

Your Ref:
Our Ref: 21/04356/FUL

Case Officer: Mr Jeff Holt
Phone: 020 7926 1194
Email: Jholt@lambeth.gov.uk

The Occupier

Lambeth Planning
PO Box 734
Winchester
SO23 5DG

28th October 2022

Dear Sir / Madam,

This letter notifies you of a proposed development that may affect your property.

Site:	Woodlands Nursing Home 1 Dugard Way London LONDON SE11 4TH
Proposed Development:	<p>Redevelopment of the former Woodlands and Masters House site retaining the Masters House and associated ancillary buildings; demolition of the former care home; the erection of a central residential block ranging in height from three to 14 storeys, and peripheral development of 2-4 storeys in height, to provide residential units, together with servicing, disabled parking, cycle parking, landscaping, new public realm, a new vehicular and pedestrian access, and associated works.</p> <p>Information for the purposes of consultation: The development would include 126 residential units comprising 14 x studio, 53 x 1-bed, 50 x 2-bed, 7 x 3-bed units and 2 x 4-bed units</p> <p>REASON FOR RECONSULTATION: Financial viability appraisal submitted</p>
Applicant:	Neil Sams

The council has received this application for development, submitted under the: TOWN AND COUNTRY PLANNING ACT 1990 (and associated legislation). As a local resident or business you may wish to comment on this proposal before a decision is made.

Finding out more

Details of planning applications, including the drawings and any other related documents can be viewed on the council's website (www.lambeth.gov.uk/planningdatabase). Our website also provides detailed information about the planning process, a frequently asked questions page, details of council policies relating to development (Lambeth Local Plan 2020-2035 (September 2021)) and links to other useful Planning websites.

You can register to the tracker function on our planning application database for alerts and progress of the application, including committee meetings dates and decisions. It is the responsibility of residents or interested parties to keep themselves updated on the progress of the application via our website (www.lambeth.gov.uk/planningdatabase). The decision notice will be available to view online with the planning

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Facsimile 020 7926 1171
www.lambeth.gov.uk
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documents.

Please allow 3 days from the receipt of this letter before documents are available to view on our online Planning applications database. A list of who were consulted can be viewed online with the planning documents.

Commenting on the application

Comments are to be submitted online through our Planning applications database (www.lambeth.gov.uk/planningdatabase) and searching for the application reference:21/04356/FUL. Careful consideration is given to all comments received, however, we will only acknowledge receipt of comments that are sent electronically.

YOUR COMMENTS WILL BE VIEWABLE TO THE PUBLIC VIA THE PLANNING APPLICATIONS DATABASE, PLEASE DO NOT INCLUDE ANY PERSONAL DETAILS WITHIN YOUR COMMENT.

Please ensure that we receive your comments by 11 November 2022.

Comments that can be taken into consideration

In assessing planning applications, the council can only take into account comments which relate to planning matters, such as government and council planning policy or advice, the effect the development may have on the environment and the amenity of other people. We cannot take into account loss of property value, matters which are regulated by other legislation, private disputes between neighbours, matters covered by leases or covenants, party wall agreements, the impact of construction work, or competition between firms.

Important points to note

Under the Local Government (Access to Information) Act 1985, your reply, including your name, address and comments are open to inspection by the public, and in the event of an appeal will be referred to the Secretary of State for Communities and Local Government. Confidential comments cannot be taken into account when determining an application.

If you are not the sole owner of the property please forward a copy of this letter to the owner.

Who to contact

To discuss this application, please contact the Case Officer, **Mr Jeff Holt**, on telephone number **020 7926 1194**, or via email: Jholt@lambeth.gov.uk.

Regards,

Lambeth Planning