

Development Control
Croydon Council
Bernard Weatherill House,
8 Mint Walk,
Croydon
CR0 1EA

Dear George,

Development to the rear of 57 Warminster Road, Croydon, SE25 4DF

On behalf of our client, Croydon Churches Housing Association, and further to our discussions, please find enclosed a revised application for the above-mentioned address.

The application is made up of the following.

- Application Form.
- Site Location Plan.
- Planning Statement.
- Design and Access Statement.
- Proposed drawings.
- Arboricultural Report prepared by The Mayhew Consultancy.
- Heritage Impact Assessment prepared by Handforth Heritage.
- Energy Statement prepared by ConsultSustainability.
- Ecological Assessment/BNG Report prepared by The Ecology Partnership.
- Drainage Impact Assessment prepared by Tridax.
- Daylight/Sunlight Report prepared by Right of Light.
- Noise Impact Assessment prepared by Parker Jones Acoustic.
- Land Contamination Report prepared by Soils. (to be sent via WeTransfer)
- Transport Statement/Parking survey prepared by Motion.
- Fire Statement prepared by Robson Frankham.
- Biodiversity Net Gain prepared by The Ecology Partnership (to be sent via WeTransfer)



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The proposed scheme has been carefully considered to ensure full policy compliance. The changes are summarised as follows.

- Revised mix of units to include 3-bedroom apartments.
- Inclusion of a lift.
- Repositioning of the main entrance of the building.
- Reconfiguration of the landscape plan to include child play space provision and relocated refuse store.
- Clearly indicated private amenity space for all proposed units.
- Updated parking survey using the agreed methodology.
- Updated building design.

The proposals also now include the addition of a management plan as part of the refuse arrangements, which is detailed further in the supporting documents.

As discussed with your colleagues, Jan Slominski and Steve Dennington, this application forms part of much wider development strategy by CCHA to increase their provision of affordable housing across the Borough. Over the next 3 years, the proposals will bring forward an additional 60-70 much needed affordable housing units.

Should you require any further information or wish to discuss the proposals, please do not hesitate to contact me on 0208 309 2762 or daniel.burkin@frankham.com.

Yours Sincerely,

Daniel Burkin
On behalf of Frankham Projects
Enc.



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