

Our Ref: MN/7451/App\_190521.  
19<sup>th</sup> May 2021

Bromley Town Planning  
Civic Centre  
Stockwell Close  
Bromley  
BR1 3UH

**F.A.O: Mr Russell Penn**

Dear Mr Penn,

**Re: Planning application at 69-71 Church Road, Anerley, Crystal Palace, SE19 2TA.**

On behalf of our client, we write in support of a Discharge of Conditions application for the proposals at 69-71 Church Road, Anerley, following approval, Ref: DC/19/03203/FULL1. The submitted information looks to approve conditions 4, 5, 7, 8, 10, 11, 12, 13 & 14 of the above permission.

I believe my colleague, Rob Colley, has spoken to you regarding this project and the subsequently approved flatted development behind (ref: DC/20/04432/FULL1) which will sit on the rear of this site thereby altering the landscaping elements of this front block application. We have therefore based the submitted information on the front part of the site only with the landscaping and amenity areas to be dealt with under the rear development's application. Once fully approved the two sites will be progressed concurrently during the construction stage. We trust this is a satisfactory way forward from your point of view.

The two projects have been combined onto the site plan so you can see the complete site, however the conditions being submitted with this application only relate to the front block. The site plan indicates the hard landscaping and exterior lighting proposals.

The drawing 7451-PD-100 show simplified plans with the exterior lighting as well as the bicycle store details. The elevations on drawing 7451-PD-101 indicate the exterior lighting and the proposed privacy screen to the roof terrace which will block any views to the other side of Church Road.

We also submit a drawing of the commercial unit's walls, floor and ceiling construction details and the proposed materials.

As such, to support this submission, the following documentation is being provided:

- 1) Application form completed and signed.
- 2) Schedule of External Materials Ref 7451-PD-MATERIALS\_13.05.21
- 3) Drawing 7451-PD-100 – Floor Plans/external lighting and Bicycle Store
- 4) Drawing 7451-PD-101 – Elevations
- 5) Drawing 7451-PD-102 – Shopfront
- 6) Drawing 7451-PD-103 – Site Plan



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**Rob Colley** MAPM ACIOB

**Paul Hagell**

**Rob Ranson** BA(Hons)  
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- 7) Drawing 7451-PD-104 – Commercial Unit's wall, floor & ceiling details
- 8) Construction Management Plan by AVF Construction

I hope the above and submitted information is satisfactory and we look forward to receiving confirmation of validation in due course. If there is anything further you require or wish to clarify, please do not hesitate to contact us.

Yours faithfully,

**MARK NIPPRESS**

Cc. Client