| Application | Address | Number of homes | Non-residential floorspace | Construction Phase | Site allocation | CIL Phase |
|---|---|---|---|---|---|---|
| 15/AP/1530 | 8-16 Sylvan Grove | 80 | 0 | Built | DM/61 | |
| 15/AP/1676<br>Rich Industrial Estate | Cromwell Street, Willow Walk | 276<br>190 | 19,668 | Under Construction<br>Approved | DM/2 | |
| 16/AP/1090 | 171-177 Asherton Road | 8 | 998 | Under Construction | DM/16 | |
| 16/AP/1536<br>Aber House | 179 Asherton Road | 9 | 166 | Built | DM/16 | |
| 16/AP/1649<br>Ivy Church Lane Garages | 262-266 Old Kent Road | 21 | 173 | Under Construction | DM/8 | |
| 16/AP/1235<br>Verona Service Station | 1 Verona Road | 57 | 228 | Built | DM/13 | |
| 17/AP/1646 | 636-636 Old Kent Road | 42 | 272 | Site cleared | DM/14 | |
| 17/AP/1670 | 18-19 Cromwell Street | 93 | 1835 | Under Construction | DM/2 | |
| 17/AP/1773<br>Malt Street | Malt Street regeneration site, land bounded by Blanше Road, Latona Road, Haymerle Road, Frensham Street and Malt Street | 1300 | 7000 | Approved | DM/10 | |
| 17/AP/1962 | 57 (Garage) Road | 9 | 750 | Approved | DM/10 | |
| 17/AP/1737 | 62 Heirloom Road | 86 | 1185 | Under Construction | DM/16 | |
| 17/AP/1938 | 6-12 Verney Road | 338 | 5294 | Approved subject to 106 | DM/13 | |
| 17/AP/1669<br>Sierra House | 2 Hatcham Road | 93 | 1302 | Approved subject to 106 | DM/16 | |
| 17/AP/1948 | 180 Asherton Road | 84 | 2351 | Under Construction | DM/16 | |
| 17/AP/1612 | 69-53 (Garage) Road | 183 | 3754 | Approved | DM/10 | |
| 17/AP/1996<br>Ngai's Wharf | Ngai's Wharf, Frensham Street | 153 | 1193 | Approved | DM/10 | |
| 15/AP/1529 | 313-319 Asherton Road* | 141 | 1326 | Approved | DM/16 | |
| 18/AP/0897<br>Ruby Triangle | Ruby Triangle Site, Land bounded by Old Kent Road, Ruby Street and Sandgate Street | 1152 | 9896 | Approved | DM/13 | |
| 18/AP/0196<br>Ruby/Sandgate Scheme | 689-695 Old Kent Road | 111 | 5611 | Approved subject to 106 | DM/13 | |
| 18/AP/0564 | 14 Peckham Park Road | 5 | 113 | Approved | DM/10 | |
| 18/AP/0746<br>Student housing scheme | 262 - 272 St James's Road* | 49 | 95 | Under Construction | DM/11 | |
| 18/AP/1431<br>Muslim Association of Nigeria | 363-364 Kent Road | 6 | 1513 | Approved | None | |
| 18/AP/1648 | 78-96 Ormside Street | 96 | 2068 | Approved | DM/16 | |
| 18/AP/1928<br>Former Petrol Station | 233-247 Old Kent Road | 24 | 390 | Under Construction | DM/7 | |
| 18/AP/0987 | 178-178 Old Kent Road | 6 | 0 | Approved | None | |
| 18/AP/2497 | 79-161 Asherton Road | 313 | 2267 | Approved subject to 106 | DM/16 | |
| 18/AP/2761 | 101-103 Asherton Road | 66 | 449 | Approved | DM/16 | |
| 18/AP/0246<br>Centrum Retail Park | Land at Centrum Retail park, 520 Old Kent Road | 1113 | 10819 | Approved subject to 106 | DM/10 | |
| 18/AP/3531<br>Southernwood Retail Park | Southernwood Retail Park, 2 Humphrey Street* | 141<br>183<br>65 | 12338 | Approved subject to 106 | DM/6 | |
| 18/AP/4003 | 3-5 Latona Road | 10 | 0 | Approved subject to 106 | DM/10 | |
| 16/AP/1995 | 2 Verona Road | 74 | 246 | Under Construction | DM/13 | |
| 16/AP/5266<br>Civic and Library | 596-608 Old Kent Road | 372 | 6522 | Approved subject to 106 | DM/10 | |
| 19/AP/1246 | 20 Cromwell Street | 9 | 0 | Approved | DM/2 | |
| 19/AP/1589<br>*Mixed use hotel | 221 New Kent Road* | 67 | 1,264 | Approved subject to 106 | None | |
| 19/AP/0994<br>VM site | 413 Old Kent Road | 154 | 1960 | Live Application | DM/17 | |
| 19/AP/1122<br>Aldi | 800 Old Kent Road | 168 | 1850 | Approved | DM/17 | |
| 19/AP/1238<br>Zamenhof Square | 747-759 Old Kent Road | 585 | 4771 | Approved subject to 106 | DM/18 | |
| 19/AP/1710<br>Carpenright | 651-657 Old Kent Road | 263 | 2096 | Approved subject to 106 | DM/13 | |
| 19/AP/1773<br>Leathorns | 237-255 Asherton Road | 254 | 2558 | Approved subject to 106 | DM/16 | |
| 19/AP/1598 | Balfour Road | 26 | 0 | Approved | D/M/1 | |
| 19/AP/2107<br>Delroy Business Park | 19-35 Sylvan Grove | 219 | 3084 | Approved subject to 106 | DM/18 | |
| 19/AP/1781<br>Chevron Apartments | 254-St James's Road | 141 | 0 | Live Application | DM/11 | |
| 20/AP/0169<br>Packet Homes | 8-10 Drovery Road | 416 | 1,647 | Refused - Appeal Lodged | DM/10 | |
| 20/AP/0208<br>JJB Justfeet, Lothome | 63-67 (Garage) Road* | 225 | 2375 | Approved subject to 106 | DM/10 | |
| 19/AP/1760<br>Packet Homes | Creeker House, Varney Road | 57 | 123 | Live Application | DM/13 | |
| 20/AP/0926<br>Disregard | 56-80 Drovery Road | 0 | 9300 | Live Application | DM/10 | |
| 19/AP/1760<br>Unknown | 14-20 Drovery Rd | 71 | 1060 | Approved subject to 106 | DM/10 | |
| 19/AP/1141 | 69-81 Old Kent Road | 9 | 276 | Live Application | None | |
| Tustin Estate Hidden Homes | 61 Old Kent Road | 141 | 0 | Approved | None | |
| 20/AP/0249 | Garages adjacent to Trundlich House, Rennie Estate | 69 | 0 | Approved subject to 106 | None | |
| 20/AP/1130 | 29-31 Page Walk | 8 | 0 | Live Application | DM/2 | |
| 20/AP/1913 | 143 Ormside Street | 0 | 409 | Live Application | None | |
| 20/AP/1701<br>HTC | 671-679 Old Kent Road* | 89 | 257 | Live Application | DM/13 | |
| 20/AP/1997 | Charlotte Court, 689 Old Kent Road | 9 | 0 | Live Application | None | |
| 20/AP/1167 | 566 Old Kent Road | 19 | 0 | Live Application | None | |
| 20/AP/1629 | 2 Cromwell Street | 5 | 153 | Live Application | DM/2 | |
| 20/AP/1919 | 260 Old Kent road | 5 | 0 | Live Application | None | |
| 20/AP/1996 | 258 Old Kent Road | 9 | 0 | Live Application | None | |
| 20/AP/1822 | 95 Haymerle Road | 60 | 623 | Live Application | DM/10 | |
| **Total Phase 1** | | **8382** | **95,572** | | | |
| **Total Phase 2** | | **402** | **1,950** | | | |
| **Total Excluded** | | **788** | **24,801** | | | |
| **Total** | | **9572** | **122,323** | | | |

## DEVELOPMENT PHASING

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 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 New Southwark Plan Infrastructure Plan and in the Old Kent Road Area Action Plan. Sites excluded are those which are 9 units or fewer, approved, built or under construction prior to 2018 and sites located nearer to other key transport corridors which would not rely on the A2.

| | |
|---|---|
| | Phase 1 |
| | Phase 2 |
| | Discounted from phasing |

## KEY

| | |
|---|---|
| | Pre-application advice |
| | Full application received/ validated/statutory consultation/ any reconsultation |
| | Planning committee |
| | S106 discussions ongoing |
| | Planning permission issued |
| | Site demolition / clearance<br>* Some demolition occurs before planning permission is granted if PD |
| | Indicative construction period<br>*excludes demolition |
| | Expected Completion |

## HEADLINE FIGURES

| | |
|---|---|
| **8,382** | **Phase 1 New homes approved, under construction or live applications** |
| **95,572** | **sqm of commercial floorspace approved, built, under construction or live applications** |
| **8,057** | **Current Phase 1 approvals** |
| **146** | **New Homes Built** |
| **711** | **New Homes Under Construction** |
| **1,126** | **Additional Phase 1 homes to come forward** |
| **9,508** | **Total homes within Phase 1** |

| | |
|---|---|
| **Q1** | January - March |
| **Q2** | April - June |
| **Q3** | July - September |
| **Q4** | October - December |

| | |
|---|---|
| **(number)*** | *To report on non conventional residential schemes (student schemes and hotels) the figures presented includes a conversion to residential on a 3:1 ratio. Where schemes are non conventional housing schemes an asterisk has been used to show a conversion has been made. The scheme at 262 St James' Road (18/AP/0156) takes into account permission granted prior to 2018 for 34 units hence it has been reduced for the purposes of phasing. |

Note on figures: Housing figures are reported in net and commercial figures are reported on in gross.