

Andy Sloane

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Mr Bob McCurry  
Stantec UK Limited  
7 Soho Square  
London  
W1D 3QB

**Directorate of Regeneration,  
Enterprise & Skills**  
Woolwich Centre, 5th Floor,  
35 Wellington Street,  
London, SE18 6HQ

**24/0848/R**

19 March 2024

Dear Mr McCurry,

**Town & Country Planning Act 1990 (As Amended)**

**Town & Country Planning (Development Management Procedure)(England) Order 2015**

**Planning (Listed Buildings and Conservation Areas) Act 1990 (As Amended)**

**Planning (Listed Buildings and Conservation Areas) Regulations 1990 (As Amended)**

**Site:** The Ropeyard, Royal Arsenal Riverside, Plots D & K, Land between Duke of Wellington Avenue and Bereford Street, London SE18 6NP

**Applicant:** . Berkeley Homes (East Thames) Ltd

**Proposal:** Description of Development:

**Submission of Reserved Matters (Appearance, Landscaping, Layout and Design) pursuant to Condition 2 of planning permission reference 16/3025/MA, dated 17.03.2017, for residential units and non-residential floorspace within Plots D and K3, K4, K5, along with public / private landscaping details, car / cycle parking, refuse / recycling facilities and play provision.**

**The original application was accompanied by an Environmental Statement which was approved pursuant to Planning Permission Reference: 13/0117/O dated 19 June 2013 and by an Environmental Statement Addendum which was approved pursuant to Planning Permission Reference 16/3025/MA dated 17 March 2017. The current Submission of Reserved Matters is supported by an Environmental Compliance Report which provides further information to the Environmental Statement approved in 2013 as referred to above.**

**Description for consultation:**

**Submission of Reserved Matters (Appearance, Landscaping, Layout and Design) pursuant to Condition 2 of planning permission reference 16/3025/MA, dated 17.03.2017, for residential units and non-residential floorspace within Plots D and K3, K4, K5, along with public / private landscaping details, car / cycle parking, refuse / recycling facilities, and play provision, and the addition of condition of consent to support the provision of:**

**663 homes (Use Class C3) within Plots D and K3, K4, K5;**

**71 wheelchair adaptable/accessible homes;**

**959.1sqm non-residential floorspace located in Buildings D3, D5, K3 K4 and K5;**

**127 car parking spaces and 15 on-street accessible parking bays; and**

**1,262 long stay residential cycle spaces and 22 short stay visitor spaces, and 34 non-residential cycle spaces (12 long stay visitor cycle spaces and 22 short stay visitor cycle spaces).**

I acknowledge receipt of your application in respect of the above which was received as valid on 12 March 2024. I may have changed your description of the proposal to make it more clear, but if you are not satisfied please let me know.

I have until 11 June 2024 to deal with your application. If you have not been notified of any decision by then you can appeal to the Secretary of State for the Environment under section 78 of the Town and Country Planning Act 1990 (as amended). You should appeal within six months and you must use a form which you can get from the Planning Inspectorate at Chartroom, The Planning Inspectorate, Eagle Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN. This does not apply if your application has already been referred to the Secretary of State for the Environment.

### **What we do with your information**

We use the information provided to us to make decisions about the use of land in the public interest. Some information provided to us we are obliged under the regulations to make available on planning registers. This is a permanent record of our planning decisions that form part of the planning history of a site.

### **How we share your information**

We will make details of planning applications available online so that people can contribute their comments. We will sometimes need to share the information we have with other parts of the council - for example to establish how long a building has been used.

Thank you for your payment of £152,392.00.

Yours Faithfully  
Andy Sloane  
Development Management

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