include planning for and allocating sufficient sites to deliver the strategic priorities of the area.
- 2.4 Paragraph 67 requires local planning authorities (LPAs) through planning policies to identify a sufficient supply and mix of sites, taking into account their availability, suitability and likely economic viability. A supply of specific deliverable sites should be identified for years one to five with the appropriate buffer, and specific, developable sites or broad locations for growth, for years 6-10, and where possible for years 11-15 of the plan.
- 2.5 Paragraph 68 recognises the contribution small and medium sites can make to the housing requirement of an area and sets out that LPAs should:
- “a) identify, through the development plan and brownfield registers, land to accommodate at least 10% of their housing requirement on sites no larger than one hectare; unless it can be shown, through the preparation of relevant plan policies, that there are strong reasons why this 10% target cannot be achieved;
  - b) use tools such as area-wide design assessments and Local Development Orders to help bring small and medium sized sites forward;
  - c) support the development of windfall sites through their policies and decisions – giving great weight to the benefits of using suitable sites within existing settlements for homes; and
  - d) work with developers to encourage the sub-division of large sites where this could help to speed up the delivery of homes.”
- 2.6 Paragraph 70 sets out that where an allowance is to be made for windfall sites as part of anticipated supply, there should be compelling evidence that they will

provide a reliable source of supply. Any allowance should be realistic having regard to the strategic housing land availability assessment, historic windfall delivery rates and expected future trends.

- 2.7 Paragraph 73 states that strategic policies should include a trajectory illustrating the expected rate of housing delivery over the plan period, and all plans should consider whether it is appropriate to set out the anticipated rate of development for specific sites. LPA's should identify and update annually a supply of specific deliverable sites sufficient to provide a minimum of five years' worth of housing against their housing requirement set out in adopted strategic policies or against their local housing need where the strategic policies are more than five years old.
- 2.8 The supply of specific deliverable sites should in addition include a buffer of 5% to ensure choice and competition in the market for land. Where the local planning authority wishes to demonstrate a five year supply of deliverable sites through an annual position statement, a buffer of 10% should be included to account for fluctuations in the market during that year. Where there has been a significant under delivery over the previous three years, local planning authorities should increase the buffer to 20% to improve the prospect of achieving the planned supply. The 20% buffer has been added to our target. Further information is set out below under the Housing Delivery Test.
- 2.9 In the glossary of the NPPF, a site for housing to be considered deliverable should be available now, offer a suitable location for development now, and be achievable with a realistic prospect that housing will be delivered on the site within five years. Sites that are not major development, and sites with detailed planning permission, should be considered deliverable until permission expires, unless there is clear evidence that homes will not be delivered within five years (e.g. they are no longer viable, there is no longer a demand for the type of units or sites have long term phasing plans). Sites with outline planning permission for major development, allocated in a development plan, with permission in principle or identified on a brownfield register should only be considered deliverable where there is clear evidence that housing completions will begin on site within five years.
- 2.10 The glossary states that to be developable, sites should be in a suitable location for housing development with a reasonable prospect that they will be available and could be viably developed at the point envisaged.
- 2.11 The methodology section below and appendices set out further details on the deliverability of sites and assumptions made in our supply. The Site Allocations Methodology Report at Appendix 2 also sets out more information on the deliverability of sites.

## National Planning Practice Guidance

- 2.12 The purpose of the five year housing land supply is to provide an indication of whether there are sufficient sites available to meet the housing requirement set out in adopted strategic policies for the next five years.
- 2.13 The National Planning Practice Guidance (NPPG) sets out that where a local plan was adopted in the last five year or the strategic housing policies have been reviewed within the last five years and found not need updating, LPAs should use the housing requirement figures identified in adopted strategic housing policies to calculate the five year housing land supply. In other circumstances the five year housing land supply will be measured against the area's local housing need calculated using the standard method.
- 2.14 Where there is a conflict between adopted strategic housing requirement policies (for example if a new spatial development strategy supersedes an adopted local plan), the most recently adopted policies will need to be used for the purposes of calculating 5 year housing land supply, in accordance with Section 38 (5) of the Planning and Compulsory Purchase Act 2004.

## Housing Delivery Test

- 2.15 The Ministry of Housing, Communities and Local Government (MHCLG) introduced the Housing Delivery Test (HDT) in November, 2018 as a mechanism to monitor housing delivery locally. The HDT is a percentage measurement that compares the number of net new homes delivered over the previous three years against the authority's net housing requirement. The method of calculating the HDT requirement is set out in the Housing Delivery Test Measurement rule book.
- 2.16 Where housing delivery over the previous three years has been less than 95% of the requirement, the Local Planning Authorities (LPAs) should prepare an action plan setting out the cause of under delivery and the intended actions to increase delivery.
- 2.17 The results of the HDT were published in January 2021. **Table 2** below sets out the HDT results for Southwark from MHCLG, alongside LBS delivery figure from the London Development Database. The data provided by MHCLG suggests that Southwark has delivery 1,299 net homes in 2019/2020. However, Southwark Council had been unable to verify this figure before the publication of the HDT. Southwark has since been working with the GLA to ensure the accuracy of these figures and have agreed with the GLA that the net completion figure for 2019/2020 was 1,909 homes. This would

mean that Southwark’s delivery would be 80%. We have made contact with MHCLG regarding the inaccuracy of the Housing Delivery Test Result.

2.18 Between 2017-2022, Southwark delivered 5,332/5,942 homes against the target of 7,403 homes, this is either 72% or 80% when looking at MHCLG’s figure or the agreed figure with the Mayor. Notwithstanding the significant delivery of homes, Southwark is required to produce an Action Plan and add a 20% buffer onto the five year land supply to address the under delivery.

**Table 2:** Housing Delivery Test results for Southwark

Year	Housing Delivery Test Requirement (MHCLG)	LBS delivery figures as per the Housing Delivery Test (MHCLG)	LBS net delivery figure from London Development Database
2017/2018	2,156	816	936
2018/2019	2,736	3,217	3,615
2019/2020	2,511	1,299 (1,909)*	1,909*
<b>Total</b>	<b>7,403</b>	<b>5,332 (5,942)*</b>	<b>6,460</b>

\*this figure also includes the LBS figure as agreed with Greater London Authority.

Source: Housing Delivery Test: 2020 measurement published on 19<sup>th</sup> January 2021 (<https://www.gov.uk/government/publications/housing-delivery-test-2020-measurement>)

2.19 A Housing Delivery Test Action Plan was prepared and agreed by Cabinet on the 17<sup>th</sup> September, 2019. The Action Plan provides an overview of housing delivery within the borough, setting out various programmes and initiatives that are currently undertaken to boost the delivery of new homes. The Action Plan also sets out where there are delivery issues in the borough and how these can potentially be overcome.

2.20 The Action Plan will be updated and will include an update on the how the council is performing against the actions.

2.21 Given the significant need for housing in Southwark the delivery of new homes is one of our strategic priorities. We are committed to delivering as many new homes as possible, including social rented and intermediate homes to meet our acute need as demonstrated through the net completions since 2004 comprising 24,425 homes. These homes should be of high quality and provide security for our residents to ensure they can feel safe in their homes.

2.22 The delivery of new homes needs to be balanced with the delivery of other land uses to achieve sustainable development, including employment, education, health and community uses and open space. The site allocations

therefore set out the required land uses for development coming forward on the sites to ensure we can achieve our development needs for Southwark.

2.23 The main development needs are for housing and employment space (including town centre uses) and the NSP must balance the delivery of both. We must make land available to house a growing population, encourage economic growth, enhance Southwark's town centres and London's Central Activities Zone (CAZ) and ensure that adequate infrastructure is provided. The NSP must also ensure that development is sustainable and makes effective use of previously developed land.

2.24 Our housing policies seek to meet our housing need, through encouraging housing supply and requiring it on site allocations in appropriate locations.

2.25 Where the council is in control of delivery, through the New Homes Delivery Programme, a significant number of homes have been built or are currently under construction and the council is well on target to deliver 11,000 new homes by 2043.

## **Regional Planning Policy**

### **The London Plan (2021) and the London Strategic Housing Land Availability Assessment 2017 (November 2017)**

- 2.26 The London Plan 2021 was published on 2 March 2021 which sets out Southwark's 10 year housing target of **23,550** homes (equivalent to **2,355** homes per annum) over the ten year period between 2019/20-2028/29. This housing target includes the figure of 6,010 that is to be delivered on small sites. These figures are based on the 2017 London SHLAA.
- 2.27 Policy H1 (B,1) of the London Plan sets out that to ensure ten-year housing targets are achieved, boroughs should allocate an appropriate range and number of sites that are suitable for residential and mixed-use development and intensification, encourage development on other appropriate windfall sites and enable the delivery of housing capacity identified in Opportunity Areas, working closely with the GLA. Policy H1 (B,2) sets out that boroughs should optimise the potential for housing delivery on all suitable and available brownfield sites through their Development Plan.
- 2.28 It also sets out that boroughs should publish and annually update housing trajectories based on the targets in Table 4.1 and should work with the Mayor to resolve any anticipated shortfalls.
- 2.29 The London Strategic Housing Land Availability Assessment (SHLAA) sets out the capacity for the delivery of homes in London boroughs to inform the London Plan housing target through the delivery of large sites (0.25ha and more in size) and small sites (below 0.25ha).
- 2.30 This includes an assessment of large housing sites (0.25 hectares and above) undertaken in partnership with the boroughs, which provides the most comprehensive study available of the capital's capacity for housing delivery based on a consistent pan-London methodology.
- 2.31 In addition, the SHLAA includes an assessment of small site capacity using a combination of trend data for certain types of development and an estimate of potential for intensification in existing residential areas; and an assessment of capacity from non-self-contained housing.
- 2.32 Paragraph 4.1.11 of the London Plan sets out that 'if a target is needed beyond the 10 year period (2019/20 to 2028/29), boroughs should draw on the 2017 SHLAA findings (which cover the plan period to 2041) and any local evidence of identified capacity, in consultation with the GLA, and should take into account any additional capacity that could be delivered as a result of any

committed transport infrastructure improvements, and roll forward the housing capacity assumptions applied in the London Plan for small sites’.

2.33 The London SHLAA 2017 assessed capacity for large sites over five, five year periods and Figure 4.14 identified the following notional capacity in Southwark:

- Phase 1 2017/18 to 2018/19 - 4800
- Phase 2 2019/20 to 2023/24 - 8000
- Phase 3 2024/5 to 2028/29 - 9000
- Phase 4 2029/30 to 2033/34 - 8000
- Phase 5 2034/5 to 2040/41 – 6500

2.34 Paragraph 4.38 notes that for a number of local planning authorities, the majority of identified capacity is within phases one to three. In Southwark, significant levels of housing development are expected within the Old Kent Road due to the delivery of new infrastructure (the Bakerloo Line Extension).

2.35 We have rolled forward our annual target of 2,355 homes per annum to cover the 15 year period following our review of Site Allocations within the New Southwark Plan and other sites expected to come forward up to 2036 as we have identified capacity for delivery to that extent and therefore this is a more up to date position than the 2017 London SHLAA. This capacity is identified in the Site Allocations Methodology Report at Appendix 2.

2.36 Paragraph 4.46 of the SHLAA notes that the overall capacity figures to 2041 for many opportunity areas will need to be reviewed and phased to take account of the delivery of essential transport infrastructure. For example, in Old Kent Road, the Bakerloo Line would need to be delivered to enable the level of housing growth expected in the SHLAA beyond 2029 (during phase four and five), with the exact phasing to be determined through further detailed discussion between Southwark, TfL and the GLA. Appendix 1 sets out the supply of housing coming forward in the Site Allocations within the NSP, including the Old Kent Road. Appendix 2 of the Site Allocations Methodology Report sets out further detail on the deliverability and developability of these sites.

2.37 As set out at Appendix 1 there is significant delivery of sites coming forward in the Old Kent Road, Appendix 3 of the Site Allocations Methodology Report Update (EIP82B) sets out the phasing delivery for the sites on Old Kent Road which has been agreed with TfL and GLA. Development will be phased based on the commitment and delivery of the Bakerloo Line extension. It is anticipated around 9,500 homes will be committed in Phase 1 (2018-2023) alongside enhancements to the existing public transport network prior to the letting of the construction contract for the Transport and Works Act Order for Bakerloo Line



extension. The remaining 10,500 will be committed for Phase 2 (2023-2027) and will be subject to agreement between Southwark Council, the Greater London Authority and Transport for London relating to the status of transport improvements. A detailed phasing plan is included in the Old Kent Road Area Action Plan.

2.38 Paragraph 5.22 of the SHLAA notes that initial notional capacities for all large sites (not including approvals) were calculated by the SHLAA system using default density estimates. The default density estimates provided in the 2017 London SHLAA are broadly based on the 2016 London Plan density matrix. Given the direction taken by the Mayor towards a design-led approach to site optimisation as evidenced by the draft Good Quality Homes for All Londoners SPG, it is considered that the methodology for allocating site capacity used during the preparation of the SHLAA may not remain appropriate through the London Plan 2021 period. Further detail on the methodology for determining the indicative capacities set out in the New Southwark Plan is set out in the Site Allocations Methodology Report at Section 4.

### **Local Planning Policy**

2.39 The New Southwark Plan was submitted to the Secretary of State in January 2020. The Site Allocations Methodology Paper has been updated to reflect the latest indications of capacity and delivery timeframes. Updates include capacity reflected in approved planning applications that fall within site allocation boundaries, inclusion of new live planning applications. The document also includes the latest indications of capacity for the Old Kent Road site allocations as reflected in the ongoing preparation of the Draft Old Kent Road Area Action Plan.

2.40 The Council has completed a review of the indicative site allocation capacities and included any changes in this updated report and any amendments required to the site allocations within the Council's Proposed Changes to the Submitted Plan, August 2020 will be proposed as minor modifications. The review of indicative capacities and update of planning approvals have been taken into account in the update of this housing land supply report. The revised timeframe for delivery to reflect the plan period of 2019-2036, which ensure it aligns with the London Plan plan period and complies with the NPPF which requires a 15 year plan period on adoption is also included in this report.

2.41 The Council has identified sufficient capacity for housing land supply for 0-5 years and 6-15 years as set out in Section 3.

### 3. Southwark's Housing Requirement

- 3.1 As per the Planning Practice Guidance, the purpose of the five year housing land supply is to provide an indication of whether there are sufficient sites available to meet the housing requirement. The starting point is to identify the housing requirement figure as set out in the strategic policies.
- 3.2 As set in the London Plan the minimum ten year target between 2019/20-2028/29 for Southwark is **23,550 net homes**. This is equivalent to **2,355 net homes per annum**, giving an accumulative total of **11,775 homes net additional homes** for the period 1 April 2020 – 31 March 2025. This is the 4<sup>th</sup> highest housing target set in London and therefore it represents a significant requirement.
- 3.3 The under delivery of homes for 2019/2020 was 446 homes which needs to be added to our requirement - 12,221 homes.
- 3.4 As Southwark has under delivered against the yearly target in the last three years, as per the NPPF, a 20% buffer has been added over the five year period. Therefore, the Council needs to demonstrate that it can make provision over the five years from 1 April 2020 – 31 March 2025 for an additional **14,665 homes**. The six to fifteen year land supply target for Southwark consists of the London Plan target of 2,355 net homes per year rolled forward for the ten year period: **23,550**.
- 3.5 Southwark has approved a significant number of new homes within hybrid applications, comprising of detailed and outline permissions such as the Canada Water Masterplan, Elephant and Castle Shopping Centre and schemes at Malt Street or Southernwood Retail Park as part of the Old Kent Road Regeneration. It must be noted that large occupied sites might take longer to be vacated; and that given the significant quantum of new homes approved and the phasing of these large schemes means that they will be delivered over a longer period of time that needs to be accounted for in the housing delivery.
- 3.6 Generally the new homes approved under the detailed components of the hybrid applications are expected to be delivered in the first five years, whereas the homes approved within the outline components are expected be delivered as phased developments over the fifteen year period.
- 3.7 This paper confirms that, from the 1<sup>st</sup> April 2020 over the next fifteen years Southwark has an identified capacity of delivering **49,090 net new homes**, which is the equivalent of delivering 3,273 net new homes per annum or 32,727 over a ten year period. Although annualised housing targets have been

removed, this confirms that Southwark can meet the 10 year London Plan target of 23,550 net new homes.

### **Housing completions 2019/2020**

3.8 The New Southwark Plan period covers 2019-2036, starting from 2019 to align with the London Plan 2021 plan period. The net completions in Southwark between 01/04/2019 and 31/03/2020 total 1,996 net units against our target of 2,355 homes set out in the London Plan 2021 (further details are set out at Paragraphs 2.15). The total net completions (1,996 units as set out in our AMR) represents an uplift of 87 units from the net figures (1,909 units) set out in the GLA report we received. This is due to a reporting error which is set out in the AMR. The [Authority Monitoring Report, Housing Facts and Figures](#) provides a detailed breakdown of the historic completions and approval of housing in the borough.

## 4. Five and fifteen year land supply methodology

4.1 To determine the five and fifteen year housing land supply of deliverable and developable sites, sites allocations, planning permissions and planning applications have been identified and reviewed. As set out in the Planning Practice Guidance (July, 2019), the net housing figures are included within the housing supply (see **Appendices 1, 2 and 3**).

4.2 Planning documents reviewed as part of the five and fifteen year land supply review include:

- London Strategic Housing Land Availability Assessment (2017)
- New Southwark Plan: Southwark Council's Proposed Changes to the Submitted Plan 2020
- New Southwark Plan – Site Allocations Methodology Paper Update (April 2021) (EIP82A)
- Canada Water Area Action Plan (2015)
- Peckham and Nunhead Area Action Plan (2014)
- Aylesbury Area Action Plan (2010)
- Draft Old Kent Road Area Action Plan (2020)

### (A) Site allocations within the New Southwark Plan and other planning documents

4.3 Capacities for site allocations within the New Southwark Plan (NSP) were obtained from the Site Allocations Methodology Report Update (EIP82B) that has been updated alongside this update in May 2021. The Site Allocation Methodology Report Update sets out how the capacities for the site allocations have been determined. Other site capacities were obtained from site allocations within Area Action Plans and by reviewing the planning register and officer's reports.

4.4 Some larger allocated sites and sites with planning applications and permissions will be delivered in phases. Where a detailed phasing plan was available in an officer's report or provided by a developer, these were taken into account in the phasing of the schemes. In the absence of a detailed phasing plan to determine the five and fifteen year supply, discussions were undertaken with the relevant case officers who have been working with the developers and are knowledgeable of the phasing/timeframes of the schemes coming forward.

4.5 It was generally assumed that sites and site allocations that benefit from planning permission are deliverable and will be delivered within the first five years. Where site allocations do not benefit from planning permission it was

assumed that they will be delivered at a later stage, between years six to fifteen. These are developable sites and the Site Allocations Methodology Report Update (EIP82B) at Appendix 2 sets out how these sites have a reasonable prospect that they will be available and could be viably developed within the timeframe.

- 4.6 These sites are provided at **Appendix 1** with additional commentary provided in the final column as relevant.

(B) Approved planning permissions in the pipeline

- 4.7 In addition to assessing site allocations, planning applications and permissions that fall within site allocations, a report showing all approved planning permissions that are in the pipeline and not yet completed has been reviewed. Planning permissions that have been previously identified to fall under a site allocation were removed from the approved planning permissions to avoid double counting. Unless phasing plans indicated otherwise, all approved planning permissions totalling 3,093 homes (see **Appendix 2**) were considered to be deliverable schemes in the short term and therefore they have been included in the five year supply.

- 4.8 Schemes with planning permission that have been completed since April 2020 that were not included in the 1 April 2019 – 31 March 2020 completions are included in the 5 year supply planning applications at **Appendix 2** as otherwise they would not be accounted for.

Prior Approvals and permitted development – office to residential

- 4.9 Southwark Council has been proactive in restricting permitted development rights by implementing Article 4 Directions. However national planning guidance states these must be limited to situations where it is necessary to protect local amenity or the wellbeing of the area. As such it is difficult to implement borough wide restrictions on national permitted development rights. Southwark has an Article 4 Direction to restrict any conversions of office space in the Central Activity Zone, which covers the exemption that was previously applied by the General Permitted Development Order but then removed.

- 4.10 Southwark also has Article 4 Directions restricting the conversion of light industrial space in all of its protected industrial land and a number of other industrial estates around the borough, and an Article 4 Direction protecting all railway arches from conversion to residential from employment or other uses. Nevertheless there are still parts of the borough that can benefit from these permitted development rights regardless of planning policy.

4.11 However, since changes to the Use Classes Order which came into effect from 1 September 2020, the directions remain valid until July 31 2021, a review of the existing directions will be necessary in order to ascertain which modifications will be required depending on changes to the GPDO.

4.12 We have reviewed past completions from the last seven years and there has been a low delivery rate of homes from Permitted Development from office to residential. On average 27 homes have been completed through Prior Approvals per annum, office to residential, as identified in **table 3** below. These have been considered below in **table 4** through windfall sites and a reasonable estimate has been included in the supply accordingly.

**Table 3: Prior Approvals from office to residential completions**

<b>Year</b>	<b>Completions of Prior Approval from office to residential</b>
2013-2014	2
2014-2015	52
2015-2016	25
2016-2017	33
2017-2018	35
2018-2019	13
2019-2020	28
<b>Total</b>	<b>188</b>
<b>Average per annum</b>	<b>27</b>

Non conventional housing calculation

4.13 For the purpose of determining the contribution of net non-self contained accommodation for students towards the housing supply, the calculation of 2.5:1 ratio, with two and a half bedrooms/unit being counted as a single home and for older accommodation a ratio of 1:1 was used as set out in the London Plan 2021 at Paragraph 4.1.9.

(C) New Council Homes Delivery Programme

4.14 Southwark has an excellent record of delivering council homes. The Housing Strategy (EIP156, Principle 1) sets out how we will achieve our ambitious target of 11,000 council homes by 2043. As part of the New Council Homes Delivery Programme agreed at Cabinet in October 2018, the New Homes Delivery Team within the council has assessed a number of sites across the borough for housing capacity. There is a comprehensive programme in place to achieve this target, starting with the delivery or start on site of 2,500 homes by 2022 which is on track to be achieved. We have a programme in place to meet this target, which includes a new homes delivery team, a dedicated planning team and a

new homes transformation board. We are already building new homes with 1,167 delivered or under construction and a further 1,247 homes are expected to start on site in 2021/22. A number of these schemes are either subject of a planning application or have obtained planning permission.

4.15 The approved homes as part of the New Council Homes Delivery Programme have been accounted for in our approvals figures. The completed units set out above if completed between 01/04/2019 – 31/03/2020 have been accounted for in our completion figures for 2019/2020.

4.16 **Appendix 3** sets out the sites/schemes for new council homes delivery in the borough. Capacity for approximately **1,266 homes** has been identified on sites which are expected to be delivered within the next five years; therefore they have been included in our five year supply (2020-2025). This includes only new build homes. The overall new homes figures may be recorded with a higher figure as these include section 106 purchased homes or the gross figure is used. The new homes future supply is being developed and a number of the schemes coming forward between 2025-2035 are on site allocations within the New Southwark Plan e.g. sites on the Old Kent Road and Aylesbury Estate and therefore are included in Appendix 1 capacity. Other schemes in pipeline in the later years comprise approximately **702 homes**, therefore this is included in the supply for 2025-2035. Additional future supply will be accounted for and added to the pipeline once this programme is developed further.

#### Windfall allowance for small sites

4.17 Windfall sites are defined in the glossary chapter of the NPPF as sites not specifically identified in the development plan. Paragraph 70 of the NPPF states that, a windfall allowance may be justified as part of the supply, if the local planning authority has compelling evidence that windfall sites provide a reliable source. Any allowance should be realistic having regard to the strategic housing land availability assessment, historic windfall delivery rates and expected future trends.

4.18 The New Southwark Plan allocates a number of larger sites for mixed use development. Appendix 1 of the Site Allocations Methodology Report Update (EIP82B) sets out a number of sites that were considered and omitted from the NSP and the reasons for their omission. A number of these sites were omitted as they were small development sites or they could come forward for development where acceptable redevelopment could be achieved under other NSP policies and therefore were not needed to be allocated. These sites could come forward as windfall sites.

- 4.19 Both in the London Plan 2021 and the London Strategic Housing Land Availability Assessment (2017) (SHLAA) small sites have been defined as sites that are below 0.25 hectares in size. Paragraph 4.2.3 of the London Plan sets out that small sites target can be taken to amount to a reliable source of windfall sites which contributes to anticipated supply and so provides the compelling evidence in this respect required by paragraph 70 of the National Planning Policy Framework of 2019.
- 4.20 In the London Plan 2021 the small sites targets are a component of, and not additional to, the overall housing targets. The ten-year (2019/2020 – 2028/2029) housing target on small sites for Southwark is 6,010 homes, which equates to 601 units per annum.
- 4.21 We have reviewed the delivery on small sites for years between 2011-2020, to consider the contribution from small sites towards the deliverable supply. **Table 4** sets out the number of homes completed each year on small sites that are below 0.25 hectares. The windfall site figures have been adjusted to remove development on developed site allocations to avoid double counting. Development expected to come forward on NSP site allocations has not been included in the figures to avoid double counting.
- 4.22 The table shows that between 2011-2020 in total 4,707 units have been delivered on small sites, which is the equivalent to 523 homes/year. This assumption is based on historic delivery rates over the past 9 years during 2011-2020 in Southwark, clearly demonstrating a consistent delivery trend during this period.
- 4.23 Given the consistent and good record of delivery of small sites, in determining the six to fifteen year land supply, a contribution of 523 homes/year or **5,230** over the six to fifteen year period was assumed which is in general conformity with the London Plan small sites target.
- 4.24 To avoid double counting, no assumptions were made for windfall allowance for small sites as part of the 0-3 years housing land supply, as approvals, including on small sites have already been accounted for within our approved planning permissions as set out at **Appendix 2** which equate to 3,093 units. A number of these schemes are coming forward on smaller sites, and it is reasonable to assume that they will be delivered within the first 3 years. Therefore a windfall allowance has been added to year 4 and year 5 within our supply consistent with the past delivery of homes. As they are expected to be delivered in years 4 and 5 this allows a lead in time for windfalls to gain planning permission and be delivered.



**Table 4:** Net completions on small sites over a nine year period (<0.25 hectares)

Year	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20
Small sites (<0.25 hectares)	707	490	424	721	595	506	356	357	551
Total	<b>4,707</b>								

Source: London Development Database (LDD): Assessment of all completions on small sites (<0.25 hectares) carried out in March 2021

4.25 The GLA requires local authorities to check scheme starts and completions, and to update the LDD with the information collected annually by 31<sup>st</sup> August. The last completion survey for Southwark was carried out in 2020, between June to August, as such the above windfall assumptions are based on the most up to date figures.

#### The London Strategic Housing Land Availability Assessment (SHLAA) (2017)

4.26 The SHLAA is a technical exercise to determine the quantity and suitability of land potentially available for housing development. The Mayor carries out a London-wide SHLAA to inform the London Plan as it determines the borough housing targets that form a key part of the Plan. Appendix E of the SHLAA 2017 sets out a list of sites for every London borough that have been identified through the SHLAA exercise.

4.27 For the purpose of determining the five and fifteen year land supply, in addition to reviewing site allocations in various planning documents, planning applications and permissions, the SHLAA sites list has also been reviewed. These are included as site allocations in Appendix 1 if they are within site allocations. However, no additional SHLAA sites have been included as these were historic site allocations that have not been brought forward into the Plan and can come forward as windfall sites.

#### Lapse rate

4.28 We have considered adding a lapse rate to the housing land supply. The majority of sites in the 0-5 year supply have planning permission and a number have already started on site and therefore it is not considered necessary to add an allowance for lapsed figures. The Site Allocations Methodology Report, Appendix 2 sets out the deliverability of site allocations in the 0-5 years supply, they are generally only included in the 0-5 years where they already have

planning permission and there is confidence that they will come forward in the timeframe.

4.29 The developability of site allocations in the 6-15 years supply is also set out in Appendix 2 of the Site Allocations Methodology Report and generally these sites allocations have had support from the landowner.

4.30 The summary figures set out below demonstrate 'headroom' in the five year supply (including 20% buffer) of 1,165 dwellings, which constitutes an allowance for non-completions.

## 5. Summary of housing supply in Southwark

5.1 **Tables 5 and 6** provide a summary of the housing supply in the borough. Full details are provided at **Appendix 1 and Appendix 2**. Our housing requirement over the 15 year period from 2020-2035 is 38,215 homes, the total capacity is for 49,090 homes. We exceed this requirement by 10,875 homes.

**Table 5:** Five year land supply (A+B+C+D=E)

Reference	Housing supply source	Deliverable capacity
A	Sites identified in planning documents, and sites with extant planning permissions and live planning applications	10,425
B	Approved planning permissions in the pipeline	3,093
C	New Council Homes Delivery Programme	1,266
D	Windfall year 4-5	1,046
E	<b>Total</b>	<b>15,830</b>
	Five year housing target, shortfall from 2019/2020 and buffer Southwark (1 April 2020 – 31 March 2025)	<b>14,665</b>
	<b>Units above requirement</b>	<b>1,165</b>

5.2 As illustrated in **Table 5**, Southwark has a sufficient supply of land to meet its five year housing requirement of **14,665 net homes** including a **20% buffer** brought forward from later in the plan period, with a surplus of **1,165 homes**.

**Table 6:** Six to fifteen year land supply (A+B+C=D)

Reference	Housing supply source	Developable capacity
A	Sites identified in planning documents with or without permission	27,328
B	New Council Homes Delivery Programme	702
C	Windfall allowance for small sites (determined through historic delivery of small sites)	5,230
D	<b>Total</b>	<b>33,260</b>
	Six to fifteen year housing target Southwark (1 April 2025– 31 March 2035)	23,550
	<b>Units above requirement</b>	<b>9,710</b>
	<b>2035-2036 – to cover full plan period</b>	<b>There is sufficient capacity to carry delivery forward to 2036 if some of the site allocations are not delivered up to 2035.</b>

5.3 As illustrated in **Table 6**, Southwark has a sufficient supply of land to meet its six to fifteen year housing target of **23,550 net homes**, with a surplus of **9,710 homes**. This is a significant supply of homes in the borough when considered against the housing target. A lot of this supply will be coming forward within the Old Kent Opportunity Area.

5.4 **Table 6** also sets out that there is sufficient capacity through the New Southwark Plan to meet the housing requirement for 2035-2036 with the London Plan housing target of 2,355 homes carried forward.



# **London Borough of Southwark**

## **5 and 15 Year Housing Land Supply**

**Appendix 1 – Five and fifteen year housing land supply**

**Appendix 2 – Approved planning permissions in the pipeline**

**Appendix 3 - New Council Homes Delivery pipeline**

**(July, 2021)**

## Appendix 1 - 5 and 15 Year Housing Land Supply

This appendix includes site allocations or sites allocations that have extant planning permissions or live planning applications.

New Ward Name	Site Allocation Reference	Planning Application Reference	Source (Approval, site allocation or SHLAA)	Site address	Site area (ha)	Actual / Expected Trajectory			Date Approved where relevant	Planning commentary
						Capacity (net housing units)	April 2020 to March 2025 - Delivery in 5 years	April 2025 to March 2035 - Delivery in Years 6-15		
<b>Bankside and The Borough</b>										
Borough and Bankside	NSP01		Site allocation	Site Bordering Great Suffolk Street and Ewer Street	0.62	40		40	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Borough and Bankside	NSP01		20/AP/1009	25 Lavington Street London Southwark SE1 0NA	0.69	0		0	Awaiting determination	Approved at Planning Committee 1/12/2020
Borough and Bankside	NSP02		Site allocation	62-67 Park Street	0.40	80		80	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Borough and Bankside	NSP03	14/AP/3842	Approval	185 Park Street	0.5	163	163		2/12/2016	Under construction
Borough and Bankside	NSP04	17/AP/0367	Approval	London Fire and Emergency Planning Authority	1.5	199	199		11/2/2018	Under construction
Borough and Bankside	NSP05		Site allocation	1 Southwark Bridge and Red Lion Court	0.79	261		261	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Borough and Bankside	NSP06	19/AP/0830	Site allocation	Landmark Court	0.62	36	36		5/1/2021	Full Planning Permission Approved.

Borough and Bankside	NSP07		Site allocation	Land between Great Suffolk Street and Glasshill Street	0.60	132		132	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Chaucer	NSP08		Site allocation	Swan Street Cluster	0.88	98		98	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Chaucer	NSP09	18/AP/0657	Site allocation	19, 21 and 23 Harper Road, 325 Borough High Street, 1-5 and 7-11 Newington Causeway	0.30	13	13		11/5/2020	Full planning permission approved.
<b>Bermondsey</b>										
North Bermondsey	NSP10	17/AP/4088	Approval	Biscuit Factory and Campus	7.89	1548	548	1000	4/6/2020	Full planning permission approved.
London Bridge and West Bermondsey	NSP11		Site allocation	Tower Workshops	0.73	178		178	N/A	Site allocation capacity figure included therefore 6-15 year supply.
North Bermondsey	NSP12	07/AP/1262 and 13/AP/4266	Approval	Chambers Wharf Chambers Street London SE16 4XQ	1.40	587	180	407	10/8/2010	Will be delivered after 2023 once the Thames Gateway works are completed. 180 units have been completed in 2020/21
<b>Blackfriars Road</b>										
St George's	NSP13		Site allocation	Conoco House, Quadrant House, Edward Edwards House and Suthring House	0.67	124		124	N/A	Site allocation capacity figure included therefore 6-15 year supply. There is a live application that covers part of this site 20/AP/3520 that may bring forward 66 units if approved
Borough and Bankside	NSP15		Site allocation	Land enclosed by Colombo Street, Meymott Street and Blackfriars Road	0.37				N/A	Capacity for housing has been removed due to planning permission on a majority of the site.

Borough and Bankside	NSP16	18/AP/1603	Approval	Sampson House, 64 Hopton Street, London, SE1 9JH	1.01	341	341		22/12/2020	Application approved and under construction
Borough and Bankside	NSP16	12/AP/3940	Approval	Sampson House, 64 Hopton Street, SE1 9JH & Ludgate House 245 Blackfriars Road SE1 & Railway Arches	2.1	257	257		3/28/2014	Application approved and under construction
Borough and Bankside	NSP17	20/AP/1189	Approved subject to s106	Southwark Underground Station The Cut, 68-70 Blackfriars Road London Southwark	0.49	0		0	Awaiting determination	Approved at Planning Committee 17/03/2021. Covers half the site
Borough and Bankside	NSP17	20/AP/0969	Approved subject to s106	Styles House Hatfields London Southwark	0.30	16	16	0	Awaiting determination	Approved at Planning Committee 22/02/2021. Covers half the site
St George's	NSP18		Site allocation	McLaren House, St George's Circus	0.39	215		215	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Borough and Bankside	NSP19	16/AP/5239	Planning application	Land at 18 Blackfriars Road bounded by Stamford Street, Paris Gardens and Church Gardens, London, SE1 8NY	0.8	288	288		6/21/2018	Under construction.



Camberwell										
St Giles	NSP 22		Site allocation	Burgess Business Park	3.80	681		681	N/A	Site allocation capacity used and is in the 6-15 year supply. This site currently has a number of live applications that if approved may bring forward 242 units - 19/AP/2011 (100 units) 19/AP/0469 (33 units) 20/AP/0858 (109 units)
Camberwell Green	NSP 23		Site allocation	Butterfly Walk, Morrisons Car Park and Police Station	1.38	230		230	N/A	Site allocation capacity used and is in the 6-15 year supply. Live application 19/AP/7057 is relevant to the site and would deliver 146 units if approved in years 6-15
Camberwell Green	NSP 24	19/AP/0864	Site allocation	Valmar Trading Estate	0.6	43	43		12/2/2021	Full planning permission approved.
Camberwell Green	NSP 25		Site allocation	Camberwell Bus Garage	1.71	264		264	N/A	Site allocation capacity used and is in the 6-15 year supply.
Camberwell Green	NSP 26		Site allocation	Abellio Bus Garage	1.13	196		196	N/A	Site allocation capacity used and is in the 6-15 year supply.
Camberwell Green	NSP 27		Site allocation	Land between Camberwell Station Road and Warner Road	0.41	64		64	N/A	Site allocation capacity used and is in the 6-15 year supply.
Camberwell Green	NSP 28		Site allocation	Iceland, 120-132 Camberwell Road	0.29	39		39	N/A	Site allocation capacity used and is in the 6-15 year supply.
Camberwell Green	NSP 29		Site allocation	49 Lomond Grove	0.32	39		39	N/A	Site allocation capacity used and is in the 6-15 year supply.
Camberwell Green	NSP30		Site allocation	83 Lomond Grove	0.21	50		50	N/A	Site allocation capacity used and is in the 6-15 year supply.
Champion Hill	NSP 31	17/AP/4124	Approval	123 Grove Park	0.60	9	9		7/30/2018	Full planning permission approved.
Camberwell Green	NSP 32		Site allocation	Camberwell Green Magistrate's Court	0.48	150		150	N/A	Site allocation capacity used and is in the 6-15 year supply.

St Giles	NSP33	20/AP/2768	Site allocation	Denmark Hill Campus East	6.2	0				Land use capacity with no capacity identified for housing, live planning application 20/AP/2768, if approved will deliver 187 homes.
<b>Crystal Palace and Gipsy Hill</b>										
Dulwich Wood	NSP34		Site allocation	Guys and St Thomas Trust Rehabilitation Centre, Crystal Palace	0.50	103		103	N/A	Site allocation capacity used and is in the 6-15 year supply.
<b>Dulwich</b>										
Dulwich Wood	NSP35		Site allocation	The Grove Tavern, 520 Lordship Lane	0.50	63		63	N/A	Site allocation capacity used and is in the 6-15 year supply.
<b>East Dulwich</b>										
Goose Green	NSP36		Site allocation	Kwik Fit and Gibbs & Dandy, Grove Vale	0.33	19		19	N/A	Site allocation capacity used and is in the 6-15 year supply.
Champion Hill	NSP37	19/AP/1867	Approved subject to s106	Dulwich Hamlet Champion Hill Stadium, Dog Kennel Hill	2.84	219		219	Awaiting determination	Approved at Planning Committee 27/07/2020, awaiting s106 sign off
Goose Green	NSP38		Site allocation	Railway Rise, East Dulwich	0.78	53		53	N/A	Site allocation capacity used and is in the 6-15 year supply.
Goose Green	NSP40		Site Allocation	Goose Green Trading Estate	0.49	83		83	N/A	Site allocation capacity figure included therefore 6-15 year supply.
<b>Elephant and Castle</b>										
St George's	NSP41		Site allocation	Newington Triangle	1.09	438		438	N/A	Site allocation capacity figure included therefore 6-15 year supply.
St George's	NSP42		Site allocation	Bakerloo Line Sidings and 7 St George's Circus	1.17	100		100	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Chaucer	NSP43		Site allocation	63-85 Newington Causeway	0.38	93		93	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Chaucer	NSP44		Site allocation	Salvation Army Headquarters, Newington Causeway	0.26	57		57	N/A	Site allocation capacity figure included therefore 6-15 year supply.

North Walworth	NSP45	16/AP/4458	Approval	Elephant & Castle Shopping Centre and London College of Communication	3.60	977	481	496	1/10/2019	Full planning permission approved.
St George's	NSP47		Site allocation	1-5 Westminster Bridge Road	0.08	21		21	N/A	Site allocation capacity figure included therefore 6-15 year supply.
<b>Herne Hill and North Dulwich</b>										
Dulwich Village	NSP48		Site allocation	Bath Trading Estate	1.54	45		45	N/A	Site allocation capacity figure included therefore 6-15 year supply.
<b>London Bridge</b>										
London Bridge & West Bermondsey	NSP50	18/AP/0900	Approval	CAPITAL HOUSE, 42-46 WESTON STREET, LONDON SE1 3QD	0.09	905 student rooms (362 units)	362		5/14/2019	Full planning approved at planning committee subject with S106.
London Bridge & West Bermondsey	NSP51		Site allocation	Land between St Thomas Street, Fenning Street, Melior Place and Snowsfields	0.40	121		121	N/A	Site allocation capacity figure included therefore 6-15 year supply. There are currently; two live application relevant to this site 19/AP/0404 and 18/AP/4171. If the planning applications are approved and delivered there may be no housing delivered on the site.
<b>Old Kent Road Opportunity Area</b>										
London Bridge and West Bermondsey	NSP54	15/AP/2474	Approval	Rich Industrial Estate Crimscott Street London SE1 5TE And Willow Walk London SE1	1.98	406	406		12/7/2018	Under construction
	NSP54	19/AP/1286	Approval	20 Crimscott Street London SE1 5TF	0.11	9	9		8/19/2019	Full planning permission approved
	NSP54	20/AP/1829	Approval	2 Crimscott Street London Southwark SE1 5TE	0.014	5	5		12/16/2020	Full planning permission approved

	NSP54	17/AP/3170	Approval	18-19 Crimscott Street London SE1 5TE	0.14	43	43		5/4/2020	Full planning permission approved, (NMA 19/AP/1201 – amended number of units)
	NSP54	remaining capacity on site	site allocation	Crimscott Street and Page's Walk	1.516	215	14	201	N/A	14 units are made up of Live Application 20/AP/1120 (8 units) and 6 additional units that are likely to come forward in this timeframe. This is set out in detail in the Sites Methodology Report.
South Bermondsey	NSP55		Site allocation	Mandela Way	12.06	1955		1955	N/A	Site allocation capacity figure included therefore 6-15 year supply.
London Bridge and West Bermondsey	NSP56	18/AP/3551	Approved subject to s106	Southernwood Retail Park 2 Humphrey Street London SE1 5JJ	0.66	541	541		Awaiting determination	Permission approved subject to s106
	NSP56	remaining capacity on site	Site allocation	107 Dunton Road (Tesco store and car park) and Southernwood Retail Park	3.39	1059		1059	N/A	Site allocation capacity figure included therefore 6-15 year supply.
North Walworth	NSP57	19/AP/1506	Approval	Salisbury estate car park	0.1	26	26		11/12/2019	Full planning permission approved
North Walworth	NSP58		Site allocation	96-120 Old Kent Road (Lidl store)	0.53	180		180	N/A	Site allocation capacity figure included therefore 6-15 year supply.
South Bermondsey	NSP59	18/AP/0928	Approval	Former petrol filling station, 233-247 Old Kent Road	0.08	24	24		04/02/2019	Under construction
Faraday	NSP60	16/AP/4589	Approval	Kinglake Street Garages	0.07	21	21		19/7/2019	Under construction
Faraday	NSP61		Site allocation	4/12 Albany Road	0.1	24		24	N/A	Site allocation capacity figure included therefore 6-15 year supply.
South Bermondsey	NSP62		Site allocation	Former Southern Railway Stables	0.6	103		103	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Old Kent Road	NSP63	17/AP/2952	Approval	57 Glengall Road London SE15 6NF	0.08	9	9		21/10/2019	Full Planning Permission approved.
	NSP63	18/AP/0564	Approval	16 Peckham Park Road And 1 Livesey Place London SE15 6TW	0.0191	5	5		3/8/2018	Full Planning Permission approved.

	NSP63	17/AP/2773	Approval (Hybrid)	Malt Street Regeneration Site Land Bounded By Bianca Road Latona Road Haymerle Road Frensham Street And Malt Street London SE1	2.31	1300	420	880	30/10/2020	Full Planning Permission approved.
	NSP63	17/AP/4612	Approval	49-53 Glengall Road London SE15 6NF	0.44	181	181		21/07/2020	Full Planning Permission approved.
	NSP63	17/AP/4596	Approval	Nyes Wharf Frensham Street London SE15 6TH	0.3	153	153		30/10/2020	Full Planning Permission approved.
	NSP63	18/AP/4003	Approval	3-5 Latona Road London SE15 6RX	0.04215	10	10		15/12/2020	Full Planning Permission approved.
	NSP63	18/AP/3246	Approval	Land at Cantium Retail Park 520 Old Kent Road London SE1 5BA	1.89	1,113	188	925	12/2/2021	Full Planning Permission approved.
	NSP63	18/AP/3284	Approval	596-608 Old Kent Road And Land At Livesey Place London SE15 1JB	0.43	372	186	186	5/11/2019	Full Planning Permission approved.
	NSP63	20/AP/0039	Approval	Bianca Warehouse 43 Glengall Road London Southwark	0.39	270*	270		22/12/2020	Full Planning Permission approved.
	NSP63	19/AP/7610	Approval	14-22 Ossory Road London Southwark SE1 5AN	0.12	71	35	36	1/12/2020	Full Planning Permission approved.
	NSP63		Remaining Capacity	Land bounded by Glengall Road, Latona Road and Old Kent Road	3.46	1316	28	1288	N/A	Site allocation capacity figure included therefore 6-15 year supply. There are an additional 40 units from live applications 20/AP/3822, it is expected that 20 will come forward in the first 5 years and 20 in the second.

Old Kent Road	NSP64	19/AP/6395	Approval	Chevron Apartments 294-304 St James's Road London SE1 5JX Southwark	0.15	15	15		17/11/2020	Full Planning Permission approved.
	NSP64	18/AP/0156	Under construction	272 St James Road London Southwark	0.12	100	100		20/09/2019	Under construction
	NSP64		Remaining capacity	Marlborough Grove and St James's Road	3.59	1085		1085	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Old Kent Road	NSP65	18/AP/0897	Approval	Ruby Triangle Site Land Bounded By Old Kent Road Ruby Street And Sandgate Street London SE15 1LG	1.36	1152	576	576	6/6/2019	Full Planning Permission approved.
	NSP65	18/AP/2895	Under construction	2 Varcoe Road London SE16 3DG	0.12	74	74		11/3/2020	Under construction
	NSP65	17/AP/4508	Approval	6-12 Verney Road London SE16 3DH	0.75	338	338		7/6/2019	Full Planning Permission approved.
	NSP65	18/AP/0196	Approval	Land Bounded By Ruby Street Murdock Street And 685-695 Old Kent Road London SE15 1JS	0.16	111	111		22/12/2020	Full Planning Permission approved.
	NSP65	19/AP/1710	Approval	651-657 Old Kent Road London SE15 1JU	0.47	262	131	131	1/6/2020	Full Planning Permission approved.
	NSP65		Remaining capacity	Sandgate Street and Verney Road	9.07	3306	81	3225	N/A	Site allocation capacity figure included therefore 6-15 year supply. There are an additional 164 units made up of two live applications 19/AP/7550 (57 units) and 20/AP/2701 (107 units equivalent).
Old Kent Road	NSP66	19/AP/2307	Approval	Daisy Business Park 19-35 Sylvan Grove London SE15 1PD	0.29	219	109	110	1/6/2020	Full planning permission approved

	NSP66	19/AP/1239	Approval (Hybrid)	747-759 & 765-775 Old Kent Road London SE15 1NZ & Land At Devonshire Grove SE15	1.13	565	282	283	1/6/2020	Full planning permission approved
	NSP66		Remaining capacity	Devon Street and Sylvan Grove	2.67	636		636	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Old Kent Road	NSP67	16/AP/1092	Approval	171-177 Ilderton Road London SE16 3LA	0.06	8	8		8/18/2016	Under construction
	NSP67	17/AP/3757	Approval	60A And 62 Hatcham Road And 134-140 Ilderton Road London SE15 1TW	0.19	86	86		3/18/2019	Under construction
	NSP67	17/AP/4546	Approval	180 Ilderton Road London SE15 1NT	0.19	84	84		9/13/2018	Under construction
	NSP67	18/AP/1049	Approval	78-94 Ormside Street London SE15 1TF	0.11	56	56		3/29/2019	Full planning permission approved
	NSP67	17/AP/4649	Approval	Iberia House 2 Hatcham Road London SE15 1TW	0.97	33	33		5/29/2020	Full planning permission approved
	NSP67	18/AP/2761	Approval	301-303 Ilderton Road London SE15 1NW	0.06	46	46		5/29/2020	Full planning permission approved
	NSP67	18/AP/2497	Approved subject to s106	79-161 Ilderton Road London SE16 3JZ	0.59	312	157	155	Awaiting decision	Approved subject to s106
	NSP67	19/AP/1773	Approval	227-255 Ilderton Road London SE15 1NS	0.39	254	127	127	1/29/2021	Full planning permission approved
	NSP67	20/AP/1329	Approved subject to s106	313-349 Ilderton Road London Southwark	0.2	158	79	79	Awaiting decision	Approved subject to s106
	NSP67	remaining capacity on site	site allocation	Hatcham Road and Penarth Street and Ilderton Road	3.887	1154		1154	N/A	Site allocation capacity figure included therefore 6-15 year supply.

Old Kent Road	NSP68	19/AP/1322	Approval	840 Old Kent Road London SE15 1NQ	0.46	168	84	84	21/11/2020	Full planning permission approved
	NSP68		Remaining capacity	760 and 812 Old Kent Road (Toyrus store) and 840 Old Kent Road (Aldi store)	0.62	832	0	832	N/A	Site allocation capacity figure included therefore 6-15 year supply. Live application 19/AP/0994 is relevant to this site which will provide 138 units if approved. This figure is included in the 6-15 years figure
South Bermondsey	NSP69		Site allocation	684-698 Old Kent Road (Kwikfit garage)	0.15	65		65	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Old Kent Road	NSP70	17/AP/1646	Approval	636 Old Kent Road	0.09	42	42		30/11/2017	Under construction
<b>Peckham and Nunhead Action Area (NSP site allocation and Peckham and Nunhead AAP sites)</b>										
Rye Lane	NSP 71		Site allocation	Aylesham Centre and Peckham Bus Station	3.13	700		700	N/A	Site allocation capacity used and is in the 6-15 year supply.
Rye Lane	NSP 72		Site allocation	Blackpool Road Business Park	1.76	250		250	N/A	Site allocation capacity used and is in the 6-15 year supply.
Rye Lane	NSP 74		Site allocation	Copeland Industrial Park and 1-27 Bournemouth Road	1.16	270		270	N/A	Site allocation capacity used and is in the 6-15 year supply.
Nunhead and Queens Road	PNAAP5	13/AP/0876	Approval	Site of the former Wooddene estate	1.91	10	10		7/29/2013	Under construction
Rye Lane	PNAAP7	16/AP/3503	Approval	Copeland Road car park	0.27	67	67		12/21/2017	Under construction
Peckham	PNAAP16 and PNAAP 9	16/AP/4018	Approval	Sumner House and Land at south of Sumner Road (Flaxyards site)	1.18	168	168		23/03/2018	Full planning approved
Rye Lane	PNAAP20	15/AP/4857	Approval	190 Rye Lane	0.12	20	20		8/4/2017	Under construction
Rye Lane	PNAAP23	16/AP/1896	Approval	269-273 Rye Lane	0.15	28	28		8/16/2018	Under construction
Nunhead and Queens Road	PNAAP26	16/AP/4124	Approval	Former Acorn/Peckham neighbourhood office, 95A Meeting House Lane	0.26	29	29		4/26/2017	Under construction



Rotherhithe Canada Water Opportunity Area (Includes NSP site allocations and Canada Water AAP site allocations)											
Rotherhithe	NSP75		Site allocation	Rotherhithe Gasometer	0.96	160		160	N/A	Site allocation capacity figure included therefore 6-15 year supply.	
Rotherhithe	NSP76		Site allocation	St Olav's Business Park, Lower Road	0.54	125		125	N/A	Site allocation capacity figure included therefore 6-15 year supply.	
Rotherhithe	NSP77	12/AP/4126	Approval	Decathlon Site	3.77	1031		796	12/20/2013	Under construction. 234 units have already been completed in 2019/20. The landowner has been in discussion with the council through a Statement of Common Ground about the future use and development of the site which could result in the reduction of 796 units coming forward on the site and increasing the employment provision. Therefore the remaining delivery has been included in 6-15 years.	
Surrey Docks	NSP77	13/AP/1429	Approval	Mulberry Business Park	1.48	33 (+ 770 student rooms)		341	10/22/2013	Under construction.	
Surrey Docks	NSP78, CWAAP8 and CWAAP18	18/AP/1604	Approval (hybrid)	Canada Water Masterplan: Harmsworth Quays, Surrey Quays Leisure Park, Surrey Quays Shopping Centre and Robert's Close	21.27	3000		465	2535	5/29/2020	This is a hybrid application where 265 units have been approved in full and approximately 2,000-3,995 units in outline with build out rates expected until 2035.
Rotherhithe	CWAAP4	15/AP/0647 and 17/AP/1234	Approval	Albion Primary School	0.6	50		50		06/05/2015 and 12/01/2018	Under construction.
Rotherhithe	CWAAP10	11/AP/0963	Approval	41-55 Rotherhithe Old Road	0.07	17		17		8/11/2011	Under construction

Rotherhithe	NSP 79		Site allocation	Croft Street Depot	0.47	56		56		Site allocation capacity figure included therefore 6-15 year supply.
<b>Walworth</b>										
North Walworth	NSP80		Site allocation	Morrisons, Walworth Road	0.51	129		129	N/A	Site allocation capacity figure included therefore 6-15 year supply.
Faraday	NSP81		Site allocation	330-344 Walworth Road	0.27	46		46	N/A	Site allocation capacity figure included therefore 6-15 year supply.
North Walworth	NSP82	13/AP/1122	Approval	Chatelain House, 182-202 Walworth Road, London, SE17 1JJ	0.34	54	54		12/23/2015	Under construction.
<b>Aylesbury Area Action Area Core</b>										
Faraday	AAAP P1 (Phase 1)	14/AP/3843	Approval of Full	Aylesbury Estate, Land bounded by Albany Road, Portland Street, Westmoreland Road and Bradenham Close, London SE17	4.4	276	276		4/23/2015	First Development Site - full application - 842 units in total with <u>net additional 276 units</u> . S73 approved (17/AP/3885) to increase figure by 12 units from 830 units to 842.  842 units (net additional 276) to be delivered between 2020-2023).
Faraday	AAAP P2, P3, P4 (Phases 2, 3 and 4)	14/AP/3844	Approval of Outline	Aylesbury Estate, Land bounded by Albany Road, Portland Street, Bagshot Street, Alvey Street, East Street and Dawes Street, London SE17	26.5	567		567	4/23/2015	This is an outline application for 2,745 units (2,623 with 122 units approved in RM taken out), net increase of 567 units. The <u>net capacity figure excludes the housing approved in the reserved matters - 16/AP/2800 (122 homes)</u> .
Faraday	AAAP P2 (Phase 2)	16/AP/2800	Approval of Reserved Matters	Plot 18 (Phase 2a in original application) – Aylesbury Estate, Land bounded by Albany Road, Portland Street, Bagshot Street, Alvey Street, East Street and Dawes Street, London SE17	26.5	88	88		12/6/2016	122 units (88 net) will be completed of the 2,745 approved under 14/AP/3844. To be completed at 2021/22.

Faraday	Remaining capacity as per the Aylesbury Action Area Core net increase		Remaining capacity as per the Aylesbury Action Area Core net increase	Aylesbury Action Area Core		156		156	N/A	Remaining capacity as per the Aylesbury Action Area Core net increase
<b>Heygate Masterplan</b>										
North Walworth		12/AP/1092	Approval	Plot H2 West Grove within Land Bounded by Plot H1 of the Elephant Masterplan to the north, Plot H7 of the Elephant Masterplan to the east, Heygate Street to the South, and Walworth Road to the west	0.52	2689			3/27/2013	Heygate Masterplan
North Walworth		17/AP/1718	Approval	Plot H2 West Grove within land bounded by Plot H1 of the Elephant Park Masterplan to the North, Plot H7 of the Elephant Park Master to the East, Heygate Street to the South and Walworth Road to the West	N/A	2			6/2/2017	Under construction

North Walworth		17/AP/0693	Approval	Plot H4 within land bounded by New Kent Road to the North, Plot H5 of the Elephant Park Masterplan to the East, the Elephant Park to the South and Elephant One to the West	1.71 together with H5	445	683		5/26/2017	Under construction
North Walworth		17/AP/2269	Approval	Plot H5 within land bound by New Kent Road (A201) to the North, Rodney Place and Rodney Road to the East, Wansey Street to the South and Walworth Road (A215) and Elephant Road to the West, London SE17	1.71 together with H4	384			9/22/2017	Under construction.
North Walworth		18/AP/1862	Approval	Plot H11A within land bound by New Kent Road to the North, Rodney Place to the East, Plot H11B and Elephant Park to the South and Plot H5 to the West	0.54	222			9/28/2018	Full planning permission approved.
North Walworth		18/AP/1863	Approval	Plot H11B within land bound by plot H11A and Elephant Park to the North, Rodney Place and Rodney Road to the East, Heygate Street to the South and Plot H7 to the West	0.42	259			9/28/2018	Full planning permission approved.

North Walworth		19/AP/1166	Approval	Plot H7 Heygate Street within land bounded by Elephant Park to the North, Plot H2 to the West, Heygate Street to the South and H11B to the East, London SE17	0.75	424			5/3/2020	Full Planning Permission approved
<b>Total</b>							<b>10,425</b>	<b>27,328</b>		

## Appendix 2 - Approved planning permissions in the pipeline

This appendix includes all extant planning permissions, some of which are already under construction. To ensure there is no double counting, any planning permissions that have been accounted for in Appendix 1 have been removed from Appendix 2.

Planning application reference	Permission status	Ward name	Address (Schemes)	Net site capacity	Development Description
19/AP/5940	Approved	Camberwell Green	Marble House, Grosvenor Terrace, SE5 0DD	1	Change of use of ground floor of existing Live-Work Unit (sui generis) to Residential (C3) to create a two bedroom flat & removal of roller shutter on external windows
19/AP/5500	Approved	London Bridge & West Bermondsey	Venture Court, Bermondsey Street	2	Re-modelling of existing 4th floor penthouse and erection of a one storey roof top extension to provide three residential units (use class C3), at 4th & 5th floor level; refurbishment and extension of basement and ground floor level, with new basement, to provide three flexible commercial units (use class B1/A1/A2), alongside refurbished front and rear facades, cycle parking and other associated works.
19/AP/5895	Approved	Rye Lane	Muschamp Road,SE15 4EF	1	Construction of a rear L-shape ground floor single storey extension to the side and rear of the outrigger.
19/AP/5656	Approved	Camberwell Green	Valmar Road,SE5 9NG	2	Conversion of the existing 6 bedroom dwelling to 2 x 2 bedroom 3 person flats and 1 x 1 bedroom 2 person flat, including a basement conversion, single storey rear extension and dormer loft extension.
19/AP/5653	Approved	London Bridge & West Bermondsey	Battle Bridge Lane	1	Conversion of one two-bed residential apartment into two one-bed residential apartments on the first floor of 2 Battle Bridge Lane, Hay's Galleria (retrospective).
19/AP/6930	Approved	Newington	Penrose Street	2	Change of use of part ground and part first floor of the existing building from vacant (B1) offices to two new residential units
19/AP/5874	Approved	Peckham Rye	Print House, Unit 15, Stuart Road SE15 3BE	1	Change of use of industrial unit (Class B1) to 2-bedroom house including adding ground floor doors and 1.8m fence
19/AP/6728	Commenced	Rye Lane	62 Blenheim Grove London ,	1	Conversion of single dwelling house into two flats.
19/AP/6587	Approved	Dulwich Village	Arbeg Road	1	Conversion of existing property comprising three flats (1 x 1 bedroom and 2 x 2 bedroom) to a 6 bedroom dwellinghouse, with a single storey side and rear extension and a roof extension including a rear dormer

<b>19/AP/7103</b>	Approved	Peckham Rye	Nunhead Lane	6	Erection of a part-1, part 2-storey rear extension to create three additional residential units. Creation of a roof terrace on the first floor flat roof extension.
<b>19/AP/7183</b>	Approved	Newington	Kean House, Doddington Grove	1	Converting a disused storage area into a 2 bed self-contained flat.
<b>19/AP/6014</b>	Approved	North Walworth	46B Brandon Street London SE17 1NL	3	Construction of an extension to both buildings, creating an additional storey for accommodation: 3 x one-bedroom apartments. The replacement of the existing windows and replacement of the existing Trespa cladding panels.
<b>19/AP/4138</b>	Commenced	Dulwich Hill	Friern Road, SE22 0BB	2	Construction of two 2-storey dwellings each with 4 bedrooms to replace the current permission for a single 2 storey dwellings
<b>19/AP/5423</b>	Approved	Camberwell Green	21 Crawford Road London Southwark SE5 9NF	2	Conversion of single dwelling to form three self-contained flats, comprising of 1 x two bedroom flat at ground floor level, 1 x one bedroom flat first floor level, 1 x two bedroom duplex at second floor and roof level; external alterations comprising rear single storey extension, rear dormer loft conversion with two front rooflights and reduction of the width of the existing second floor side window in the three-storey rear projection to the house.
<b>19/AP/5974</b>	Approved	Goose Green	North Cross Road SE22 9EU	1	Demolition of existing joinery workshop (B1 use) and construction of a single storey 2 bedroom residential dwelling (C3 use)
<b>19/AP/5482</b>	Approved	St Giles	Crofton Road SE5 8LY	1	Conversion of a single family dwellinghouse into to two self contained flats (1x1-bed and 1x2-bed) and the construction of a ground floor rear extension.
<b>19/AP/5868</b>	Commenced	Dulwich Wood	Sydenham Hill SE26 6TQ	1	Construction of a single family detached dwelling house.
<b>19/AP/5846</b>	Approved	Rye Lane	Car Park By Heaton House Junction Of Claude Road And Heaton Road London	8	Construction of 4 storey residential building for 8 new council homes comprising of 2 x 1 bed flats and 6 x 2 bed flats and landscaping improvements on former car park site adjacent to 1-34 Heaton House
<b>19/AP/6464</b>	Commenced	Rye Lane	Chadwick Road SE15 4PY	1	Demolition of existing detached garage, construction of a new three-storey dwelling to the side of the existing property and of a single-storey extension to the rear of the existing dwelling
<b>19/AP/3205</b>	Approved	Rotherhithe	168 Lower Road London Southwark SE16 2UN	2	Change of use of existing 1st floor from hot food takeaway (Class A5) to residential (Class C3) and the construction of a new 3-storey building behind the existing facade at ground floor, 1st floor and 2nd floor roof level to create 2 No. 1-bed flats; alteration and extension of the ground floor A5 unit; creation of basement level extension incorporating a platform lift, bin store and new rear access for both A5 and C3 use; and associated plant on rear elevation and extraction flue at roof level
<b>19/AP/2920</b>	Approved	Goose Green	Grove Vale, SE22 8EN	1	Construction of a new detached 1 bedroom 2 storey house

<b>19/AP/2797</b>	Approved	Newington	Braganza Street, SE17 3RD	3	Conversion of existing dwelling into 3 x dwelling units: 1 x ground floor studio flat, incorporating a rear single storey extension; 1 x first floor studio flat, and 1 x 2 - bed flat at first and second floor levels, incorporating a rear dormer roof extension; 2 x roof-lights to front roof-slope; and 1 x roof-light to side roof-slope; and alterations to rear windows and doors (Retrospective).
<b>19/AP/2420</b>	Commenced	Rye Lane	Columbia Metals Limited Warehouse Wingfield Mews Wingfield Street London SE15 4LH,	6	Demolition of existing warehouse (B8 Use Class) and erection of six 3-bedroom dwelling houses (C3 Use Class), private amenity space and associated cycle storage, car parking and landscaping
<b>19/AP/1524</b>	Approved	Dulwich Wood	130 Gipsy Hill London SE19 1PL	7	Prior approval notification for change of use of the building from B1a office use to 7 studio flats (Class C3)
<b>19/AP/1784</b>	Commenced	Faraday	Banana Bar, 374 Walworth Road London SE17 2NF	1	Change of use from ground floor retail unit (Use Class A1) to residential (Use Class C3), to enlarge existing first floor studio into a duplex apartment with associated external alterations to the ground floor front elevation and changes to internal cycle parking, bin store and plant room layout.
<b>19/AP/1098</b>	Approved	London Bridge & West Bermondsey	16-18 Tower Bridge Road London SE1 4TR	8	Demolition of existing buildings and construction of a four storey block of flats with accommodation to the basement level to accommodate 8 self-contained flats with balconies and roof terrace (comprising 2 x 2 bed, 2 x 1 bed flat and 4 x studio flats).
<b>19/AP/1495</b>	Approved	Dulwich Wood	Rear Of 489 Lordship Lane London SE22 8JY	1	Conversion of an existing outbuilding to the rear of No 489 Lordship Lane into a two storey dwellinghouse with a single storey extension to side and associated amenity space and cycle and refuse stores to front; enlargement of existing lightwell to rear.
<b>19/AP/0079</b>	Approved	Old Kent road	Ambleside Point Tustin Estate Patterdale Road London SE15 1EA	4	Change the use of TRA hall (use class D1) on the ground and first floor to four C3 residential dwelling units related to planning permission ref: 19/AP/0052 granted on 05/02/2019.
<b>19/AP/1979</b>	Approved	Goose Green	Basement 41-43 East Dulwich Road London SE22 9AN	1	Prior approval notification for conversion of the existing basement office (B1 use) to a studio flat (C3 use).



<b>19/AP/0306</b>	Approved	Rye Lane	223-229 Rye Lane London SE15 4TP	9	Use of the ground floor for flexible Use Class A1,A2,A3 or D2, office floorspace (Use Class B1) at first and second floors and erection of a part two, part three storey extension to provide nine residential units (Use Class C3) across part of the second, third, fourth and a setback fifth floor alongside associated amenity space.'
<b>19/AP/0692</b>	Approved	Camberwell Green	18 Camberwell Church Street London SE5 8QU	5	Construction of a 4 storey rear and basement extension to create a 5 x two bedroom units
<b>19/AP/0339</b>	Approved	Dulwich village	Krishan Dulwich Common London SE21 7ES	1	Construction of a 6 bedroom house, with associated parking for 2 vehicles, bike and bin store.
<b>19/AP/1141</b>	Approved	Chaucer	Unit 4A 24-28 Wilds Rents London SE1 4QG	4	Notification for prior approval for a change of use from Storage (Class B8) to 4No. flats (Class C3)
<b>18/AP/3801</b>	Commenced	Faraday	Banana Bar 374 Walworth Road London SE17 2NF	6	Conversion of ancillary upper floors to four self contained 1 x bedroom flats, with a mansard roof extension creating two studio flats. Retention of existing ground floor and basement public house.
<b>19/AP/0161</b>	Commenced	Dulwich Village	286B Lordship Lane London SE22 8LY	1	Construction of a single storey rear extension with rear dormer, insertion of front roof lights, alterations to rear and side fenestration and conversion of existing roof space. Internal reconfiguration of the ground floor flat and subsequent sub-division of 4 bed first/second floor flat to provide a 3B/2P flat and a 2B/3P flat.
<b>19/AP/0170</b>	Approved	Goose Green	31A Shawbury Road London SE22 9DH	1	Demolition of existing car repair building (use class B2) and erection of a part one/part two storey 2 bedroom dwelling.
<b>19/AP/0479</b>	Approved	Dulwich Hill	118 Forest Hill Road London SE22 0RS	1	Demolition of the existing rear extension. Construction of a wraparound extension to facilitate the creation of a new ground floor residential unit and relocated commercial floorspace. Other external works include the installation of a spiral staircase at first floor level to the rear elevation, and the installation of privacy screening to the rear roof access of the existing first floor unit
<b>19/AP/0138</b>	Approved	Surrey Docks	113 Brunswick Quay London SE16 7PX	1	Erection of three-storey rear extension and build up ground floor under-croft areas to existing building; create one new 2-bed flat on ground floor and expand existing flats on 1st and 2nd floors.

<b>19/AP/0051</b>	Approved	Old Kent Road	Windermere Point Old Kent Road London SE15 1DY	3	Addition of external insulated cladding to elevations and replacement of all existing windows to uPVC double glazed items. Erection of new main entrance to the block and concierge office for three tower blocks on Tustin Estate (Ambleside, Grasmere and Windermere). Addition of new TRA hall with a single storey side extension on ground floor and change of use to part of ground floor from C3 (dwellinghouses) to D1 (day centre-TRA hall) and addition of three new hidden homes to first floor (1 x 1 bed and 2 x studios).
<b>19/AP/1213</b>	Approved	Peckham Rye	2 Athenlay Road LondonSE15 3EN	1	Demolition of side garage and construction of a new two storey 1-bedroom plus study house; raising the ridge of the roof of existing dwelling by 0.6m; construction of three dormer windows within the rear roof slope of existing house
<b>19/AP/0095</b>	Approved	Goose Green	Flats 112A And 112B Flat 2 And Flat 3 112 Lordship Lane London SE22 8HF	1	Construction of rear ground and first floor extension, and second floor extension for new 1 bed flat with pitched roof and 3 dormer windows in rear elevation. Bin storage to front of property and cycle storage at the rear.
<b>19/AP/0611</b>	Commenced	Goose Green	Land Rear Of Tiffany Court 67 Oakhurst GroveLondonSE22 9AG	4	Construction of 4 no. three storey residential dwellings with associated amenity spaces, bin storage and cycle storage
<b>19/AP/0616</b>	Approved	Nunhead & Queen's Road	Hollydale Tavern 115 Hollydale RoadLondonSE15 2TF	5	Retention of public house at ground and basement level and construction of a part one / part two storey rear extension and roof extension and conversion of the upper floors into five flats (3 x studio, 1 x 1 bed and 1 x 2 bed) with associated refuse and cycle storage.
<b>19/AP/1312</b>	Approved	Old Kent Road	Land At Rear Of 1A Clifton CrescentLondonSE15 2RX	1	Demolition of existing garage structure and redevelopment of the site to provide a two bed, three-storey dwelling
<b>19/AP/1203</b>	Commenced	Nunhead & Queen's Road	39B Consort RoadLondonSE15 2AA	10	Demolition of some of the existing buildings together with retention and restoration of the former workshop (the eastern most building) to be converted into commercial space. Construction of four part two, part three storey 3-bedroom family homes, and a four storey building to provide six new flats (2 x 1-bedroom, 3 x 2-bedroom and 1x 3-bedroom units). Construction of a part one, part two storey commercial building, to provide 349 sq. m of B1 (office) floor space together with associated landscaping, refuse stores and cycle parking.
<b>19/AP/1018</b>	Approved	Chaucer	70 County StreetLondonSE1 4AD	1	Retention of ground floor and part first floor as an artist studio (B1 use) with alterations and construction of extension at second floor level, and change of use of part first floor level to create self-contained residential unit ( Use Class C3) with two bedrooms and roof terrace at third floor roof level

<b>19/AP/1122</b>	Approved	London Bridge & West Bermondsey	Flat C Foley House142 Bermondsey Street LondonSE1 3TX	1	Change of use 142C Bermondsey Street from a live/work unit with Use Class B1 (Office) at ground floor and Use Class C3 (dwellinghouse) at first and second floor to only Use Class C3 (dwellinghouse).
<b>19/AP/0683</b>	Approved	North Bermondsey	The Circle Queen Elizabeth StreetLondonSE1 2JE	4	Construction of single-storey extension at roof level to provide four residential units (Use Class C3), together with the provision of car parking spaces and bicycle storage facilities
<b>18/AP/4031</b>	Approved	Rye Lane	66 Peckham RyeLondon SE15 4JR	1	Change of Use of existing hair and beauty salon commercial unit (Use Class A1) to restaurant/cafe (Use Class A3), installation of associated extraction and ventilation flue to rear elevation and construction of rear ground, first and second and third floor mansard roof level extensions to provide x1 two bedroom dwelling over first, second and third mansard roof level floors provision of roof terrace at third floor roof level
<b>19/AP/0107</b>	Approved	Dulwich Hill	105 Upland Road London SE22 0DB	1	Conversion of existing 2-storey annex into one bedroom independent 2-storey residential unit with roof space, including a garage conversion, a dormer extension and roof light at the front, with hip to gable roof conversion and three front rooflights to the front main roof and wrap around extension to the main dwelling house, rear extension to the two storey annex and a ground floor bay window to the front elevation of the main dwelling.
<b>19/AP/0387</b>	Approved	Goose Green	116B Lordship Lane London SE22 8HD	5	Erection of an additional storey to the Bassano Street and Lordship Lane facades at second floor level; and an additional storey to existing roof at 3rd floor level to the rear of the building; to create an 5 residential units at second and third floors (3 x two Bedroom and 2 x one bedroom apartments) with associated outdoor amenity spaces, refuse storage and secure bicycle storage.
<b>19/AP/0248</b>	Commenced	Champion Hill	26 Bromar Road London SE5 8DL	2	Conversion of single family dwelling house to 3 flats (2x1-bedroom and 1x3-bedroom) and excavation of a new basement level with two associated light wells to the rear
<b>19/AP/0844</b>	Approved	Dulwich Village	159 Herne Hill London SE24 9LR	4	Prior Approval for the change of use from B1 Offices to C3 residential use for 4 x self-contained residential flats overs the ground, first, second and loft floors.
<b>19/AP/0976</b>	Approved	Dulwich Wood	513 Lordship Lane London SE22 8JY	2	Prior approval for a change of use to the rear of the property from retail (A1) to residential (C3) into two flats (1 two-bedroom flat and 1 one-bedroom flat)

<b>19/AP/1835</b>	Approved	Rye Lane	289 Rye Lane London SE15 4UA	1	Conversion of existing first and second floor into a three bedroom flat with an accompanying terrace at first floor, with shopfront alterations consisting of a new store front to allow separate entrance from the retail unit and a single storey ground floor rear extension to the ground floor commercial unit.
<b>19/AP/1550</b>	Approved	Dulwich Wood	Grange Cottage Grange Lane London SE21 7LH	0	Demolition of existing Grange Cottage and garage and the construction of two storey dwelling with associated boundary adjustment, plus the removal of 5 trees and 5 shrubs and associated landscaping.
<b>19/AP/1841</b>	Commenced	Faraday	5-7 And Arch 5A Dartford Street London SE17 3UQ	7	Redevelopment of the site and construction of a part 4 / part 5 storey building comprising 7 x two bedroom dwellings, 1 No. ground floor A2/B1 unit and 2 No. B1 units and refurbishment of the existing arch, and associated cycle, refuse and amenity spaces.
<b>19/AP/1116</b>	Approved	Rotherhithe	The Albion 20 Albion Street London SE16 7JQ	8	Demolition of existing public house (Use Class A4) and construction of new, four storey plus basement mixed-used building comprising basement and ground floor drinking establishment (Use Class A4) with 8 residential units (x4 studio flats, x3 one bedroom flats and x1 two bedroom flat) (Use Class C3) on first, second and third floor levels with balcony amenity spaces and associated cycle and refuse storage.
<b>19/AP/1939</b>	Commenced	Rye Lane	2 Heaton Road London SE15 3NL	9	Demolition of existing single storey building and construction of 7 storey block containing 9 residential units with B1 use at basement and ground floor levels.
<b>19/AP/1707</b>	Commenced	Rye Lane	71 Avondale Rise London SE15 4AE	1	Construction of a three storey house including a lower ground level attached to 71 Avondale Rise.
<b>19/AP/1567</b>	Approved	Rotherhithe	69 Albion Street London SE16 7JA	1	Erection of a two storey, two bedroom dwelling with associated amenity space, cycle parking, landscaping and refuse storage.
<b>19/AP/1123</b>	Approved	St Giles	First Floor And Second Floor 82-84 Camberwell Church Street London SE5 8QZ	1	Change of use of level 01 and level 02 of the host property from unoccupied and unused B1 (Office) to C4 (6 person HMO). Replacement of existing windows to rear elevation from timber and crittall to white upvc. Replacement of existing windows to front elevation from timber to white upvc.

<b>19/AP/1040</b>	Approved	Rye Lane	5 Raul Road London SE15 5HR	1	Demolition of existing shed in rear garden and construction of a 2 storey 3 bedroom house with a rear dormer; blocking up rear door and rear windows to outrigger of existing flats and replacement of clear glazed windows to the side elevation of the flat at no. 5A with obscured glazed windows
<b>19/AP/1592</b>	Commenced	Rye Lane	12-16 Blenheim Grove London SE15 4QL	6	Demolition of part of the rear of the existing ground floor (including fire escape), erection of part first floor rear extension and erection of two additional floors on the top of the existing two-storey building to create 6 new flats (comprising 2x1 bed and 4x 2bed flats) with balconies and provision for bins and cycle storage for both new residential units and commercial uses on the ground and first floor.
<b>19/AP/1594</b>	Commenced	Nunhead and Queen's Road	19 Meeting House Lane London SE15 2UN	1	The use of the rear of the ground floor and upper floors as a five bedroom single family dwelling, together with alterations to the elevations including render and timber cladding and changes to windows.
<b>19/AP/2326</b>	Approved	Surrey Docks	23 Custom House Reach Odessa Street London SE16 7LX	1	Subdivision of the existing 8th floor penthouse apartment into two 2 bedroom apartments and external alterations to the windows and the re-cladding of the façade.
<b>19/AP/1863</b>	Commenced	Dulwich Hill	275 And 275A Underhill Road London SE22 0PA	1	Demolition of existing site with 2 disused bungalows to create 3 new homes for social rent within a short terrace of 2/3 storeys. The scheme includes associated front and rear gardens for each individual house with dedicated bin and bike stores in the front garden areas.
<b>19/AP/2219</b>	Approved	Old Kent Road	Atar House 179 Ilderton Road London SE16 3LA	2	Addition of a fourth floor to Atar House to enable the creation of 2 x residential apartments.
<b>19/AP/1512</b>	Approved	St Giles	2 Sedgmoor Place London SE5 7SE	13	Demolition of an existing part one part two-storey temporary accommodation unit (Use Class Sui Generis) and the provision of 13 affordable residential units (x4 one bed, x6 two bed, x3 three bed) (Use Class C3) in a part two, part four storey building with associated landscaping, bicycle parking and refuse stores

<b>19/AP/2290</b>	Approved	Rye Lane	104-106 Rye Lane London SE15 4RZ	4	Rear extension to existing residential unit above a ground floor A1 retail unit (ceasing the current A3 retail use), and construction of a new building to rear to provide a total of 1 x 3-bedroom and 4 x 2-bedroom self-contained flats with private and communal amenity space, 12 bicycle spaces and associated refuse and recycling store.
<b>19/AP/1963</b>	Approved	Borough and Bankside	39 The Cut London SE1 8LF	2	Basement extension for the existing commercial ground floor unit and a third floor extension to accommodate an additional residential dwelling, as well as the sub-division of an existing maisonette to provide a total of 3 studio units and the relocation of the rear flue.
<b>19/AP/2377</b>	Approved	Camberwell Green	6 Marble House 20 Grosvenor Terrace London SE5 0DD	2	Prior Approval for change of use from office (Use Class B1) to Residential (Use Class C3) to provide two self-contained studio flats
<b>19/AP/2195</b>	Approved	Peckham Rye	66 Linden Grove And 1-3 Limes Walk And Adjoining Allotment Gardens London SE15 3LL	27	Redevelopment of the site to demolish the existing temporary accommodation unit at 66 Linden Grove and 1-2 Limes Walk with residential block, comprising of 27 new affordable homes contained within a 4 storey block and a row of terrace houses of 2 to 3 storeys. Refurbishment of 3 Limes Walk including internal and external elevational alterations only. Widening of pavement on Limes Walk, reconfiguration of car parking bays and landscape upgrade to an existing internal courtyard to provide landscaping and play space and the construction of a single storey garden building for the use of residents, located within the Estate's allotment area
<b>19/AP/2202</b>	Approved	St Giles	2 Hascombe Terrace Love Walk London SE5 8SQ	1	Construction of a new two storey detached 3-bedroom dwelling next to existing building as well as construction of a two storey rear extension to existing building
<b>17/AP/4661</b>	Commenced	Chaucer	FORMER JOSEPH LANCASTER NURSERY SCHOOL, DEVERELL STREET, SE1 6AG	40	Redevelopment of the site to provide 40 new affordable dwellings (all social rent) in new buildings up to eight storeys; demolition of nine single storey garages and one single storey storage building and provision of new car parking bays, community garden, landscaping, play space and associated works.
<b>16/AP/5037</b>	Commenced	Nunhead & Queen's Road	151QUEENS ROAD SE15 2ND	2	Erection of a single storey roof extension and terrace to residential building (Block D) to create 2 x 1 bedroom flats (Class C3)
<b>17/AP/4151</b>	Commenced	Dulwich Village	125A, BURBAGE ROAD SE21 7AF	1	Demolition of six lock-up garages and construction of a detached two-storey plus basement single family dwelling house

<b>18/AP/3197</b>	Commenced	Peckham Rye	20 BORLAND ROAD, SE15 3AJ	2	Demolition of existing building and construction of 2 x 3-bedroom dwelling houses and 1 x 2-bedroom house
<b>16/AP/4285</b>	Commenced	Nunhead & Queen's Road	19 MEETING HOUSE LANE, SE15 2UN	2	Change of use of ground floor from a clothing workshop (temporary B1 use class) to a cafe (A3 use class) and an office (B1 use class); construction of rear extensions at first, second and third floor level; creation of x2 self-contained dwellings on the upper floors of the building; creation of x1 external amenity space at first floor level and x1 external amenity space at third floor (rooftop) level; cladding and fenestration alterations.
<b>15/AP/2952</b>	Commenced	St Giles	83 BUSHEY HILL ROAD, SE5 8QQ	1	Erection of a rear dormer and formation of roof terrace on part of three storey rear outrigger and conversion of house into two flats ( 1x one bedroom flat & 1 x two bedroom flat).
<b>16/AP/4856</b>	Commenced	Rye Lane	100 COPLESTON ROAD, SE15 4AG	1	Additional floor on the rear outrigger to provide a two bed unit.
<b>18/AP/4012</b>	Commenced	Chaucer	71 NEWCOMEN STREET, SE1 1YT	1	Construction of a two storey extension to provide a new three storey 3-bedroom apartment with roof terrace
<b>15/AP/3382</b>	Commenced	Dulwich Ward	HILLSIDE 9 FOUNTAIN DRIVE SE19 1UP	5	Demolition of existing 2 storey dwelling; erection of 6 x4 bedroom houses with associated car parking, bin and bike stores; and landscaped gardens
<b>16/AP/5150</b>	Commenced	St Giles	64 SHENLEY ROAD SE5 8NN	1	Loft conversion, side extension, and external staircase, to facilitate the conversion of the property into two flats (1 x 2 bed and 1 x 3 bed
<b>17/AP/1218</b>	Commenced	Borough and Bankside	NEWSPAPER HOUSE 40RUSHWORTH STREET SE1 6RB	1	Construction of a single-storey extension on the second-floor roof area to create a new 3-bed flat and associated external alterations consisting of repositioning an existing air condenser unit acoustic enclosure and photovoltaic (PV) panels.
<b>16/AP/0937</b>	Commenced	Peckham Rye	107 & 109 IVYDALE ROAD SE15 3DT	3	Demolition of existing 2 x bungalows and erection of five terraced houses, including 3 x 4 bedroom, 1 x 3 bedroom and 1 x 2 bedroom houses with gardens and cycle and bin storage.
<b>18/AP/0814</b>	Commenced	Goose Green	20 UPLAND ROAD SE22 9EF	1	Creation of one new flat through the construction of an additional storey on the roof of the rear single-storey ground floor extension and the construction of a full-length mansard-style extension on the main roof the building
<b>16/AP/3166</b>	Commenced	Goose Green	24-30, Upland Road, SE22 9EF	4	Demolition of existing East Dulwich hotel (Class C1) to provide x4 three bedroom dwellings (Class C3) including construction of the mezzanine floor level.
<b>16/AP/4917</b>	Commenced	Dulwich Wood	1 AND 2, COLBY MEWS, SE19 1PP	5	Demolition of the existing derelict buildings and erection of a three storey building comprising 4 x 2 bedroom flats, 1 x 1 bedroom flat and associated formation of garden/landscaped areas and provision of cycle and bin/refuse stores.

<b>15/AP/4434</b>	Commenced	Goose Green	78, Crystal Palace Road, SE22 9EY	1	Conversion of a single three storey semi-detached house into 1 x one bedroom and 1 x three bedroom flats; including the erection of a part two, part one storey rear extension, alterations to rear outrigger to provide separate access to amenity space for the lower ground floor flat and upper ground floor/first floor flat.
<b>17/AP/2562</b>	Commenced	North Bermondsey	DAMORY HOUSE AND THAXTED COURT, ABBEYFIELD ROAD, SE16 2BU	28	Redevelopment of Thaxted Court, entailing; Conversion of the existing ground floor undercroft/garaging area within the northwest wing into x2 self-contained dwellings; Construction of a two-storey extension to the roof (i.e. at fourth and fifth floor level) of both wings of the building to facilitate the delivery of x12 self-contained dwellings; Alterations to the existing building, including: the installation of a new glazed facade; re-cladding of existing elevations; the creation of a new covered entrance at ground floor level; and the provision of dedicated cycle and refuse storage spaces; Delivery of new public realm, hard and soft landscaping, and associated works Redevelopment of Damory House, entailing; Construction of a two-storey extension to the roof (i.e. at fourth and fifth floor level) across the full length of the building to facilitate the delivery of x14 self-contained dwellings; Alterations to the existing building, including: the installation of a new glazed facade; re-cladding of existing elevations; the creation of a new covered entrance at ground floor level; and the provision of dedicated cycle and refuse storage spaces; Delivery of new public realm, hard and soft landscaping, and associated works
<b>18/AP/1573</b>	Commenced	Rye Lane	13B COPLESTON ROAD, SE15 4AN	1	Demolition of existing garage block and construction of a 1-bedroom house, together with alterations to an existing window and installation of new window to side elevation of existing dwelling
<b>17/AP/3684</b>	Commenced	Goose Green	128-130 LORDSHIP LANE, SE22 8HD	1	Construction of a mansard roof extension to form a 2-bedroom apartment in addition to works to create 5 residential units facilitated by partial change of use from A1 (retail) to C3 (residential) at ground level, together with single storey ground side extension and two storey ground rear extension as previously approved under 17/AP/2335
<b>15/AP/1705</b>	Commenced	Old Kent Road	272 St James's Road, SE1 5JX	34	Demolition of existing petrol filling station and erection of building up to 8 storeys with residential accommodation 34 dwellings and 127sqm of flexible use (Class A1 or B1) at ground floor level only together with access, hard landscaping and other associated works.
<b>18/AP/2156</b>	Commenced	Rye Lane	112B PECKHAM HIGH STREET, SE15 5ED	3	Demolition of existing building and construction of new 3 storey building plus mansard to create 1 ground floor retail unit and 4 residential units (1 x studio & 3 x 1bed Units).



<b>18/AP/0187</b>	Commenced	Nunhead & Queen's Road	88 EVELINA ROAD, SE15 3HL	1	Construction of a two storey side extension to enlarge the retail (A1) unit on the ground floor and create one two bedroom flat on the first floor.
<b>16/AP/4415</b>	Commenced	Nunhead & Queen's Road	2 WOODS ROAD, SE15 2PX	4	Change of use from offices to 4 x self-contained flats (use class C3) and erection of single storey rear extension following repair and demolition of existing rear extension.
<b>17/AP/3006</b>	Commenced	Peckham Rye	RYE HILL GARAGES, RYE HILL ESTATE, PECKHAM RYE, SE15	23	Redevelopment of existing garage site to create 23 new dwellings in two linked buildings of 4/6 storeys with associated landscaping and children's play space.
<b>15/AP/1930</b>	Commenced	North Walworth	East Street, SE17 2DJ	6	ERECTION OF A FIRST FLOOR REAR EXTENSION AND NEW SECOND AND THIRD FLOORS TO PROVIDE X6 STUDIO FLATS INCLUDING EXTERNAL EXTRACT DUCT WORK ON REAR ELEVATION
<b>16/AP/1781</b>	Commenced	Rye Lane	56-64 Blenheim Grove, SE15 4QS	7	Erection of 7 dwellings (1 x 5 bed house; 1 x 4 bed house; 1 x 3 bed house; 1 x 3 bed flat, 3 x 2 bed flats) with associated landscaping, bin and cycle storage facilities
<b>15/AP/0627</b>	Commenced	London Bridge & West Bermondsey	67-71 TANNER STREET, SE1 3PL	9	Demolition of existing two storey building followed by the erection of an eight storey mixed-use building providing nine residential dwellings and 400 sqms of flexible commercial floor space (A1, A2, B1), provision of cycle storage, refuse storage and landscaped outdoor space.
<b>17/AP/0527</b>	Commenced	North Bermondsey	MAYDEW HOUSE, ABBEYFIELD ESTATE, ABBEYFIELD ROAD, SE16	24	Refurbishment of the existing 144 residential units and erection of a 5 storey extension providing 24 additional residential units (Class C3). Landscape improvements to the front of MaydeW House, with a new residential entrance at ground floor and residents amenities at first floor together with a new community facility (Class D1) at ground floor. New pedestrian route and gates into Southwark Park and other associated works incidental to the development.
<b>15/AP/2957</b>	Commenced	Dulwich Village	REAR OF 60 DULWICH VILLAGE, SE21 7AJ	2	Erection of two three bedroom semi-detached three storey houses including basement; with associated off-street parking and private gardens.
<b>18/AP/1407</b>	Commenced	North Walworth	FIRST FLOOR AND SECOND FLOOR FLAT, 118-120 NEW KENT ROAD, SE1 6TU	2	Construction of second floor rear extension, creation of third floor in a form of mansard roof and change of use from a 6 bedroom HMO to 2 x 2 bedroom, 4 person flats and 1 x 1 bedroom, 2 person flat (all self-contained). Relocation/upgrade of cooking extract flue to ground floor takeaway unit.
<b>15/AP/1290</b>	Commenced	Rye Lane	122 LYNDHURST WAY, SE15 4PT	2	CONVERSION OF FOUR BEDROOM DWELLING HOUSE INTO THREE FLATS COMPRISING X1 THREE BEDROOM UNITS, X1 TWO BEDROOM UNIT AND X1 ONE BEDROOM UNIT), INCLUDING TWO STOREY SIDE/REAR INFILL EXTENSION AND SINGLE STOREY EXTENSION

<b>16/AP/2803</b>	Commenced	Dulwich Village	LAND ADJACENT TO 80 HALF MOON LANE, SE24 9JE	3	Erection of a 3 x 2-bed two-storey terraced dwellinghouses with basement and associated landscaping.
<b>16/AP/1711</b>	Commenced	Borough & Bankside	LAND ADJACENT TO 51 EWER STREET, SE1	9	Erection of a six storey building to provide nine residential units with Class B1 / Commercial use space at ground floor level.
<b>15/AP/3659</b>	Commenced	Dulwich Hill	LAND ADJACENT TO 3a FRIERN ROAD, SE22 0AU	1	Erection of a 6-bedroom two storey dwellinghouse including roof terrace at first floor level; bicycle store; vehicle crossover; x2 parking bays and landscaping
<b>15/AP/0580</b>	Commenced	Dulwich Wood	LAND TO THE REAR OF 489 AND 491, LORDSHIP LANE, SE22 8JY	1	CONVERSION OF AN EXISTING OUTBUILDING TO THE REAR OF NO. 489 LORDSHIP LANE INTO A TWO STOREY DWELLING HOUSE WITH A SINGLE STOREY EXTENSION TO SIDE AND ASSOCIATED AMENITY SPACE AND REFUSE STORES TO FRONT, ENLARGEMENT OF EXISTING LIGHTWELL TO REAR
<b>17/AP/3070</b>	Commenced	Dulwich Wood	BELTWOOD, 41 SYDENHAM HILL, SE26 6TH	13	Alterations to enable a change of use of Beltwood House (a Grade II listed building) from a Class C2 residential institution to provide 7 apartments with external works comprising demolition of the service wing outriggers and replacement with a new communal entrance. Demolition of curtilage outbuildings to the east of Beltwood House ('Stables and Worker's cottage') and replacement with 3 No. residential units. Creation of new Gate House and a detached house within the site curtilage. Alterations including underpinning of the existing Gate Lodge (curtilage listed building) and, ground floor extension. A comprehensive landscape strategy comprising communal and private spaces and gardens for use by residents. Car parking for 17 cars for residents and visitors. Provision of new refuse and cycle storage structures. Creation of new vehicular access on to Sydenham Hill from the south-east of the site to serve one new dwelling (new Gate House).
<b>16/AP/2051</b>	Commenced	Rye Lane	38-44 RYE LANE, SE15 5BY	16	Refurbishment and extension of existing building, including additional floors above ground floor, ranging in height from four to six storeys, to provide 716 SqM of retail space (use class A1) and 27 residential dwelling (use class C3) (2 x studios, 4 x one bed flats, 17 x 2 bed flats, and 4 x three bed flats), landscaping, associated servicing, refuse storage and bicycle storage

<b>17/AP/4220</b>	Commenced	Goose Green	1A LANDCROFT ROAD, SE22 9LQ	1	Change of use of building at rear of 1 Landcroft Road and adjacent to 73 Whateley Road from ancillary residential accommodation to a self-contained 1-bedroom dwelling, together with partial demolition and increase in overall height of building to match that of 73 Whateley Road.
<b>12/AP/3558</b>	Commenced	Borough & Bankside	90-91 & 92, BLACKFRIARS ROAD, UFFORD STREET, SE1 8HW	53	Demolition of existing buildings and erection of a replacement building of five to eight storeys in height (max height of 27.5m), plus basement, comprising 53 residential units, 633 sqms of retail floorspace (Use Class A1) and 767 sqms of office floorspace (Use Class B1), disabled parking spaces and roof top landscaped amenity areas.
<b>14/AP/2275</b>	Commenced	London Bridge & West Bermondsey	146 TANNER ST, SE1 2HG	3	CHANGE OF USE OF THE GROUND FLOOR AND BASEMENT (CLASS A4 DRINKING ESTABLISHMENT) TO RESIDENTIAL (CLASS C3). DEMOLITION OF PART OF THE GROUND FLOOR AT THE REAR AND ERECTION OF PART ONE/PART TWO/PART THREE STOREY REAR EXTENSION AND A ROOF EXTENSION TO THIRD FLOOR OF THE EXISTING BUILDING TO PROVIDE 5 SELF CONTAINED (3 NEW AND TWO REPLACEMENT) RESIDENTIAL UNITS INCLUDING MINOR EXTERNAL ALTERATIONS TO THE FACADE
<b>17/AP/4137</b>	Commenced	Rye Lane	14 PECKHAM RYE, SE15 4HA	7	Demolition of the existing buildings and construction of 10 residential units (Use Class C3) within a four-storey building fronting Peckham Rye and a three-storey building fronting Kinsale Road (2 x 1 beds, 4 x 2 beds and 4 x 3 beds), with associated soft landscaping, access and 20 cycle spaces.
<b>12/AP/2900</b>	Commenced	Champion Hill	1 Stories Mews, Stories Road, SE5 8JJ	1	Demolition of existing disused garages and construction of a 3-bedroom two storey mews house with parking to the rear.
<b>16/AP/4003</b>	Commenced	Nunhead & Queens Road	CARPARK PLAY AREA AND GARAGES, DANIELS ROAD, SE15 3NA	19	Construction of two 3 storey residential (Use Class C3) blocks with a total of 19 new council homes. Block A comprises of 5x 3 bed houses. Block B comprises of 2x 3 bed flats, 6x 2 bed flats, 4x 1 bed flat, 1x 1 bed wheelchair accessible flat with a dedicated car parking space and 1x 3 bed wheelchair accessible flat with a dedicated car parking space; together with associated communal amenity space, landscaping works, a new 5 space car park and reversion of playground space.
<b>18/AP/1514</b>	Commenced	North Bermondsey	9 OLD JAMAICA ROAD, SE16 4TE	1	Demolition of existing rear-facing dormer and construction of a new roof extension to provide a 2-bedroom flat together with insertion of new roof light to front pitch roof of building and creation of a new roof terrace as well as enlargement of a previously approved roof terrace to Flat 7

<b>17/AP/2795</b>	Commenced		26 GRACES ROAD, SE5 8PA	1	Conversion of three storey dwellinghouse into two self-contained flats 1 x 1-bed at basement level and 1 x 3 bed over the ground, first and roof space. Erection of a single storey rear / side extension at basement level. Construction of a new staircase to provide access to the rear garden from the upper floor flat and 3 rooflights to the roofspaces.
<b>16/AP/3069</b>	Commenced	Champion Hill	Gatcombe House East Dulwich Estate, Pytchley Road, SE22 8BU	1	Conversion of existing drying room in loft space to create 1no. self-contained studio flat and replacement of existing single-glazed, timber-framed windows with double-glazed uPVC windows.
<b>17/AP/2957</b>	Commenced	Goose Green	16A LORDSHIP LANE, SE22 8HN	1	Conversion of upper floors of building from a 5-bed flat to create 1 x 2-bed flat and 1 x 3-bed flat, including construction of a rear dormer roof extension and associated external alterations.
<b>17/AP/0627</b>	Commenced	Camberwell Green	THE BEAR PUBLIC HOUSE 296A CAMBERWELL NEW ROAD, SE5 0RP	7	Construction of partial ground, second and third floor extensions and conversion of upper floors to form 7x 1 bedroom flats (use class C3) and installation of a new ventilation/extract system to serve retained public house (use class A4) at ground and basement levels.
<b>16/AP/3144</b>	Commenced	Chaucer	87 NEWINGTON CAUSEWAY, SE1 6BD	48	Redevelopment of the site for a mixed use development comprising a basement/mezzanine basement, ground plus twenty-three floors to accommodate a 140 room hotel (levels 1-11), 48 residential units (levels 12-24), a retail unit (at ground floor), associated cycle parking, servicing and refuse and recycling, landscaping and private and communal residential amenity space (including at roof top level), external refurbishment to the front of the railway arches, and a new pedestrian route through the site linking Newington Causeway with Tiverton Street
<b>13/AP/2212</b>	Commenced	Dulwich Wood	102 ALLEYN ROAD, SE21 8AH	1	Demolition of existing building and reconstruction to provide a two storey (with roof accommodation) single family dwellinghouse to mirror the design of the existing building incorporating a basement extension with front and rear lightwells, single storey side addition, rear dormer windows, part one/part two storey rear addition and hard/soft landscaping

<b>17/AP/0862</b>	Commenced	Rye Lane	32-36 RYE LANE, SE15 5BS	8	Construction of a 3-storey extension (fronting onto Highshore Road) above the existing commercial units and service yard to provide 8 residential units (6 x 2-bed flats and 2 x 3-bed flats); reconfiguration of the existing service area; associated landscaped courtyard and elevational alterations to the ground floor.
<b>17/AP/0328</b>	Commenced	London Bridge & West Bermondsey	FLAT 15 11 BELL YARD MEWS, SE1 3TN	1	Erection of a 5th floor extension to create a new 3 bed dwelling, with roof-top terrace at 6th floor level.
<b>18/AP/3507</b>	Commenced	South Bermondsey	LAND TO THE REAR OF 266 SOUTHWARK PARK ROAD, SE16 3NY	2	Demolition of existing garages and construction of 1x one bedroom three-storey house accessed from Anchor Street and x1 two bedroom three-storey house accessed from Ambrose Street with first floor roof terrace (total: x2 houses).
<b>18/AP/0747</b>	Commenced	Dulwich Wood	28 DULWICH WOOD AVENUE, SE19 1HD	1	Construction of a two storey side and rear extension and the raising of the ridge height to convert the existing garage/workshop into a separate 2 storey, 3 bedroom dwelling
<b>17/AP/0296</b>	Commenced	South Bermondsey	73 BOMBAY STREET, SE16 3UX	18	Demolition of existing buildings and erection of a part 6 part 7 storey mixed-use building with 416sqm of flexible commercial and employment floorspace at ground and first floor level (Use Classes A1, A2 and B1), 18 flats (6 x 1Bed, 8 x 2Bed & 4 x 3Bed) comprising 2 wheelchair accessible units in the upper floors and associated private amenity areas, landscaping, pedestrian access points, cycle parking and refuse storage.
<b>17/AP/3128</b>	Commenced	Goose Green	24 BARRY ROAD, SE22 0HU	1	Replacement of ancillary garage to rear of property with one-bedroom two storey house with access from Tyrrell Road
<b>18/AP/0097</b>	Commenced	Old Kent Road	276A ST JAMES ROAD, SE1 5JX	1	Construction of a first and second floor extension and side extension to accommodate 2 no. additional 2 bedroom 3 person residential units.
<b>16/AP/2124</b>	Commenced	Dulwich Hill	9B Piermont Road, SE22 0LN	1	Conversion of 4 bedroom flat over first and second floor levels to a 3 bedroom flat at first floor level with new 2 bedroom flat at second floor level and construction of a roof extension with rear dormer extension and roof lights
<b>16/AP/0347</b>	Commenced	St Giles	FORMER FLORIAN SHOPS, 4448 DALWOOD STREET, SE5 7DL	28	Demolition of existing building and construction of a five storey building comprising 28 self-contained flats (use class C3) including alterations to existing vehicular access, associated landscaping and car parking
<b>16/AP/4982</b>	Commenced	North Walworth	229 WALWORTH ROAD, SE17 1RL	2	Retention of the ground floor retail unit, Use Class A1. The change of use of ancillary storage, Use Class A1, to residential use (Class C3) at first and second floors. Rear extensions to the first and second floor levels and a roof extension, to facilitate 2no residential flats consisting of 1x studio and 1x1 bedroom flat.

<b>18/AP/1713</b>	Commenced	Camberwell Green	25 Denmark Hill, SE5 8RT	6	Partial demolition of existing post office and flat over, in connection with erection of a part single, part four storey building to include refurbishment of the post office at ground floor level and erection of 3 new floors containing 4 x 1- bedroom flats and 3 x 2 two bedroom flats together with balconies to the front and rear and two communal roof gardens.
<b>16/AP/4694</b>	Commenced	Chaucer	222-224 BOROUGH HIGH STREET, SE1 1JX	6	Change of use and extension of existing building from recording studio/office space (use class B1) to a mixed use development comprising commercial space at ground floor and basement (use class A1/A2/A3/A4) and six residential apartments at upper floors comprising 3 x 2 bed units and 3 x 1 bed units, amenity space and other associated works
<b>15/AP/4014</b>	Commenced	North Walworth	1st and 2nd floors, 213 WALWORTH RD, SE17 1RL	2	Conversion of the existing first and second floor maisonette into 3 x self contained flats with mansard roof extension and two storey rear extension
<b>18/AP/3271</b>	Commenced	Goose Green	EAST DULWICH DELIVERY OFFICE, 55 SILVESTER ROAD, SE22 9PA	8	Demolition of the existing building on the site (whilst retaining the existing front Victorian elevation on to Silvester Road); erection of three-storey building on Silvester Road frontage to provide 5 self-contained flats (comprising 3x2B3P and 2x1B2P units) and 3 x two-storey houses (proving 1x3B4P and 2x3B5P houses) with rooms in roof space on Pellatt Road frontage and associated amenity space, sedum roofs, refuse/recycling bins and cycle storage. .
<b>15/AP/2705</b>	Commenced	St Georges	61 WEBBER STREET AND 24-28 RUSHWORTH STREET SE1 0RY	39	Demolition of the existing building and erection of part six part eight storey (plus basement) mixed use building comprising 39 residential units (15 x 1 bed, 18 x 2 bed & 7 x 3 bed) (use class C3) and 2241 sq m (GIA) flexible commercial space (use class B1) and associated works

<b>16/AP/1107</b>	Commenced	Old Kent Road	Grasmere Point, Old Kent Road, SE15 1DU	6	Installation of external wall insulation and rain screen cladding to all elevations and balcony enclosures (some elevations 'light grey', some 'red-gold-purple' and balconies in 'dark grey' colour); installation of reglit glass to stairwell elevation; replacement of all the existing window units with new uPVC window units; installation of new uPVC windows at basement level; conversion of the part of the existing basement level (ancillary to C3 use) to create x2 1-bedroomed-residential unit (C3 use) and a new entrance lobby with some of the existing plant and storage areas to be retained; creation of a new entrance porch; conversion of the existing podium level (ancillary to C3 use) to create x4 1-bedroomed residential units (C3 use); landscaping works to area immediately surrounding building (submitted under a separate application 16/AP/1160).
<b>16/AP/2355</b>	Commenced	Chaucer	LAND ADJACENT TO 44536 TABARD STREET, SE1 4JU	4	Erection of a new building on an empty site comprising of 6 storeys above ground with a basement level below comprising commercial B1(a) office use at ground and and basement levels and residential on the upper floors (3x2 bedroom flats and a single 1 bedroom mezzanine flat) with associated landscape works
<b>14/AP/2588</b>	Commenced	Dulwich Village	38 CARVER ROAD, SE24 9LT	2	CHANGE OF USE FROM OFFICES (USE CLASS B1(A)) TO X2 TWO-BED FLATS (USE CLASS C3)
<b>17/AP/4024</b>	Commenced	Camberwell Green	COMBER HOUSE, COMBER ESTATE, COMBER GROVE, SE5	2	Conversion of redundant drying rooms in the loftspace to create two 2 bedroomed flats
<b>18/AP/1264</b>	Commenced	Borough & Bankside	60 Great Suffolk Street, SE1 0BL	1	Demolition of the existing building and construction of a four storey building plus basement comprising gallery space (Use Class D1) at ground and basement level with ancillary retail and cafe (Use Class A1/A3); studio space at first and second floor level (Use Class B1) and a 1-bedroom flat at third floor level
<b>18/AP/1965</b>	Commenced	Dulwich Village	62 RED POST HILL, SE24 9JQ	9	Construction of a three storey and a basement building to provide nine apartments (7 x 2-bed and 2 x 3-bed) with x3 off-street car parking spaces, associated hard and soft landscaping, as well as cycle and refuse storage
<b>17/AP/4499</b>	Commenced	Peckham	117 PECKHAM HIGH STREET, SE15 5SE	1	Erection of a mansard roof extension to create a studio flat at fourth floor level, together with the reconfiguration of windows on the facade of the property.
<b>17/AP/2335</b>	Commenced	Goose Green	128-130 LORDSHIP LANE, SE22 8HD	2	Creation of 5 residential units facilitated by partial change of use from A1 (retail) to C3 (residential) at ground floor level, together with single storey ground floor side extension and two storey ground floor rear extension.
<b>17/AP/3989</b>	Commenced	Peckham Rye	LAND ADJACENT TO 24 REYNOLDS ROAD, SE15 3AH	1	Construction of a new-build 3-storey 4-bedroom single family dwelling on a vacant site including a single storey detached garden studio.



<b>18/AP/2040</b>	Commenced	South Bermondsey	277-279 SOUTHWARK PARK ROAD, SE16 3TP	3	Construction of a rear, part single, part two storey mansard roof extension to enlarge the existing commercial unit at ground floor and conversion of the upper floors to provide 3 x one bedroom flats and 1 studio flat.
<b>17/AP/3096</b>	Commenced	South Bermondsey	251a SOUTHWARK PARK ROAD, SE16 3TS	2	Part one part 2 storey rear extension to create 2 x self contained 2 bed flats.
<b>17/AP/3543</b>	Commenced	Rye Lane	211 Rye Lane, SE15 4TP	3	Demolition of single-storey shop (A1) and erection of a four-storey building comprised of a replacement ground-floor shop (A1) with three 1xbed flats above.
<b>17/AP/2997</b>	Commenced	Dulwich Wood	29 DULWICH WOOD AVENUE, SE19 1HG	1	Construction of a part one-storey part two-storey three-bed dwelling
<b>18/AP/1992</b>	Commenced	Nunhead & Queen's Road	151-163, QUEENS ROAD, SE15 2ND	1	Construction of roof extension to three storey residential building to create 1 x 1 bedroom flat (Class C3) on building E.
<b>18/AP/1438</b>	Commenced	Surrey Docks	259 ROTHERHITHE STREET, SE16 5EJ	2	Construction of a three-storey side extension and a 'Mansard-style' roof extension to existing three-storey building and associated external alterations to the existing retained front elevation to create two 2-bed/3-person flats [all previously approved by 15/AP/4794], together with the construction of one additional storey at second floor level on the roof of existing rear wing and the creation of a roof terrace at third floor level on the roof of the proposed additional storey
<b>18/AP/0472</b>	Commenced	Faraday	374 WALWORTH ROAD, SE17 2NF	5	Demolition of existing building and erection of 5 x residential units (Use Class C3 (3 x 2b3p & 2 x studio)) and 1 retail unit (Use Class A1) in a 4 storey building with associated cycle parking and servicing provision.
<b>18/AP/0799</b>	Commenced	Camberwell Green	4 ADDINGTON SQUARE, SE3 7JZ	1	Change of use from shop (use class A1) to residential (use class C3) at ground floor and basement level together with construction of a single storey ground floor extension to create a new entrance
<b>17/AP/2908</b>	Commenced	North Bermondsey	BEDE CENTRE, ABBEYFIELD ROAD, SE16 2BS	87	Demolition of existing Bede Centre (D1 use) and construction of a part-9 storey and part-6 storey block providing 87 affordable homes with associated cycle stores, refuse store, car parking, and landscaping and highway improvements along Abbeyfield Road and adjacent to Thaxted Court.
<b>18/AP/1072</b>	Commenced	Camberwell Green	66 COLDHARBOUR LANE, SE5 9PU	9	Construction of a infill 3 storey building to the side of the existing building fronting Coldharbour Lane to accommodate additional pub accommodation at ground floor and residential use above; Construction of a rear part two / part three storey extension fronting Denmark Road to provide additional residential accommodation; Conversion of the upper floors of the existing building to provide a total of 9 flats (4 x studio, 3 x 1bed, 2 x 2 bed) ; and retention of the existing public house at basement and ground floor and the existing beer garden fronting Coldharbour Lane.



<b>17/AP/4751</b>	Commenced	Camberwell Green	90 CAMBERWELL ROAD, FIRST FLOOR, SE5 0EG	1	Change of use and conversion from offices (B1) to residential (C3)(a) to provide one 2-bedroom flat to the first floor.
<b>16/AP/4323</b>	Approved	South Bermondsey	AREA OF HARDSTANDING AT TENDA ROAD, SE16 3PN	12	Construction of a part 4 / part 2 storey residential (C3 Use) building of 12 new council homes comprising 4 x1 bed flats, 6 x 2 bed flats, 1 x 3 bed wheelchair accessible flat with a dedicated accessible car parking space and 1 x 4 bed flat together with associated communal amenity space and landscaping improvements to pedestrian pathways within the site.
<b>17/AP/1641</b>	Commenced	Goose Green	66 LORDSHIP LANE, SE22 8HL	2	Change of use from car parking to residential construction of two new houses (C3 Use)
<b>14/AP/3104</b>	Commenced	Dulwich Village	THE WORKSHOP SITE, LAND BOUNDED BY GILKES PLACE GILKES CRESCENT, CALTON AVENUE and REAR OF 25 DULWICH VILLAGE, SE21 7BW	12	Redevelopment of the site to include the demolition of all existing buildings (Use Class B2) and the excavation and removal of fuel tanks and associated supply lines and the construction of 12 dwellings (Use Class C3), 1 x 2 bed and 2 x 1 bed affordable dwellings, 1 x 3 bed house (affordable, wheelchair accessible dwelling), 4 x 4 bed houses and 4 x 5 bed houses with ancillary living accommodation and car parking at basement level accessed from Gilkes Place and landscaping.
<b>16/AP/4313</b>	Commenced	Rye Lane	23 COSTA STREET, SE15 4PE	4	Construction of part three, part four storey plus basement building to accommodate 4 flats with a mix of 1 one bed, 2 two bed, 1 three bed flats.
<b>15/AP/3406</b>	Commenced	Chaucer	77 Tower Bridge Road, SE1 4TW	1	Creation of x1 two bedroom self contained flat on the first and second floor; alterations to shop-front
<b>14/AP/3566</b>	Commenced	Rye Lane	LAND ADJOINING 82 CLAYTON ROAD, SE15 5JG	2	ERECTION OF 2 STOREY (PLUS BASEMENT) BUILDING TO ACCOMMODATE 1 X 1 BED APARTMENT AND 1 X 2 BED DWELLING WITH ASSOCIATED LANDSCAPING
<b>14/AP/1302</b>	Commenced	London Bridge & West Bermondsey	FIELDEN HOUSE, 28-42 LONDON BRIDGE ST, AND 21-27 ST THOMAS ST, SE1	148	DEMOLITION OF EXISTING BUILDINGS AND ERECTION OF PART 26 AND PART 16 STOREYS TO PROVIDE 148 APARTMENTS (118 USE CLASS C3 AND 30 FLEXIBLE USE C1/C3) WITH 1800SQM OF FLEXIBLE RETAIL SPACE (CLASSES A1, A2, A3, A4) AT ST THOMAS ST AND LONDON BRIDGE ST (CONCOURSE) LEVELS, SERVICE AREA, THREE LEVELS OF BASEMENT INCLUDING CAP PARKING (28 SPACES) AND ASSOCIATED HARD AND SOFT LANDSCAPING, AMENITY SPACES AND ALTERATIONS TO EXISTING HIGHWAYS ADJOINING.

<b>14/AP/0175</b>	Commenced	Camberwell Green	16A AND 166-176A (EVENS), WYNDHAM ROAD, CAMBERWELL ROAD, SE5	77	Redevelopment of the site including demolition of existing buildings and erection of a residential-led mixed use scheme comprising five new buildings (Block 07: 9 storey, Block 08: 6 storey, Block 09: 4 storey, Block 10: 4 storey plus basement and Block 11: 5 storey) containing 82 flats (16 x one bed, 46 x two bed, 19 x 3 bed and 1 x four bed), 222m <sup>2</sup> new retail floorspace (Class A1 use) and 516m <sup>2</sup> of artist studios and associated gallery space (Class B1 / D1 use). The development will also provide 7 disabled carparking spaces, cycle storage, refuse storage and associated landscaping.
<b>16/AP/2444</b>	Commenced	Rye Lane	130A Lyndhurst Way, SE15 4PT	1	Conversion of existing lower ground and ground floor flat into 2 no. flats; erection of single storey rear extension at lower ground floor level; insertion of door to rear elevation at lower ground floor level - RESUBMISSION
<b>15/AP/1607</b>	Commenced	North Walworth	TEMPLE BAR, 284-286 WALWORTH ROAD, SE17 2TE	8	CONSTRUCTION OF A PART THREE PART FOUR STOREY REAR EXTENSION TO PROVIDE X8 SELF CONTAINED FLATS (X4 ONE BED AND X4 TWO BED) (USE CLASS C3) WITH ACCESS FROM CARTER PLACE INCLUDING ROOFTOP GARDENS AND ASSOCIATED BIN AND CYCLE STORES
<b>14/AP/0635</b>	Commenced	Dulwich Hill	LAND TO THE REAR OF 153 BARRY ROAD, SE22 0JP	2	DEMOLITION OF EXISTING GARAGE AND ERECTION OF X2 TWO STOREY HOUSES WITH CYCLE AND REFUSE STORAGE AND ASSOCIATED ACCESS AT LAND TO REAR OF 153 BARRY ROAD (USE CLASS C3)
<b>16/AP/3489</b>	Commenced	Goose Green	30 Hindmans Road, SE22 9NF	2	Demolition of existing building and construction of new property containing 3 no. flat dwellings - including a 1x2 bedroom flat at ground floor, 1x2 bedroom flat at first floor and 1x1 bedroom flat at second floor.
<b>14/AP/4814</b>	Commenced	South Bermondsey	266 AMBROSE STREET, SE16 3NY	3	REDEVELOPMENT OF THE SITE INVOLVING DEMOLITION OF EXISTING STRUCTURES AND THE ERECTION OF A THREE STOREY BUILDING TO PROVIDE A GROUND FLOOR RETAIL UNIT (USE CLASS A1) X2 STUDIO RESIDENTIAL UNITS AND X1 ONE BED FLAT TO THE UPPER FLOORS
<b>16/AP/1554</b>	Commenced	Dulwich Hill	463A Lordship Lane, SE22 8JS	2	Conversion of dwellinghouse into three flats (x1 one bedroom flat and x2 two bedroom flats) facilitated by erection of ground floor extension, hip to gable roof extension and rear dormer extension
<b>14/AP/0628</b>	Commenced	North Bermondsey	MILLSTREAM HOUSE, JAMAICA ROAD, SE16 4BG	2	DEMOLITION OF EXISTING GARAGES AND REDEVELOPMENT TO PROVIDE X2 TWO-STOREY TERRACED HOUSES AND ASSOCIATED LANDSCAPING

<b>15/AP/3508</b>	Commenced	South Bermondsey	94 - 116, Southwark Park Road, SE16 3RR	57	Demolition of the existing building and redevelopment to provide 57 extra care dwellings in a part 2/part 5 storey building; hard and soft landscaping; cycle and parking facilities; plant areas and other ancillary work.
<b>17/AP/1682</b>	Commenced	Dulwich Wood	124 GIPSY HILL, SE19 1PL	2	Change of use of lower ground and ground floors from Class A2 (financial & professional services) to Class C3 (residential) to create two 1xbed flats and associated external alterations consisting of the installation of a new front facade and in the rear elevation the insertion of four windows and the replacement of two existing lower ground-floor windows with a double-width, fully-glazed sliding patio door.
<b>16/AP/3704</b>	Commenced	Nunhead & Queen's Road	77A Stanbury Road, SE15 2DA	4	Demolition of existing buildings (Use Class B1) and the erection of four residential units (Use Class C3) to incorporate 1 x 2 bed unit and 3 x 4 bed units.
<b>16/AP/3968</b>	Commenced	Newington	LAND TO NORTH SIDE OF HILLINGDON STREET, at junction with PELIER STREET, SE17	17	Construction of a seven-storey residential development containing 17 dwellings for social rent, consisting of 4 x 1 bed flats, 9 x 2 bed flats and 4 x 3 bed flats.
<b>14/AP/1676</b>	Commenced	Newington	ELEPHANT AND CASTLE DAY NURSERY, 15 HAMPTON STREET, SE17 3AN	3	ERECTION OF A FOUR STOREY BUILDING COMPRISING 95SQM NURSERY (CLASS D1 USE) TO THE GROUND FLOOR LEVEL; X3 SELF CONTAINED THREE-BED DWELLINGS ABOVE; ASSOCIATED REFUSE, RECYCLING AND CYCLE STORAGE AT GROUND LEVEL.
<b>15/AP/4790</b>	Commenced	Chaucer	148-150, Long Lane, SE1 4BS	1	Change of Use from B1 (office) to C3 residential, comprising of 1 x 3 bed 6 person dwelling; new entrance, erectin oof external stairs from lower ground floor to ground floor level at rear, roof terrace and restoration of interiors. Including the fixing shut and obscure glazing of 9 windows on the shared boundary windows to 150 Long Lane.
<b>15/AP/0904</b>	Commenced	North Walworth	44349 OCCUPATION ROAD, SE17 3BE	24	Demolition of existing building and redevelopment to provide 1,112sqm (GIA) of business floorspace (B1c) and 24 residential units (C3)(18x 2 bed and 6x 3 bed), alterations to the existing access and commercial parking, provision of disabled residential parking and associated public realm improvements.
<b>16/AP/5208</b>	Commenced	Borough & Bankside	CARETAKER'S HOUSE, FRIARS PRIMARY SCHOOL, WEBBER STREET, SE1 0RF	7	Construction of a new part educational and part residential five storey building comprising ground and first floor educational space (Use class D1) and 8 x flats (Use class C3) above with access, landscaping and ancillary works together with the demolition of the former caretaker's house.
<b>16/AP/3056</b>	Commenced	Rotherhithe	2-68 AND 70-136, CHILTON GROVE, SE8 5DY	44	Refurbishment of existing part 4 / part 6 storey housing blocks and construction of a two storey roof extension on each block to provide an additional 44 residential units (total 112 units); car parking together with access, hard and soft landscaping and other associated works incidental to the development.

<b>18/AP/3067</b>	Approved	Rye Lane	LAND ADJACENT TO 14 CICELY ROAD, SE15 5HW	1	Construction of a part two storey, part three storey single dwelling house with roof terrace on the land adjacent to number 14 Cicely Road.
<b>17/AP/1468</b>	Approved	Rye Lane	156-158 RYE LANE, SE15 4NB	9	Retention of ground floor shops and demolition of the upper floors and erection of a part three storey, part four storey extension above ground floor to provide 9 residential flats (2 x two bedroom units, 4 x one bedroom units and 3 x studio units)
<b>18/AP/0538</b>	Approved	Rye Lane	59 ELM GROVE, SE15 5DB	1	Construction of a three storey, three bedroom detached dwelling facing Elm Grove with a storey and a half studio building at the rear of the property facing Bellenden Road
<b>18/AP/1339</b>	Approved	St Giles	LAND ADJACENT TO 124B CROFTON ROAD, CROFTON ROAD, SE5 8NA	1	Construction of a part two, part three storey detached 2 bed house incorporating a roof terrace and two stand alone solar panels.
<b>18/AP/4174</b>	Approved	North Bermondsey	STANLEY ARMS, 418 SOUTHWARK PARK ROAD, SE16 2ET	7	Refurbishment of existing public house and construction of a 5 storey extension to the rear and two storey addition above the pub in order to provide 7 x residential dwellings (6 x 2 bed and 1 x 1 bed).
<b>18/AP/0581</b>	Approved	Peckham	107 SUMNER ROAD, SE15 6JU	9	Demolition of the existing public house; construction of a new five storey building with a public house at ground floor level with nine flats above providing 5 x 1-bedroom, 3 x 2-bedroom and 1x 3-bedroom units.
<b>18/AP/3679</b>	Approved	Peckham	MISSION PLACE, SE15 5SH	2	Erection of two additional storeys above the existing building to create 2 x new two-bedroom apartments.
<b>18/AP/3509</b>	Approved	Champion Hill	161 DENMARK HILL, SE5 8EF	10	Demolition of existing office building. Construction of a new 3-4 storey building with 9 no. 3 bedroom houses and 1 no. 4 bedroom house. Each house is comprised of a private garden, a covered parking space, refuse and bike stores, and a private terrace.
<b>18/AP/0930</b>	Approved	Old Kent Road	294-304, ST JAMES'S ROAD, SE1 5JX	8	Construction part one, part two storey roof level extension (fourth and fifth floor) to create 8 residential apartments (Class C3) comprised of 3 x 1 bedroom units and 5 x 2 bedroom units.
<b>18/AP/3392</b>	Approved	North Walworth	284-286 WALWORTH ROAD, SE17 2TE	5	Construction of a part three, part four storey rear extension to provide eight self-contained flats (4x1 bed and 4x2 bed) Use Class C3 with access from Carter Place including rooftop gardens and associated bin and cycle stores.
<b>16/AP/4451</b>	Approved	Old Kent Road	Roof 57 GLENGALL ROAD, SE15 6NF	2	Alterations to existing roof and loft space to create two flats (1x 4 bed and 1x 1 bed) and creation of new entrance in Latona Street

<b>18/AP/1091</b>	Approved	Nunhead & Queen's Road	56 MONTPELIER ROAD, SE15 2HE	1	Conversion of an existing single dwelling house into two self contained flats, including ground floor side and rear extensions, first floor roof terrace and a dormer roof extension and three front rooflights.
<b>16/AP/0660</b>	Approved	London Bridge & West Bermondsey	116 Tower Bridge Road, SE1 3NG	8	Partial demolition of existing two-storey retail unit (Use Class A1) and construction of a part three-storey, part four-storey building comprising a 146sqm commercial unit on the ground-floor for either retail or restaurant/café use (A1/A3) and x8 self-contained residential units on the upper floors.
<b>17/AP/3820</b>	Approved	Peckham Rye	VICARAGE COURT,13 INVERTON ROAD, SE15 3DD	2	Conversion of roof space into 2 x 1 bed flats, raising the roofridge by 1050mm, construction of dormer window roof extensions to the rear roofslope, insertion of 18 x Velux windows; and associated refuse and cycle storage in the garden.
<b>17/AP/3284</b>	Approved	Chaucer	67-71 Tower Bridge Road, SE1 4TL	8	Demolition of existing building and erection of 4 storey building comprising A1 Use Class (retail) at ground floor and 9 residential units above with balconies, associated bin and cycle storage. Residential mix 3 x 1 bed units & 6 x 2 bed units.
<b>17/AP/0708</b>	Approved	Dulwich Hill	CEDAR LODGE AND WILLOW LODGE, 71 & 73 WOOD VALE, SE23 3DU	3	Construction of additional penthouse floor to provide 1x1 bedroom flat and 2x2 bedroom flats. Demolition of existing pre-fabricated garage block and erection of new garage block with one 3bedroom flat over. External improvement works to include new balconies, external insulation and render, gates, hard and soft landscaping.
<b>18/AP/2805</b>	Approved	Old Kent Road	30 RADNOR ROAD, SE15 6UR	2	Erection of a two-storey building with rooms in the roof, to provide 1 x 1 bed and 1 x 2 bed self contained units
<b>18/AP/1137</b>	Approved	Faraday	LAND TO THE REAR OF 58-62, PORTLAND STREET, SE17 2PB	3	Demolition of redundant workshop and construction of three new houses land rear 58-62 Portland Street.
<b>16/AP/4711</b>	Approved	North Bermondsey	94 BERMONDSEY WALL EAST, SE16 4TY	1	Construction of a dormer extension, rooflights to existing roofslopes and associated internal alterations to 2nd and 3rd floor to accommodate additional 1x bed residential unit
<b>17/AP/4159</b>	Approved	North Walworth	32 BARLOW STREET, SE17 1HW	1	Subdivision of the existing five bedroom flat into 1 x studio and 1 x one-bed flats. Associated improvements to the existing entrance and creation of a new entrance to basement storage and ground floor flat to north-east elevation.
<b>18/AP/2322</b>	Approved	Nunhead & Queen's Road	29 Nunhead Grove, SE15 3LZ	4	Redevelopment of the Banstead Street frontage into residential accommodation. Construction of 3x2 bed flats and 1x3 bed house
<b>16/AP/4441</b>	Approved	Dulwich Village	27 HALF MOON LANE, SE24 9JU	1	Conversion of existing residential unit on first and second floor levels to two self contained flats; Construction of a second floor rear extension and rear corner roof extension; rear external side stair from ground to first floor.

<b>18/AP/4044</b>	Approved	Dulwich Wood	9 SYDENHAM HILL,SE26 6SH	8	Demolition of existing dwelling and construction of three storey plus lower ground floor residential building comprising 8 x 2 bed and 1 x 3 bed flats (total: 9 residential units) with communal roof terrace at fourth floor level, balconies on front elevation at ground, first, second and third floors and associated landscaping, parking, cycling and refuse storage facilities
<b>17/AP/1424</b>	Approved	Dulwich Hill	LAND TO REAR OF 27 BARRY ROAD, SE22 0HX	2	Erection of x2 detached two-storey dwellinghouses each with one additional storey of accommodation at basement level, together with the instatement of boundary treatments, refuse storage, car parking, cycle parking and associated landscaping
<b>18/AP/3771</b>	Approved	Camberwell Green	313-317 CAMBERWELL NEW ROAD, SE5 0TF	1	Construction of a rooftop extension to provide a two bedroom residential flat.
<b>17/AP/2362</b>	Approved	North Bermondsey	BASEMENT GROUND FLOOR AND MEZZANINE FLOOR, 32 CURLEW STREET, SE1 2ND	1	Conversion of the first floor to a 2 bedroom flat with a new first floor window on the Curlew Street elevation
<b>16/AP/1971</b>	Commenced	Faraday	REAR OF 258 OLD KENT ROAD, SE1 5UB	9	Demolition of existing buildings and redevelopment of site to provide new residential development consisting of 9 No. apartments (5no. 1 bed, 4no. 2 beds) with private balconies and communal garden area
<b>18/AP/3387</b>	Approved	London Bridge & West Bermondsey	THE BRITANNIA, 44 KIPLING STREET, SE1 3RU	4	Construction of second and third-floor rear and roof extension to provide 4 x 2 bed and 1 x 1-bed residential units (Class C3). Retention of the public house at ground and basement level.
<b>17/AP/3519</b>	Approved	South Bermondsey	52 SOUTHWARK PARK ROAD, SE16 3RS	2	Change of use of ground floor and basement from a restaurant (A3) to two residential apartments (C3) and external alterations
<b>17/AP/4811</b>	Approved	Rye Lane	74A Peckham High Street, SE15 5ED	2	Construction of a third floor extension to provide 2x one bedroom flats and conversion of the existing second floor two bedroom flat into a one bedroom flat to facilitate third floor extension
<b>17/AP/1005</b>	Approved	Rye Lane	HOWARD COURT 33 PECKHAM RYE, SE15 3PH	3	Construction of a roof extension above flats to provide 2 x Studio flats and 1 x two bedroom flat
<b>16/AP/3819</b>	Approved	London Bridge & West Bermondsey	GUINNESS COURT, SNOWFIELDS STREET, SE1 3TA	30	Erection an external lift core to Block C from ground to 4th floor level and double mansard roof extension over Blocks A, B and C to provide 30 residential units (2 x 1bed, 24 x 2 bed,4 x 3bed) together with associated ancillary works.
<b>18/AP/2134</b>	Approved	Rotherhithe	REGINA POINT CANADA ESTATE, RENFORTH STREET, LONDON, SE16 7BB	1	Conversion of store rooms on the ground floor into a 3 bedroom flat involving installation of new openings and insertion of UPVC windows

<b>17/AP/3997</b>	Approved	Dulwich Hill	QUARRY COURT, 2 DUNSTANS GROVE, SE22 0HN	1	Construction of a two storey rear extension and a single storey side infill extension to enlarge the existing ground and first floor flats both with roof terraces. Construction of a rear dormer roof extension to create a new 2-bedroom flat. External alterations to the rear elevation to provide four Juliette balconies to the rear of the first and second floor flats.
<b>17/AP/4532</b>	Approved	St Giles	LAND TO REAR OF 85 SOUTHAMPTON WAY, SE5 7SX	1	Conversion of the disused 'warehouse' outbuilding located to the rear of no. 85 Southampton Way and adjacent to no. 2 Cottage Green to one dwellinghouse (C3 Use Class), involving: the construction of a three-storey extension, incorporating an external terrace space at second floor level; fenestration alterations to the front (northwest) and side (southwest) elevations, and; allotting some of the rear garden of no. 85 Southampton Way to the proposed dwelling/live work unit.
<b>17/AP/4131</b>	Approved	Camberwell Green	65 GROSVENOR PARK, SE5 0NJ	1	Conversion of existing property to provide two self contained residential units (2 x two bedroom flats).
<b>17/AP/3098</b>	Approved	Dulwich Hill	FLAT A, 120 GOODRICH ROAD, SE22 0ER	1	Erection of a new two storey two bedroom dwelling house in the rear garden of 120A Goodrich Road
<b>17/AP/0276</b>	Approved	Champion Hill	13 STORIES MEWS, 153 REAR OF GROVE LANE, SE5 8JJ	1	Construction of a two-storey, 2 Bedroom dwelling to replace an existing garage/coach-house at 13 Stories mews (to the rear of 153 Grove Lane).
<b>17/AP/2330</b>	Commenced	Peckham Rye	40-46, SOLOMON PASSAGE, SE15 3DN	2	Demolition of 42 and 44 Solomon's Passage (blocks B and C which contain 48 residential units) and erection of a new part 4, part 6-storey building over existing, rearranged basement car park to provide 50 residential units, together with provision of landscaping works (use class C3).
<b>16/AP/3848</b>	Approved	South Bermondsey	264 -266, SOUTHWARK PARK ROAD, SE16 3RN	5	Extension and conversion of the 1st floor and erection of a second and part-third floor above to form 5 x self-contained studios, including the formation of a communal courtyard and provisions for secure bicycle and refuse storage.
<b>17/AP/4668</b>	Approved	Borough & Bankside	55 Great Suffolk Street, SE1 0BB	7	Change of use from warehouse use (Use Class B8) to a mixed use scheme comprising office (use class B1) at ground floor and 7 x residential units (use class C3) on the upper floors (3 x 2bed, 3 x 3bed and 1 x 4 bed) with small terrace areas at roof level; landscaping; cycle and refuse storage facilities and associated works.



<b>17/AP/3375</b>	Approved	Nunhead & Queen's Road	16-18 GIBBON ROAD, SE15 2A	7	Demolition of existing 2 storey building fronting onto Gibbon Road and two storey storage shed at rear of site and construction of two self-contained flats (2 x 2-bed) and a retail unit contained within a two-storey building fronting onto Gibbon Road with site access to the rear for a terrace of 5 dwellings (4 x 3-bed & 1 x 4-bed) plus parking and amenity space.
<b>18/AP/4042</b>	Approved	North Bermondsey	ST ANDREWS HOUSE, 381 SOUTHWARK PARK ROAD, SE16 2JT	3	Removal of existing pitched roof and erection of a new additional storey on top of the existing building to provide 3x 2B4P pre-fabricated modular apartments with terraces and 14 cycle parking spaces in the rear garden of the building.
<b>17/AP/2051</b>	Approved	South Bermondsey	Ground Floor Communal Space, 127 FORT ROAD, SE1 5PZ	1	Conversion of existing ground floor communal room to 1 x self-contained studio flat (Use Class C3(b)).
<b>17/AP/2310</b>	Approved	North Walworth	171-173 WALWORTH ROAD, SE17 1RW	3	Demolition of existing rear extension and conversion of rear ground floor area (behind shop), with infill single-storey rear extension and conversion of two upper floors, to create 3no. new flats (1 x one bed, 2 x two bed) with associated waste/ recycling and cycle storage facilities.
<b>17/AP/1413</b>	Approved	Goose Green	50 EAST DULWICH ROAD, SE22 9AX	3	Conversion of the existing four bedroom property into four apartments (3 x 1 bed and 1 x 2 bed). Construction of a basement extension to the full depth of the rear garden. Construction of a rear part single/two storey extension with the addition of terrace area to the first floor.
<b>18/AP/3833</b>	Approved	Rye Lane	184-186 RYE LANE, SE15 4NF	9	Demolition of existing building and erection of a new 4-storey building to provide a commercial unit (Use Class -A1-A3) on the ground floor and 9 residential units above plus associated amenity space, landscaping, plants, bins and cycle stores
<b>16/AP/3749</b>	Started	Chaucer	West Combe Apartments, 123 Newington Causeway, SE1 6BN	3	Construction of a side extension to the ground floor public house and a roof extension to create fifth and sixth floors to provide 4 x 2 bed apartments; Demolition of ground floor lean to structure to courtyard and of fifth floor one bed flat.
<b>16/AP/0131</b>	Approved	Rye Lane	213 RYE LANE, SE15 4TP	39	Partial demolition of existing buildings and redevelopment to provide buildings ranging from 1 to 7 storeys in height accommodating ground floor commercial space (Class A1/B8) with 40 residential units above (Class C3), raised amenity courtyard together with associated blue badge car parking and cycle parking.



<b>17/AP/0907</b>	Approved	Newington	161-179 MANOR PLACE, SE17 3BS	56	Demolition of single storey office building and a derelict three-storey row of shops and flats above (with the retention of the original Victorian facade), and the construction of a six storey building (behind retained facade) comprising 56 flats (20 x social rented, 8 x intermediate and 28 x private) above a health centre/office space (745sqm)(Use Class D1/B1), pharmacy/shop (85sqm)(Use Class A1) and cafe (285sqm)(Use Class A3), with associated landscaping and public realm works.
<b>18/AP/1248</b>	Approved	Surrey Docks	FORMER MANAGERS OFFICE, LAWRENCE WHARF, ROTHERHITHE STREET, SE16 5EY	1	Construction of a first floor extension to create a 1 bedroom flat.
<b>18/AP/3854</b>	Approved	Borough & Bankside	58 BOROUGH HIGH STREET, SE1 1XF	1	Construction of infill 3rd floor extension and new 4th floor extension to the rear of the building to create office space and a new 3 bedroom home. Cycle and Waste storage and access to street level.
<b>17/AP/0132</b>	Approved	Peckham Rye	25 RYE HILL PARK, SE15 3JN	1	Conversion of a four storey dwellinghouse to create: x1 four bedroom flat on the upper floors and x1 one bedroom flat to the lower ground including a single storey rear extension on the lower ground floor
<b>18/AP/0048</b>	Approved	North Walworth	301 WALWORTH ROAD, SE17 2TG	3	Creation of x4 'studio flats' and x2 one-bedroom flats (Class C3) and extended floorspace for the existing retail unit (Class A2) involving: the construction of a ground floor rear extension and a three-storeyed block above; the construction of a mansard roof on the existing three-storeyed main body of the building, with an associated three-storeyed rear stairwell block; the demolition of the existing (unlawful) first floor rear extension; the insertion of a new shopfront, and; the replacement of the existing front windows at first floor and second floor with timber-framed sash units.
<b>16/AP/4290</b>	Approved	St Giles	17-21 CAMBERWELL CHURCH STREET, SE5 8TR	3	Change of use of upper floors (first, second and third) from a library (Class D1) to 3no. 1-bed flats (Class C3).
<b>17/AP/2572</b>	Approved	Dulwich Hill	HERNE HILL TAVERN, 2 FOREST HILL ROAD, SE22 0RR	1	Construction of a two storey detached five bedroom dwelling with new vehicular and pedestrian access and associated infrastructure.
<b>18/AP/1781</b>	Approved	Borough & Bankside	50-52 Union Street, SE1 1JX	1	Substantial demolition, rebuild and extension of existing office/educational building (Use Class B1/D1) including side extensions at first, second and third floor to O'Meara Street, provision of additional fourth floor extension and retention of selected existing facades including to Union Street, to provide a 5 storey (height 18.4m AOD) mixed use building comprising additional 167sqm of office (Use Class B1a) and 1x two bedroom flat (Use Class C3) with roof terrace.

<b>18/AP/3508</b>	Approved	Borough & Bankside	51 LAND ADJACENT TO EWER STREET, SE1 0NR	9	Construction of a 6-storey building to accommodate commercial use (Class B1) at ground floor and nine residential units on the upper floors to be used as residential flats (Use Class C3) or apart-hotel units (Use Class C1).
<b>16/AP/3677</b>	Approved	Rye Lane	35-41 NUNHEAD LANE, SE15 3TR	12	Development to provide 12 residential units in two blocks: 1x four storey block containing 10x flats (1x 1 bed wheelchair flat, 2x 1 bed and 7x 2 bed flats)(Block A) and 2x two storey, 3 bedroom houses to the rear (Block B), with associated landscaping works.
<b>17/AP/1527</b>	Approved	Goose Green	LAND ADJACENT TO 91 MELBOURNE GROVE, MELBOURNE GROVE, SE22 8RR	2	Erection of a four storey building in connection with the provision of 2 x 2 bedroom maisonettes, with a garden to rear.
<b>18/AP/2133</b>	Approved	Rotherhithe	COLUMBIA POINT CANADA ESTATE, MOODKEE STREET, SE16 7BE	1	Conversion of an unused storage area on the raised ground floor to a 3 bedroom residential property involving installation of new openings.
<b>17/AP/3806</b>	Approved	Nunhead & Queen's Road	129 QUEENS ROAD, SE15 2ND	2	Conversion of first and second floor apartments and construction of a mansard to facilitate 3 x 1 bedroom flats with juliette balconies at the rear of the property, and raising roofridge by 300mm.
<b>16/AP/4702</b>	Approved	Peckham	VACANT SITE OPPOSITE CENTRAL VENTURE PA, COMMERCIAL WAY, SE15	109	Redevelopment of existing site to provide a residential development comprising the erection of two x 9-storey buildings and 2 x 5 storey buildings on either side of re-aligned Cronin Street, providing 109 residential dwellings (100% Affordable) , 10 no. car parking space together with access, hard and soft landscaping and other associated works incidental to the development.
<b>18/AP/0704</b>	Approved	Goose Green	Flat 19,18-22 GROVE VALE, SE22 8EF	1	Subdivision of Flat 19 to form 1 x 2 bedroom flat, and 1 x 1 bedroom flat, new entrance door in the southern elevation, and window in the east elevation of proposed Unit 19; installation of a canopy on the western elevation.
<b>18/AP/1363</b>	Approved	Peckham	LAND TO THE REAR OF 117 PECKHAM HIGH STREET, SE15 5SE	5	Construction of a five storey building to form 5 x 1-bedroom apartments with roof terraces, associated cycle store and refuse store.
<b>18/AP/1601</b>	Approved	St Giles	46 CAMBERWELL CHURCH STREET, SE5 8QZ	1	Conversion of a four bedroom flat into 2 x one bedroom self contained flats and construction of rear extension at first and second floor levels.
<b>16/AP/3858</b>	Started	North Bermondsey	MILL HOUSE, 8 MILL STREET, THE ITALIAN BUILDING, 41-43 DOCKHEAD, SE1 2BA	33	Prior approval application for a change of use from office (Class B1) to 17 x1 bedroom & studio units and 16 x 2 bedrooms.
<b>17/AP/0281</b>	Approved	Rotherhithe	LAND AT HADDONFIELD ESTATE, BUSH ROAD, SE8 5AT	14	Construction of a four and two storey development of 14 dwellings for social rent, consisting of 4 x 1 bed flats, 5 x 2 bed flats, 4 x 3 bed flats and 1 x 4 bed flat together with landscaping improvements to Haddonfield Estate.

<b>18/AP/3236</b>	Approved	London Bridge & West Bermondsey	Hatchers Mews, SE1 3GS	2	Redevelopment of an existing mixed use building with the addition of a third and fourth floor roof extensions containing no.1 x 2 bedroom and no.1 x 3 bedroom residential units with roof terraces.
<b>18/AP/0625</b>	Approved	South Bermondsey	57 SOUTHWARK PARK ROAD, SE16 3TY	1	Creation of self-contained 3 bedroom residential unit (C3 Dwellings) and partial change of use from A1 retail at ground floor to residential. Works include alterations to shop front display, add 2 windows to the side flank wall, replace rear groundfloor window for French double doors and associated internal alterations.
<b>17/AP/0964</b>	Commenced	Newington	BRAGANZA STREET WORKSHOP, 42 BRAGANZA STREET, LAND ADJACENT TO 26 BRAGANZA STREET, SE17 3RJ	33	Demolition of existing buildings and erection of 5 new blocks, ranging from 3 to 5 storeys in height comprising 33 new homes (5 x intermediate and 28 x private)(Use Class C3) and one new 3 storey block comprising 428sqm of workspace (Use Class B1) with associated landscaping, disabled car parking, cycle parking and public realm works.
<b>18/AP/0457</b>	Approved	Champion Hill	44289 DOG KENNEL HILL, SE22 8A	8	Demolition of existing 2-storey semi-detached houses, and construction of a 4-storey block with basement, to provide 7 x 2 bed and 3 x 3 bed residential units (10 units), lightwells fronting Dog Kennel Hill and associated landscaping.
<b>17/AP/3092</b>	Approved	Goose Green	28 THE GARDENS, SE22 9QE	1	Conversion of the existing single residential unit located on the first and second floors into a studio flat in the roof and a one bedroom flat on the first floor, together with replacement double glazed timber windows to match existing .
<b>17/AP/3237</b>	Approved	Goose Green	46 UPLAND ROAD, SE22 9EF	1	Creation of a new self-contained two storey, two bed residential dwelling house, situated in between No 44a & 46 Upland Road and demolition of an existing single storey garage and construction of a new two storey extension to No.46 Upland Road.
<b>17/AP/1255</b>	Approved	Rotherhithe	ROTHERHITHE CIVIC CENTRE, ALBION STREET, SE16 7BS	26	Construction of part 4-storey, part 5-storey development consisting of commercial space (A1/A3/A5/B1/D1) at ground floor and 26 affordable residential units above (14 x Social Rented Flats and 12 x Intermediate flats with the following mix:7 x1 bed, 11 x 2 bed, 8 x 3 bed). Re-landscaping of the public square to the east of the site.
<b>18/AP/3991</b>	Approved	North Bermondsey	386 SOUTHWARK PARK ROAD, SE16 2ET	7	Change of use of vacant floorspace (lawful use as a Social Club - Use Class D1) at ground floor level to provide 7 x residential dwellings (Use Class C3) and associated works.
<b>16/AP/4057</b>	Approved	Old Kent Road	9 CULLODEN CLOSE, SE16 3JH	1	Construction of new two bedroom house on part of existing plot.
<b>17/AP/4014</b>	Approved	Newington	39-44 RUTLEY CLOSE, SE17 3NP	19	Redevelopment of existing bungalow block and part of a disused car park podium structure to create 25 new homes (4 x 1 bed, 16 x 2 bed, 5 x 3 bed) for social rent including new landscaped courtyard

<b>17/AP/3555</b>	Approved	Peckham Rye	4 THERAPIA ROAD, SE22 0SE	2	Conversion of 3-Storey 6 Bedroom House into 1No. 3Bed 4Person, 1No. 2Bed 3Person & 1No. 1Bed 2Person self contained flats, including demolition of existing rear extension and erection of new single storey rear extension.
<b>17/AP/2664</b>	Approved	South Bermondsey	GARAGES TO THE REAR OF 112 FORT ROAD, SE1 5PT	1	Demolition of existing garage and erection of a split level 3 bedroom house
<b>17/AP/0278</b>	Approved	Camberwell Green	9 CAMBERWELL GREEN, SE5 7A	2	The extension of the basement to provide residential/commercial floor space and a rear light well. The erection of a single storey side extension to the rear. This would provide a one bedroom maisonette over ground and basement levels. The alteration and conversion of the upper storey 1st 2nd and 3rd floors to provide a studio bedroom and two bedroom maisonette along the alteration to the existing shop front.
<b>16/AP/4850</b>	Approved	South Bermondsey	239 SOUTHWARK PARK ROAD, SE16 3TS	6	Three storey extension to form six self-contained units (4No. 2 bedroom flats and 2No. 1 bedroom flats)
<b>17/AP/1587</b>	Approved	Goose Green	48 EAST DULWICH ROAD, SE22 9AX	1	Enlargement of basement to rear and construction of a single storey rear extension to create a new studio flat with demolition of existing rear toilet and replacement glazed canopy as well as the alteration to the rear service access. Provision of refuse and cycle spaces in courtyard and internal cycle storage.
<b>17/AP/2589</b>	Approved	Old Kent Road	30 RADNOR ROAD, SE15 6UR	1	Infill development proposal to provide a new dwelling/house on a plot that is currently a portion of the existing garden to 30 Radnor Road. This application is seeking approval for access, which will be at ground floor from Radnor Road and scale (maximum extents illustrated).
<b>17/AP/2465</b>	Approved	Camberwell Green	ADJACENT LAND OF 12 CAMBERWELL CHURCH ST, 13 WREN ROAD, SE5 8QS	4	Three storey extension to the rear of 13 Wren Road, including a roof extension; the erection of a two storey glazed link building and three storey (plus one dormer to the front and two to the rear) building on the courtyard to the south of 13 Wren Road to create five dwellings
<b>17/AP/0174</b>	Approved	Goose Green	93-95 LORDSHIP LANE, SE22 8HU	4	Installation of new shop front and part first, second and third floor extension for the provision of 5 no. Class C3 residential units and associated external alterations
<b>18/AP/0091</b>	Approved	South Bermondsey	DOCKLEY ROAD INDUSTRIAL ESTATE, 2 DOCKLEY ROAD, SE16 3SF	111	Demolition of the existing industrial units and redevelopment to provide a building ranging from one to nine storeys (32.55m AOD and 29.9m above ground) in height accommodating 1,093sqm of commercial floorspace at ground floor level incorporating industrial use (Use Class B8); retail uses (Use Class A1); and restaurants and cafe uses (Use Class A3) and 111 residential units (Class C3) at upper levels with associated works, including landscaping and 3 disabled car parking spaces.

<b>18/AP/2894</b>	Approved	Faraday	416 ALBANY ROAD, SE5 0DH	1	Construction of a roof extension together with a two storey extension to the rear at first floor level to create one additional 1-bedroom flat
<b>18/AP/0835</b>	Approved	Nunhead & Queen's Road	15 ST ASAPH ROAD, SE4 2ED	1	Construction of a new end-of-terrace single family dwellinghouse comprising four storeys of accommodation with Juliet balcony on the second floor rear and a rear roof terrace.
<b>18/AP/3866</b>	Approved	St Giles	115 WELLS WAY, SE5 7SZ	1	Conversion of the existing building into two separate dwellings comprising a four-bedroom Vicarage and a two-bed unit with associated car and cycle parking, bin store, amenity space and associated works including the removal of a garage door and insertion of a single door and window.
<b>17/AP/2473</b>	Approved	Goose Green	64 WORLINGHAM ROAD, SE22 9HD	1	Erection of a new two-bedroom dwelling house on ground, first and second floors located between No's 64 and 66 Worlingham Road.
<b>18/AP/3665</b>	Approved	Rye Lane	LAND TO THE REAR OF 78-98 MONCRIEFF STREET, BISHOP WILFRED WOOD CLOSE, SE15 5HL	2	Construction of two x 2-bedroom semi-detached dwellings
<b>18/AP/3447</b>	Approved	Camberwell Green	LAND REAR OF 37 DENMARK HILL, SE5 8RS	1	Construction of a new one bedroom residential unit (Use Class C3) in ancillary rear yard storage area comprising sunken lower ground floor, upper ground floor and dormer window in pitched roof, with access from Daneville Road
<b>16/AP/3075</b>	Approved	Peckham	91-93 PECKHAM HIGH STREET, SE15 5RS	18	Redevelopment comprising the removal of the Peckham Arch and redevelopment and part conversion of the southern part of the square (including 91-93 Peckham High Street) to provide a mixed use scheme comprised of two buildings of 4 and 6 storeys to provide 19 residential (Class C3) units, 255 sqm of gallery (Class D1) space, 201 sqm of co-work (Class B1) space, and 82 sqm of office (Class B1)/retail(Class A1) space with ancillary covered cycle storage and enclosed refuse storage
<b>17/AP/0832</b>	Approved	Rye Lane	108 PECKHAM HIGH STREET, SE15 5ED	5	A mixed use development, following demolition of the existing building, with a four storey infill building comprising replacement commercial unit (151 sq.m. Sui Generis Use Class) and three 2 bedroom residential apartments with associated cycle parking, refuse storage and private amenity space
<b>18/AP/2588</b>	Approved	Goose Green	6 VALE END, SE22 8EG	3	Refurbishment and change of use of existing single storey building in office (B1) use and construction of a two storey extension in order to provide 3 flats (2x2-bedroom and studio unit)

<b>17/AP/1644</b>	Approved	Rotherhithe	ST OLAVS CHURCH, 1 ALBION STREET, SE16 7JB	9	The construction of a new extension to provide enhanced Church facilities (D1 Use) on the ground and first floors and the construction of three floors comprising of 11 residential apartments (net gain of 9 dwellings) at first to third floors comprising of 5, one bedroom flats, 5 two bedroom flats and 1, three bedroom flat.
<b>18/AP/3081</b>	Approved	Dulwich Wood	HILLSIDE 9, FOUNTAIN DRIVE, SE19 1UP	5	Demolition of existing 2 storey dwelling and construction of 6x4 bedroom houses with associated car parking, bin and bike stores; and landscaped gardens
<b>17/AP/2881</b>	Approved	St Giles	75 BUSHEY HILL ROAD, SE5 8QQ	1	Demolition of existing single storey studio and construction of a new 2-bedroom house; together with construction of a single storey ground floor side return extension to existing dwellinghouse
<b>17/AP/0892</b>	Approved	Peckham Rye	204 IVYDALE ROAD, SE15 3BU	1	Construction of a rear dormer extension and terrace with raised ridge height and conversion of existing dwelling property to form no.2 x 2-bedroom flats
<b>18/AP/1769</b>	Approved	Chaucer	175 New Kent Road, SE1 4AG	1	Construction of a mansard and single storey rear outrigger extension at first floor to create a studio and a 2-bedroom flat; together with installation of an obscure-glazed screen at first floor level to the rear of the property
<b>17/AP/3301</b>	Approved	Camberwell Green	FLAT 1,12 BALDWIN CRESCENT, SE5 9LQ	1	Demolition of existing garages at rear of property and the construction of a new 2 bedroom dwelling with garden and 1 garage.
<b>18/AP/3211</b>	Approved	Old Kent Road	BREAMORE HOUSE FRIARY ESTATE, FRIARY ROAD, SE15 1SQ	1	Conversion of existing redundant end of block ground floor estate storage area in to 1x one bedroom two person residential flat including elevation changes and erection of a hipped roof.
<b>18/AP/3906</b>	Approved	Rye Lane	LA COSTA SMERELDA, 57 NUNHEAD LANE, SE15 3TR	1	Conversion of existing loft space to create 1 x 1 bed flat with mezzanine; installation of 2 no. roof lights and 3 no. balcony roof lights; installation of a glazed roof slope.
<b>17/AP/0318</b>	Approved	London Bridge & West Bermondsey	44382 TANNER STREET, SE1 3LE	2	Construction of a single storey extension at roof level to provide two new two-bed residential dwellings with private amenity space and ground floor alterations to the front (south) elevation
<b>17/AP/2217</b>	Approved	Old Kent Road	628 OLD KENT ROAD, SE15 1JB	1	Change of use from a 3-bed maisonette to 1x 1-bed flat on the first floor and 1x 2-bed maisonette to the upper two floors. Erection of a part single, part two-storey rear extension to the first and second floor and erection of a mansard roof extension.

<b>18/AP/2792</b>	Approved	Rye Lane	189 RYE LANE, SE15 4TP	2	Construction of a mansard extension to Rye Lane facing building and construction of a two storey extension to face Bournemouth Close to provide three flats (1xstudio, 1x1-bedroom and 1x2-bedroom units) together with alterations at ground floor level to provide cycle and refuse storage accessible from Bournemouth Close
<b>18/AP/1544</b>	Approved	Goose Green	205 Lordship Lane, SE22 8HA	2	Construction of a rear extension to the ground floor and basement; Conversion of single dwelling on upper floor, to form 3x studio flats; Loft extension with mansard roof; New light well at the front elevation, with rails.
<b>18/AP/1490</b>	Approved	Camberwell Green	62 CAMBERWELL ROAD, SE5 0EN	1	Change of use from Office (B1a) to a 6 bedroom House in Multiple Occupation (HMO Sui Generis)
<b>18/AP/1785</b>	Approved	North Bermondsey	9 SAFFRON WHARF, 20 SHAD THAMES, SE1 2YQ	1	Conversion of one flat to two flats
<b>17/AP/4450</b>	Approved	Nunhead & Queen's Road	2 WROXTON ROAD, SE15 2BN	1	Conversion of existing 4 bed house into 2 x 2 bed houses; Demolition of existing single storey rear projections and construction of two storey rear extension incorporating an enclosed balcony area for both houses; Construction of rear dormer for both houses with one roof light to each front roof slope; Partial removal of front boundary wall; Provision of hard landscaping to front; Provision of two cycle spaces for each house.
<b>18/AP/1832</b>	Approved	Goose Green	37, LORDSHIP LANE, SE22 8EW	1	Conversion of existing dwelling house to 1 x 1B 2P (Flat 1) and 1 x 2B 4P flat (Flat 2); construction of a two storey rear extension incorporating new access door, stair and balcony to first floor level and construction of a roof extension.
<b>17/AP/3845</b>	Approved	Rye Lane	137, BELLENDEN ROAD, SE15 4DH	1	Conversion of part of the existing commercial premises at ground floor (Use Class A1) to create a new studio dwelling (Use Class C3), construction of a single storey side infill extension.
<b>16/AP/4844</b>	Approved	Rye Lane	LAND ADJACENT TO 19-23 STERNHALL LANE, STERNHALL LANE, SE15 4NQ	4	Redevelopment of vacant site to provide 3 storey building comprising 4 residential maisonettes at first and second floor level, parking, bin stores and bicycle storage at ground floor level.



<b>18/AP/0475</b>	Approved	London Bridge & West Bermondsey	209-210, Grange Road, SE1 3AA	3	Retention and refurbishment of the existing front main part of the building except its main roof. Removal of all the rear parts and main roof of the existing building. Erections of 3-storey rear extension and mansard style roof extension to the existing building. Rationalise, deepen and extend the existing basement area. Change of use of the basement in the main building from storage to commercial (B1) unit of 130m2 and first floor offices to residential (C3). Reduction of existing ground floor offices from 110m2 to 74m2. Provision of five residential units (comprising 3x2B4P and 2 studio flats) in the proposed first, second and third floor with associated amenity space and separate cycle and bins storage area for both residential and commercial units. Installation of 8 solar panels on the main roof top of the building.
<b>17/AP/1766</b>	Approved	Surrey Docks	THE CLIPPER, 562 ROTHERHITHE STREET, SE16 5EX	6	Redevelopment of the site to comprise a four storey building with commercial use (use class A1/A2) at ground floor and basement and 6 x 2 bed residential units (use class C3) on the first, second and third floors, with associated car and cycle parking.
<b>18/AP/2103</b>	Approved	London Bridge & West Bermondsey	5 MOROCCO STREET, FIRST FLOOR, SE1 3HB	1	Change of use of first floor office (Use Class B1(a) into a one bedroom residential apartment (Use Class C3)
<b>17/AP/3910</b>	Approved	North Walworth	136-142 NEW KENT ROAD, SE1 6TU	81	Demolition of the existing building and construction of a part 13 storey/part 9 storey block fronting onto New Kent Road and a part 6 storey/part 4-storey block fronting onto Munton Road, to provide a mixed-use development, with basement, providing 81 residential units, 1361sqm of flexible business floor space/non-residential institution (Use Class B1/D1) and 448sqm of retail floor space (Use Class A1) with associated cycle parking, servicing, refuse and recycling, landscaping and private and communal residential amenity space.
<b>18/AP/1371</b>	Approved	Old Kent Road	11 MEETING HOUSE LANE, SE15 2UN	1	Conversion of the existing four bedroom dwellinghouse into 2 x 2 Bed Flats, together with a ground floor extension and rear dormer extension with a Juliet balcony. Additional works include the alteration of the existing ground floor outrigger roof profile and creation of a centralised rear lightwell
<b>18/AP/3229</b>	Approved	London Bridge & West Bermondsey	44288 Melior Place, SE1 3SZ	7	Redevelopment of the site involving the construction of a 6-storey plus basement building, comprising a retail art gallery (Class A1) on the ground floor and 3 x 2 bed, 2 x 3 bed and 2 x 4 bed residential units on the upper floors
<b>17/AP/3615</b>	Approved	St Giles	LAND TO THE REAR OF 44 GROVE LANE, SE5 8ST	1	Alterations to the existing single storey buildings to facilitate the change of use from ancillary residential accommodation to a separate dwelling on land rear of 44 Grove Lane with access via Kerfield Place.



<b>16/AP/4500</b>	Approved	Borough & Bankside	TITAN HOUSE, 144 SOUTHWARK STREET, SE1 0UP	1	Office extension at 5th and 6th floors, 1 x residential apartment at 7th floor, new lifts and re cladding of the existing building.
<b>17/AP/1340</b>	Approved	Goose Green	29 GROVE VALE, SE22 8EQ	1	Construction of part two, part single storey rear and side ground floor extension together with L-shaped dormer extension over the main roof and outrigger to facilitate conversion of upper floors into x2 flats
<b>17/AP/3592</b>	Approved	Chaucer	165-169 NEW KENT ROAD, SE1 4AG	2	Construction of mansard roof extensions to no. 169 and no. 165-167, together with second floor rear extension to no.169 to facilitate creation of two additional self-contained flats
<b>18/AP/0751</b>	Approved	South Bermondsey	262 SOUTHWARK PARK ROAD, SE16 3R	2	Demolition of existing ground floor rear extension to the shop unit and a detached outbuilding in the rear yard, and construction of new ground floor rear extension to the shop to provide extended shop with ancillary storage on the ground floor and a first floor rear extension and additional second storey and mansard roof extension on the top to create 1 No Studio and 1 No 2-Bed Maisonette above the shop on the upper floors.
<b>17/AP/3530</b>	Approved	Rye Lane	67-69, RYE LANE, SE15 5EX	4	Construction of two separate two-storey extensions to accommodate four self-contained flats above existing retail premises including works to retail area to form access including works to retail area and shop front to form access to proposed flats
<b>16/AP/3268</b>	Approved	Old Kent Road	262-272, ST JAMESS ROAD, SE1 5JX	7	Change of use from Car Body Workshop to seven self contained residential units (C3 Use) over the ground and first floors and a B1a (office) use on ground floor surrounding a new internal light well and other external alterations.
<b>18/AP/1179</b>	Approved	Rotherhithe	MELVILLE COURT, 317 LOWER ROAD, SE8 5DN	2	Change of use from Accountant' office (use class A2) into 2x1 bedroom self contained flats and associated external alterations for windows and doors.
<b>17/AP/0195</b>	Approved	Old Kent Road	UNITS 4 AND 5,276 ST JAMES INDUSTRIAL MEWS, ST JAMESS ROAD, SE1 5JX	2	Construction of an additional storey to form a 3 storey building, providing 2 x 2 bedroom residential units, with two small terraces to the rear with the entrance to one of the units from Unit 3 St James Industrial Estate
<b>17/AP/4559</b>	Approved	Dulwich Village	9A HALF MOON LANE, SE24 9JU	1	Conversion of existing flat into 2 x 2 bedroom flats with rear dormer and installation of conservation style rooflights on front roof pitch
<b>18/AP/1929</b>	Approved	North Walworth	11 SEARLES ROAD, SE1 4YU	1	Conversion of existing dwellinghouse to 1 x 1B2P flat and 1 x 2B3P flat incorporating the construction of a single storey rear extension.
<b>17/AP/3998</b>	Approved	London Bridge & West Bermondsey	LAND OFF POTTERS FIELDS, POTTERS FIELDS PARK, SE1 2SG	1	Construction of a five-storey dwelling house with a basement and roof terrace

<b>17/AP/2681</b>	Approved	Goose Green	54 ASHBOURNE GROVE, SE22 8RL	2	Demolition of existing dwelling and outbuilding and construction of 2 x three-storey semi-detached houses and a two storey house (all with basements). Provision of bike storage and bin storage and associated landscaping.
<b>18/AP/0737</b>	Approved	Newington	KENNINGTON AND WALWORTH DELIVERY CENTRE 111-123 CRAMPTON STREET, SE17 3AA	48	Demolition and redevelopment for a mixed use development in a part four-/five-/six-/seven-storey building consisting of 48 residential units (2 studios, 17x 1-bedroom, 24x 2-bedroom and 5x 3-bedroom flats), 221sqm of commercial floorspace (Use Class B1 - office), creation of new public realm, provision of 3 wheelchair accessible car parking spaces and associated landscaping (amendments received).A
<b>18/AP/3087</b>	Approved	Chaucer	77 TOWER BRIDGE ROAD, SE1 4TW	1	Creation of 1 x two-bedroom self contained flat on the first and second floor; alterations to shop-front to provide separate access
<b>17/AP/4361</b>	Approved	Dulwich Village	Adj to 62 DULWICH VILLAGE, SE21 7AJ	1	Demolition of the existing single storey detached garage building at rear of property and construction of a two storey plus basement one bedroom house with workspace, storage and private amenity space.
<b>18/AP/3820</b>	Approved	Chaucer	16 HARPER ROAD, SE1 6AD	10	Redevelopment of a six storey mixed-use development, comprising 'flexible' Class A1, A2, B1 or A4 uses on the ground floor, and 10 x flats (2 x 1bed, 7 x 2 bed & 1 x 3 bed) on the upper floors.
<b>18/AP/0816</b>	Approved	Camberwell Green	83-87 COMBER GROVE, SE5 0LD	1	External and internal alterations, resulting in returning 85 and 87 Comber Grove to 2 x two bedroom terrace houses. Number 83 would be retained as a self-contained dwellinghouse.
<b>18/AP/0056</b>	Approved	Dulwich Village	LAND ADJACENT TO 80 HALF MOON LANE, HALF MOON LANE, SE24 9JE	5	Construction of 5 x 2-bedroom terraced houses with basement, roof terrace and associated landscaping
<b>18/AP/1252</b>	Approved	Surrey Docks	INFILL BETWEEN 301 AND 303, ROTHERHITHE STREET, SE16	1	Construction of a 2 bedroom 2 storey maisonette above the existing ground floor garage entrance.
<b>17/AP/2637</b>	Approved	Chaucer	163, NEW KENT ROAD, SE1 4AG	1	Change of use from Shop (A1 Use) to Residential (C3 Use)
<b>16/AP/5034</b>	Approved	London Bridge & West Bermondsey	LAND TO THE REAR OF 18-20 CRUCIFIX LANE, SE1 3JW	2	Outline planning permission with all matters reserved for the construction of a building (of which the lowest storey would be partly below ground level) to be a maximum height of 9.650 metres above the existing ground level of the application site, comprising up to 728 square metres of live/work (sui generis) floorspace.
<b>18/AP/0420</b>	Approved	London Bridge & West Bermondsey	6 ELM COURT, ROYAL OAK YARD, SE1 3TP	1	Conversion of existing 3 bed flat to form 2 x 2 bedroom flats, and external alterations to provide an additional entrance door

<b>16/AP/5109</b>	Approved	Borough & Bankside	98WEBBER STREET, SE1 0QL	3	Demolition of existing part two and part three storey building and construction of a new seven storey mixed use building to provide 81sqm office space (B1 Use Class) and four residential dwellings (3x 1 bed and 1x 2 bed)(C3 use class).
<b>18/AP/1798</b>	Approved	Faraday	109 KINGLAKE STREET, SE17 2RD	1	Erection of fourth floor roof extension to provide two bed, three person unit; installation of roof terrace at fourth floor
<b>18/AP/1731</b>	Approved	Old Kent Road	2 MERIDIAN COURT,2 GERVASE STREET, SE15 2GE	2	Construction of a roof extension to provide two additional x 2 bed flats with terrace areas.
<b>17/AP/2646</b>	Approved	North Bermondsey	OLD JUSTICE, 94 BERMONDSEY WALL EAST, SE16 4TY	1	Construction of a second floor extension to create a 2 bedroom flat
<b>16/AP/5044</b>	Approved	Newington	34B SUTHERLAND SQUARE, SE17 3EE	1	Demolition of the existing single-storey structure; construction of a three-storey, two-bedroomed house with a rooftop amenity space and associated stairwell structure.
<b>18/AP/0710</b>	Approved	South Bermondsey	GARAGES, WELSFORD STREET, SE1 5RA	10	Demolition of existing garages and construction of a two storey terrace of 4 x 2 bedroom houses and a three storey terrace of 6 x 4 bedroom houses with provision of one parking space together with hard and soft landscaping
<b>18/AP/0987</b>	Approved	Faraday	176-178,OLD KENT ROAD, SE1 5TY	3	Demolition of existing building and the erection of a 4 storey building incorporating mansard roof to provide an Use Class A1 unit (93sqm) to ground floor and 5 x Use Class C3 units (1 x 3 bedroom and 4 x 1 bedroom) across first to fourth floors.
<b>17/AP/4604</b>	Approved	Chaucer	Upper floors,163 NEW KENT ROAD, SE1 4AG	2	Retention of the ground floor retail unit (Use Class A1) and the demolition of the upper two floors, to be replaced with four new floors of which the top floor is a mansard. The development proposed is for the creating of 4 x 1 bed / 1person flats, on each floor, replacing the two existing one bed flats.
<b>13-AP-0145</b>	Completed after April 1st 2020	Chaucer	325,Borough High Street, King's Place, SE1 1JH	3	Demolition of existing 3 storey (plus basement) building and the erection of a 6 storey (plus basement) mixed use development comprising: - Commercial [A1,A2 and B1] space at basement and ground level - 5 no. two bedroom residential apartment units on the floors above.
<b>16-AP-3090</b>	Completed after April 1st 2020	St Georges	256-260, Waterloo Road, SE1 8RF	2	Construction of a top floor extension to create residential accommodation (1x one bedroom and 1x two bedroom flats)
<b>16-AP-4823</b>	Completed after April 1st 2023	St Giles	Bentley House, Glebe Estate, Peckham Road,SE5 7NB	1	Conversion of existing drying areas above 28 to 51 Bentley House into a three bedroom flat

<b>16-AP-5114</b>	Completed after April 1st 2020	Camberwell Green	4th Floor Drying Rooms, North Wing, Comber House, Comber Estate, Comber Grove, SE5 0LJ	2	Conversion of the former fourth floor drying room within the northern wing of Comber House into x2 two-bedroomed flats; Instatement of associated cycle storage within the grounds of the Comber Estate
<b>16-AP-5115</b>	Completed after April 1st 2020	Camberwell Green	4th Floor Drying Rooms, South Wing, Comber House, Comber Estate, Comber Grove, SE5 0LJ	2	Conversion of the former fourth floor drying room within the southern wing of Comber House into x2 two-bedroomed flats; Instatement of associated cycle storage within the grounds of the Comber Estate
<b>17-AP-1364</b>	Completed after April 1st 2026	Nunhead & Queen's Road	88, Evelina Road, SE15 3HL	2	Construction of a ground and first floor side extension and alterations to the existing outrigger roof slope, to create x2 one bedroom flats on the first floor and extension of the existing ground floor A1 unit
<b>17-AP-3146</b>	Completed after April 1st 2027	Goose Green	47, The Gardens, SE22 9QQ	1	Rear extension to basement and ground floor; a rear roof terrace on the second floor; replacement windows; rear dormer roof extension; and creation of new 1-bedroom 2 person flat on the third floor.
<b>18-AP-2012</b>	Completed after April 1st 2028	Rotherhithe	3, Plough Way, SE16 2LS	1	Retention of existing ground floor commercial unit fronting Plough Way (Use Class A2) and creation of a three storey 2-bedroom residential unit to the rear comprising first and second floor extension of existing two storey outhouse to and introduction of balcony at first floor level.
<b>18-AP-2022</b>	Completed after April 1st 2029	Bridge & West Bermondsey	202, Grange Road, SE1 3AA	7	Demolition of existing building and construction of new 4 storey mixed use building (plus basement) containing 7 x flats and B1 office space to ground floor and basement.
<b>18-AP-2974</b>	Completed after April 1st 2030	Nunhead & Queen's Road	151-163, Queens Road, SE15 2ND	2	Construction of an infill extension at ground floor to provide a two-bedroom flat together with a two storey extension at first floor level to the side of the existing building to provide a two one-bedroom flats
<b>19-AP-0254</b>	Completed after April 1st 2031	Dulwich Village	182 And 184, Court Lane, SE21 7ED	1	Conversion and change of use from a single dwelling house to 2 x dwelling houses.
<b>19-AP-1218</b>	Completed after April 1st 2032	Dulwich Hill	208, Friern Road, SE22 0BB	2	Ground floor side and rear extension and the conversion of the property to provide new accommodation for 2 x 2 bedroom and 1 x 1 bedroom flats
<b>19-AP-2456</b>	Completed after April 1st 2033	Dulwich Hill	77, Overhill Road, SE22 0PQ	1	Conversion of ground, first and second floors of the property to form 1, two bedroom flats and 1, three bedroom self-contained flat with 2x rooflights to rear elevation and associated refuse and cycle parking stores, erection of balconies at rear of ground and first floors with stairs to rear garden and insertion of four doors to rear elevation.

<b>19/AP/3559</b>	Completed after April 1st 2020		The Priory Webber Street London Southwark SE1 0RQ	1	Construction of a single storey extension to the roof of Block 2 (i.e. at new fourth floor level) to create 1x self-contained residential unit. The development will involve alterations to the existing communal stairwell to create a bin store and an entrance vestibule to the proposed residential unit.
<b>19/AP/5451</b>	Completed after April 1st 2020	BOBA	Flat B, Lant Street, SE1 1QN	1	Conversion of an existing 2 bedroom maisonette over three floors, into 1 x studio unit and 1 x 2 bed 3pp maisonette
<b>19/AP/0977</b>	Completed after 1st April 2020	CAGR	46 Valmar Road London SE5 9NG	2	Change of use from a six bedroom HMO (C4 Use Class) into three self-contained flats (C3 Use Class), (comprising 1x two bedroom flat ground floor level, 1 x studio flat first floor level, 1x two bedroom flat at second floor and roof level); rear single storey extension and a rear dormer extension with rooflight.
<b>19/AP/7211</b>	Approved	Champion Hill	Grove Lane, 163 Grove Lane, SE5 8BG	1	Demolition of existing residential ancillary building and construction of a 2 storey mews house
<b>19/AP/7582</b>	Approved	Goose Green	Melbourne Grove, The Melbourne Grove Medical Practice, London Southwark, SE22 8QN	4	Demolition of existing Health Centre (Use Class D1) and construction of 4 x 3B5P single family dwellinghouses (Use Class C3) with associated landscaping.
<b>20/AP/0026</b>	Approved	Chaucer	Unit 1,217 Tabard Street, London Southwark, SE1 4UR	2	Change of use of vacant B1/A1/A2 ground floor unit to 2 x 1 bedroom flats, associated external alterations to elevations, landscaping and provision of refuse and cycle store.
<b>19/AP/1485</b>	Approved	East Walworth	Land Adjacent To Elephant House 4 Victory Place, London, SE17 1PG	1	Construction of a three storey (plus basement level) dwellinghouse including roof terrace (use class C3)
<b>19/AP/5818</b>	Approved	Newington	Jephson House, Doddington Grove, London Southwark, N/A	3	Conversion of ancillary residential storage area into 3 flats with private amenity space, external alterations and construction of new refuse storage and cycle store.
<b>19/AP/5791</b>	Approved	Goose Green	1 Thorncombe Road, London Southwark, SE22 8PX	3	Construction of a single storey rear extension and rear dormer to facilitate the subdivision of a six-bedroom dwellinghouse to 4 x self-contained units (formed of 2 x studios, 1 x 1 bedroom, 1 x 2 bedroom units) and associated refuse and cycle storage facilities.
<b>19/AP/7506</b>	Approved	Champion Hill	104-106 Dog Kennel Hill London Southwark, London Southwark, SE22 8BE	1	Conversion of existing first floor flat to provide 2 No. studio flats with accompanying cycle storage and bin storage; alterations to windows
<b>19/AP/6742</b>	Approved	Rye Lane	64 Blenheim Grove, London Southwark, N/A	1	Conversion from a single dwellinghouse into two flats.
<b>19/AP/0576</b>	Approved	Dulwich Wood	57 Alleyn Road, London, SE21 8AD	1	Demolition of existing dwelling and erection of a replacement building comprising 2 x 5 bedroom semi-detached houses with associated amenity areas, landscaping, car parking, refuse and cycle storage, plus creation of additional access onto Alleyn Road

<b>20/AP/0478</b>	Approved	Nunhead And Queens Road	189 And 191 Queens Road, London Southwark, SE15 2ND	1	Construction of mansard roof extension to create third floor providing 1 x studio unit.
<b>19/AP/2265</b>	Approved	Borough, Bankside and Walworth	244 Bermondsey Street, London, SE1 3UH	3	Removal of existing mansard and partial demolition of existing boundary wall to allow construction of two new storeys; ground floor kitchen/bin store extension; new glazed stairwell to create three 2-bedroom flats; raising one of the chimneys (incorporating an internal kitchen exhaust flue); the addition of two windows at first floor and the replacement of the existing twin-leaf pub door with a single glazed leaf. (Resubmission of 15/AP/2146)
<b>19/AP/6375</b>	Approved	Rotherhithe	Tissington Court Rotherhithe New Road, London Southwark, N/A	35	Construction of a five storey block of 35 dwellings for social rent, consisting of 14 x 1 bed flats, 12 x 2 bed flats, 9 x 3 bed flats involving the partial demolition of a podium with associated landscaping works. Improvements to wider estate include relocation of an existing MUGA (Multi-Use Games Area), and creation of new landscaped amenity and play areas.
<b>20/AP/0294</b>	Approved	Rye Lane	203-205 Rye Lane, London Southwark, SE15 4TP	1	Construction of a third floor mansard roof extension to create a one bedroom apartment.
<b>20/AP/0353</b>	Approved	North Bermondsey	196 Southwark Park Road, London Southwark, N/A	2	Construction of a third floor facing St James's Road to enable the creation of 2, two bedroom residential apartments.
<b>20/AP/0764</b>	Approved	Goose Green	132 Lordship Lane, London Southwark, SE22 8HD	1	Construction of a mansard roof extension to create 1 x studio flat.
<b>20/AP/0494</b>	Approved	Goose Green	Land Rear Of 349A Lordship Lane, London Southwark, SE22 8JH	1	Construction of a self contained one bedroom flat.
<b>18/AP/0657</b>	Approved	Chaucer	Land At 19 21 And 23 Harper Road 325 Borough High Street And 1-5 And 7-11, Newington Causeway London, SE1 6AW	13	Demolition of existing buildings and redevelopment to provide construction of a part 5, part 7, part 8 and part 13 building a mixed-use development comprising 328 hotel rooms (Class C1) 20 no. residential dwellings (Class C3), offices, workspace and workshops (Class B1), multifunctional community events space (Class B1/D1), retail use (Class A1/A2/A3), 4 no. car parking spaces together with access, cycle parking, hard and soft landscaping and other associated works incidental to the development
<b>20/AP/0996</b>	Approved	North Bermondsey	Millstream House, Jamaica Road, London Southwark, N/A	6	Two storey roof extension to provide 6 new duplex units above the existing fourth floor of Millstream House. Includes partial change of use from commercial to residential refuse store at ground floor.
<b>20/AP/0844</b>	Approved	London Bridge and West Bermondsey	Colour House 2, 15 Bell Yard Mews, London Southwark, N/A	2	Sixth floor roof top extension to provide 2 no. 1 bedroom self-contained flats.

<b>19/AP/2196</b>	Approved	Peckham	Tayo Situ House, 73 Commercial Way, London, SE15 6FA	50	Construction of a four storey building to provide 50 extra care residential units linked to the existing facilities in Tayo Situ House and a dementia day care centre and community hub at ground floor. Relocation of the existing electrical substation and provision of the associated car parking, vehicle accesses, cycle parking and landscaping works.
<b>19/AP/1005</b>	Approved	Dulwich village	Vacant Site At Red Post Hill Rear Of 19 Village Way, London, SE21 7AN	2	Erection of 2 no. two-storey detached dwellinghouses (2 x 4 bedrooms) with associated landscaping works.
<b>20/AP/1103</b>	Approved	St Giles	75 Bushey Hill Road, London Southwark, SE5 8QQ	1	Demolition of existing single storey studio and construction of a new 2-bedroom house; together with construction of a single storey ground floor side return extension to existing dwelling house.
<b>20/AP/1119</b>	Approved	Goose Green	6 Lordship Lane, London Southwark, SE22 8HN	3	Conversion of the existing first and second upper floors to 2 x 3 bedroom residential self-contained flats with associated refuse storage and the erection of a rooftop extension to form additional 1 x 1 bedroom flat.
<b>19/AP/1976</b>	Approved	Dulwich wood	11 Fountain Drive, London, SE19 1UW	8	Redevelopment of the site and construction of a part 4, part 5-storey building with basement comprised of 9 x 2-bed apartments with associated car parking, cycle store, refuse storage, and hard and soft landscaping
<b>19/AP/3562</b>	Approved	Goose Green	48 East Dulwich Grove, London Southwark, SE22 8PP	1	Demolition of existing single-storey garage and erection of a two storey, three bedroom dwellinghouse with accommodation within the roofspace.
<b>20/AP/0318</b>	Approved	Dulwich hill	20 Forest Hill Road, London Southwark, SE22 0RR	2	Construction of a part single, part two storey side and rear extension, part single part three storey rear extension to form 3 new flats (1 x studio, 1 x 1 Bedroom 2 Person flat and 1 x 2 Bedroom 4 Person flat)
<b>20/AP/1316</b>	Approved	Dulwich Village	80 Half Moon Lane, London Southwark, SE24 9JE	1	Construction of a three bedroom house on the land adjacent to 80 Half Moon Lane and minor works to the existing house to remove side facing first floor windows.
<b>19/AP/6873</b>	Started	Chaucer	West Combe Apartments, 123 Newington Causeway, London Southwark, N/A	3	Creation of 5th and 6th storeys to existing residential building to accommodate 4 No. 2 bed apartments, including demolition of 1 No. existing 2 bed apartment.
<b>20/AP/1194</b>	Approved	Camberwell Green	11 Flodden Road, London Southwark, SE5 9LH	4	Conversion of single dwelling to 5 self contained flats, construction of wall and installation of gate to front boundary and external alterations to rear elevation
<b>20/AP/0699</b>	Approved	Goose Green	Land Rear Of Tiffany Court 67 Oakhurst Grove, London Southwark, N/A	5	Construction of three storey residential development, comprising 3no. three bedroom dwellings, 1no. 1 bedroom dwelling and 1 studio with associated amenity space, bin storage and cycle storage



<b>20/AP/1319</b>	Approved	Goose Green	Land Adjacent To 68 East Dulwich Grove, London Southwark, N/A	1	Subdivision of the residential curtilage and construction of a two storey, detached dwelling (2B4P), with associated off-street parking, landscaping and cross-over providing access onto Melbourne Grove.
<b>20/AP/0518</b>	Approved	Rotherhithe	1 Hawke Place, London Southwark, SE16 6RU	2	Construction of a single storey rear extension and subdivision of the property to form three flats (1 X 3B4P, 1 X Studio & 1 X 1B2P) , with associated refuse storage and cycle parking.
<b>20/AP/1411</b>	Approved	St Georges	151 Brook Drive, London Southwark, SE11 4TG	1	Change of use of ground floor shop unit (A1) with alterations to the existing dwelling above the shop to create two self-contained residential flats (C3)
<b>20/AP/1604</b>	Approved	Rye Lane	Shop Ground Floor Central Buildings, 5 Rye Lane, London Southwark, SE15 5BS	2	Change of use and conversion of the upper two floors of the existing building from vacant and part storage for an existing retail use (A1 Use Class) to 2, one bedroom flats (C3 Use Class) .
<b>20/AP/1666</b>	Approved	goose Green	93-95 Lordship Lane, London Southwark, SE22 8HU	5	Single storey extension above existing duplex units fronting site forming a third floor, with two storey extension above A1 retail unit to rear for the provision of total 7 residential units (5 x one bed units; 2 x two bed units; Class C3) and associated external alterations.
<b>19/AP/5479</b>	Approved	Dulwich hill	22 Forest Hill Road, London Southwark, SE22 0RR	3	Retrospective application for the retention of partial change of use of the rear ground floor commercial retail space (Use Class A1) into residential space (Use Class C3) and the construction of a rear single storey extension to facilitate the creation of x1 2-bed ground floor flat; and the conversion of the upper floor flat into x1 2-bed 1st floor flat; and x1 2-bed 2nd floor flat.
<b>20/AP/0718</b>	Approved	Dulwich hill	Land Adjacent To 57 Silvester Road, London Southwark, SE22 9PE	1	Demolition of existing garage and construction of a two storey, one bed house with rooftop amenity.
<b>20/AP/1564</b>	Approved	Dulwich village	54 Dulwich Village, London Southwark, SE21 7AJ	1	Demolition of the existing single storey garage building at rear of property and construction of a two storey two bedroom residential dwellinghouse.
<b>20/AP/1727</b>	Approved	Goose Green	28 Grove Vale, London Southwark, SE22 8EF	2	Prior approval notification for the retention of the existing ground floor retail shop and change of use of the existing ancillary storage space on the first and second floors to C3 (residential) to provide two 1-bedroom self-contained flats.
<b>20/AP/1401</b>	Approved	Dulwich hill	Garages To Rear Of Cedar And Willow Lodge, 71 & 73 Wood Vale, London Southwark, SE23 3DU	1	Demolition of existing single storey pre-fabricated garage block and construction of two storey building comprising garage block on the ground floor with 1 three-bedroom flat above.
<b>18/AP/3420</b>	Approved	Surrey Docks	562 Rotherhithe Street, London, SE16 5EX	7	Redevelopment of public house (Use Class A4) to provide a part one/part four storey building comprising ground floor retail space (Use Class A1) and 6 residential units of 6 x 2bed (Use Class C3); basement car parking; private amenity space and associated works.



<b>20/AP/1338</b>	Approved	South Bermondsey	264-266 Southwark Park, Road London Southwark, SE16 3RN	5	Construction of ground floor rear extension to form larger A2 unit. Construction of 1st, 2nd and 3rd floor extensions forming 4 x 1 bed / 2 person flats and 1 x 1 bed / 1 person studio, including secure access, refuse and bicycle storage.
<b>19/AP/5641</b>	Approved	Chaucer	Black Horse, 254 Tabard Street, London Southwark, SE1 4UN	9	Demolition of existing building and construction of a 6 storey building comprising 9 x Residential units and class A4 & Class A1, A2, B1 or D1 (clinic health centre, education, training or art gallery only) unit on the ground floor
<b>20/AP/1750</b>	Approved	Faraday	15 Westmoreland Road, London Southwark, SE17 2AX	1	Construction of an extension to the rear outrigger at first and second floor level, dormer window to the rear roof plane and addition of three rooflights to the principal roof plane, to facilitate the subdivision of the existing three bedroom dwelling into two self contained flats (1 X 1B2P and 1 X 2B4P), complete with alteration to the existing shop front to include the residential entrance.
<b>20/AP/0570</b>	Approved	borough and bankside	49 Surrey Row, London Southwark, SE1 0BY	8	Construction of a building arranged over basement, ground, first - fourth and part fifth floors to provide Class B1 (office) space at basement and part ground floor, and 8 Class C3 (residential) units over part ground and first - fifth floors and associated works
<b>20/AP/1598</b>	Approved	London Bridge and West Bermondsey	Flat 3 Glenrose Court, 217 Long Lane, London Southwark, SE1 4PA	2	Change of use of the premises from a live/work unit (classified as sui genesis) to a solely residential premises (C3(a) Dwelling houses).
<b>20/AP/0303</b>	Approved	South Bermondsey	239 Southwark Park Road, London Southwark, SE16 3TS	6	Three story extension to existing single storey building to form six self-contained units (2 no. three-bed and 4 no. two-bed) with associated refuse and cycle storage
<b>19/AP/2447</b>	Approved	St Giles	30 Shenley Road, O518London Southwark, SE5 8NN	2	construction of a single story rear and side infill extension, second floor out-rigger extension and extension to rear dormer to facilitate the subdivision of the property to form three self-contained flats (1 X 2B3P, 2 X 1B2P), with association refuse and storage
<b>20/AP/1571</b>	Approved	Peckham	66 Peckham Hill Street, London Southwark, SE15 5JY	3	Ground first floor and basement extension of the property to facilitate the conversion from 2 X flats (1 X 1 bedroom 1 X 4 bedroom) into (2 X 2 bedroom 1 X 3 bedroom). Full restoration front facade.
<b>18/AP/1154</b>	Approved	The Lane	18 Rye Lane, London Southwark, SE15 5BS	5	Certificate of Lawfullness for the continued use of 18 Rye Lane as a mix of 3 HMO units and 3 self contained units, as per the existing arrangement.
<b>20/AP/1774</b>	Approved	Peckham Rye	Land to rear of 3 Colyton Road, London Southwark	1	Demolition of existing garden shed and erection of 2 new bedroom single storey dwelling house with roof accommodation. New site boundary and associated works.
<b>20/AP/1371</b>	Approved	Newington	182-186 Warham Street London Southwark	1	Construction of a single storey roof extension to existing residential building to create one additional self-contained residential unit.

<b>19/AP/0946</b>	Approved	Dulwich Village	29 Eastlands Crescent London SE21 7EG	1	Demolition of existing two-storey detached dwelling and construction of x2 two storey semi detached dwellings comprising ground, first, attic and basement floor level accommodation with associated car parking and landscaping.
<b>20/AP/1981</b>	Approved	North Bermondsey	Conran Building 22 Shad Thames London Southwark SE1 2YU	1	Change of use of the ground floor from Retail (Use Class A1) to Office (Use Class B1) and of the fifth floor from Residential (Use Class C3) to Office (Use Class B1)
<b>20/AP/2175</b>	Approved	St Giles	73-75 Camberwell Church Street London Southwark	2	Change of use of part ground floor from professional services (A2) to residential (C3) with a part-one, part-two and part-three storey rear extension to provide 2 self-contained flats (2 X 2B3P), external alterations including the installation of new windows, new entrance doors to the bike/bin stores, as well as associated amenity spaces to the rear and at third floor level.
<b>20/AP/1658</b>	Approved	Goose Green	1 Hansler Road London Southwark SE22 9DJ	3	Construction of mansard roof extension and conversion of existing building (ground floor office) into two flats, 1 x 2 bedroom at ground floor and 1 x 2 bedroom duplex at at first and second floor levels incorporating external terrace at second floor.
<b>20/AP/2255</b>	Approved	London Bridge and West Bermondsey	166 Tower Bridge Road London Southwark	2	Construction of a single storey roof extension to create 2 x 3 Bedroom 6 Person flats incorporating external terrace. PV panels and sedum to roof.
<b>20/AP/2340</b>	Approved	Rye Lane	Land To Rear Of 293-295 Rye Lane London Southwark SE15 4UA	1	Construction of 1 bed 2 person, two-storey maisonette flat with rooftop amenity area on land to rear of 293-295 Rye Lane.
<b>18/AP/2295</b>	Approved	South Bermondsey	77-89 Alscot Road London SE1 3AW	57	Redevelopment of site to provide student housing in a building ranging from 3- to 7-storeys (plus basement) and ancillary bin store, cycle store, laundry and office/reception, car parking, substation, associated landscaping, and alterations to the vehicle access. Removal of a street tree on Alscot Road and works to the highway.
<b>20/AP/1964</b>	Approved	Champion Hill	Whaddon House East Dulwich Estate Albrighton Road London Southwark	1	Change of use of the existing day nursery (D1 use class) to one x 3-bedroom flat (C3 Use class), including erection of timber fence to rear elevation.
<b>20/AP/1720</b>	Approved	Peckham	Council Garages Fenham Road London Southwark	5	Demolition of existing single storey garages and associated hard standing and construction of part two, part three storey building comprising 5 one and two bedroom apartments along with associated hard and soft landscaping.
<b>20/AP/2239</b>	Approved	Old Kent Road	9 Culloden Close London Southwark SE16 3JH	1	Construction of a new two-storey, two-bedroom house (2B4P) with associated amenity space, cycle and refuse storage.
<b>20/AP/2655</b>	Approved	Goose Green	45 Upland Road London Southwark SE22 9EF	1	Prior approval notification for change of use from (A1/A2) to a studio flat (C3)

<b>20/AP/2654</b>	Approved	Nunhead and Queens Road	46 Asylum Road London Southwark SE15 2LW	2	Prior approval notification for a change of use from A1 (Shop) to C3 (2 residential units ) at ground floor with change of windows at front and rear elevations
<b>20/AP/2341</b>	Approved	Goose Green	123 Lordship Lane London Southwark SE22 8HU	4	Alterations to existing first floor plus creation of an additional storey with a mansard roof, and the construction of a separate three storey new build element to the rear to create four flats in total (Use Class C3).
<b>20/AP/0598</b>	Approved	Camberwell Green	87 Grosvenor Park London Southwark SE5 0NJ	1	Construction of a rear extension, to facilitate the conversion of a single dwelling house into 2 flats (i.e. 1 duplex 3 person 2 bed garden flat split over the lower (basement) and upper ground floor levels; and 1 duplex 3 person 2 bed flat split over the 1st and 2nd (loft space) floor levels.
<b>18/AP/4195</b>	Approved	north Bermondsey	Antony House And Roderick House Raymouth Road London SE16 2DJ	30	Construction of two 5 -storey extensions at the end of Roderick and Antony House. The construction of a two storey roof extension above both Antony and Roderick House creating two 6 storey blocks together with the infilling of the existing central gap with a 5 storey building linking the two blocks over every floor, to create an additional 30 new dwellings (2 x Studio. 16 x 1 bed and 12 x 2 bed). The proposal would also provide a new central lift core and enhanced landscaping and associated ancillary works
<b>19/AP/5570</b>	Approved	Borough, Bankside and Walworth	Land Rear 154 New Kent Road London Southwark SE1 4YS	1	Erection of a one bedroom dwelling at Land to the rear of 154 New Kent Road and Baytree Mews.
<b>20/AP/2256</b>	Approved	Surrey Docks	351A Rotherhithe Street London Southwark SE16 5LJ	9	The construction of a 4 storey building for the provision of 9 new flats comprising 3x 3 bed, 5 person units; 2x 2 bed, 4 person units; 3x. 2 bed, 3 person units and 1x 1 bed, 2 person unit
<b>20/AP/1472</b>	Approved	London Bridge and West Bermondsey	Fendall Street Garages Land On St Saviour's Estate Fendall Street London Southwark	16	Demolition of existing garages and maintenance store and redevelopment to provide a new 5 storey residential building (Use Class C3) of 16no. affordable homes comprising 6 x one bed flats, 7 x two bed flats and 3 x three bed duplexes, with associated landscaping works and 1no. blue badge parking space.
<b>20/AP/2402</b>	Approved	North Walworth	83 And 83A Balfour Street London Southwark SE17 1PL	1	Construction of a two storey side extension and internal alterations to facilitate the creation of 2 flats (1 x 2b3p, 1 x 3b6p).
<b>20/AP/2892</b>	Approved	Camberwell Green	207 Camberwell New Road London Southwark	1	Prior approval notification for the change of use of rear workshop from (ancillary to) A1 to a residential dwelling house (C3 use class)
<b>19/AP/0480</b>	Approved	Rye Lane	Development Land Between 59 And 61 Rye Hill Park London SE15	10	Redevelopment of vacant site to provide enhanced public open space and the construction of a 6 storey building to provide up to 10 affordable dwellings (4 x social rent, 6 x shared ownership).

<b>20/AP/2832</b>	Approved	Rye Lane	Claire Court 98 Peckham Rye London Southwark	5	Prior approval notification under Schedule 2, Part 20, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) for the construction of two additional storeys to provide 5 additional flats (3 x 1-bedroom flats on the 3rd floor, and 2 x 2-bedroom 3 person flats on the 4th floor). A lift will be added internally, and additional bin storage and bicycle parking will be provided.
<b>20/AP/2541</b>	Approved	Faraday	85 Camberwell Road London Southwark SE5 0EZ	1	Change of use of a storage area at the rear of a shop (E Use Class) to a self-contained studio apartment (C3 Use Class) on the ground floor of the rear of 85 Camberwell Road.
<b>18/AP/1531</b>	Approved	Rotherhithe	77 Albion Street London SE16 7JA	34	Construction of six storey building (including set back top floor) for retail (Use Class A1) at ground floor and 34 residential units above (Use Class C3) with associated communal amenity space bike and refuse store, car parking and landscaping.
<b>19/AP/1941</b>	Approved	Dulwich Village	40 Court Lane London SE21 7DR	4	Demolition of the existing detached dwelling and construction of x4 houses (two pairs of semi-detached houses) comprising basement, ground, first and second floor attic levels and associated landscaping and parking for up to two cars per dwelling
<b>20/AP/0282</b>	Approved	Dulwich Hill	1 Etherow Street London Southwark SE22 0JY	1	Construction of a two-storey 2 bedroom house on land adjacent to 1 Etherow Street and raising of the boundary wall
<b>20/AP/2277</b>	Approved	Borough, Bankside	24-26 Great Suffolk Street London Southwark SE1 0UE	2	Addition of a two storey rear extension to provide additional office floor space. Change of use at second floor from office to residential. Addition of new residential floor space within roof extension on the third floor. Alterations to existing facade, including enlarged openings to the street. Alterations to the internal layout at ground, first and second floors and lowering of the finished floor level within the basement by 0.95 metres to facilitate its conversions to a use ancillary to the office use.
<b>20/AP/2868</b>	Approved	Goose Green	106 Lordship Lane London Southwark SE22 8HF	1	Conversion of 1st floor and roof extension over existing commercial property to form a 2 bedroom residential maisonette; with a second floor terrace and the installation of a staircase to the rear.
<b>20/AP/1829</b>	Approved	London Bridge & West Bermondsey	2 Crimscott Street London Southwark SE1 5TE	2	Demolition of existing building and construction of a part ground plus three-storey and part ground plus one storey building (plus basement) comprising Office (Class B1) at basement level and residential (Class C3) at upper levels, associated cycle parking and other works incidental to the development.

<b>20/AP/0859</b>	Approved	North Walworth	109 East Street London Southwark	2	Conversion of lower ground and ground floors of a public house to 2, two bedroom HMO (Use Class C4).
<b>20/AP/1941</b>	Approved	Old Kent Road	Maltby Street Garages Land On St Saviour's Estate 70-72 Maltby Street London Southwark	24	Demolition of existing garages and pram sheds and the redevelopment of a new 5 storey residential building (Class C3) of 24 affordable homes comprising 8 x 1 bed flats, 6 x 2 bed flats, 8 x 3 bed flats/duplex and 2 x 4 bed duplexes. Plus associated landscaping works and 4no blue badge parking spaces.
<b>20/AP/2164</b>	Approved	Rye Lane	135 Bellenden Road London Southwark SE15 4DH	3	Change of use and conversion from two units used as Houses in Multiple Occupation (Class C4) to 4 studio flats (C3) and 1, two bedroomed flat on the second floor, together with a rear second floor extension and ancillary amenity space, cycle and refuse area to the side and rear
<b>20/AP/2261</b>	Approved	Nunhead and Queens Road	48 Asylum Road London Southwark SE15 2LW	2	Demolition of rear extension and construction of new first and second floor rear extension to existing flats, the change of use of the ground floor commercial units to create 1 no. residential unit and the construction of a new mansard roof to create 1 no. residential unit.
<b>20/AP/3171</b>	Approved	Goose Green	10 Crawthow Grove London Southwark SE22 9AA	1	Demolition of existing garage and construction of single dwelling (2B X 4P) adjacent to No.10 Crawthow Grove with associated amenity space, landscaping and bin storage.
<b>20/AP/2731</b>	Approved	Champion Hill	17 Stories Mews Rear Of 149 Grove Lane London Southwark	1	Construction of two storey, 3 bedroom dwelling to replace redundant garage at 17 Stories Mews with a small garden to the rear and covered cycle and bin storage to the front. Installation of solar panels and rooflights to the flat roof as well as one rooflight at first floor level.
<b>20/AP/1953</b>	Approved	North Walworth	10 Munton Road London Southwark	7	Construction of two storey upward extension to provide 7 residential flats (five x 2 bedroom & two x 1 bedroom units) with private amenity space, along with external alterations to façade including installation of juliet balconies and casements to existing flats, creation of no. 32 cycle parking spaces and no. 2 car parking spaces, refuse storage, communal amenity and lift overrun room at roof level.
<b>20/AP/0436</b>	Approved	Rotherhithe	229-231 Lower Road London Southwark SE16 2LW	3	Erection of mansard roof extensions to create 1 x studio flats and 2 x 1 bedroom flats
<b>20/AP/3605</b>	Approved	Newington	7A St Agnes Place London Southwark	1	Change of use from Class E (office) to C3 (residential) to create a 3bedroom 4person residential unit. Installation of a new door to the rear elevation at ground floor level.

<b>19/AP/1829</b>	Approved	Borough & Bankside	6 Paris Garden & 20-21 Hatfields London SE1 8DJ	22	Extension of the existing part 9, part 13 storey building, through the removal of the existing 9th storey, followed by the erection of 3 new storeys and 2 new storeys respectively, to provide 54 additional purpose built student bedrooms; re-provision of amenity space; provision of 58 additional cycle storage spaces; relocation of existing building plant from ground floor to upper basement level; relocation of photovoltaic panels from Paris Gardens to Hatfields building with installation of additional panels and all associated works
<b>20/AP/2367</b>	Approved	South Bermondsey	304-314 Lynton Road London Southwark SE1 5DD	19	Demolition of the existing buildings and redevelopment with a four storey building to provide for 19 residential units of 1, 2 and 3 bedrooms (including affordable housing), together with communal amenity space, cycle parking, refuse store and closure of existing vehicular crossover
<b>20/AP/3585</b>	Approved	North Walworth	26 Searles Road London Southwark SE1 4YU	1	Division of existing five bedroom house to two flats with construction of rear extension at first floor level and two storey side extension at ground and first floor levels
<b>19/AP/5380</b>	Approved	Peckham and Queens Road	54 Lugard Road London Southwark SE15 2TD	25	Demolition of existing building containing eight self-contained flats and removal of parking area to enable the erection of thirty-three self-contained studio flats with associated communal facilities, landscaping, refuse, cycle and amenity provisions
<b>20/AP/3672</b>	Approved	Dulwich Wood	489 Lordship Lane London Southwark	2	Part conversion, part new build and extension of the existing rear warehouse to provide a two storey building containing 2 x one bedroom flats.
<b>20/AP/3628</b>	Approved	Camberwell Green	11 Flodden Road London Southwark SE5 9LH	5	Conversion of single dwelling to 5 self contained flats and 1 studio flat (6 flats in total), construction of wall and installation of gate to front boundary and external alterations to rear elevation
<b>18/AP/3991</b>	Approved	North Bermondsey	386 Southwark Park Road London SE16 2ET	7	Change of use of vacant floorspace (lawful use as a Social Club - Use Class D1) at ground floor level to provide 7 x residential dwellings (Use Class C3) and associated works.
<b>20/AP/1390</b>	Approved	North Bermondsey	Southwark Park Day Centre 345 Southwark Park Road London Southwark SE16 2JN	46	Demolition of 345 Southwark Park Road and all site preparation works, for a residential-led mixed use development comprising 22 new affordable social rent homes and 24 new private homes (containing a mix of 1, 2 and 3 bedroom apartments), associated cycle and wheelchair car parking, 340 sqm flexible ground floor office and community use floorspace (B1/D1); associated hard and soft landscaping and public realm works.
<b>21/AP/0011</b>	Approved	Rye Lane	18 East Dulwich Road London Southwark	1	Certificate of lawful development (proposed) for the conversion of the basement flat and ground floor flat to form one single family dwelling.

<b>20/AP/3517</b>	Approved	Dulwich Wood	1 Colby Mews London Southwark SE19 1PP	1	Internal alterations to provide 2 x 2 bedroom units at second floor level, with additional cycle parking and the installation of a glazed screen to the second floor terrace.
<b>20/AP/2056</b>	Approved	Goose Green	207 Lordship Lane London Southwark SE22 8HA	2	Lower ground and ground floor rear extension to provide a duplex flat (1B2P), and loft extension with mansard roof and roof light to provide 1 studio flat. In addition, internal bike storage will be provided, with a new lightwell at front elevation with railings, hard and soft landscaping incorporating bin storage.
<b>19/AP/0656</b>	Approved	South Bermondsey	253 OLD KENT ROAD, LONDON, SE1 5LU	2	Construction of a 3-storey rear extension and a mansard roof extension to allow for the subdivision of existing maisonette into 3x flats and extended existing kitchen on the ground floor.
<b>17/AP/0520</b>	Approved	North Bermondsey	300 SOUTHWARK PARK ROAD, LONDON, SE16 2HB	1	Construction of a two storey extension above existing property providing a new duplex flat; Re-configuring existing first floor flat and retaining existing ground floor commercial use
<b>17/AP/3146</b>	Approved	Goose Green	47 THE GARDENS, LONDON, SE22 9QQ	1	Rear extension to basement and ground floor; a rear roof terrace on the second floor; replacement windows; rear dormer roof extension; and creation of new 1-bedroom 2 person flat on the third floor.
<b>17/AP/4077</b>	Approved	Bank & Borough	SITE AT 1 FARNHAM PLACE, LONDON, SE1 0NU	1	Erection of a 3 storey building to accommodate a 2 bedroom single family dwelling house (Class C3) with ancillary work space
<b>16/AP/4474</b>	Started	Goose Green	124 LORDSHIP LANE, LONDON, SE22 8HD	1	Erection of rear single storey ground floor extension to the side of outrigger, a rear first floor rear extension, rear dormer roof to main roof slope, the insulation of x3 roof lights in front roof slope to provide 2 x 1-bed flats on the upper floors and alterations to the shop front.
<b>19/AP/0480</b>	Approved	Peckham Rye	LAND BETWEEN 59 AND 61 RYE HILL PARK LONDON SE15	10	Redevelopment of vacant site to provide enhanced public open space and the construction of a 6 storey building to provide up to 10 affordable dwellings (4 x social rent, 6 x shared ownership).
<b>20/AP/0269</b>	Approved	South Bermondsey	Garages Adjacent To Trevithick House, Rennie Estate, Galleywall Road, London SE16	49	Construction of a twelve storey and a five storey affordable residential development of 49 new units (class C3), with associated parking, cycle parking, refuse stores, amenity and new landscaping to Rennie Estate.



<b>20/AP/3798</b>	Approved	Nunhead & Queen's Road	243 Queens Road London Southwark SE15 2EU	2	Change of use from a seven unit HMO (Sui generis) into two self-contained flats (C3 Use Class) comprising 1 x 3 bedroom unit and 1 x 2 bedroom unit.
<b>20/AP/1642</b>	Approved	Surrey Docks	Land To The South Of 12 Pattina Walk London Southwark SE16 5HT	1	Construction of a two storey end-of-terrace dwelling HMO for 4 persons, including cycle storage for 4 bicycles.
<b>21/AP/0136</b>	Approved	Nunhead & Queen's Road	10 Evelina Road London Southwark SE15 2DX	5	Demolition of existing building and construction of part two, part three storey development to provide 6 residential flats (three x 1-bedroom units, three x 2-bedroom units) including private amenity, green roofing, PV panels, cycle parking and refuse storage.
<b>21/AP/0206</b>	Approved	Surrey Docks	17 Brewhouse Walk London Southwark SE16 6LD	1	Certificate of lawful development (proposed) for Change of use from C3 (dwellinghouses) to C4 (small houses in multiple occupation) for max 6 people occupancy.
<b>20/AP/3552</b>	Approved	Dulwich Hill	259 Barry Road London Southwark SE22 0JT	1	Change of existing annex to a self-contained 1 person/studio residential unit.
<b>21/AP/0296</b>	Approved	Goose Green	29 Elsie Road London Southwark	1	Certificate of lawful development (proposed) for the conversion of flats to a single family dwelling house



<b>21/AP/0758</b>	Approved	Dulwich Hill	190 Barry Road London Southwark SE22 0JW	1	Certificate of Lawfulness - Proposed: Conversion of 2 x flats to create a single family dwelling.
<b>21/AP/0362</b>	Approved	St Giles	1 Claremont Villas Southampton Way London Southwark	2	Certificate of lawfulness (existing) for continued use as 2 flats.
<b>21/AP/0432</b>	Approved	Peckham Rye	250 Ivydale Road London Southwark SE15 3DF	1	Construction of a 2 storey 2 bed house in the side garden of 250 Ivydale Rd and surrounding wall
<b>21/AP/0328</b>	Approved	Goose Green	Ground Flr, And 1st And 2nd Flr 81 Glengarry Road London, London SE22 8QA Southwark	1	Amalgamation of the existing two flats into one family dwelling, with the construction of a ground floor single storey side/rear extension to replace the existing rear extension
<b>20/AP/3821</b>	Approved	Nunhead & Queen's Road	16-18 Gibbon Road London Southwark SE15 2AS	7	Demolition of two storey building and two storey shed and; construction of two storey building with undercroft to provide two residential flats (two x 2 bedroom units) with reprovision of 72 sqm of retail floor space and; construction three storey terrace to provide five residential dwellings (four x 3 bedroom & one x 4 bedroom houses) with private amenity, no. 4 car parking spaces, no. 16 cycle parking spaces and refuse storage.
<b>19/AP/5573</b>	Approved	Dulwich Wood	83 Alleyn Park London Southwark SE21 8AA	8	Demolition of the existing dwelling and its replacement with a building containing 9 flats (3 x 3 bed, 5 x 2 and 1 x 1 bed) accommodated within two buildings of traditional design.
<b>Total</b>				<b>3093</b>	

### Appendix 3 - New Council Homes Delivery pipeline

This appendix sets out the sites/schemes for new council homes delivery in the borough. This includes only new build homes. The overall new homes figures may be recorded with a higher figure as these include section 106 purchased homes or the gross figure is used. The new homes future supply is being developed and a number of the schemes coming forward between 2025-2035 are on site allocations within the New Southwark Plan e.g. sites on the Old Kent Road and Aylesbury Estate and therefore are included in Appendix 1 capacity.

New Ward Name	Site address	Total (net)	Actual/ Expected Trajectory		Financial year for completion	Comments
			April 2020-March 2025 delivery in Years 0-5	April 2025-March 2035 - delivery in Years 6-15		
North Walworth	1-27 Rodney Place	9	9		2023	
Old Kent Road	Lindley Estate 157-177 Commercial Way	44	44		2023	
Camberwell Green	Lomond Grove (Rear of 61-91 Brisbane Street), London, SE5 7NJ	22	22		2023	
Champion Hill	Seavington House and Garages, SE5 8DN	25	25		2023	
North Bermondsey	Slippers Estate - Car park and pram sheds adjacent to Matson House, SE16 2ES	18	18		2023	
St Giles	Vestry Road (Lettsom T&RA Hall), 86-88 Vestry Road, SE5 8PQ	11	11		2023	
North Bermondsey	Abbeyfield Former Area Housing Office, 153 - 159 Abbeyfield Road, SE16 2BS	18	18		2023	
Peckham	Bells Gardens Community Centre, Buller Close SE15	97	97		2024	Live application 21/AP/1077, awaiting determination
Rotherhithe	Ann Moss Way Ph5, 1 Ann Moss Way SE16 2TL	16	16		2023	
Dulwich Wood	Garages adjacent to 1-34 Maxwell Court, Lordship Lane Estate Ph5, SE22 8NT	12	12		2023	
Dulwich Wood	Woodland Road Estate ph5, SE19 1PJ	14	14		2023	
London & West Bermonsey	Leroy Street Garages, Creasey Estate Ph5, SE1 4SL	16	16		2023	
North Bermondsey	Pynfolds Estate Ph5, Cathay & Paradise Street SE16 4QD	8	8		2023	
North Walworth	Kingston Estate (Nelson, Portland & Kingston) Ph5	8	8		2023	
Old Kent Road	Astley Estate Ph5, Garages between Astley House and Lackland House, Astley Estate, SE1 5HT	20	20		2023	

Peckham	Old Peckham Library Site (opposite Regen Flaxyard & Peckham Lib) Ph5	5	5		2023	
Rye Lane	Adjacent to 55-77 Fenwick Road, Corner of Fenwick Road and Nutbrook Street, SE15 4HN	8	8		2023	
South Bermondsey	Charles Mackenzie Estate, Alexis Street ph5	8	8		2023	
South Bermondsey	Eveline Lowe Estate Garage/Parking Court, Lindsey Street Ph5, SE16 3XY	33	33		2023	
South Bermondsey	Longfield Estate Ph5, SE1 5RZ	7	7		2023	
South Bermondsey	Alscot Road Car Park, Vauban Estate Ph5, SE16	18	18		2023	
Borough & Bankside	49-56 Dodson Street Ph5	4	4		2023	Net increase 4 units
Borough and Bankside	Rochester Estate Ph5, 2-18 Nicholson Street, SE1 0XE	3	3		2023	
Rye Lane	Clifton Estate Rooftop	38	38		2023	
St Georges	Gaywood Estate	20	20		2023	
Camberwell Green	76-78 Camberwell Road (hostels) Ph5b	5	5		2022	
St Georges	Lancaster Estate	18	18		2023	
Rye Lane & Peckham Rye	Nunhead Estate	45	45		2023	
St Giles	75-77 Southampton Way Hostel (hostels) Ph5b	6	6		2022	
Dulwich Village	93 herne Hill (hostels) Ph5b	4	4		2022	
North Bermondsey	1-36 Priter Road (hostels) Ph5b	34	34		2023	
Nunhead & Queens Road	225-227 Queens Road (hostels) Ph5b	4	4		2022	
Nunhead & Queens Road	243 Queens Road (hostels) Ph5b	2	2		2022	
Old Kent Road	25-27 Trafalgar Avenue (hostels) Ph5b	4	4		2022	
Dulwich Village	17-19 Wood Vale SE23 3DS	8	8		2023	
Old Kent Road	46 Trafalgar Avenue (hostels) Ph5b	1	1		2022	
St Giles	93 Grove Lane (hostels) Ph5b	4	4		2022	
Nunhead & Queens Road	38 Mary Datchelor Close SE5 7AX	19	19		2022	
Chaucer	LeatherMarket - Elim Estate Long Lane	32	32		2023	
Chaucer	LeatherMarket - JMB Office site, 26 Leathermarket Street, London, SE1 3HN	33	33		2024	
St Giles	21/23 Parkhouse Street, SE5 7TQ	33	33		2023	Live application 19/AP/0469 - awaiting determination
Peckham	Land at Angel Oak Academy, Chandler Way SE15	123	123		2024	
London Bridge & West Bermondsey	Beormund New Homes, Former Beormund School, Long Lane SE1 3RY	95	95		2024	

Rye Lane	Pelican Estate (Talfourd & Curlew), 7 Talfourd Place, SE15 5NW	50	50		2024	
Rotherhithe	Red Lion Boys Club, Hawkstone Road, SE16 2PE	150	150		2024	
Peckham	Pennack Road	19	19		2022	
South Bermondsey	Rennie Estate Rooftop	12	12		2022	
Chaucer	Rockingham Estate	10	10		2023	
St Giles	Southampton Way	32	32		2023	
Old Kent Road	Latona Road, Unwin Close, Haymerle Road, Glengall Road and Denstone House - Unwin and Friary Estate	35	35		2023	
Camberwell Green	134 Camberwell Road (hostels) Ph5b	6	6		2022	
			<b>1,266</b>			
St Giles	Sceaux Gardens (Florian and Racine inc garages)	81		81	2025	
Camberwell Green	Brandon Baptist Centre & Land Redcar Street SE5 (Wyndham) (Lot B) [Dev Agreement]	72		72	2025	Net increase 72 units
Old Kent Road	Tustin Estate Regeneration	440		440	2026	
Old Kent Road	Ledbury Towers	109		109	2026	
		<b>1,968</b>		<b>702</b>		