

## **Schedule of Additional Modifications to the Lambeth Site Allocations Development Plan Document Proposed Submission Version (SADPD PSV)**

This schedule sets out proposed ‘additional modifications’ to the Lambeth SADPD PSV. Unlike main modifications, additional modifications do not relate to soundness and so are not considered as part of the examination process. They have not been recommended by the inspector, and are not being formally consulted on. They are shown here for information only, and comments received on these additional modifications will not be considered by the inspector.

Modifications are ordered by SADPD page number in these schedules for ease of cross-referencing with the SADPD document.

The proposed modifications are expressed in the form of ~~strike through~~ for deletions of text and **bold underlined** for additions of text.

## Proposed Additional Modifications

Mod. no.	Page no.	Site no.	Sub-section	Proposed modification	Reason for modification
AM01	5	n/a	Paragraph 1.17	Add text: “Heights in this document marked with ‘AOD’ (Above Ordnance Datum) have been measured from the national datum level, which is approximately sea level, as opposed to being measured from the local ground level. <b>This is included on sites where the terrain slopes significantly.</b> Those without the AOD suffix show the height relative to local ground level.”	To ensure the plan is clear and understandable by clarifying the use of different measurements for height.
AM02	13	1	Transport and access	Amend second bullet point as shown: " <del>South Lambeth Road</del> <b>Lambeth Palace Road</b> is part of the TfL Road Network (TLRN)".	The change is factual and corrects a previously mislabelled road name.
AM03	13	1	Flood risk	Amend first paragraph to read: "Wholly within the EA's Flood Zone 3 and 2100 Thames Tidal Breach Scenario, <del>although the site of Canterbury House is outside the 2005 Thames Tidal Breach Scenario.</del> "	The change is factual and is recommended by a statutory consultee (Environment Agency).

Mod. no.	Page no.	Site no.	Sub-section	Proposed modification	Reason for modification
AM04	14	1	Relevant planning history	<p>Add new text to read:</p> <p><b><u>"Land North And South Of Royal Street   05/01168/FUL - The demolition of the existing buildings and the erection of eight new buildings ranging in height from 20 to 5 storeys (generally reducing towards the park) to provide 641 residential units including (231 units - 407 bed spaces for key workers), a health facility (3,142 sq.m.) including a patients hotel, a nursery for NHS staff (766 sq.m.), accommodation for the families of sick children (1,780 sq.m.), ground floor retail and cafe uses (205 sq.m.), 209 off-street parking spaces, and associated landscaping, service and highway works. Granted 09/10/2007."</u></b></p> <p>At the bottom of the text, add:</p> <p><b><u>"Royal Street Site, South Bank London SE1 7LW 22/01206/EIAFUL - Demolition of the majority of existing buildings on Plots A, B, C &amp; D including</u></b></p>	The changes are factual and add contextual information about a relevant historic planning permission.

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				<b><u>Canterbury House, Stangate House, 10 Royal Street and 20 Carlisle Lane; part retention of existing buildings on Plot E and change of use and refurbishment of the railway arches (Plot F); comprehensive phased redevelopment of the site to provide a mixed use development of buildings 12-16 storeys in height containing commercial floorspace (including lab enabled floorspace), residential, and flexible, retail, community and office floorspace; enhanced public realm and pedestrian routes; re-location of listed sculpture. Granted 20/12/2023.”</u></b>	
AM05	18	1	Land uses	Amend first paragraph to read: “Development should <del>significantly</del> support the delivery of the Waterloo SC1 cluster and include no fewer than 129 self-contained residential units, to replace the existing quantum of homes on the site.”	Unnecessary word removed.
AM06	21	1	Community safety	Amend first sentence:	To clarify that the policy referenced is in the Lambeth Local Plan.

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				“The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	
AM07	26	Site 2	Transport and access	Amend sixth bullet point as shown: " <del>South Lambeth Road</del> <b>Lambeth Palace Road</b> is part of the TfL Road Network (TLRN)".	The change is factual and corrects a previously mislabelled road name.
AM08	34	2	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	To clarify that the policy referenced is in the Lambeth Local Plan.
AM09	39	Site 8	Transport and access	Add new sixth bullet point to read: " <b>Stamford Street is part of the TfL Road Network (TLRN)</b> "	The change is factual and provides additional contextual information regarding the TfL Road Network adjacent to the site.

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AM10	45	8	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	To clarify that the policy referenced is in the Lambeth Local Plan.
AM11	46	8	Flood risk mitigation	Amend second paragraph: “A site-specific Flood Risk Assessment ( <b>FRA</b> ) will be required as part of a planning application and flood risk should be verified by site-specific breach inundation flood levels, to determine more accurate flood depths at precise locations. The FRA will also need to confirm that the flood risk identified in modelling is likely due to an anomaly in the topography due to the presence of an exposed below ground level; and demonstrate that the site is safe.”	To add clarity by providing a definition of the term ‘FRA’ which is used later in the paragraph.

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AM12	51	9	Relevant planning history	<p>Under 'Adjacent to the site – 72 Upper Ground' add new text to read:</p> <p><b><u>"17/03986/FUL   Demolition of existing buildings and the construction of two new buildings (up to 14 storeys and 31 storeys in height with two basement levels) for the provision of circa. 44,434 sq.m of offices (Use Class B1), 3,634 sq.m of television studios (Sui Generis), 216 sq.m of retail (Use Class A1) and 213 residential dwellings (Use Class C3) with associated vehicle and cycle parking, access works, servicing and landscaping. Granted 03/05/2018."</u></b></p> <p>Amend text as follows:</p> <p>"21/02668/EIAFUL – Demolition of all existing buildings and structures for a mixed-use redevelopment comprising offices, cultural spaces and retail uses with associated public realm and landscaping, servicing areas, parking</p>	The changes are factual. The first adds contextual information about a relevant historic planning permission, and the second updates the text in response to a planning permission that was issued after the SADPD had been printed for Regulation 19 consultation.

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				and mechanical plant. <del>Decision pending</del> <b>Approved 04/03/2024."</b>	
AM13	56	9	Community safety	Amend first sentence: "The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism."	To clarify that the policy referenced is in the Lambeth Local Plan.
AM14	69	17	Employment and skills	Amend second paragraph: "Given the requirement to provide workspace on this site within the Brixton Creative <b>Enterprise</b> Zone, there is a particular opportunity to provide jobs and skills training for local people in the creative industries."	To reflect the correct name of the zone and ensure consistency with the Lambeth Local Plan.
AM15	70	17	Community safety	Amend first sentence: "The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention	To clarify that the policy referenced is in the Lambeth Local Plan.

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				and Counter Terrorism.”	
AM16	71	17	Flood risk mitigation	Amend third paragraph: “It is expected that finish <del>flood</del> <b>floor</b> levels and/or threshold levels are at a minimum of 300mm above the 1 per cent AEP flood.”	To correct a typographical error.
AM17	78	20	Building design, views and townscape	Amend first paragraph: “The site is not appropriate for a tall <b>building development</b> , defined as over 45m in this location.”	For clarity and consistency of language.
AM18	79	20	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	To clarify that the policy referenced is in the Lambeth Local Plan.
AM19	88	21	Employment and skills	Amend second paragraph: “Given the requirement to provide workspace on this site within the Brixton Creative <b>Enterprise</b> Zone, there is a particular opportunity to provide	To reflect the correct name of the zone and ensure consistency with the Lambeth Local Plan.

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				jobs and skills training for local people in the creative industries.”	
AM20	90	21	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	To clarify that the policy referenced is in the Lambeth Local Plan.
AM21	98	3	Neighbour context	Amend first paragraph to read: “The retail properties on the north side of Leigham Court Road between the site and Streatham High Road are generally single storey although 29–33 Leigham Court Road is two-storey, <b>with residential on the first floor and a ground floor garden adjoining the site.</b> ”	The change is factual and clarifies the situation about a neighbouring property.
AM22	104	3	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent	To clarify that the policy referenced is in the Lambeth Local Plan.

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				crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	
AM23	111	18	Description of the current character	<p>Amend text to read:</p> <p><del>“A series of unrelated plots and dead-end routes comprising a</del> Large area between York Hill and Lansdowne Hill <b>comprising the Norwood Road frontage and a series of unrelated plots to the back, serviced by dead-end routes.</b> The Norwood Road frontage, within the primary shopping area of West Norwood town centre, is lined with Victorian and 20th Century commercial premises, including a large retail <del>shed</del> store. Within the <b>back of the</b> site are <del>pockets of existing housing,</del> commercial garages, warehouses <del>ing,</del> <b>and</b> a car park. Current buildings do not optimise the potential of the site given its town centre location; <del>nor</del> provide a strong active frontage on the high street.</p> <p>The site <b>is a sloping site that sits</b> at the foot of York Hill and <b>presents a significant</b> ground levels</p>	Description of the site in its current configuration was perceived as unduly negative.

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				step-significantly on the western boundary with the York Hill Estate. For this reason, heights are given in both metres from ground level and in metres Above Ordnance Datum (AOD)-height. The latter combines the building height and the height above sea level of the <del>site</del> <b>ground level</b> itself.”	
AM24	118	18	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	To clarify that the policy referenced is in the Lambeth Local Plan.
AM25	123	7	Heritage assets	Add final paragraph: “ <b><u>The stock brick wall separating the two parts of the site is a remnant of the old workhouse but is outside the conservation area and isolated from all the surviving historic buildings. Given its limited historic interest, it is not considered to be a heritage asset.</u></b> ”	The change clarifies that the existing brick wall is not a heritage asset, as previously detailed within the design evidence paper.

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AM26	130	7	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	To clarify that the policy referenced is in the Lambeth Local Plan.
AM27	146	22	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	To clarify that the policy referenced is in the Lambeth Local Plan.
AM28	146	22	Flood risk mitigation	Amend second paragraph: “Residential properties at ground level may need to be located outside the area at risk of surface water flooding or raised to limit ingress of water (e.g. raise finish <del>flood</del> <b>floor</b> levels or property thresholds to 300mm above flood depth elevation or situate residential properties above ground floor). [...]”	To correct a typographical error.

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AM29	154	23	Land uses	Amend fourth bullet point: “Flexible and creative workspace uses along Junction Yard adjacent to the railway arches. <b>Main town</b> <del>Town</del> centre uses are not appropriate in this part of the site as it is outside the town centre.”	To ensure the policy wording is consistent with the NPPF.
AM30	156	23	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	To clarify that the policy referenced is in the Lambeth Local Plan.
AM31	168	24	Community safety	Amend first sentence: “The building design must consider the need for any enhanced protective security measures that could increase community safety and prevent crime in light of <b>Local Plan</b> Policy Q3 Safety, Crime Prevention and Counter Terrorism.”	To clarify that the policy referenced is in the Lambeth Local Plan.