

Mr Martin Jones  
Greater London Authority  
City Hall  
The Queen's Walk  
London  
SE1 2AA

26299/A5/JK  
25<sup>th</sup> June 2020

Dear Mr Jones

**RE: LAND AT THAMESIDE WEST, DOCK ROAD, LONDON E16**  
**HYBRID PLANNING APPLICATION FOR MIXED USE DEVELOPMENT**  
**PLANNING APPLICATION REFERENCE: 18/03557/OUT - PROPOSED FOUR AMENDMENTS**  
**GLA REFERENCE: 4039c**

We write with respect to the above hybrid planning application submitted to the London Borough of Newham (LBN) on 13<sup>th</sup> December 2018 by Silvertown Homes Ltd (SHL) and Greater London Authority Land and Property Ltd (GLAP) (the "Applicants") in respect of the phased redevelopment of Thameside West, London E16 (the "Site").

### **Background**

As you are aware, the GLA's Planning, Design and Viability Teams have undertaken further discussions with the Applicants, with LBN observing, resulting in further amendments to the proposals contained within the hybrid planning application. We submitted amendments to the planning application for the Mayor of London's formal consideration on 15<sup>th</sup> May 2020.

Following further discussions between the Applicants and the GLA earlier this month, further amendments are now proposed to the dwelling mix for the private and affordable housing proposed, as discussed overleaf, resulting in an increase in the amount of LAR units being delivered by the scheme from 980 to 1,004 units (which is 59% by unit).

### **Revised Planning Application Material**

The amendments will require the updates to a small number of the technical documents submitted to the GLA for determination in May 2020, including the support Environmental Statement (ES). Accordingly, on behalf of the Applicants, we hereby submit amendments to the planning application for the Mayor of London's formal consideration. These have been submitted electronically via Barton Willmore's download link. Should you require hard copies or CD copies, please do not hesitate to get in contact. For your information, we will send electronic copies of all the documents to Sean Scott and James Bolt at the London Borough of Newham (LBN).

The table attached as Appendix 1 lists the documents and drawings submitted with the original planning application in December 2018, along with the additional documents and drawings submitted with the first (May 2019), second (June 2019), third (May 2020) and now this forth (June 2020) set of amendments. You will note that Appendix 1 confirms which documents and drawings have been completely replaced, identified via 'strikethrough'.



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## Amendments to the Proposals

The latest amendments only relate to the dwelling mix for the private and affordable housing units. Table 4b, below, provides a summary of the dwelling mix proposals submitted to the GLA in May 2020:

<b>Table 4b: Habitable Room Summary</b>		
<b>Private</b>	<i>Units No.</i>	<i>HR</i>
Studio	362	362
1 bed	858	1,716
2 bed	1,594	4,782
3 bed	482	1,928
4 bed	4	20
	<b>Sub TOTAL</b>	<b>8,808 (61%)</b>
<b>Affordable</b>	<i>Units No.</i>	<i>HR</i>
Studio	56	56
1 bed	283	566
2 bed	701	2,103
3 bed	522	2,088
4 bed	138	828
	<b>Sub TOTAL</b>	<b>5,641 (39%)</b>
	<b>COMBINED TOTAL</b>	<b>14,449</b>

Table 4c, below, illustrates the amendments to the dwelling mix hereby submitted the GLA in June 2020. The amendments are identified via 'strikethrough'.

<b>Table 4c: Habitable Room Summary</b>		
<b>Private</b>	<i>Units No.</i>	<i>HR</i>
Studio	362	362
1 bed	858	1,716
2 bed	1,594	4,782
3 bed	482	1,928
4 bed	4	20
	<b>Sub TOTAL</b>	<b>8,808 (61%)</b>
<b>Affordable</b>	<i>Units No.</i>	<i>HR</i>
Studio	<del>56</del> 0	<del>56</del> 0
1 bed	<del>283</del> 241	<del>566</del> 482
2 bed	<del>701</del> 755	<del>2,103</del> 2,265
3 bed	<del>522</del> 666	<del>2,088</del> 2,664
4 bed	<del>138</del> 38	<del>828</del> 228
	<b>Sub TOTAL</b>	<b><del>5,641</del> 5,639 (39%)</b>
	<b>COMBINED TOTAL</b>	<b><del>14,449</del> 14,447</b>

Table 4d, below, sets out the new dwelling mix for the affordable housing units now proposed:

<b>Table 4d: Affordable Housing Provision</b>			
	<i>London Affordable Rent (LAR) units</i>	<i>London Shared Ownership (LSO) units</i>	<i>Total</i>
Studio	0	0	
1 bed	169 (17%)	72 (10%)	241
2 bed	351 (35%)	404 (64%)	755
3 bed	463 (46%)	203 (29%)	666
4 bed	21 (2%)	17 (2%)	38
<b>Sub TOTAL (Units)</b>	<b>1,004 (59%)</b>	<b>694 (41%)</b>	<b>1,700</b>
<b>Habitable Rooms</b>	<b>3,369 (60%)</b>	<b>2,270 (40%)</b>	<b>5,639</b>

For the sake of clarity, the latest amendments do not result in the need to amend any of the following components of the Proposed Development:

- The description of development;
- The phasing of the development;
- The overall number of private and affordable housing provision;
- The proposed cycle parking and car parking provisions;
- The proposed layout, density, massing and character areas;
- The proposed concept behind the industrial floorspace re-provision proposals (not phasing);
- The amount and location of the industrial floorspace;
- The proposed retail floorspace and local centre provisions;
- The Primary school, Nursery school and Community floorspace provisions;
- The proposed amenity space provision, playspace, public realm and riverside walk provisions;
- The proposed accessibility and servicing arrangements;
- The proposed energy strategy; and
- The Planning obligations offered.

### **Amendments to Documents**

As highlighted above, the amendments will require updates to a small number of the technical documents submitted to the GLA for determination in May 2020, including the support Environmental Statement (ES). Set out below is a summary of these amendments.

#### Updated Application Forms (May 2020)

The application forms that were submitted in May 2020 no longer reflect the latest dwelling mix. Accordingly attached as Appendix 2 is the 'Updated Application Forms (June 2020)'.

#### Updated Schedule of Accommodation (May 2020)

The schedule of accommodation that was submitted in May 2020 no longer reflects the latest dwelling mix. Accordingly attached as Appendix 3 is the 'Updated Schedule of Accommodation (June 2020)'.

#### Addendum Planning, Density Management & Employment Re-Provision Statement Addendum (May 2020)

Table A on pages 6 of the 'Addendum Planning, Density Management & Employment Re-Provision Statement (May 2020)' (Addendum PDM&ER) is to be replaced by Appendix 1 attached to this letter.

Tables 4a, 4b, 5b and 6b on pages 29 to 31 of the Addendum PDM&ER (May 2020) are to be replaced by Tables 5c and 6c below.

<b>Table 4b Housing SPG Calculation</b>		
	<b>Previous Density Calculation</b>	<b>New Density Calculation</b>
Gross Site Area	18.79 ha	18.79 ha
Net Site Area (after the commercial % is deducted)	17.568 ha	17.437 ha
Residential GEA*	523,136 sqm (93.5%)	441,141 sqm (92.8%)
Non-Residential GEA	33,864 sqm (6.5%)	33,864 sqm (7.2%)
Number of dwellings	5,000	5,000
Dwelling mix (unit)	Studio: 435	Studio: <del>418</del> 362 (7%)
	1 bed: 1,182	1 bed: <del>1,141</del> 1,099 (22%)
	2 bed: 2,324	2 bed: <del>2,295</del> 2,349 (47%)
	3 bed: 989	3 bed: <del>1,004</del> 1,148 (23%)
	4 bed: 70	4 bed: <del>142</del> 42 (1%)
Number of Habitable Rooms	14,719	<del>14,449</del> 14,447
Density	5,000/17.568 ha = 284 u/ha 14,719/ 17.568 ha = 838 hr/ha	5,000/17.437 ha = 286 u/ha 14,447/ 17.437 ha = <del>828.6</del> 828.6 hr/ha

<b>Table 5c: Bedrooms per hectare</b>	
Gross Site Area	18.79 ha
Bedrooms	<del>9,729</del> 10,870
Density	10,870/18.79 ha = <del>518</del> 578 B/ha

<b>Table 6c: Bedspaces per hectare</b>	
Gross Site Area	18.79 ha
Bedspaces	<del>16,990</del> 16,962 bed spaces
Density	16,962/18.79 ha = <del>904</del> 903 BS/ha

Paragraph 9.10 (page 72) of the Addendum PDM&ER (May 2020) explains that the Proposed Development will deliver an appropriate amount of family homes to meet the demand from market sale and affordable housing tenures, whilst balancing the viability of the Proposals. It also explains that:

- The Applicants note that paragraph 39 of the GLA's Stage II Response explains that the London Plan Annual Monitoring Report 15 identifies that LBN has achieved above average family-sized (3+ bedrooms) housing completions (21%) compared to a London average of 20%; with

- affordable family-sized units of 36%, which is significantly above the London average of 25%; and
- A greater proportion of family-sized units are proposed by the Applicants (23%) as achieved for LBN, and a greater amount of affordable family-sized units (38%).

The latest amendments to the dwelling mix proposed will increase the proportion of family-sized units proposed by the Applicants from 23% to 24%, and a greater amount of affordable family-sized units, from 38% to 41%.

Despite the submission of the amendments to the Proposed Development, the conclusions of the Addendum PDM&ER (May 2020) remain unchanged.

#### Environmental Statement (ES) Addendum – Volumes I & III (May 2020)

The ES Addendum (May 2020) has been reviewed in regard to the latest amendments and as such, two chapters/assessments from the ES have been reviewed accordingly. These are

- Chapter 10: Waste Management; and
- Chapter 14: Population and Human Health

Chapter 10 of the ES Addendum provided an updated assessment for waste management in light of the amendments to the Proposed Development in May 2020. The Applicants' ES consultants, BuroHappold, have prepared an 'ES Letter of Conformity', found at Appendix 4, which explains that the operational waste generation quantities from the Proposed Development have been re-estimated in order to align with the updated dwelling mix.

Chapter 14 of the ES Addendum provided an updated assessment for population and human health in light of the proposed development amendments in May 2020. BuroHappold's ES Letter of Conformity explains that the updated dwelling mix has resulted in an update of operational effects section and calculations, in relation to Early Years Childcare Provision, Primary Education and Secondary Education.

Despite the submission of the amendments to the Proposed Development, the conclusions of the Environmental Statement (ES) Addendum – Volumes I and III (May 2020) and the ES Non-Technical Statement (May 2020) remain unchanged.

#### Affordable Housing Statement Addendum (May 2020)

The Affordable Housing Statement Addendum that was submitted in May 2020 no longer reflects the latest affordable dwelling mix. Accordingly attached as Appendix 5 is an updated 'Affordable Housing Statement Addendum (June 2020)'.

#### Financial Viability Note (May 2020)

The Viability Addendum Note that was submitted in May 2020 no longer reflects the latest affordable dwelling mix. We understand that an updated Viability Addendum Note (June 2020) was submitted to the GLA on 24<sup>th</sup> June 2020.

### **Consultation**

In view of the fact that the latest amendments to the Proposed Development are regarded as 'betterment' to the scheme, we trust you will agree that it is not necessary to undertake another public consultation exercise in respect of the latest amendments. That said, we would expect the GLA to discuss to the proposed amendments with LBN.

We trust this fourth set of amendments (June 2020) made to the Proposed Development, along with the abovementioned adjustments to the supporting material, meet the GLA's requirements. We look forward to receiving confirmation of receipt of this submission.

In the meantime, should you require any additional information or clarification please do not hesitate to contact the writer.

Yours sincerely

A handwritten signature in blue ink, appearing to be 'JK', enclosed in a light blue rectangular box.

**JUSTIN KENWORTHY**  
Partner

Enc.

cc: Sean Scott - LBN  
James Bolt - LBN

**Appendix 1**

<b>Table A:</b>				
<b>DOCUMENTS SUBMITTED – DECEMBER 2018</b>	<b>DOCUMENTS SUBMITTED – MAY 2019</b>	<b>DOCUMENTS SUBMITTED – JUNE 2019</b>	<b>DOCUMENTS SUBMITTED – MAY 2020</b>	<b>DOCUMENTS SUBMITTED – JUNE 2020</b>
Covering letter – December 2018	Cover letter – May 2019	Cover letter – June 2019	Cover letter – May 2020	Cover letter – June 2020
<del>Planning Application Forms (including Certificate of Ownership)</del>	<del>Updated Planning Application Forms (including Certificate of Ownership) – May 2019</del>	<del>Updated Planning Application Forms (including Certificate of Ownership) – June 2019</del>	<del>Updated Planning Application Forms (including Certificate of Ownership) – May 2020</del>	Updated Planning Application Forms (including Certificate of Ownership) – June 2020
<del>Additional CIL Information Forms</del>	<del>Additional CIL Information Forms – May 2019</del>	<del>Updated CIL Information Forms – June 2019</del>	Updated CIL Information Forms – May 2020	-
OS Site Location Plan A-LO-011-XX-01 Rev 00	-	-	-	-
<b>Existing drawings</b>				
Site Levels A-EXSL-001-00-01 Rev 00	-	-	-	-
Site Sections 30.11.2018 REV F	-	-	-	-
Site Plan and Roof Heights A-EXSL-011-XX-01 Rev 00	-	-	-	-
<b>Proposed drawings and Parameter Plans (Outline), including:</b>				
Proposed Demolition Plan A-DEM-001-XX-01 Rev 00	-	-	-	-
<del>Phasing Plan A-SL-011-xx-13 Rev 00</del>	<del>Phasing Plan A-SL-011-xx-13 Rev 01</del>	-	Phasing Plan A-SL-011-xx-13 Rev 04	-
Parameter Plan 01: Extent of Outline and Full/Detailed Areas A-SL-011-XX-01 Rev 00	-	-	-	-

Parameter Plan 02: Development Zones A-SL-011-XX-02 Rev 00	-	-	Parameter Plan 02: Development Zones A-SL-011-XX-01 Rev 01	-
Parameter Plan 03: Horizontal Deviation Limit A-SL-011-XX-03 Rev 00	-	-	Parameter Plan 03: Horizontal Deviation Limit A-SL-011-XX-03 Rev 02	-
Parameter Plan 04: Maximum Height Limit A-SL-011-XX-04 Rev 00	-	Parameter Plan 04: Maximum Height Limit A-SL-011-XX-04 Rev 01	Parameter Plan 04: Maximum Height Limit A-SL-011-XX-04 Rev 03	-
Parameter Plan 05: Access and Circulation Plan A-SL-011-XX-05 Rev 00	-	-	Parameter Plan 05: Access and Circulation Plan A-SL-011-XX-05 Rev 02	-
Parameter Plan 05a: Vehicular Access A-SL-011-XX-05A Rev 00	-	-	Parameter Plan 05a: Vehicular Access A-SL-011-XX-05A Rev 01	-
Parameter Plan 05b: Pedestrian and Cycle Access A-SL-011-XX-05B Rev 00	-	-	Parameter Plan 05b: Pedestrian and Cycle Access A-SL-011-XX-05B Rev 01	-
Parameter Plan 06: Landscape Treatment Plan A-SL-011-XX-06 Rev 00	-	-	Parameter Plan 06: Landscape Treatment Plan A-SL-011-XX-06 Rev 02	-
Parameter Plan 07: Proposed Site Levels A-SL-011-XX-07 Rev 00	-	-	Parameter Plan 07: Proposed Site Levels A-SL-011-XX-07 Rev 01	-
Parameter Plan 08: Proposed Site Lower Ground Levels & Horizontal Deviation Limit A-SL-011-XX-08 Rev 00	-	-	Parameter Plan 08: Proposed Site Lower Ground Levels & Horizontal Deviation Limit A-SL-011-XX-08 Rev 03	-
Parameter Plan 09: Principle Uses at Entry Level A-SL-011-XX-09 Rev 00	Parameter Plan 09: Principle Uses at Entry Level A-SL-011-XX-09 Rev 01	-	Parameter Plan 09: Principle Uses at Entry Level A-SL-011-XX-09 Rev 03	-
Parameter Plan 10: Principle Uses at First Floor Level A-SL-011-XX-10 Rev 00	Parameter Plan 10: Principle Uses at First Floor Level A-SL-011-XX-10 Rev 01	-	Parameter Plan 10: Principle Uses at First Floor Level A-SL-011-XX-10 Rev 02	-
Parameter Plan 11: Principle Uses at Typical Upper Floor Level A-SL-011-XX-11 Rev 00	-	-	Parameter Plan 11: Principle Uses at Typical Upper Floor Level A-SL-011-XX-11 Rev 01	-
<b>Proposed drawings (Detail – Phase 1), including:</b>				
Site Location Plan 2018-JMP-P1-XX-DR-A-0001 Rev P01	-	-	Site Location Plan 2018-JMP-P1-XX-DR-A-0001 Rev P04	-
Proposed Site Plan 2018-JMP-P1-XX-DR-A-0010 Rev P01	-	-	Phase 1 Site Plan 2018-JMP-P1-XX-DR-A-0010 Rev P04	-

Proposed Ground Floor Plan (temporary condition) 2018 JMP P1-GF-DR-A-3000 Rev P01	Proposed Ground Floor Plan (temporary condition) 2018 JMP P1-GF-DR-A-3000 Rev P02	Proposed Ground Floor Plan (temporary condition) 2018 JMP-P1-GF-DR-A-3000 Rev P03	Proposed Ground Floor Plan (temporary condition) 2018-JMP-P1-GF-DR-A-3000 Rev P06	-
Proposed Ground Floor Plan (emerging masterplan context) 2018-JMP-P1-GF-DR-A-3010 Rev P01	Proposed Ground Floor Plan (emerging masterplan context) 2018-JMP-P1-GF-DR-A-3010 Rev P02	Proposed Ground Floor Plan (emerging masterplan context) 2018-JMP-P1-GF-DR-A-3010 Rev P03	Proposed Ground Floor Plan (emerging masterplan context) 2018-JMP-P1-GF-DR-A-3010 Rev P06	-
Proposed Mezzanine Floor Plan 2018-JMP-P1-M1-DR-A-3110 Rev P01	Proposed Mezzanine Floor Plan 2018-JMP-P1-M1-DR-A-3110 Rev P02	Proposed Mezzanine Floor Plan 2018-JMP-P1-M1-DR-A-3110 Rev P03	Proposed Mezzanine Floor Plan 2018-JMP-P1-M1-DR-A-3110 Rev P06	-
Proposed First Floor Plan 2018-JMP-P1-01-DR-A-3210 Rev P01	Proposed First Floor Plan 2018-JMP-P1-01-DR-A-3210 Rev P02	Proposed First Floor Plan 2018-JMP-P1-01-DR-A-3210 Rev P03	Proposed First Floor Plan 2018-JMP-P1-01-DR-A-3210 Rev P06	-
Proposed 2nd to 13th Floor Plan 2018-JMP-P1-02-DR-A-3300 Rev P01	-	-	Proposed 2nd to 11th Floor Plan 2018-JMP-P1-02-DR-A-3300 Rev P02	-
-	-	-	Proposed 12th and 13th Floor Plan 2018-JMP-P1-14-DR-A-3400 Rev P01	-
Proposed 14th and 15th Floor Plan 2018-JMP-P1-14-DR-A-3500 Rev P01	-	-	Proposed 14th Floor Plan 2018-JMP-P1-14-DR-A-3500 Rev P03	-
-	-	-	Proposed 15th Floor Plan 2018-JMP-P1-14-DR-A-3510 Rev P1	-
Proposed 16th and 17th Floor Plan 2018-JMP-P1-16-DR-A-3600 Rev P01	-	-	Proposed 16th and 17th Floor Plan 2018-JMP-P1-16-DR-A-3600 Rev P03	-
Proposed 18th Floor Plan 2018-JMP-P1-18-DR-A-3700 Rev P01	-	-	Proposed 18th Floor Plan 2018-JMP-P1-18-DR-A-3700 Rev P03	-
Proposed 19th Floor Plan 2018-JMP-P1-19-DR-A-3800 Rev P01	-	-	Proposed 19th Floor Plan 2018-JMP-P1-19-DR-A-3800 Rev P03	-
Proposed Roof Plan 2018-JMP-P1-RF-DR-A-3900 Rev P01	-	-	Proposed Roof Plan 2018-JMP-P1-RF-DR-A-3900 Rev P03	-
Southwest Elevation 2018-JMP-P1-SW-DR-A-4000 Rev P01	Southwest Elevation 2018-JMP-P1-SW-DR-A-4000 Rev P02	Southwest Elevation 2018-JMP-P1-SW-DR-A-4000 Rev P03	Southwest Elevation 2018-JMP-P1-SW-DR-A-4000 Rev P05	-
Northeast Elevation 2018-JMP-P1-NE-DR-A-4200 Rev P01	Northeast Elevation 2018-JMP-P1-NE-DR-A-4200 Rev P02	Northeast Elevation 2018-JMP-P1-NE-DR-A-4200 Rev P03	Northeast Elevation 2018-JMP-P1-NE-DR-A-4200 Rev P05	-
Northwest Elevation 2018-JMP-P1-NW-DR-A-4300 Rev P01	Northwest Elevation 2018-JMP-P1-NW-DR-A-4300 Rev P02	Northwest Elevation 2018-JMP-P1-NW-DR-A-4300 Rev P03	Northwest Elevation 2018-JMP-P1-NW-DR-A-4300 Rev P05	-
Southeast Elevation 2018-JMP-P1-SE-DR-A-4400 Rev P01	Southeast Elevation 2018-JMP-P1-SE-DR-A-4400 Rev P02	Southeast Elevation 2018-JMP-P1-SE-DR-A-4400 Rev P03	Southeast Elevation 2018-JMP-P1-SE-DR-A-4400 Rev P05	-
Building A Northwest Elevation 2018-JMP-1A-NW-DR-A-4500 Rev P01	Building A Northwest Elevation 2018-JMP-1A-NW-DR-A-4500 Rev P02	Building A Northwest Elevation 2018-JMP-1A-NW-DR-A-4500 Rev P03	Building A Northwest Elevation 2018-JMP-1A-NW-DR-A-4500 Rev P05	-

Building B Southeast Elevation 2018-JMP 1B SE DR A4600 Rev P01	Building B Southeast Elevation 2018-JMP 1B SE DR A4600 Rev P02	Building B Southeast Elevation 2018-JMP 1B SE DR A4600 Rev P02	Building B Southeast Elevation 2018-JMP-1B-SE-DR-A4600 Rev P05	-
Building A Cross Section AA 2018-JMP 1A AA DR A 5000 Rev P01	-	-	Building A Cross Section AA 2018-JMP-1A-AA-DR-A-5000 Rev P03	-
Building B Cross Section BB 2018-JMP 1B BB DR A 5100 Rev P01	-	-	Building B Cross Section BB 2018-JMP-1B-BB-DR-A-5100 Rev P03	-
Buildings A and B Long Section CC 2018-JMP P1 CC DR A 5200 P01	-	-	Buildings A and B Long Section CC 2018-JMP-P1-CC-DR-A-5200 P03	-
Building B Bay 01 Entrance 2018-JMP 1B NW DR A 6000 Rev P01	Building B Bay 01 Entrance 2018-JMP 1B NW DR A 6000 Rev P02	Building B Bay 01 Entrance 2018-JMP 1B NW DR A 6000 Rev P03	Building B Bay 01 Entrance 2018-JMP-1B-NW-DR-A-6000 Rev P04	-
Building B Bay 02 2018-JMP 1B SW-DR A 6100 Rev P01	Building B Bay 02 2018-JMP 1B SW-DR A 6100 Rev P02	Building B Bay 02 2018-JMP 1B SW-DR A 6100 Rev P03	Building B Bay 02 2018-JMP-1B-SW-DR-A-6100 Rev P04	-
Building B Bay 03 2018-JMP 1B SW-DR A 6200 Rev P01	Building B Bay 03 2018-JMP 1B SW-DR A 6200 Rev P02	Building B Bay 03 2018-JMP 1B SW-DR A 6200 Rev P03	Building B Bay 03 2018-JMP-1B-SW-DR-A-6200 Rev P04	-
			Building B Bay 05 2018-JMP-1B-SW-DR-A-6400 Rev -	-
			Building B Bay 06 2018-JMP-1B-SW-DR-A-6500 Rev -	-
<b>Landscape drawings (Detail – Phase 1) For Approval, including:</b>				
-	-	-	522-PT-MP-TYP-DR-L-PL-1011_Rev PL1	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1013_Rev PL1	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1001_Rev PL1	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1002_Rev PL1	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1991_Rev PL1	-
<b>Masterplan Landscape Drawings (For Information), including:</b>				
-	-	-	522-PT-MP-TYP-DR-L-PL-1001_Rev P21	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1002_Rev P08	-

-	-	-	522-PT-MP-TYP-DR-L-PL-1005_Rev P09	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1009_Rev P10	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1010_Rev P06	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1011_Rev P08	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1019_Rev P10	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1021_Rev P06	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1027_Rev P07	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1028_Rev P07	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1038_Rev P02	-
-	-	-	522-PT-MP-TYP-DR-L-PL-1039_Rev P02	-
Landscape GF/Mezzanine — Long Term 522-PT-MP-TYP-DR-L-PL-1013 Rev PL1	Landscape GF/Mezzanine — Long Term 522-PT-MP-TYP-DR-L-PL-1013 Rev PL2	Landscape GF/Mezzanine — Long Term 522-PT-MP-TYP-DR-L-PL-1013 Rev PL3	Landscape GF/Mezzanine – Long Term 522-PT-MP-TYP-DR-L-PL-1013 Rev P09	-
Landscape GF — Short Term 522-PT-MP-TYP-DR-L-PL-1014 Rev PL1	Landscape GF — Short Term 522-PT-MP-TYP-DR-L-PL-1014 Rev PL2	Landscape GF — Short Term 522-PT-MP-TYP-DR-L-PL-1014 Rev PL3	Landscape GF – Short Term 522-PT-MP-TYP-DR-L-PL-1014 Rev P10	-
Landscape 1st Floor — Podium level 522-PT-MP-TYP-DR-L-PL-1016 Rev PL1	Landscape 1st Floor — Podium level 522-PT-MP-TYP-DR-L-PL-1016 Rev PL2	Landscape 1st Floor — Podium level 522-PT-MP-TYP-DR-L-PL-1016 Rev PL3	Landscape 1st Floor – Podium level 522-PT-MP-TYP-DR-L-PL-1016 Rev P09	-
Landscape Roof Level 522-PT-MP-TYP-DR-L-PL-1017 Rev PL1	-	-	Landscape Roof Level 522-PT-MP-TYP-DR-L-PL-1017 Rev P07	-
-	Play Allocation 22-PT-MP-TYP-DR-L-PL-1031 Rev PL1	Play Allocation 22-PT-MP-TYP-DR-L-PL-1031 Rev PL2	Play Allocation 22-PT-MP-TYP-DR-L-PL-1031 Rev P08	-
-	-	-	Landscape Urban Greening Factor – 522-PT-MP-TYP-DR-L-PL-1006 Rev P15	-
-	-	-	Landscape SINC Areas - 522-PT-MP-TYP-DR-L-PL-1007 Rev P10	-
-	-	-	Landscape - 522-PT-MP-TYP-DR-L-PL-1008 Rev P10	-

-	-	-	Landscape Riverwall Strategy - 522-PT-MP-TYP-DR-L-PL-1025 Rev P08	-
-	-	-	Landscape Hardscape Strategy - 522-PT-MP-TYP-DR-L-PL-1018 Rev P07	-
-	-	-	Landscape Softspace Strategy - 522-PT-MP-TYP-DR-L-PL-1020 Rev P11	-
-	-	-	Landscape - 522-PT-MP-TYP-DR-L-PL-1030 Rev P10	-
<b>Proposed River Wall drawings, including:</b>				
Proposed Site Plan CW5210 Rev 00	-	-	Proposed Site Plan CW5210 Rev 01	-
Sections CW5211 to CW5223 Rev 00	-	-	-	-
<b>Other Documents:</b>				
<del>Schedules of accommodation (December 2018)</del>	-	<del>Schedules of accommodation, dated 28<sup>th</sup> June 2019</del>	<del>Updated Schedules of accommodation – May 2020</del>	Updated Schedule of Accommodation – June 2020
<del>Design and Access Statement (Volume 1: Outline) (December 2018)</del>	<del>Design and Access Statement (Volume 1: Outline) – May 2019</del>	<del>Design and Access Statement (Volume 1: Outline) – June 2019</del>	Design and Access Statement (Volume 1: Outline) (May 2020)	-
<del>Design and Access Statement (Volume 2: Phase 1) (December 2018)</del>	<del>Design and Access Statement (Volume 2: Phase 1) Addendum – May 2019</del>	<del>Design and Access Statement (Volume 2: Phase 1) Addendum – June 2019</del>	Design and Access Statement (Volume 2: Phase 1) Addendum (May 2020)	-
<del>Design and Access Statement (Volume 3: Design Codes) (December 2018)</del>	<del>Design and Access Statement (Volume 3: Design Codes) – May 2019</del>	<del>Design and Access Statement (Volume 3: Design Codes) – June 2019</del>	Design and Access Statement (Volume 3: Design Codes) (May 2020)	-
-	<del>Fosters + Partners Planning Revision Tracker (to explain edits to DAS Vol 1, DAS Vol 3, Tall Building Justification Report and Parameter Drawings) – May 2019</del>	<del>Fosters + Partners Planning Revision Tracker (to explain edits to DAS Vol 1, DAS Vol 3, Tall Building Justification Report and Parameter Drawings) – June 2019</del>	Fosters + Partners Planning Revision Tracker (to explain edits to DAS Vol 1, DAS Vol 3 and Design Codes) – May 2020	-
Planning Statement (December 2018)	<del>Addendum Planning, Density Management &amp; Employment Re-Provision Statement – May 2019</del>	<del>Revised Addendum Planning, Density Management &amp; Employment Re-Provision Statement – June 2019</del>	Addendum Planning, Density Management & Employment Re-Provision Statement – May 2020	Cover letter – June 2020
Statement of Community Involvement	Update Letter – May 2019	-	-	-
-	-	-	Social Values Report – May 2020	-

Environmental Statement (Volume 1: Main Report) (December 2018)	<del>Environmental Statement Addendum (Volume 1: Main Report) – May 2019</del>	<del>Environmental Statement Addendum (Volume 1: Main Report) – June 2019</del>	Environmental Statement Addendum (Volume 1: Main Report) – May 2020	ES letter of Conformity – June 2020
Environmental Statement (Volume 2: Part 1) (December 2018)	-	-	Environmental Statement Addendum (Volume 2: Part 1) – May 2020	-
Environmental Statement (Volume 2: Part 2) (December 2018)	<del>Environmental Statement Addendum (Volume 2: Part 2) May 2019</del>	<del>Environmental Statement (Volume 2: Part 2) June 2019</del>	Environmental Statement – Addendum (Volume 2: Part 2) – May 2020	-
Environmental Statement (Volume 3: Technical Appendices) (December 2018)	<del>Environmental Statement Addendum (Volume 3: Technical Appendices) – May 2019</del>	<del>Environmental Statement Addendum (Volume 3: Technical Appendices) – June 2019</del>	Environmental Statement Addendum (Volume 3: Technical Appendices) – May 2020	ES letter of Conformity – June 2020
Environmental Statement Non-Technical Summary (NTS) (December 2018)	<del>ES Addendum NTS – May 2019</del>	<del>ES Addendum NTS – June 2019</del>	ES Addendum Non-Technical Summary (NTS) – May 2020	-
<del>Tall Building Justification Statement (December 2018)</del>	<del>Tall Building Justification Statement – May 2019</del>	-	-	-
Independent Tall Buildings Statement (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
Energy and Sustainability Statement (including BREEAM and Overheating Analysis) (December 2018)	<del>Energy and Sustainability Statement Addendum – May 2019</del>	<del>Energy and Sustainability Statement Addendum – June 2019</del>	Energy and Sustainability Statement Addendum – May 2020	-
Light Within Report (December 2018)	<del>Letter of conformity (including updated results) – May 2019</del>	<del>Light Within Report Addendum – June 2019</del>	Light Within Report Addendum – May 2020	-
<del>Access Statement (December 2018)</del>	<del>Access Statement – May 2019</del>	<del>Access Statement – June 2019</del>	Access Statement – May 2020	-
Population Modelling Report (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
Employment Floorspace Re-provision Statement (December 2018)	<del>Addendum Planning, Density Management &amp; Employment Re-Provision Statement – May 2019</del>	<del>Addendum Planning, Density Management &amp; Employment Re-Provision Statement – June 2019</del>	Addendum Planning, Density Management & Employment Re-Provision Statement – May 2020	-
Economic Development Statement (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
Community Facilities Statement (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
River Wall Structural Survey (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	River Wall Structural Survey – May 2020	-
Safeguarded Wharf Report (December 2018)	<del>Safeguarded Wharf Report – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
<del>Aviation Safeguarding Assessment (December 2018)</del>	<del>Aviation Safeguarding Assessment – May 2019</del>	<del>Aviation Safeguarding Assessment – June 2019</del>	Aviation Safeguarding Assessment – May 2020	-

Aviation Safeguarding Assessment – Elevated Wildlife Hazard Risk Assessment (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
Demolition Method Statement (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
Piling Impact Assessment (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
Code of Construction Practice (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
Transport Assessment (December 2018)	<del>Transport Assessment Addendum – May 2019</del>	Transport Assessment Addendum – June 2019	Transport Assessment Addendum – May 2020	-
Construction Logistics Plan (December 2018)	Construction Logistics Plan Addendum – May 2019	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
Site Wide Delivery and Servicing Management Plan (December 2018)	-	<del>Letter of conformity – June 2019</del>	Site Wide Delivery and Servicing Management Plan Addendum – May 2020	-
<del>Arboricultural Survey and Impact Assessment (December 2018)</del>	Arboricultural Survey and Impact Assessment – May 2019	<del>Letter of conformity – June 2019</del>	Letter of conformity – May 2020	-
<del>Below Ground Drainage Strategy Phase 1 (December 2018)</del>	<del>Below Ground Drainage Strategy Phase 1 – May 2019</del>	<del>Below Ground Drainage Strategy Phase 1 – May 2019</del>	Below Ground Drainage Strategy Phase 1 – May 2020	-
Masterplan and Phase 1 Outline Fire Strategy (December 2018)	<del>Letter of conformity – May 2019</del>	<del>Letter of conformity – June 2019</del>	Letter of conformity (Masterplan) – May 2020 Phase 1 Fire Strategy (May 2020)	-
Density Management Plan (December 2018)	<del>Addendum Planning, Density Management &amp; Employment Re-Provision Statement – May 2019</del>	<del>Addendum Planning, Density Management &amp; Employment Re-Provision Statement – June 2019</del>	Addendum Planning, Density Management & Employment Re-Provision Statement – May 2020	-
-	-	Phase I Geoenvironmental & Geotechnical Assessment -June 2019	-	-
Affordable Housing Statement (January 2019)	-	<del>Affordable Housing Statement Revised – June 2019</del>	<del>Affordable Housing Statement Addendum – May 2020</del>	Affordable Housing Statement Addendum – June 2020
Independent Financial Viability Assessment (January 2019)	Viability Addendum Note – May 2019	Viability Addendum Note – June 2019	Viability Addendum Note – May 2020	Viability Addendum Note 2 – June 2020

**End**

## **Appendix 2**

**Appendix 3**

**Appendix 4**

**Appendix 5**