



**Corporate Services, Finance & Governance**

Planning Division

Our ref: 24/AP/1136

Your ref: 1519-G

Contact: Maria Satyeva

Tel:

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Website: <http://planning.southwark.gov.uk>

Bolu Adefila  
Gerald Eve LLP  
One Fitzroy  
6 Mortimer Street  
London  
W1T 3JJ  
United Kingdom

Date: 23rd April 2024

Dear Sir/Madam,

**TOWN & COUNTRY PLANNING ACT 1990 (as amended)**  
**Application for Approval of Details Reserved by Condition**

<b>Reference No.:</b>	24/AP/1136
<b>Proposal:</b>	Partial discharge of Condition 12 (Flood defence structures) in relation to a scheme of condition survey only as required by planning permission ref. no. 22/AP/1602: Demolition of the existing building above ground and part-basement and redevelopment of the site to provide an 11-storey stepped building with roof top plant, plus a two storey basement, providing office, retail, restaurant and wellness uses alongside external terraces, landscaping, public realm works, new plant equipment, internal loading bays, cycle parking spaces and other associated works.
<b>Site Address:</b>	Red Lion Court, 46 - 48 Park Street, London

Your application is now valid and has been started from 23rd April 2024. The description of your development given in the title block above may be different from the one on your application form. Contact us if you would like the description to be amended.

I am the officer allocated to your application and you can contact me on . Please quote the planning reference number 24/AP/1136 when contacting me. The progress of your application can also be tracked using Southwark Council's online planning register, accessible from the following link: [www.southwark.gov.uk/planningregister](http://www.southwark.gov.uk/planningregister).

I may request additional information and/or revisions before deciding whether the application should be recommended for permission or refusal.

Planning law requires your application be determined in accordance with the development plan unless material considerations indicate otherwise. The development plan is accessible from the following link:  
<https://www.southwark.gov.uk/planning-and-building-control/planning-policy-and-guidance/development-plan> .

All relevant parties are now being consulted regarding your application and the council aims to issue a decision by 17th June 2024. However, if your application has not been determined by 17th June 2024, you have the right to appeal to the Secretary of State, either:

online at <https://www.gov.uk/government/organisations/planning-inspectorate> , or;  
by post to Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN.  
An appeal in this situation assumes the refusal of the application, even if it had intended to be granted. It is therefore, recommended that you consult your case officer before taking such action.

If you wish to appeal, use the Planning Inspectorate's online appeals service. To find out more, follow the link below. The Planning Inspectorate will publish your appeal details on its website, including the documents you submitted as part of your planning application, along with your completed appeal form and any other information required. Ensure any personal information provided belongs to you and that its publication is not an issue. If you provide information belonging to someone else make sure you have their permission. Further information about data protection and privacy matters is available on the Planning Inspectorate's website.

Please also find the Receipt appended to this letter.

Southwark Council are currently trialling a new application service for Lawful Development Certificate applications as part of the Government funded Reducing Invalid Planning Applications project. If you would like to submit your next Lawful Development Certificate application using this service, or would like further details about how the service works, please contact your Case Officer or the digital planning team at [digital.projects@southwark.gov.uk](mailto:digital.projects@southwark.gov.uk).

Yours faithfully,

*Maria Satyeva*  
Graduate Planner -

# RECEIPT

VAT Registration Number 235829444

I confirm that the Council has received the following:

<b>List of All Payments Received:</b>				
<b>Date Received</b>	<b>Fee Required (excl. VAT)</b>	<b>Amount Paid</b>	<b>Receipt No.</b>	<b>Payee Name</b>
19.04.2024	£145.00	£145.00		Bolu Adefila

<b>Summary:</b>			
<b>Total Amount Paid to Date:</b>	£145.00	<b>Amount to be Refunded:</b>	£ 0.00