

Lambeth Commercial Development Pipeline Report 2018/19

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Introduction

Lambeth's Commercial Development Pipeline Report details changes to the amount of employment floorspace in Lambeth during 2018/19, specifically B Class uses. It looks at changes that have occurred through planning permissions for the demolition of existing buildings, erection of new buildings and changes in the use of retained properties.

The information is presented in a series of summary tables which detail employment floorspace lost and gained during 2018/19, for the various stages of the development pipeline, through different types of development and in different locations. At the end of the report are a series of schedules (Tables 20-23) detailing all relevant permissions, including a breakdown of floorspace lost or gained by specific use class.

Information on development progress was obtained from Valuation Office Agency (VOA) Business Rates records, from Lambeth's Street Naming and Numbering and Building Control teams and from site visits.

If you have any questions or require any further information, please contact planningpolicy@lambeth.gov.uk.

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Explanations and Abbreviations Used

Use Classes

This report concentrates on use classes B1a, B1b, B1c, B2 and B8.

Use Class	Description
B1a	Offices
B1b	Research & Development, Studios, Laboratories
B1c	Light Industry
B2	General Industry
B8	Storage & Distribution

In the schedules (tables 20-23), the category 'Other' includes the following use classes, but not hotels (C1) or residential development (Use classes C2, C3 and C4).

Use Class	Description
A1	Shops
A2	Financial and Professional Services
A3	Restaurants and Cafes
A4	Drinking Establishments
A5	Hot food Takeaways
D1	Non-residential Institutions
D2	Assembly and Leisure
Sui Generis	Use not within a specific use class

Existing, Gross and Net

As used in the summary tables and schedules, 'Existing' refers to the amount of floorspace prior to development, 'Gross' refers to the total amount of floorspace proposed in each permission and 'Net' refers to the amount of floorspace lost or gained (ie the difference between the Gross and Existing). It does not include any area external to the building(s).

Floorspace measurements

Floorspace measurements are the Gross Internal Area (GIA), which is the internal area of the building, including circulation and service space such as lifts and floorspace devoted to corridors, toilets and storage. Unless otherwise stated, all measurements are in square metres (sqm).

KIBAs

Key Industrial Business Areas (KIBAs) are Lambeth's 'Locally Significant Industrial Sites' (as defined in the London Plan) and are important employment-generating areas. They are afforded additional protection through their designation in the Lambeth Local Plan (Policy ED1). KIBAs are safeguarded for business, industrial, storage and waste management uses, which include green industries and other compatible commercial uses. Large scale retail is excluded.

Prior Approvals for Change of Use to Residential

In May 2013, a permitted development right was introduced that allows B1a (office) floorspace to change use to C3 (residential) without going through the full planning application process. Initially this was a temporary measure lasting three years, but was made permanent in March 2016.

This type of permitted development applies to most of Lambeth, except for the area covered by the London Plan's Central Activities Zone (CAZ). This means that Bishop's ward and parts of Prince's and Oval wards were exempt. However, in March 2016, the government announced that the previous provision for exempt areas would not be continued, and the exemptions would expire in May 2019.

To address this issue, Lambeth has made and confirmed an Article 4 direction to protect offices in the Central Activities Zone (as it relates to Lambeth) from change of use to residential without an application for planning permission first needing to be made to and approved by the LPA. This direction came into force in May 2019. Lambeth also previously made and subsequently confirmed an Article 4 Direction which applies to the whole of Brixton town centre, some sites in Clapham town centre, and the whole or part of 10 areas known as KIBAs.

Several other types of permitted development right have also been introduced, including storage/distribution (B8) to residential and light industrial (B1c) to residential.

As the council considers it important to monitor the loss of employment floorspace through this type of development, Prior Approvals for change of use from B1a, B1c and B8 to residential have been included as a separate development type category within the summary tables. Please note that this type of development will be referred to as 'Prior Approvals' throughout this report.

Commentary

Completions

There was a net loss in completed employment floorspace in 2018/19, reverting back to the trend seen in nine of the past ten years. Completed development in 2018/19 resulted in a net loss of 41,502 sqm of employment floorspace across all classes. The vast majority of this was B1a (office) floorspace, accounting for a net loss of 38,311 sqm. There was also a net loss of 413 sqm of B1c (light industrial), 1,250 sqm of B2 (general industrial) and 1,528 sqm of B8 (storage and distribution). There was no completed development involving the B1b (Research & Development) category.

The total amount of new B1a floorspace was 14,402 sqm, with 1,606 sqm of new B1c floorspace completed. This B1a figure was around half as much as the figure in 2017/18. 15 sqm of new B8 floorspace was completed in 2018/19. No new B1b or B2 floorspace was completed.

The majority of new B1a floorspace completed was through new build (60%). However new build office space completed was significantly lower than the quantum of existing floorspace lost through development, resulting in a net loss of 37,392 sqm in new build developments.

In total 41,989 sqm of employment floorspace was lost to residential, across all use classes. The majority of this was to B1a (39,093 sqm). Prior Approvals from B1a to Residential resulted in the loss of 1,513 sqm. This was a significantly smaller loss than in the previous two years (4,599 sqm in 2017/18 and 15,623 sqm in 2016/17). 103 sqm of B1c and 496 sqm of B8 were also lost through prior approvals to residential during 2018/19.

Within KIBAs, there was a total net loss of 96 sqm of employment floorspace, from one prior approvals involving B1a floorspace.

The largest loss of B class floorspace was in Prince's ward, due to the redevelopment of Hampton House, 20 Albert Embankment and 22-29 Albert Embankment. This was followed by Brixton Hill. The largest net gain was in Clapham Town due to the approval of a Certificate of Lawfulness (existing) with respect to the use of 1a Nelsons Row as artists studios and workspaces (Class B1(c)).

Under Construction

There is a significant quantity of new employment floorspace under construction (253,117 sqm), which will result in a net gain of 103,527 sqm across all B class uses on completion. This is the highest figure in the last decade.

The majority of the floorspace involved is B1a (office). In total, 233,689 sqm of new office floorspace is under construction, with a resultant net gain of 107,595 sqm floorspace. Developments that are currently under construction would result in a net loss of 2,960 sqm of B1c and 3,173 sqm of B2 floorspace. However, there would be a net gain of 2,065 sqm of B8 floorspace. There is no developments with either a loss or gain of B1b floorspace.

Prior approval schemes that are currently under construction would result in the change of use of 3,001 sqm of B1a and 204 sqm of B8 floorspace to residential if completed. Within KIBAs there is 6,795 sqm of gross new floorspace under construction, which will result in a net gain of 5,229 sqm. This includes a net gain 290 sqm of B1a floorspace and 780 sqm of B1c and 4,159 sqm of B8.

The biggest changes in the quantum of employment floorspace are occurring in the north of the borough. Bishop's ward has the highest net gain (70,898 sqm), due in part to the redevelopment of the Shell Centre and Elizabeth House (although this permission is not expected to be built out). Oval will also have a significant net gain (33,884 sqm) as a result of schemes such as Vauxhall Square. The largest net loss changes are taking place in Prince's ward (-5,548 sqm) as a result of the refurbishment and conversion of Westminster Tower.

Unimplemented

The quantum of gross employment floorspace with unimplemented permission is 78,773 sqm. This is the lowest figure for 5 years. The vast majority (96%) of this is B1a. A significant proportion (59%) of gross B1a yet to be started is in a single scheme - the redevelopment of The London Television Centre in Waterloo, although this is not expected to be implemented.

Should all unimplemented permissions be completed, they would result in a net gain of 20,185 sqm of floorspace across all the B class uses. This includes a net gain of 30,817 sqm of office floorspace but a net loss of 178 sqm of B1b, 5,516 sqm of B1c, 1,695 sqm of B2 and 3,243 sqm of B8.

Within KIBAs, unimplemented permissions would result in an overall net gain of 7,737 sqm of employment floorspace, including a net gain of 9,560 sqm of B1a and 157 sqm of B8, no net change in B1b, but a net loss in B1c and B2. Prior Approvals in KIBAs account for a net loss of 1,364 sqm of employment space. Outside of KIBAs there is a net gain of 21,257 sqm of B1a office space however there was a net loss of all other types of B class floorspace. This results in an overall net gain of 12,448 sqm of employment floorspace outside of KIBAs.

Bishop's ward had the largest net gain in employment floorpace (26,572 sqm), mainly due to the London Television Centre permission. Brixton Hill ward had the largest net loss (-8,339 sqm), mainly due to the permission for the redevelopment of Olive Morris House, which accounts for a loss of 6,909 sqm of B1a floorspace.

Approvals

In 2018/19, a total of 78,376 sqm of employment floorspace was approved, which is the highest figure since 2015/16. If completed, these permissions would result in the net gain of 38,577 sqm of employment floorspace, the highest net gain figure of the past decade. The vast majority of new employment floorspace approved is for offices (71,646 sqm). These permissions would result in a net gain of 37,739 sqm of B1a floorspace and 848 sqm of B1c floorspace. There would be no net change in B1b and B2 floorspaces, with a minor net loss of B8 floorspace (-10 sqm).

Within KIBAs, 16,338 sqm of gross employment floorspace was approved. This is the highest figure in the past decade. These permissions would result in a net gain of 13,111 sqm across all use types, if all were completed. There is a potential net gain of 9,728 sqm of office space and 3,383 sqm of warehouse (B8), with no net changes of B1b, B1c and B2 floorspaces.

Commercial Development Pipeline Summary Tables

Section A Completions

Table 1. Completed Floorspace by Use Class

Use Class	No. of permissions with existing employment floorspace affected by development	Total existing floorspace affected by development (sqm)	No. of permissions with proposed new employment floorspace	Total proposed new floorspace (sqm)	Net change in employment floorspace (sqm)
B1a	21	52,713	14	14,402	-38,311
B1b	0	0	0	0	0
B1c	3	2,019	3	1,606	-413
B2	3	1,250	0	0	-1,250
B8	2	1,543	1	15	-1,528
Total	28	57,525	17	16,023	-41,502

Table 2. Completed Prior Approvals by Use Class

Prior Approval Type	No. of Prior Approvals	Net Floorspace (sqm)
B1a to C3	10	-1,513
B1c to C3	1	-103
B8 to C3	1	-496
Total	12	-2,112

Chart 1. Completed Floorspace by Use Class

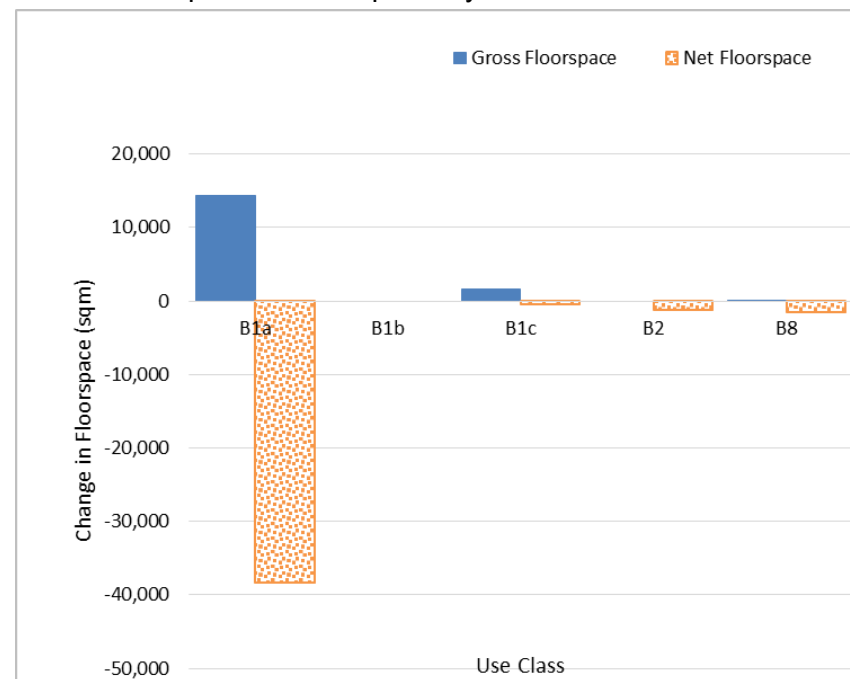


Table 3. Completed Floorspace by Development Type & Use Class

Use Class	New Build			Change of Use			Prior Approval			Total		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
B1a	46,066	8674	-37,392	5,134	5,728	594	1,513	0	-1,513	52,713	14,402	-38,311
B1b	0	0	0	0	0	0	0	0	0	0	0	0
B1a	1,331	0	-1,331	585	1,606	1,021	103	0	-103	2,019	1,606	-413
B2	1,250	0	-1,250	0	0	0	0	0	0	1,250	0	-1,250
B8	1,047	0	-1,047	0	15	15	496	0	-496	1,543	15	-1,528
Total	49,694	8,674	-41,020	5,719	7,349	1,630	2,112	0	-2,112	57,525	16,023	-41,502

Chart 2. Net Completed Floorspace by Development Type

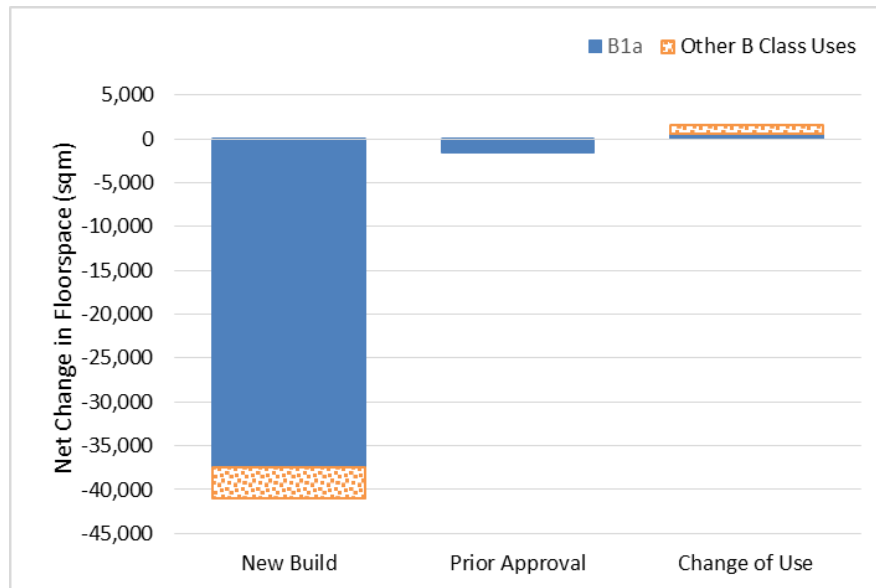


Table 4. Completed Floorspace in KIBAs and Outside KIBAs by Use Class

Location	Within KIBA			Outside KIBA			Total		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
B1a	96	0	-96	52,617	14,402	-38,215	52,713	14,402	-38,311
B1b	0	0	0	0	0	0	0	0	0
B1c	0	0	0	2,019	1,606	-413	2,019	1,606	-413
B2	0	0	0	1,250	0	-1,250	1,250	0	-1,250
B8	0	0	0	1,543	15	-1,528	1,543	15	-1,528
Total	96	0	-96	57,429	16,023	-41,406	57,525	16,023	-41,502

Chart 3. Completed Floorspace in KIBAs and Outside KIBAs

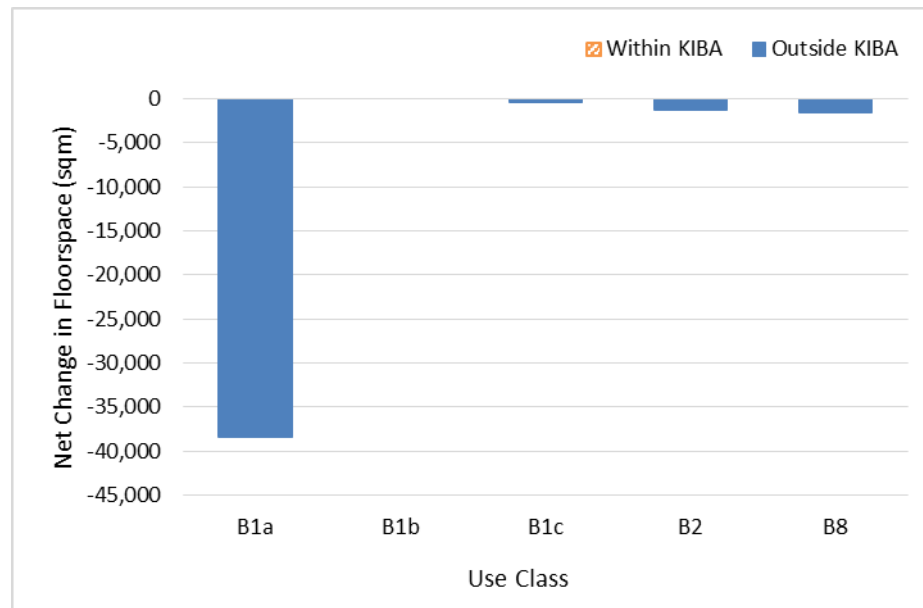


Table 5. Floorspace Lost to Completed Residential Developments

Location	Permission Type	No. of permissions with existing employment floorspace affected by residential development	Net Change in employment floorspace					
			B1a	B1b	B1c	B2	B8	Total
Within KIBA	Prior Approval	1	-96	0	0	0	0	-96
	Other	0	0	0	0	0	0	0
Outside KIBA	Prior Approval	11	-1,417	0	-103	0	-496	-2,016
	Other	26	-37,580	0	0	-1,250	-1,047	-39,877
Total	Prior Approval	12	-1,513	0	-103	0	-496	-2,112
	Other	26	-37,580	0	0	-1,250	-1,047	-39,877

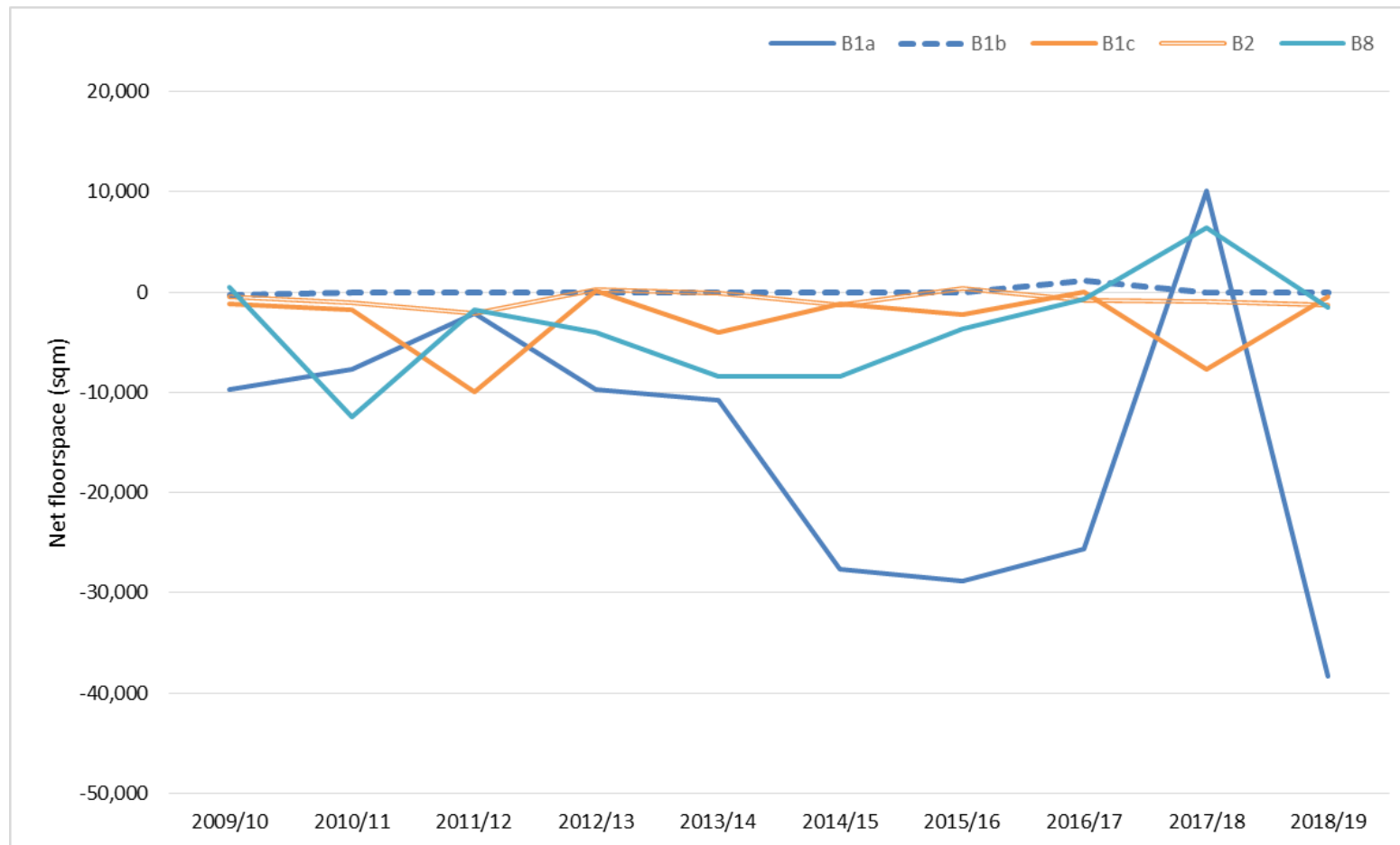
Table 6. Completed Floorspace by Ward

Ward	Gross						Net					
	B1a	B1b	B1c	B2	B8	Total	B1a	B1b	B1c	B2	B8	Total
Bishop's	528	0	0	0	0	528	-4,616	0	0	0	0	-4,616
Brixton Hill	0	0	0	0	0	0	-9,575	0	0	-955	0	-10,530
Clapham Common	64	0	0	0	0	64	-103	0	0	0	0	-103
Clapham Town	0	0	1040	0	0	1,040	-874	0	1,040	0	0	166
Coldharbour	1296	0	0	0	0	1,296	1,296	0	-1,434	0	0	-138
Ferndale	4217	0	0	0	0	4,217	53	0	0	0	0	53
Gipsy Hill	0	0	0	0	0	0	-63	0	0	0	0	-63
Herne Hill	0	0	0	0	0	0	0	0	0	0	0	0
Knight's Hill	0	0	0	0	0	0	0	0	0	0	0	0
Larkhall	0	0	348	0	0	348	-349	0	348	0	0	-1
Oval	177	0	0	0	0	177	-28	0	0	-238	0	-266
Prince's	7886	0	218	0	0	8,104	-24,286	0	-367	0	0	-24,653
St. Leonard's	166	0	0	0	0	166	166	0	0	0	-496	-330
Stockwell	0	0	0	0	0	0	0	0	0	-57	0	-57
Streatham Hill	68	0	0	0	15	83	68	0	0	0	15	83
Streatham South	0	0	0	0	0	0	0	0	0	0	0	0
Streatham Wells	0	0	0	0	0	0	0	0	0	0	0	0
Thornton	0	0	0	0	0	0	0	0	0	0	0	0
Thurlow Park	0	0	0	0	0	0	0	0	0	0	-1,047	-1,047
Tulse Hill	0	0	0	0	0	0	0	0	0	0	0	0
Vassall	0	0	0	0	0	0	0	0	0	0	0	0
Total	14,402	0	1606	0	15	16,023	-38,311	0	-413	-1250	-1528	-41,502

Table 7. Rolling Annual Summary of Completed Floorspace by Use Class

Year	B1a			B1b			B1c		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2009/10	36,013	26,330	-9,683	393	82	-311	2,368	1,207	-1,161
2010/11	19,172	11,498	-7,674	100	0	-100	1,753	0	-1,753
2011/12	4,742	2,585	-2,157	0	0	0	10,211	247	-9,964
2012/13	15,421	5,654	-9,767	0	0	0	53	228	175
2013/14	16,960	6,185	-10,775	0	0	0	4,074	0	-4,074
2014/15	31,379	3,709	-27,670	0	0	0	1,860	731	-1,129
2015/16	38655	9864	-28,791	0	0	0	2,414	128	-2,286
2016/17	47,274	21,651	-25,623	0	1,135	1,135	210	214	4
2017/18	18,845	28,907	10,062	0	0	0	7,707	0	-7,707
2018/19	52,713	14,402	-38,311	0	0	0	2,019	1,606	-413
Total	281,174	130,785	-150,389	493	1,217	724	32,669	4,361	-28,308
Year	B2			B8			Total		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2009/10	513	0	-513	2,508	2,965	457	24,046	14,463	-9,583
2010/11	1,071	0	-1,071	14,479	1,978	-12,501	30,503	4,810	-25,693
2011/12	2,141	0	-2,141	1,744	0	-1,744	19,359	5,882	-13,477
2012/13	0	268	268	4,130	88	-4,042	25,164	6,541	-18,623
2013/14	401	298	-103	10,885	2,533	-8,352	32,320	9,016	-23,304
2014/15	1,345	0	-1,345	9,091	650	-8,441	43,675	5,090	-38,585
2015/16	100	529	429	9,763	6,086	-3,677	50,932	16,607	-34,325
2016/17	826	50	-776	751	0	-751	49,061	23,050	-26,011
2017/18	948	0	-948	4,878	11,275	6,397	32,378	40,182	7,804
2018/19	1,250	0	-1,250	1,543	15	-1,528	57,525	16,023	-41,502
Total	8,595	1,145	-7,450	59,772	25,590	-34,182	364,963	141,664	-223,299

Chart 4. Net Floorspace Completed 2009-2019



Section B

Under Construction

Table 8. Floorspace Under Construction by Use Class

Use Class	No. of permissions with existing employment floorspace affected by development	Total existing floorspace affected by development (sqm)	No. of permissions with proposed new employment floorspace	Total proposed new floorspace (sqm)	Net change in employment floorspace (sqm)
B1a	23	126,094	30	233,689	107,595
B1b	0	0	0	0	0
B1c	4	5,143	3	2,183	-2,960
B2	3	3,298	1	125	-3,173
B8	13	15,055	2	17,120	2,065
Total	37	149,590	33	253,117	103,527

Table 9. Prior Approvals Under Construction by Use Class

Prior Approval Type	No. of Prior Approval Schemes	Net change in Floorspace (sqm)
B1a to C3	2	-3,001
B1c to C3	0	0
B8 to C3	1	-204
Total	3	-3,205

Chart 5. Floorspace Under Construction by Use Class

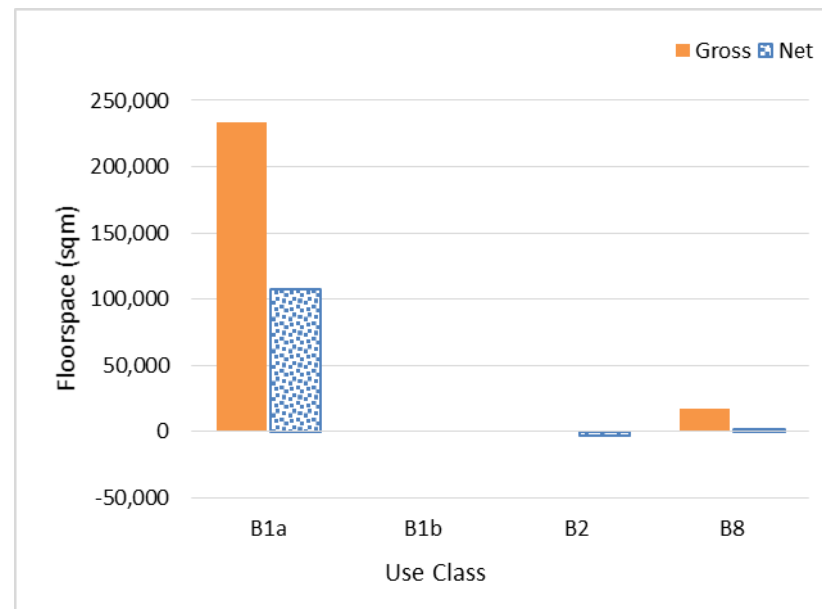


Table 10. Floorspace Under Construction in KIBAs and Outside KIBAs by Use Class

Location	Within KIBA			Outside KIBA			Total		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
B1a	1,566	1,856	290	124,528	231833	107305	126,094	233,689	107,595
B1b	0	0	0	0	0	0	0	0	0
B1c	0	780	780	5,143	1,403	-3,740	5,143	2,183	-2,960
B2	0	0	0	3,298	125	-3,173	3,298	125	-3,173
B8	0	4,159	4,159	15,055	12961	-2094	15,055	17,120	2,065
Total	1,566	6,795	5,229	148,024	246,322	98,298	149,590	253,117	103,527

Chart 6. Net Floorspace Under Construction in KIBAs and Outside KIBAs



Table 11. Rolling Annual Summary of Floorspace Under Construction 2009-2019

Year	B1a			B1b			B1c		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2009/10	26,246	28,316	2,070	353	490	137	374	2,615	2,241
2010/11	39,060	20,175	-18,885	253	490	237	1,339	2,862	1,523
2011/12	53,837	20,997	-32,840	20	133	113	6,986	1,983	-5,003
2012/13	37,575	17,508	-20,067	0	0	0	7,370	2,514	-4,856
2013/14	59,658	26,955	-32,703	0	0	0	6,312	2,514	-3,798
2014/15	77,637	32,073	-45,564	0	0	0	7,325	1,880	-5,445
2015/16	126,141	118,676	-7,465	0	1,135	1,135	10,303	1,872	-8,431
2016/17	138,423	162,624	24,201	0	0	0	15,049	1,192	-13,857
2017/18	130,451	144,843	14,392	0	0	0	10,534	2,183	-8,351
2018/19	126,094	233,689	107,595	0	0	0	5,143	2,183	-2,960
Total	815,122	805,856	-9,266	626	2,248	1,622	70,735	21,798	-48,937
Year	B2			B8			Total		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2009/10	834	0	-834	42,719	332	-42,387	70,526	31,753	-38,773
2010/11	1,332	0	-1,332	29,920	0	-29,920	71,904	23,527	-48,377
2011/12	210	116	-94	18,150	13,961	-4,189	79,203	37,190	-42,013
2012/13	507	0	-507	18,423	15,494	-2,929	63,875	35,516	-28,359
2013/14	1,328	0	-1,328	13,477	13,561	84	80,775	43,030	-37,745
2014/15	465	0	-465	7,434	12,961	5,527	92,861	46,914	-45,947
2015/16	715	0	-715	4,940	24,236	19,296	142,099	145,919	3,820
2016/17	1,519	0	-1,519	14,882	24,236	9,354	169,873	188,052	18,179
2017/18	4,341	125	-4,216	13,014	14,649	1,635	158,340	161,800	3,460
2018/19	3,298	125	-3,173	15,055	17,120	2,065	149,590	253,117	103,527
Total	14,549	366	-14,183	178,014	136,550	-41,464	1,079,046	966,818	-112,228

Chart 7. Net Floorspace Under Construction 2009-2019

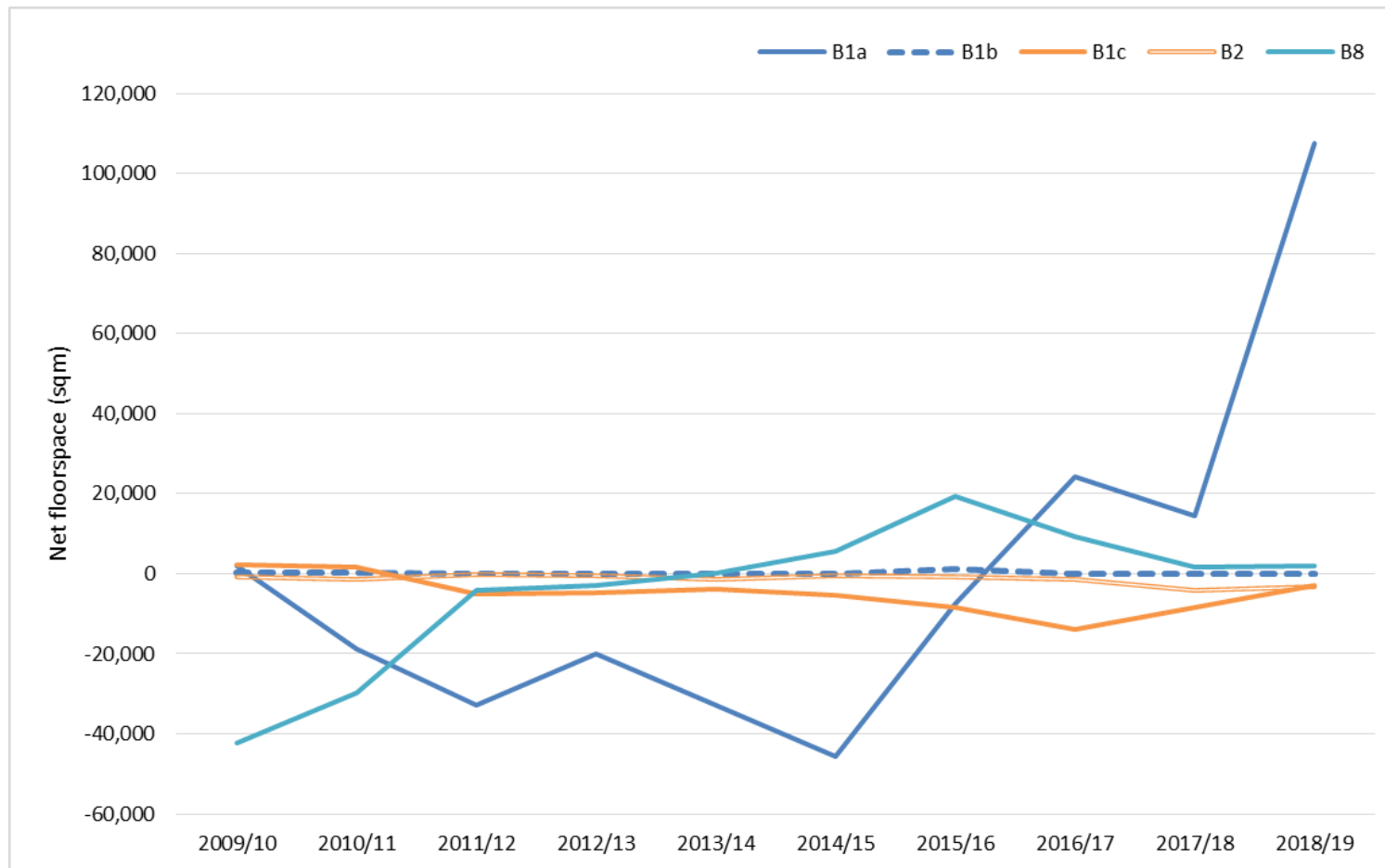


Table 12. Floorspace Under Construction by Ward

Ward	Gross						Net					
	B1a	B1b	B1c	B2	B8	Total	B1a	B1b	B1c	B2	B8	Total
Bishop's	167,966	0	0	0	0	167,966	70,898	0	0	0	0	70,898
Brixton Hill	142	0	0	0	0	142	-415	0	-39	0	-923	-1,377
Clapham Common	3,696	0	0	0	0	3,696	855	0	0	0	-1,435	-580
Clapham Town	959	0	0	0	0	959	-1,717	0	0	0	-125	-1,842
Coldharbour	4,451	0	780	0	0	5,231	1,854	0	-74	-724	0	1,056
Ferndale	378	0	211	0	0	589	-5,230	0	-39	0	0	-5,269
Gipsy Hill	0	0	0	0	0	0	0	0	0	0	0	0
Herne Hill	60	0	0	0	4,159	4,219	60	0	0	0	4,159	4,219
Knight's Hill	0	0	0	0	0	0	0	0	0	0	0	0
Larkhall	3,367	0	0	0	0	3,367	3,064	0	0	-1,192	-2,257	-385
Oval	48,500	0	0	0	0	48,500	42,750	0	0	-1,382	-7,484	33,884
Prince's	1,952	0	0	0	0	1,952	-5,379	0	0	0	-169	-5,548
St. Leonard's	0	0	0	0	0	0	-120	0	0	0	-204	-324
Stockwell	97	0	0	0	0	97	97	0	0	0	0	97
Streatham Hill	0	0	0	0	0	0	0	0	0	0	0	0
Streatham South	619	0	0	125	12,961	13,705	619	0	-4,000	125	12,836	9,580
Streatham Wells	0	0	0	0	0	0	0	0	0	0	0	0
Thornton	1,277	0	1,192	0	0	2,469	277	0	1,192	0	0	1,469
Thurlow Park	225	0	0	0	0	225	225	0	0	0	-2,333	-2,108
Tulse Hill	0	0	0	0	0	0	-243	0	0	0	0	-243
Vassall	0	0	0	0	0	0	0	0	0	0	0	0
Total	233,689	0	2,183	125	17,120	253,117	107,595	0	-2,960	-3,173	2,065	103,527

Section C: Unimplemented Permissions

Table 13. Floorspace with Unimplemented Permission by Use Class

Use Class	No. of permissions with existing employment floorspace affected by development	Total existing floorspace affected by development (sqm)	No. of permissions with proposed new employment floorspace	Total proposed new floorspace (sqm)	Net change in employment floorspace (sqm)
B1a	34	45,085	37	75,902	30,817
B1b	1	178	0	0	-178
B1c	7	5,516	0	0	-5,516
B2	4	1,695	0	0	-1,695
B8	10	6,114	3	2,871	-3,243
Total	53	58,588	39	78,773	20,185

Table 14. Unimplemented Prior Approvals by Use Class

Prior Approval Type	No. of Prior Approval Schemes	Net change in Floorspace (sqm)
B1a to C3	15	-4,284
B1c to C3	3	-1,025
B8 to C3	1	-68
Total	19	-5,377

Chart 8. Unimplemented Floorspace by Use Class

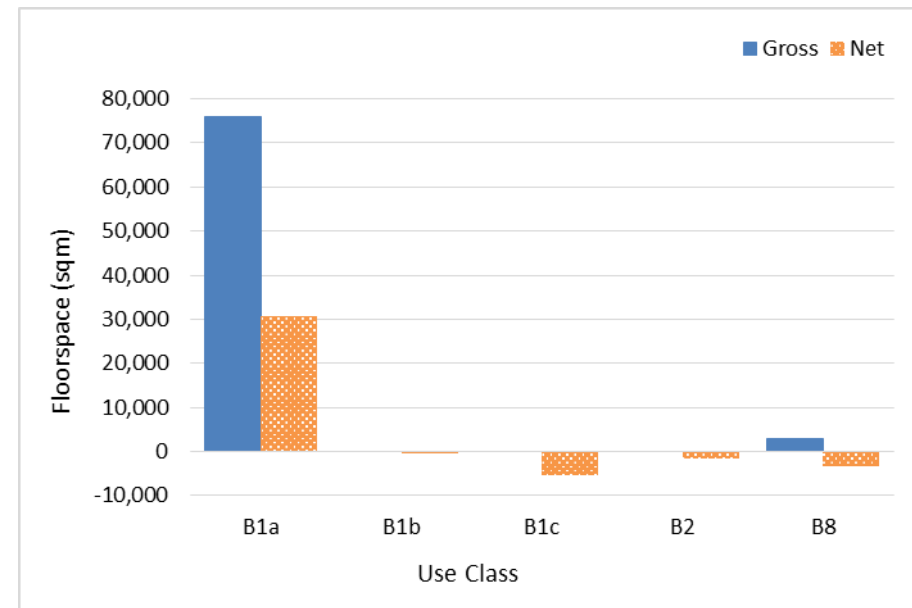


Table 15. Floorspace with Unimplemented Permission in KIBAs and Outside KIBAs, by Use Class

Location	Within KIBA			Outside KIBA			Total		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
B1a	1,824	11,384	9,560	43,261	64,518	21,257	45,085	75,902	30,817
B1b	0	0	0	178	0	-178	178	0	-178
B1c	1,225	0	-1,225	4,291	0	-4,291	5,516	0	-5,516
B2	755	0	-755	940	0	-940	1,695	0	-1,695
B8	2,714	2,871	157	3,400	0	-3,400	6,114	2,871	-3,243
Total	6,518	14,255	7,737	52,070	64,518	12,448	58,588	78,773	20,185

Chart 9. Net Floorspace with Unimplemented Permission in KIBAs and Outside KIBAs

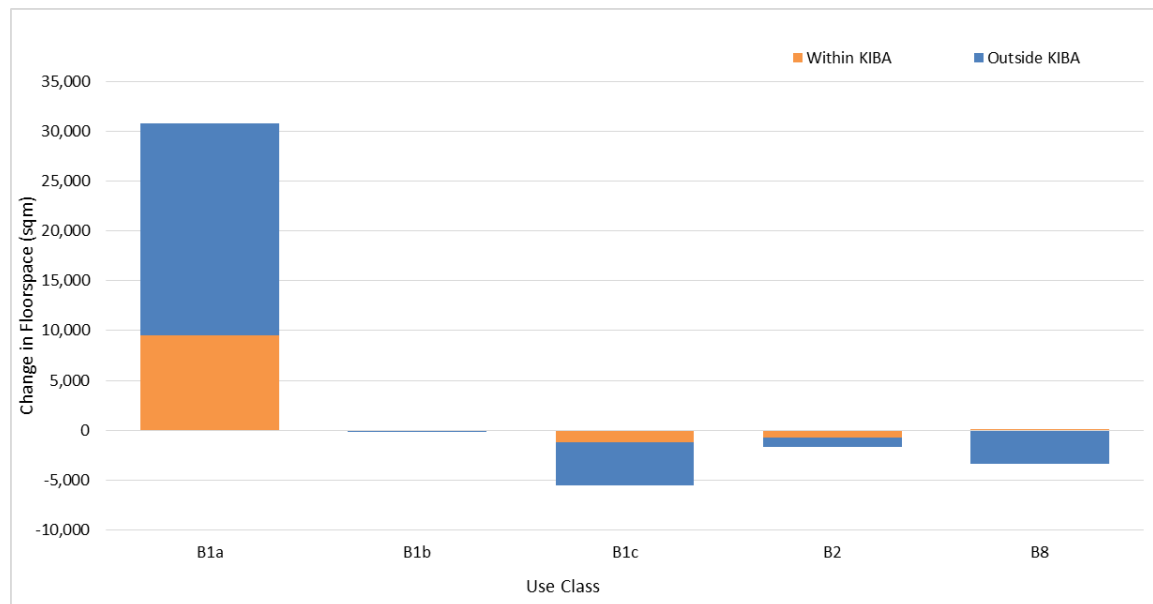


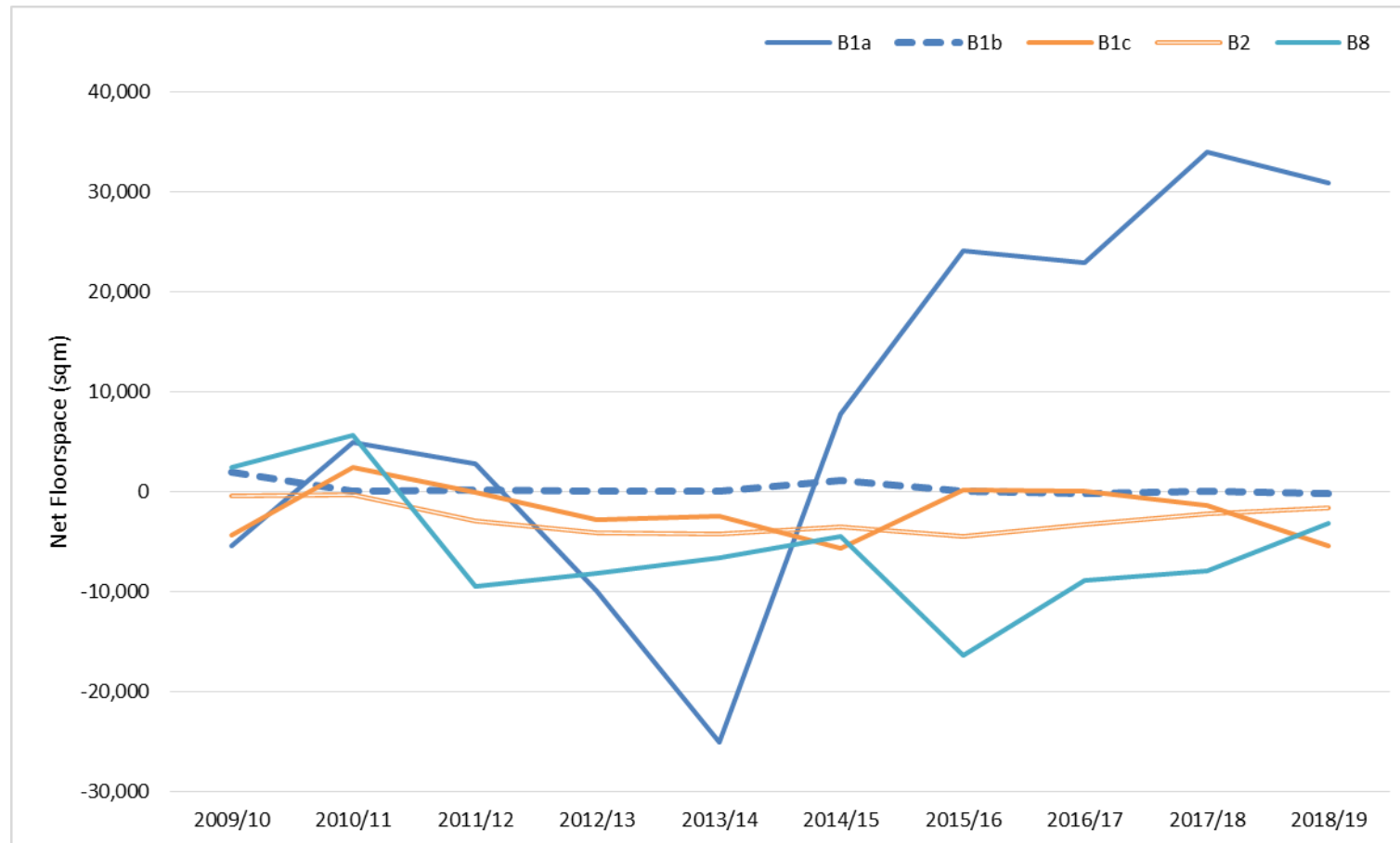
Table 16. Floorspace with Unimplemented Permission by Ward

Ward	Gross						Net					
	B1a	B1b	B1c	B2	B8	Total	B1a	B1b	B1c	B2	B8	Total
Bishop's	48,508	0	0	0	0	48,508	26,572	0	0	0	0	26,572
Brixton Hill	1,780	0	0	0	2,488	4,268	-5,860	0	-1,225	-1,387	133	-8,339
Clapham Common	0	0	0	0	0	0	-2,053	0	0	0	0	-2,053
Clapham Town	283	0	0	0	0	283	135	0	-204	0	-120	-189
Coldharbour	289	0	0	0	0	289	289	0	0	0	-1,560	-1,271
Ferndale	63	0	0	0	0	63	-207	0	0	0	0	-207
Gipsy Hill	496	0	0	0	0	496	-546	0	0	0	0	-546
Herne Hill	0	0	0	0	0	0	0	0	0	0	0	0
Knight's Hill	408	0	0	0	383	791	189	0	0	-60	24	153
Larkhall	335	0	0	0	0	335	161	0	0	0	0	161
Oval	19,992	0	0	0	0	19,992	11,584	0	-2,771	0	-1,603	7,210
Prince's	2,536	0	0	0	0	2,536	727	0	0	0	0	727
St. Leonard's	49	0	0	0	0	49	-125	0	-336	0	-49	-510
Stockwell	0	0	0	0	0	0	0	0	0	0	0	0
Streatham Hill	350	0	0	0	0	350	350	0	-315	0	0	35
Streatham South	0	0	0	0	0	0	-191	-178	-485	0	-68	-922
Streatham Wells	700	0	0	0	0	700	597	0	0	-248	0	349
Thornton	53	0	0	0	0	53	-804	0	0	0	0	-804
Thurlow Park	60	0	0	0	0	60	-1	0	-180	0	0	-181
Tulse Hill	0	0	0	0	0	0	0	0	0	0	0	0
Vassall	0	0	0	0	0	0	0	0	0	0	0	0
Total	75,902	0	0	0	2,871	78,773	30,817	-178	-5,516	-1,695	-3,243	20,185

Table 17. Rolling Annual Summary of Floorspace with Unimplemented Permission 2009-2019

Year	B1a			B1b			B1c		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2009/10	88,397	82,888	-5,509	530	2,489	1,959	5,039	641	-4,398
2010/11	68,632	73,524	4,892	530	489	-41	15,214	17,608	2,394
2011/12	32,234	34,979	2,745	0	103	103	511	384	-127
2012/13	28,576	18,536	-10,040	0	0	0	4,676	1,853	-2,823
2013/14	68,308	43,208	-25,100	0	0	0	2,903	421	-2,482
2014/15	116,635	124,336	7,701	0	1,135	1,135	6,123	399	-5,724
2015/16	118,232	142,305	24,073	0	0	0	2,197	2,300	103
2016/17	79,764	102,625	22,861	178	0	-178	2,305	2,300	-5
2017/18	81,356	115,246	33,890	178	218	40	3,551	2,089	-1,462
2018/19	45,085	75,902	30,817	178	0	-178	5,516	0	-5,516
Total	727,219	813,549	86,330	1,594	4,434	2,840	48,035	27,995	-20,040
Year	B2			B8			Total		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2008/09	1,774	1,297	-477	15,214	17,608	2,394	110,954	104,923	-6,031
2009/10	1,537	1,138	-399	8,580	14,154	5,574	94,493	106,913	12,420
2010/11	2,957	0	-2,957	11,020	1,564	-9,456	46,722	37,030	-9,692
2011/12	4,188	0	-4,188	9,618	1,382	-8,236	47,058	21,771	-25,287
2012/13	4,361	50	-4,311	14,368	7,667	-6,701	89,940	51,346	-38,594
2013/14	3,643	143	-3,500	22,978	18,430	-4,548	149,379	144,443	-4,936
2014/15	5,029	551	-4,478	16,474	15	-16,459	141,932	145,171	3,239
2015/16	3,860	501	-3,359	9,120	233	-8,887	95,227	105,659	10,432
2016/17	2,582	376	-2,206	7,932	15	-7,917	95,599	117,944	22,345
2017/18	1,695	0	-1,695	6,114	2,871	-3,243	58,588	78,773	20,185
Total	31,626	4,056	-27,570	121,418	63,939	-57,479	929,892	913,973	-15,919

Chart 10. Net Floorspace with Unimplemented Permission 2008-2018



Section D

Approvals

Table 18. Rolling Annual Summary of Floorspace Approved 2009-2019

Year	B1a			B1b			B1c		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2009/10	30,715	18,713	-12,002	783	680	-103	802	756	-46
2010/11	20,110	10,874	-9,236	0	0	0	5,913	242	-5,671
2011/12	12,093	15,845	3,752	0	0	0	322	384	62
2012/13	18,829	7,872	-10,957	0	0	0	4,771	2,228	-2,543
2013/14	81,060	39,409	-41,651	0	0	0	618	0	-618
2014/15	123,365	119,909	-3,456	0	1,135	1,135	7,483	379	-7,104
2015/16	107,459	121,242	13,783	62	0	-62	3,080	2,089	-991
2016/17	52,890	59,886	6,996	178	0	-178	3,733	94	-3,639
2017/18	21,017	26,537	5,520	0	218	218	4,438	780	-3,658
2018/19	33,907	71,646	37,739	0	0	0	540	1,388	848
Total	501,445	491,933	-9,512	1,023	2,033	1,010	31,700	8,340	-23,360
Year	B2			B8			Total		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2009/10	0	0	0	1,446	0	-1,446	33,746	20,149	-13,597
2010/11	585	105	-480	6,028	1,762	-4,266	32,636	12,983	-19,653
2011/12	2,314	116	-2,198	16,429	1,564	-14,865	31,158	17,909	-13,249
2012/13	1,528	152	-1,376	2,546	2,439	-107	27,674	12,691	-14,983
2013/14	2,238	348	-1,890	10,783	5,536	-5,247	94,699	45,293	-49,406
2014/15	2,889	0	-2,889	16,427	11,325	-5,102	150,164	132,748	-17,416
2015/16	2,241	763	-1,478	3,947	1,165	-2,782	116,789	125,259	8,470
2016/17	2,144	0	-2,144	4,678	218	-4,460	63,623	60,198	-3,425
2017/18	1504	0	-1,504	11518	1688	-9,830	38,477	29,223	-9,254
2018/19	0	0	0	5352	5342	-10	39,799	78,376	38,577
Total	15,443	1,484	-13,959	79,154	31,039	-48,115	628,765	534,829	-93,936

Chart 11. Net Floorspace Approved 2009-2019

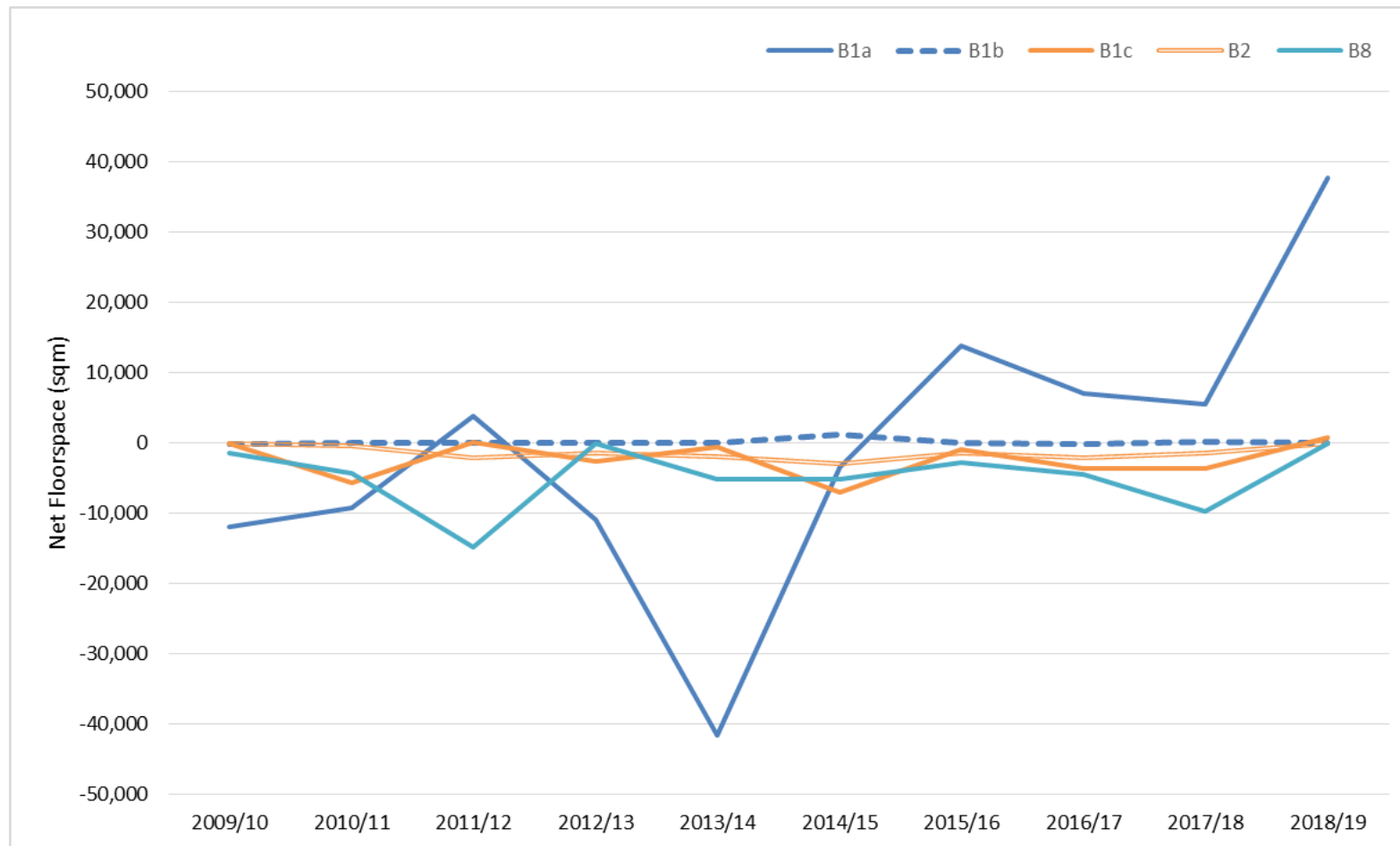


Table 19. Rolling Annual Summary of Floorspace Approved in KIBAs 2009-2019

Year	B1a			B1b			B1c		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2009/10	6,354	8,550	2,196	253	270	17	253	270	17
2010/11	503	826	323	0	0	0	1,715	0	-1,715
2011/12	1,085	5,791	4,706	0	0	0	0	0	0
2012/13	2,681	1,356	-1,325	0	0	0	1,336	1,349	13
2013/14	2,620	8,093	5,473	0	0	0	0	0	0
2014/15	14,306	1,254	-13,052	0	0	0	5,322	0	-5,322
2015/16	8,103	2,686	-5,417	62	0	-62	1,073	272	-801
2016/17	206	388	182	0	0	0	0	0	0
2017/18	1,169	2,091	922	0	0	0	2,629	780	-1,849
2018/19	1,268	10,996	9,728	0	0	0	0	0	0
Total	38,295	42,031	3,736	315	270	-45	12,328	2,671	-9,657
Year	B2			B8			Total		
	Existing	Gross	Net	Existing	Gross	Net	Existing	Gross	Net
2009/10	0	0	0	750	0	-750	7,610	9,090	1,480
2010/11	0	0	0	1,331	1,631	300	3,549	2,457	-1,092
2011/12	0	0	0	3,307	1,511	-1,796	4,392	7,302	2,910
2012/13	963	152	-811	626	1,382	756	5,606	4,239	-1,367
2013/14	0	0	0	2,151	600	-1,551	4,771	8,693	3,922
2014/15	0	0	0	0	11,275	11,275	19,628	12,529	-7,099
2015/16	0	0	0	0	1,150	1,150	9,238	4,108	-5,130
2016/17	0	0	0	0	0	0	206	388	182
2017/18	755	0	-755	755	1,688	933	5,308	4,559	-749
2018/19	0	0	0	1,959	5,342	3,383	3,227	16,338	13,111
Total	1,718	152	-1,566	10,879	24,579	13,700	63,535	69,703	6,168

Schedules of Permissions

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
Wah Kwong House, 10 Albert Embankment SE1 7SP		13/01928/VOC	Demolition and rebuilding to provide for the erection of a 15 storey (including basement) apart-hotel						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	125
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		-3290	0	0	0	0	-3290	125

Address		Reference	Development Description						
Hampton House, 20 Albert Embankment SE1 7TJ		13/03582/VOC	Redevelopment of the site to provide a part 15, part 16-24, part 19-27 storey building to provide a cafe/restaurant uses, office and 53 residential units						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-16785	0	0	0	0	-16785	0

Address		Reference	Development Description						
3 Richborne Terrace SW8 1AS		14/01050/FUL	Redevelopment to provide three new residential mews houses with 48 sqm office (Class B1) floor-						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		48	0	0	0	0	48	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		48	0	0	0	0	48	0

Address		Reference	Development Description						
1 Lambeth High Street SE1 7JN		14/02104/FUL	Demolition of existing building; redevelopment to provide 69 residential units & office/retail use at						
Ward	Bishop's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		528	0	0	0	0	528	527
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-4326	0	0	0	0	-4326	527

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
374 Coldharbour Lane SW9 8PL		15/01252/FUL	Redevelopment to provide office floorspace, 13 residential units and cafe/restaurant unit within						
Ward	Coldharbour	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		1296	0	0	0	0	1296	173
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		1296	0	-1331	0	0	-35	173
Address		Reference	Development Description						
Thornicroft House And Addington House Stockwell Road SW9		15/01608/RG3	Conversion and extension of the existing flat adjoining the office to form estate housing office;						
Ward	Ferndale	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		82	0	0	0	0	82	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		18	0	0	0	0	18	0
Address		Reference	Development Description						
'The Triangle Site', Land West Of Brixton Hill South Of Acre Lane; East Of Porden Road SW2		15/02276/FUL	Redevelopment of site to provide residential with ground floor commercial (A1/A3); office accommodation with cycle hub and cafe (A1/A3)						
Ward	Brixton Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	1478
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-9575	0	0	-955	0	-10530	762
Address		Reference	Development Description						
64 Offley Road SW9 0LS		15/02355/FUL	Erection of building to provide office and financial/professional floorspace and 4 residential units						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		129	0	0	0	0	129	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		129	0	0	0	0	129	-129

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
Land Adjoining 132 Crimsworth Road SW8 4RL		15/05579/FUL	Erection of a part two/part three storey, two bedroom dwelling						
Ward	Stockwell	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		0	0	0	-57	0	-57	0
Address		Reference	Development Description						
107 Streatham Hill SW2 4UG		15/06956/FUL	Change of use from shop at the basement level to office and the replacement of shop front						
Ward	Streatham Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		68	0	0	0	15	83	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		68	0	0	0	15	83	-56
Address		Reference	Development Description						
7a Dryden Court SE11 4NH		16/00319/P3O	Prior Approval for the change of use from Class B1 to Class C3 to provide 7 x 1 bedroom units						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-472	0	0	0	0	-472	0
Address		Reference	Development Description						
1a Dorset Road SW8 1EF		16/00936/FUL	Demolition of the existing two storey building and redevelopment of vacant land to the rear to provide 4 single storey dwelling houses with basements						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		0	0	0	-238	0	-238	0

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
Edinburgh House 170 Kennington Lane SE11 5DP		16/01375/FUL	Part refurbishment, part re-configuration, part extension to existing 6-storey (including basement) B1 (a) office building						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		5875	0	0	0	0	5875	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		923	0	0	0	0	923	0
Address		Reference	Development Description						
4 Houghton Square SW9 9AN		16/01471/P3O	Change of use from Office into a residential 2 bedroom flat at Unit 4.						
Ward	Larkhall	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-100	0	0	0	0	-100	0
Address		Reference	Development Description						
First, Second And Third Floors 12 The Pavement SW4 0HY		16/01829/P3O	Change of use from Office to residential units at first, second and third floors.						
Ward	Clapham Town	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-84	0	0	0	0	-84	0
Address		Reference	Development Description						
36 Mitcham Lane SW16 6NW		16/04448/P3P	Change of Use of existing storage warehouse B and part of existing storage warehouse A from Use Class B8 to provide 11 residential dwellings						
Ward	St. Leonard's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		0	0	0	0	-496	-496	0

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
22 - 29 Albert Embankment SE1 7TJ		16/04713/VOC	Mixed-use development comprising flexible A1/A3/B1 uses and 186 residential units						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		358	0	0	0	0	358	737
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-6252	0	0	0	0	-6252	737

Address		Reference	Development Description						
27 Paxton Place SE27 9SS		16/06916/P3O	Change of use from office (B1) to residential (C3)						
Ward	Gipsy Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-63	0	0	0	0	-63	0

Address		Reference	Development Description						
3-5 Turnchapel Mews SW4 0PX		17/00606/VOC	Conversion of two offices and an existing residential property to 3 x 5 bedroom residential dwellings incorporating a subterranean extension and loft conversions						
Ward	Clapham Town	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-642	0	0	0	0	-642	0

Address		Reference	Development Description						
250 Kennington Lane SE11 5RD		17/01357/FUL	Part change of use from business use (B1) to business use (B1)/retail use (A1)						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	218	0	0	218	282
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		0	0	-367	0	0	-367	282

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
15a And 15b Dryden Court Renfrew Road SE11 4NH		17/03001/P3O	Change of use from offices (B1a) to residential units to provide 2 self contained flats						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-63	0	0	0	0	-63	0
Address		Reference	Development Description						
Unit 23, 88 Clapham Park Road SW4 7BX		17/03067/P3O	Change of use from office (B1(a)) to residential						
Ward	Clapham Common	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-71	0	0	0	0	-71	0
Address		Reference	Development Description						
156 Clapham Park Road SW4 7DE		17/03461/FUL	Change of use of existing children centre (Use Class D1) to Use Class flexible A1/A2/B1						
Ward	Clapham Common	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		64	0	0	0	0	64	140
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		64	0	0	0	0	64	-64
Address		Reference	Development Description						
Lambeth County Court, Cleaver Street SE11 4DZ		17/04258/FUL	Temporary change of use from law court (Class D1) to dual use non-residential institution (Class D1) and offices (Class B1)						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		440	0	0	0	0	440	469
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		469	0	0	0	0	469	-468

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
Tintagel House, 92 Albert Embankment SE1 7TY		17/05271/VOC	Extension to the east of existing building to provide additional office accommodation and associated ancillary accommodation						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		440	0	0	0	0	440	182
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		440	0	0	0	0	440	182
Address		Reference	Development Description						
55 Union Grove SW8 2QJ		17/05293/P3O	Change of use from office (B1a) to residential to provide 7 residential units						
Ward	Larkhall	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-249	0	0	0	0	-249	0
Address		Reference	Development Description						
119 Railton Road SE24 0LR		17/05387/P3P	Change of use of ground floor and basement from light industrial (B1C) to 1 residential dwelling						
Ward	Coldharbour	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		0	0	-103	0	0	-103	0
Address		Reference	Development Description						
74 And 78 Kennington Road SE11 6NL		17/05821/RG4	Application for a change of use of office to bicycle tour operator (A1)						
Ward	Bishop's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	290
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		-290	0	0	0	0	-290	290

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
1a St Rule Street SW8 3EH		17/06071/P3O	Change of use from an office at ground floor to 2 residential units						
Ward	Clapham Town	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-148	0	0	0	0	-148	0

Address		Reference	Development Description						
Unit 5 27-29 Vauxhall Grove SW8 1SY		18/00039/FUL	Change of use to a mini-cab office (sui generis)						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	38
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		-38	0	0	0	0	-38	38

Address		Reference	Development Description						
248 Ferndale Road SW9 8FR		18/00231/FUL	Change of use of fourth floor from office to office, restaurant and bar, erection of extension to create additional WC accommodation						
Ward	Ferndale	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		4135	0	0	0	0	4135	615
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		35	0	0	0	0	35	615

Address		Reference	Development Description						
350 Kennington Lane SE11 5HY		18/00632/LDCE	Certificate of Lawful Development (Existing) for use as offices						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		744	0	0	0	0	744	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		744	0	0	0	0	744	740

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
118-120 Larkhall Lane SW4 6SP		18/00838/LDCE	Certificate of Lawful Development (Existing) for use as light industrial space with ancillary office space and overnight accommodation (for security purposes)						
Ward	Larkhall	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	348	0	0	348	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		0	0	348	0	0	348	-348
Address		Reference	Development Description						
13-19 Croxted Road SE21 8SZ		18/00921/VOC	Redevelopment to provide either A1/A2/A3 on the ground floor and D1 Doctors surgery on the ground floor and first floor, and 9 self contained residential units above						
Ward	Thurlow Park	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	1414
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		0	0	0	0	-1047	-1047	1351
Address		Reference	Development Description						
Unit 6 88 Clapham Park Road SW4 7BX		18/02273/P3O	Prior approval for the change of use of Unit 6, Abbeville Mews to provide a single residential unit						
Ward	Clapham Common	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	Yes		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-96	0	0	0	0	-96	0
Address		Reference	Development Description						
229 Streatham High Road SW16 6EN		18/03253/FUL	Change of use of the ground floor, basement and mezzanine from restaurant (Use Class A3) to of-fice (Use Class B1) with an ancillary spaces						
Ward	St. Leonard's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		166	0	0	0	0	166	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		166	0	0	0	0	166	-166

Table 20. Completed B Class Permissions 2018/19

Address		Reference	Development Description						
1a Nelsons Row SW4 7JR		18/03602/LDCE	Certificate of Lawfulness (existing) for use as artists studios and workspaces (Class B1(c)) and ancillary art gallery and office						
Ward	Clapham Town	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	1040	0	0	1040	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	No		0	0	1040	0	0	1040	0
Address		Reference	Development Description						
21 Claylands Place SW8 1NL		18/04104/P3O	Application for Prior Approval for the change of use of the existing offices to a residential unit						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Lost to Resi	Yes		-167	0	0	0	0	-167	0

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
Clapham Park Estate Poynders Road Atkins Road SW2		Redevelopment of Clapham Park Estate - construction of up to 2,422 new residential units, plus community, sports and health facilities, retail and employment floorspace							
Reference	06/03680/OUT	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Thornton		1277	0	1192	0	0	2469	10,697
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		277	0	1192	0	0	1469	8,352
Address		Development Description							
512 - 522 Streatham High Road SW16 3QF		Erection of a four storey building (plus basement) comprising 12,961 sq m of self storage floorspace (Class B8) and 619 sq m of offices (Class B1)							
Reference	08/03715/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Streatham South		619	0	0	0	12961	13580	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		619	0	-4000	0	12961	9580	0
Address		Development Description							
Basement & Ground Floors 144 Norwood Road SE24 9AY		Change of use to provide 2 self-contained flats (Use Class C3) and a B1 office unit							
Reference	12/01270/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Thurlo Park		50	0	0	0	0	50	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		50	0	0	0	0	50	-110
Address		Development Description							
Elizabeth House, 39 York Road SE1 7NQ*		Demolition of all buildings (inc footbridge over York Road); redevelopment to provide offices, 142 residential units and flexible retail (A1- A5) at ground floor.							
Reference	12/01327/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		88786	0	0	0	0	88786	1,495
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		44153	0	0	0	0	44153	-592

*this permission has been technically implemented but is not expected to be built out

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
Shell Centre, 2 - 4 York Road SE1 7NA		Mixed-use development providing offices, 877 residential units, retail (A1-A5), leisure (D2) and community/leisure uses (D1/D2)							
Reference	12/04708/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		76043	0	0	0	0	76043	8,873
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		28434	0	0	0	0	28434	7,676
Address		Development Description							
34 Rita Road SW8 1JU		Change of use and extension of warehouse building to B1; erection of an additional storey to create 1 self-contained flat; erection of a 3-storey maisonette							
Reference	13/00317/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		0	0	0	0	-864	-864	0
Address		Development Description							
7 To 93 Wandsworth Road Parry Street And Bondway SW8 1SJ		Erection of two towers providing 291 residential units, food & drink uses, office floorspace, a hotel, and community facilities/assembly & leisure							
Reference	13/01644/VOC	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		2270	0	0	0	0	2270	2,221
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		2270	0	0	0	0	2270	1,440
Address		Development Description							
2a Mandrell Road Mauleverer Road SW2 5DL		Demolition of existing warehouse buildings and erection of two terraces of 4 bed dwellings							
Reference	13/03322/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		0	0	0	0	-893	-893	0

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
304 Brixton Road SW9 6AE		Erection of a new building providing artists studios (B1c) at basement/ground floor with 2 flats above							
Reference	13/05968/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Ferndale		0	0	211	0	0	211	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		0	0	-39	0	0	-39	0
Address		Development Description							
184 - 186 Kennington Park Road 18 - 20 Stannary SE11		Erection of a new part single, three and four storey building to provide new offices and alterations to 184 Kennington Park Road and 18 - 20 Stannary Street.							
Reference	14/03889/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Prince's		1254	0	0	0	0	1254	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		138	0	0	0	0	138	0
Address		Development Description							
Rear Of 173-175 Abbeville Road SW4 9JJ		Demolition of existing buildings at rear and erection of a one storey building providing 2 self-contained units							
Reference	14/04042/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Common		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		0	0	0	0	-67	-67	0
Address		Development Description							
Land To The West Of 2a Mandrell Road SW2		Demolition of existing office building and erection of two terraces of 4 bed dwellings							
Reference	14/04201/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-557	0	0	0	0	-557	0

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
2nd - 9th Floor 10 Leake Street SE1 7NN		Conversion of existing office building to provide 23 self-contained residential units and new office floorspace							
Reference	14/04268/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-1388	0	0	0	0	-1388	0
Address		Development Description							
Arches 3 - 18 Miles Street SW8 1RG		Change of use of Arches 3-18 from B2/B8/D2 and theatre (sui generis) to A1-A5/B1/D2 and theatre (sui generis); conversion of Arch 10 for use as a pedestrian link							
Reference	14/05538/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		941	0	0	0	0	941	2,744
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		941	0	0	-1382	-1382	-1823	1,488
Address		Development Description							
Phase 3, Loughborough Park Estate Loughborough Park Road SW9 8NL		Demolition of remaining original blocks; construction of 3 blocks to provide 276 residential units, a replacement community centre and ancillary office space							
Reference	15/01281/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Coldharbour		150	0	0	0	0	150	150
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-130	0	0	0	0	-130	-130
Address		Development Description							
1a Chale Road SW2 4JB		Demolition of existing buildings and erection of a single storey 2 bedroom dwelling							
Reference	15/02828/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		0	0	-39	0	-30	-69	0

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
284 Brixton Road SW9 6AG		Erection of a two storey building to the rear to provide an office (Use Class B1)							
Reference	15/02877/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Ferndale		39	0	0	0	0	39	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		39	0	0	0	0	39	0
Address		Development Description							
240-246 And 248-250 Ferndale Road SW9		Extension and alteration to Toplin House to provide café/bar, flexible retail and office space, replacement post office and residential block comprising 11 units							
Reference	15/03127/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Ferndale		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-5608	0	0	0	0	-5608	-307
Address		Development Description							
First Floor 32 Monkton Street SE11 4TX		Change of use from office (Use Class B1) to residential (Use Class C3) to provide three units							
Reference	15/03181/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Prince's		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		-132	0	0	0	0	-132	0
Address		Development Description							
Westminster Tower, 3 Albert Embankment SE1 7SP		Conversion of existing building to provide office floorspace at lower levels, 34 residential units on upper levels							
Reference	15/03470/VOC	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Prince's		698	0	0	0	0	698	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		-5385	0	0	0	0	-5385	0

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
Ground Floor 32 Monkton Street SE11 4TX		Change of use of ground floor from storage/warehouse to provide a two-bedroom residential unit							
Reference	15/03595/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Prince's		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		0	0	0	0	-169	-169	0
Address		Development Description							
124 Dalberg Road SW2 1AP		Redevelopment to provide one office unit (B1a) and 6 residential flats							
Reference	15/04244/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Herne Hill		60	0	0	0	0	60	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		60	0	0	0	0	60	-280
Address		Development Description							
Land Bound By Somerleyton Road, Coldharbour Lane And Railway SW9		Residential-led, mixed use scheme comprising 304 new dwellings and non-residential uses including a theatre, employment, retail and community uses							
Reference	15/05282/RG3	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Coldharbour		2782	0	0	0	0	2782	3,899
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		465	0	0	-724	0	-259	2,528
Address		Development Description							
Fenwick Housing Estate Lambeth Housing Estates SW9 9NN		Demolition of existing buildings to provide 55 social rented units and replacement community hall (D1)							
Reference	15/05297/RG4	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Larkhall		0	0	0	0	0	0	294
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-303	0	0	0	0	-303	4

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
Land Bounded By Wandsworth Road Parry Street, Bondway And Railway Line To The East SW8		Redevelopment to provide a mixed-use scheme comprising 520 dwellings, office and flexible retail floorspace, hotel, 454 student bed spaces and D1/D2 uses							
Reference	15/05619/VOC	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		32820	0	0	0	0	32820	
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		32820	0	0	0	0	32820	
Address		Development Description							
86-88 Gresham Road SW9 7NP		Redevelopment of site to provide 71 residential units and office floorspace (Use Class B1)							
Reference	15/07105/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Coldharbour		1059	0	0	0	0	1059	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		1059	0	-854	0	0	205	0
Address		Development Description							
The Rookery Barn The Rookery Streatham Common South SW16 3BX		Change of use from Use Class B8 (Storage) to Use Class B2 (General Industrial)							
Reference	15/07111/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Streatham South		0	0	0	125	0	125	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		0	0	0	125	-125	0	0
Address		Development Description							
363-365 Clapham Road SW9 9BT		Conversion and redevelopment of existing buildings to provide three self-contained flats							
Reference	16/01229/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Larkhall		1478	0	0	0	0	1478	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		1478	0	0	-1192	0	286	-1,200

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
Units 1 To 18 Rudolf Place SW8 1RP		Redevelopment for student accommodation (841 bed spaces), 3,583sqm of office accommodation, a 201sqm cafe/restaurant, amenity space, a rooftop multi-use games area (MUGA)							
Reference	16/03954/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		3583	0	0	0	0	3583	636
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		1911	0	0	0	0	1911	435
Address		Development Description							
61 Shrubbery Road SW16 2AS		Change of Use from warehouse storage to provide 3 self-contained flats							
Reference	16/04643/P3P	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	St. Leonards		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		0	0	0	0	-204	-204	0
Address		Development Description							
Keybridge House, 80 South Lambeth Road SW8 1RG		Redevelopment to provide 470 dwellings, 2,652 sqm of B1 space, 802 sqm retail (Class A1- A5); outline planning permission for a two form of entry primary school (D1)							
Reference	16/05036/VOC	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		3670	0	0	0	0	3670	9,402
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		3670	0	0	0	0	3670	-42,730
Address		Development Description							
1 Carpenter's Place SW4 7TD		Redevelopment to provide a mixed-use building with office floorspace (B1) at basement/ground floor and 8 residential units above							
Reference	16/05221/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Town		932	0	0	0	0	932	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		807	0	0	0	-125	682	0

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
136 Upper Tulse Hill SW2 2RR		Erection of a two storey building to provide 8 flats							
Reference	16/05260/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Tulse Hill		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-243	0	0	0	0	-243	0
Address		Development Description							
69-71 Bondway SW8 1SQ		Redevelopment of the site to provide 7285sqm of ground floor commercial units (flexible A1, A2, A3 and A4), 5,171sqm of office floorspace (B1) and 450 residential units							
Reference	16/05309/VOC	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		5216	0	0	0	0	5216	728
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		1138	0	0	0	-5238	-4100	546
Address		Development Description							
Holmes House, 10 Holmes Terrace SE1 8BL		Erection of a fifth storey and a ground floor extension to existing office (B1a) building							
Reference	16/06520/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		1841	0	0	0	0	1841	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		330	0	0	0	0	330	0
Address		Development Description							
340a Clapham Road SW9 9AJ		Redevelopment involving the demolition of existing building and erection of a building to provide offices (B1), a cafe (A1) and 62 residential units (C3)							
Reference	16/06668/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Larkhall		1889	0	0	0	0	1889	135
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		1889	0	0	0	-2257	-368	135

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
Land On The Corner Of Avenue Park Road Thurlow Park Road SE21 1NW		Demolition of existing structures and erection of 42 no. market and affordable residential units and 175 sqm of B1 floorspace							
Reference	16/07066/VOC	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Thurlow Park		175	0	0	0	0	175	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		175	0	0	0	-2333	-2158	0
Address		Development Description							
Loughborough Farm Loughborough Road SW9 7XD		Redevelopment of the site comprising the erection of buildings and containers to provide 1800sqm of B1 uses (offices, research and development, and light industry)							
Reference	17/00527/RG3	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Coldharbour		460	0	780	0	0	1240	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		460	0	780	0	0	1240	0
Address		Development Description							
44 Clapham Common South Side, SW4 9BU		Redevelopment of the site to provide a waste transfer facility (1,164sqm), B1 office accommodation (3,696sqm), an A3 café (117sqm) and up to 297 residential units							
Reference	17/00605/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Common		3696	0	0	0	0	3696	1,234
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		1392	0	0	0	-1368	24	-1,218
Address		Development Description							
Land To Rear Of 211-213 Streatham High Road SW16 6EG		Erection of a 2 storey dwellinghouse with a private garden							
Reference	17/00933/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	St. Leonards		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-120	0	0	0	0	-120	0

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
95a Hambalt Road SW4 9EQ		Erection of a single dwelling house following demolition of existing building							
Reference	17/01095/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Common		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-87	0	0	0	0	-87	0
Address		Development Description							
15a Welmar Mews SW4 7DD		Change of use from Office to 8 self contained flats							
Reference	17/01966/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Common		0	0	0	0	0	0	0
KIBA	KIBA	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-450	0	0	0	0	-450	0
Address		Development Description							
2-3 Clapham Common North Side SW4 0QL		Change of use from office use (Use Class B1(a)) to 61 dwellings (Use Class C3) across lower ground to fourth floor							
Reference	17/03271/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Town		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-2551	0	0	0	0	-2551	0
Address		Development Description							
Rear Of 170 - 172 Wandsworth Road SW8 2LA		Erection of a single storey plus basement business unit (Use Class B1), following demolition of existing garages							
Reference	17/03626/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Stockwell		97	0	0	0	0	97	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		97	0	0	0	0	97	0

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
130 Brixton Hill SW2 1RS		Erection of a single storey extension on the rear flat roof of the main building to provide office (Use Class B1) space							
Reference	17/03717/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		142	0	0	0	0	142	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		142	0	0	0	0	142	0
Address		Development Description							
Thrayle House Benedict Road SW9 0XU		Redevelopment of Thrayle House for residential-led mixed use comprising 177 homes and 1,358 sq m of flexible retail (Class A1 and A2) and community space (Class D1).							
Reference	17/06154/VOC	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Ferndale		339	0	0	0	0	339	1,017
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		339	0	0	0	0	339	1,017
Address		Development Description							
691 Wandsworth Road SW8 3JE		Change of use of ground and lower ground floor from Taxi Office (SG) to Shop, Financial/Professional Services, and Offices							
Reference	17/06221/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Town		27	0	0	0	0	27	28
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		27	0	0	0	0	27	-55
Address		Development Description							
10 Dylan Road SE24 0HL		Revelopment of the site to provide a single storey self-storage building with a basement level (B8)							
Reference	18/01018/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Herne Hill		0	0	0	0	4159	4159	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		0	0	0	0	4159	4159	-690

Table 21. Under Construction B Class Permissions 2018/19

Address		Development Description							
Arches 176 - 177 And 202 Lambeth Road SE1		Non-material amendment of 15/04360/FUL (Redevelopment for offices, 131 student bedspaces, commercial floorspace and 9 residential units): additional two student units							
Reference	18/05202/NMC	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		1296	0	0	0	0	1296	141
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-631	0	0	0	0	-631	141

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
43-59 And Land Rear Of 51-57 Crewdson Road SW9		Change of use from vacant office (Class B1) to hotel (Class C1) with a single storey ground floor extension and 4-storey extension within the inner courtyard							
Reference	14/05187/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		-6629	0	0	0	0	-6629	0
Address		Development Description							
Olive Morris House, 18 Brixton Hill SW2 1RD		Demolition of existing offices and erection of a part 6/part 7 storey building providing 74 residential units							
Reference	15/02264/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		320	0	0	0	0	320	960
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-6909	0	0	0	0	-6909	960
Address		Development Description							
148 - 154 Streatham High Road SW16 1BJ		Replacement of existing facade at first, second and third floors, erection of extension and rear alterations to provide 8 self contained flats							
Reference	15/03793/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	St. Leonards		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-140	0	0	0	0	-140	0
Address		Development Description							
Ground Floor Sedley Place, 68 Venn Street SW4 0AX		Change of use of existing office space (Use Class B1 office) to a self contained unit (Use Class C3)							
Reference	15/05548/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Town		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior Approval		-86	0	0	0	0	-86	0

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
10 Pascal Street Site Of Nine Elms Station SW8 4SH		Redevelopment around proposed Nine Elms Station to provide 332 residential units; 4,811sqm of workspace/office; 272sqm of assembly and leisure (D2) and 580sqm of retail							
Reference	15/06216/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		4811	0	0	0	0	4811	852
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		4811	0	-2771	0	0	2040	-601
Address		Development Description							
9a Weir Road SW12 0LT		Additional floor of ancillary office accommodation							
Reference	15/07126/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Thornton		53	0	0	0	0	53	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		53	0	0	0	0	53	0
Address		Development Description							
16-22 Somerleyton Road SW9 8ND		Redevelopment to provide a mixed-use scheme comprising 74 residential units, nursery, retail (A1), gym changing facilities (D2) and flexible A1/A2/B1/D1 spaces							
Reference	15/07308/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Coldharbour		119	0	0	0	0	119	814
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		119	0	0	0	-1560	-1441	814
Address		Development Description							
36-46 Albert Embankment SE1 7TL		Redevelopment comprising the refurbishment of vintage house and creation of new retail/restaurant use (A1/A3), office (B1) and up to 166 residential units (C3)							
Reference	16/00795/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Prince's		2536	0	0	0	0	2536	159
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		1017	0	0	0	0	1017	-65

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
169 Hamilton Road SE27 9SW		Change of use from office (Class B1(a)) to dwellinghouse (Class C3) to provide a self contained flat.							
Reference	16/01593/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Gipsy Hill		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior Approval		-82	0	0	0	0	-82	0

Address		Development Description							
276-278 Brixton Hill SW2 1HP		Change of use of existing lower ground floor office (Use Class B1a) into 2 residential apartments (Use Class C3)							
Reference	16/01661/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior Approval		-110	0	0	0	0	-110	0

Address		Development Description							
Land Between 374 And 374a Wandsworth Road SW8		Demolition of existing car wash and erection of a four storey building comprising of 8 office							
Reference	16/01974/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Larkhall		335	0	0	0	0	335	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		335	0	0	0	0	335	-235

Address		Development Description							
170a Kennington Park Road SE11 4BT		Change of use of the existing office building (B1) to a single dwelling (C3), including refurbishment of the existing shopfront, erection of a three storey rear extension							
Reference	16/03265/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Prince's		0	0	0	0	0	0	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		-145	0	0	0	0	-145	0

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
122 Greyhound Land SW16 5RN		Change of use from Storage or Distribution Buildings (Class B8) to Dwellinghouses (Class C3)							
Reference	16/03301/P3P	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Streatham South		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior Approval		0	0	0	0	-68	-68	0

Address		Development Description							
164 - 168 Westminster Bridge Road SE1 7RW		Demolition of existing building and redevelopment of site to provide 6 storey mixed use building comprising retail (A1/A2/A3 Use) and office accommodation (B1 Use)							
Reference	16/03367/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		1112	0	0	0	0	1112	350
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		59	0	0	0	0	59	233

Address		Development Description							
Workshop Rodmill Lane SW2 4EL		Demolition of existing buildings and erection of a 3-storey building to provide a terrace of 7 dwellings (C3)							
Reference	16/03675/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		0	0	0	-632	0	-632	0

Address		Development Description							
1 Sail Street SE11 6QN		Erection of roof extension to create additional office space (Use Class B1a).							
Reference	16/03786/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		575	0	0	0	0	575	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		575	0	0	0	0	575	-595

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
9 Park Hill SW4 9NS		Change of use from Use Class B1(a) to Use Class C3 for the provision of 3 residential units							
Reference	16/04694/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Common		0	0	0	0	0	0	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior Approval		-288	0	0	0	0	-288	0

Address		Development Description							
28 Deerpark Road SW16 2AN		Change of use to a mixed use of the property for both residential use (C3) and a photographic shoot location (B1)							
Reference	16/04838/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Streatham Wells		700	0	0	0	0	700	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		700	0	0	0	0	700	0

Address		Development Description							
Land In Bedlam Mews Rear Of 73 Lambeth Walk SE11 6DF		Erection of a new two storey building to provide offices							
Reference	16/05012/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		155	0	0	0	0	155	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		155	0	0	0	0	155	0

Address		Development Description							
12-20 Wyvil Road SW8 2TG		Demolition of existing buildings and redevelopment of the site to provide 278 residential units, office (B1) and retail floorspace (flexible A1, A2 and A3)							
Reference	16/05114/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		1917	0	0	0	0	1917	318
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		1917	0	0	0	-1590	327	-1,312

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
463-465 Brixton Road SW9 8HH		Roof extension to provide a office unit at third floor level							
Reference	16/05629/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Coldharbour		88	0	0	0	0	88	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		88	0	0	0	0	88	0
Address		Development Description							
Land Rear Of 668 Streatham High Road SW16 3QL		Demolition of the existing building and the erection of a 2 storey dwellinghouse							
Reference	16/06109/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Streatham South		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		0	-178	0	0	0	-178	0
Address		Development Description							
Land Rear Of 472 Wandsworth Road SW8 3LT		Demolition of existing building and erection of a part 4/part 5 storey building to provide office space at ground floor and 8 self-contained flats							
Reference	16/06958/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Town		70	0	0	0	0	70	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		70	0	0	0	0	70	-66
Address		Development Description							
5 Carpenter's Place SW4 7TD		Redevelopment of the car park to provide a mixed-use building containing 213sqm of office floorspace (Use Class B1) plus 8 self-contained residential units (Use Class C3)							
Reference	17/00153/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Town		213	0	0	0	0	213	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		213	0	0	0	-120	93	0

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
Rear Of 260 Knight's Hill SE27 0QP		Erection of a three storey building comprising office (B1) on ground floor and 9 self-contained residential flats on first and second floors (C3)							
Reference	17/00632/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Knight's Hill		272	0	0	0	0	272	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		272	0	0	-60	0	212	0
Address		Development Description							
Ground Floor 6-12 Paxton Place SE27 9SS		Change of Use of ground floor from Office (Use Class B1a) to 3 x 1-bed flats (Use Class C3)							
Reference	17/00703/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Gipsy Hill		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-119	0	0	0	0	-119	0
Address		Development Description							
170a Kennington Park Road SE11 4BT		Change of use of existing offices to a single dwelling house, involving the erection of a three storey rear extension and the creation of a roof terrace							
Reference	17/00802/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Prince's		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		-145	0	0	0	0	-145	0
Address		Development Description							
296 - 298 Brixton Road SW9 6AG		Change of use of the first floor to 3 self-contained flats including the erection of rear extension; erection of a new commercial unit (B1) to the rear							
Reference	17/00915/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Ferndale		26	0	0	0	0	26	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		26	0	0	0	0	26	-395

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
4 Scout Lane SW4 0LA		Change of Use from Office to Residential							
Reference	17/01058/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Town		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-62	0	0	0	0	-62	0
Address		Development Description							
148-154 Streatham High Road SW16 1BJ		Conversion of semi-basement storage area (B8) to office (B1) incorporating new front porch							
Reference	17/01436/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	St. Leonards		49	0	0	0	0	49	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		49	0	0	0	-49	0	0
Address		Development Description							
489 And 491 Norwood Road SE27 9DJ		Change of use of ground floor from B1 (Pharmaceutical packaging and ancillary Retail) to mixed A3/A5 (restaurant and hot food takeaway) use							
Reference	17/01574/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Thurlow Park		0	0	0	0	0	0	180
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		0	0	-180	0	0	-180	90
Address		Development Description							
45-49a Sunnyhill Road SW16 2UG		Conversion of former B1 light industry building with partial demolition; retention of 45 to 49a Sunnyhill Road to provide four dwellings							
Reference	17/01689/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Streatham Wells		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		-103	0	0	-248	0	-351	0

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
151 Palace Road SW2 3LE		Demolition of the existing B1 unit and erection of a part 3/part 4 storey building to provide a B1 unit and 9 residential dwellings above							
Reference	17/02467/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Streatham Hill		350	0	0	0	0	350	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		350	0	-315	0	0	35	0

Address		Development Description							
1, 3 And 5 Somers Place SW2 2AL		Change of use from B1/B2/B8 to B8 for use as a building supplies warehouse							
Reference	17/03272/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		0	0	0	0	1688	1688	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		0	0	-1225	-755	933	-1047	0

Address		Development Description							
444 Brixton Road SW9 8BH		Change of Use of part of the first floor B1a Use to A1							
Reference	17/03434/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Ferndale		0	0	0	0	0	0	243
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		-243	0	0	0	0	-243	243

Address		Development Description							
12 Baylis Road SE1 7AA		Demolition of the existing building behind the retained front facade (B1) and replacement with a new building, including new shop-front							
Reference	17/03440/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		823	0	0	0	0	823	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		267	0	0	0	0	267	0

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
25 Santley Street SW4 7QF		Enlargement of ground floor flat by changing rear of office to residential and converting the basement to usable commercial floor-space							
Reference	17/03732/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Ferndale		37	0	0	0	0	37	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		10	0	0	0	0	10	0
Address		Development Description							
41 - 45 Acre Lane SW2 5TN		Redevelopment to provide 613sqm of office space, 22 self-contained flats and 2 dwelling houses							
Reference	17/03846/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		613	0	0	0	0	613	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		312	0	0	0	0	312	-783
Address		Development Description							
The London Television Centre, 60 - 72 Upper Ground SE1 9LT*		Redevelopment to provide 44,434 sqm of offices, 3,634 sqm of television studios (SG), 216 sqm of retail (A1) and 213 residential dwellings							
Reference	17/03986/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		44434	0	0	0	0	44434	3,850
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		24254	0	0	0	0	24254	-16,329
Address		Development Description							
87 Acre Lane SW2 5TN		Change of use from a retail shop to office							
Reference	17/04085/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		47	0	0	0	0	47	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		47	0	0	0	0	47	-47

* This permission is not expected to be built out

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
7 Houghton Square SW9 9AN		Change of use from offices (B1a) into 2-bed flat (C3)							
Reference	17/04344/LDCP	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Larkhall		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-80	0	0	0	0	-80	0

Address		Development Description							
114 - 118 Lower Marsh SE1 7AE		Redevelopment to provide a mix of office, retail, flexible commercial (A1/A2/A3), and flexible commercial/community (A1/A2/A3/D1)							
Reference	17/04483/RG3	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		962	0	0	0	0	962	422
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		962	0	0	0	0	962	113

Address		Development Description							
Pissarro House 77a Westow Hill SE19 1TX		Demolition of the existing rear extension and replacement with a part-two and four-storey rear extension for office accommodation							
Reference	17/04501/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Gipsy Hill		496	0	0	0	0	496	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		-103	0	0	0	0	-103	0

Address		Development Description							
341 - 343 Norwood Road SE27 9BQ		Redevelopment of the car sales lot to provide 5 flats and 1 maisonette. Change of use of 341 from sui generis to A1/A2 and 343 from sui generis to affordable office space							
Reference	17/04542/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Thurlow Park		60	0	0	0	0	60	136
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		60	0	0	0	0	60	-400

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
Rear Of 10 Claylands Road SW8 1NY		Change of use to office, including a one storey extension and replacement of existing garage door with fenestration along with excavation of the property							
Reference	17/04724/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		26	0	0	0	0	26	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		26	0	0	0	-13	13	0
Address		Development Description							
1 Beadman Street SE27 0DN		Change of use at first floor from office use to residential dwellings							
Reference	17/05067/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Knight's Hill		0	0	0	0	0	0	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		-219	0	0	0	0	-219	0
Address		Development Description							
6 Houghton Square SW9 9AN		Prior Approval for the change of use from Office to 1 residential unit							
Reference	17/05176/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Larkhall		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior Approval		-94	0	0	0	0	-94	0
Address		Development Description							
160 Eardley Road SW16 5TG		Change of use of existing building from light industrial (B1(c)) to provide 8 residential units							
Reference	17/05315/P3P	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Streatham South		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		0	0	-485	0	0	-485	0

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
Gasholder Station Kennington Oval SE11 5SG		Mixed-use redevelopment comprising 738 new residential units, 10,160sqm of office and shared working space, 800sqm for waste management use, 148sqm of D1 community space							
Reference	17/05772/EIAFUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		10160	0	0	0	0	10160	947
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		9845	0	0	0	0	9845	772
Address		Development Description							
163 Gleneldon Mews SW16 2AZ		Change of use of the building from office (Use Class B1(a)) to 2 residential dwellings (Use Class C3)							
Reference	17/06034/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	St. Leonards		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-34	0	0	0	0	-34	0
Address		Development Description							
220 Waterloo Road SE1 8SD		Alterations to the London Ambulance Service Headquarters including the enclosure of an open external terrace area to form administrative office area							
Reference	18/00094/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		57	0	0	0	0	57	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		57	0	0	0	0	57	0
Address		Development Description							
Unit 13 Ellerslie Square Industrial Estate 11 Lyham Road SW2 5DZ		Change of use to a flexible light industrial/ storage warehouse (Use Classes B1(c)/B8)							
Reference	18/00097/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Brixton Hill		800	0	0	0	800	1600	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		800	0	0	0	-800	0	0

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
Bobby Vincent House 9a Knight's Hill SE27 0DB		Conversion of the existing garage/store into an office, together with replacement of garage door with windows and doors							
Reference	18/00139/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Knight's Hill		36	0	0	0	0	36	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		36	0	0	0	-36	0	0
Address		Development Description							
177 Abbeville Road SW4 9RL		Change of use of the main building at ground, first and second floors and the building at the rear of the site from office use to 41 residential dwellings							
Reference	18/00222/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Common		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-1765	0	0	0	0	-1765	0
Address		Development Description							
84 Norwood Road SE24 9BB		Change of use of the ground floor from office to residential							
Reference	18/00503/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Thurlow Park		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-61	0	0	0	0	-61	0
Address		Development Description							
57 Westow Hill SE19 1TS		Change of use of first and second floor offices into 4 residential units							
Reference	18/00587/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Gipsy Hill		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-242	0	0	0	0	-242	0

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
18a Bromell's Road SW4 0BG		Prior approval for the change of use from light industrial use to residential							
Reference	18/00797/PA	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Clapham Town		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		0	0	-204	0	0	-204	0

Address		Development Description							
39 Camberwell New Road SE5 0RZ		Part retention of a two storey office building							
Reference	18/01568/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		120	0	0	0	0	120	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		120	0	0	0	0	120	0

Address		Development Description							
4 Beadman Street SE27 0DN		Erection of a single storey first floor extension to create 60sqm of office space ancillary to the warehouse							
Reference	18/01982/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Knight's Hill		0	0	0	0	383	383	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		0	0	0	0	60	60	0

Address		Development Description							
30 Brixton Road SW9 6BU		Prior Approval for the change of use of 1st and 2nd floor from office to 2 residential units							
Reference	18/02045/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-88	0	0	0	0	-88	0

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
27-29 Mitcham Lane SW16 6LQ		Prior of approval for the change of use of the property from light industrial accommodation to 3 single dwelling houses							
Reference	18/02153/PA	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	St. Leonards		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		0	0	-336	0	0	-336	0

Address		Development Description							
Units 15-17 Grange Mills SW12 0NE		Application for prior approval for the change of use from B1(a) use to C3 use							
Reference	18/02571/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Thornton		0	0	0	0	0	0	0
KIBA	Yes	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-857	0	0	0	0	-857	0

Address		Development Description							
39 Camberwell New Road SE5 0RZ		Erection of a 2-storey, first and second floor side extension for B1 office purposes.							
Reference	18/02579/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		320	0	0	0	0	320	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		70	0	0	0	0	70	0

Address		Development Description							
Tesco Stores, 275 Kennington Lane Vauxhall Street SE11		Mixed-use redevelopment to provide 571 residential units, replacement Tesco store of 4,655sqm, 2,638sqm of office, 1,159sqm of flexible commercial floorspace (A1-A3, B1)							
Reference	18/02597/EIAFUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Oval		2638	0	0	0	0	2638	5,814
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	New build		1512	0	0	0	0	1512	1,946

Table 22. Unimplemented B Class Permissions 2018/19

Address		Development Description							
77-81 The Cut SE1 8LL		Change of use of ground floor from A1 to flexible A1/A3; change of use of basement from A1 ancillary areas for the office, flexible A1/A3 and residential units							
Reference	18/02779/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Bishop's		390	0	0	0	0	390	382
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		243	0	0	0	0	243	-432

Address		Development Description							
4 Ellison Road SW16 5BY		Application for prior approval of the change of use from office to residential							
Reference	18/03650/P3O	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Streatham South		0	0	0	0	0	0	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Prior approval		-191	0	0	0	0	-191	0

Address		Development Description							
2a Norwood High Street SE27 9NS		Change of use of former caretakers accommodation to provide 2 managed work spaces with shared kitchen and toilet facilities							
Reference	18/04917/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Knight's Hill		100	0	0	0	0	100	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		100	0	0	0	0	100	-100

Address		Development Description							
Unit 6 Warwick House Overton Road SW9 7JP		Change of use of ground floor from shop to office							
Reference	19/05429/FUL	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Ward	Coldharbour		82	0	0	0	0	82	0
KIBA	No	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Type	Change of use		82	0	0	0	0	82	-82

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
Units 1 To 18 Rudolf Place SW8 1RP		16/03954/FUL	Redevelopment of the site for 841 student bed spaces, 3,583sqm of B1 office space, a 201sqm Class A3 cafe/restaurant, amenity space, a rooftop multi-use games area (MUGA)						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		3583	0	0	0	0	3583	636
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Started		1911	0	0	0	0	1911	636
Address		Reference	Development Description						
Land On The Corner Of Avenue Park Road Thurlow Park Road SE21 1NW		16/07066/VOC	Redevelopment to provide 42 market and affordable residential units and 175 sqm of B1 floorspace						
Ward	Thurlow Park	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		175	0	0	0	0	175	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Started		175	0	0	0	-2333	-2158	0
Address		Reference	Development Description						
41 - 45 Acre Lane SW2 5TN		17/03846/FUL	Redevelopment to provide 613sqm of office space, 22 self-contained flats and 2 dwelling houses						
Ward	Brixton Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		613	0	0	0	0	613	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		312	0	0	0	0	312	-783
Address		Reference	Development Description						
The London Television Centre, 60 - 72 Upper Ground SE1 9LT*		17/03986/FUL	Redevelopment to provide circa. 44,434 sq.m of offices, 3,634 sq.m of television studios, 216 sq.m of retail and 213 residential dwellings						
Ward	Bishop's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		44434	0	0	0	0	44434	3,850
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		24254	0	0	0	0	24254	-16,329

*This permission is not expected to be built out

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
114 - 118 Lower Marsh SE1 7AE		17/04483/RG3	Redevelopment to provide a mix of office, retail, flexible commercial (A1/A2/A3), and flexible commercial/ community (Use Classes A1/A2/A3/D1)						
Ward	Bishop's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		962	0	0	0	0	962	422
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		962	0	0	0	0	962	179
Address		Reference	Development Description						
341 - 343 Norwood Road SE27 9BQ		17/04542/FUL	Redevelopment to provide 5 self-contained flats and 1 maisonette. Change of use of 341 from SG to A1/A2 and change of use of 343 from SG to affordable office space						
Ward	Thurlow Park	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		60	0	0	0	0	60	136
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		60	0	0	0	0	60	-400
Address		Reference	Development Description						
Rear Of 10 Claylands Road SW8 1NY		17/04724/FUL	Change of use to office, including an upwards one storey extension and replacement of existing garage door						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		26	0	0	0	0	26	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		26	0	0	0	-13	13	0
Address		Reference	Development Description						
6 Houghton Square SW9 9AN		17/05176/P3O	Prior Approval for the change of use from Office to 1 residential unit						
Ward	Larkhall	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		-94	0	0	0	0	-94	0

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
Tintagel House, 92 Albert Embankment SE1 7TY		17/05271/VOC	Extension to the existing office building to provide additional office and associated ancillary accommodation; the introduction of a new biodiverse green roof						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		440	0	0	0	0	440	182
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		440	0	0	0	0	440	182
Address		Reference	Development Description						
Gasholder Station Kennington Oval SE11 5SG		17/05772/EIAFUL	Redevelopment to provide restored gas-holder no.1, 738 residential units, 10,160sqm of office and shared working space, 800sqm for waste management, 148sqm of D1 space						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	Yes		10160	0	0	0	0	10160	947
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		9845	0	0	0	0	9845	772
Address		Reference	Development Description						
74 And 78 Kennington Road SE11 6NL		17/05821/RG4	Application for a change of use of office to bicycle tour operator (A1)						
Ward	Bishop's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	290
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		-290	0	0	0	0	-290	290
Address		Reference	Development Description						
Thrayle House Benedict Road SW9 0XU		17/06154/VOC	Redevelopment of Thrayle House for mixed use development, comprising 177 homes, and 1,358 sq m of flexible retail (A1 and A2) and community space (Class D1)						
Ward	Ferndale	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		339	0	0	0	0	339	1,017
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Started		339	0	0	0	0	339	1,017

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
691 Wandsworth Road SW8 3JE		17/06221/FUL	Change of use of ground floor and lower ground floor from Taxi Office (SG) to Shop, Financial/Professional Services (A2), and Offices						
Ward	Clapham Town	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		27	0	0	0	0	27	56
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Started		27	0	0	0	0	27	-27
Address		Reference	Development Description						
Unit 5 27-29 Vauxhall Grove SW8 1SY		18/00039/FUL	Change of use to a mini-cab office (sui generis)						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	38
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		-38	0	0	0	0	-38	38
Address		Reference	Development Description						
Unit 13 Ellerslie Square Industrial Estate 11 Lyham Road SW2 5DZ		18/00097/FUL	Change of use to a flexible light industrial/ storage warehouse (B1(c)/B8)						
Ward	Brixton Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	Yes		800	0	0	0	800	1600	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		800	0	0	0	-800	0	0
Address		Reference	Development Description						
Bobby Vincent House 9a Knight's Hill SE27 0DB		18/00139/FUL	Conversion of the existing garage/store into an office (Use Class B1(a)), together with replacement of garage door with windows and doors.						
Ward	Knight's Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	Yes		36	0	0	0	0	36	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		36	0	0	0	-36	0	0

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
177 Abbeville Road SW4 9RL		18/00222/P3O	Change of use of the main building on the site at ground, first and second floors and the building at the rear of the site from office use to 41 residential dwellings						
Ward	Clapham Common	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Started		-1765	0	0	0	0	-1765	0
Address		Reference	Development Description						
248 Ferndale Road SW9 8FR		18/00231/FUL	Change of use of fourth floor from office to a composite use of office, restaurant and bar, erection of rear extension to create additional WC accommodation						
Ward	Ferndale	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		4135	0	0	0	0	4135	615
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		35	0	0	0	0	35	615
Address		Reference	Development Description						
84 Norwood Road SE24 9BB		18/00503/P3O	Prior approval for the change of use of the ground floor from office to residential						
Ward	Thurlow Park	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		-61	0	0	0	0	-61	0
Address		Reference	Development Description						
57 Westow Hill SE19 1TS		18/00587/P3O	Prior approval for the change of use of first and second floor offices into 4 residential units						
Ward	Gipsy Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		-242	0	0	0	0	-242	0

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
350 Kennington Lane SE11 5HY		18/00632/LDCE	Application for a Certificate of Lawful Development (Existing) with respect of the property being used as offices						
Ward	Prince's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		744	0	0	0	0	744	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		744	0	0	0	0	744	-740
Address		Reference	Development Description						
18a Bromell's Road SW4 0BG		18/00797/PA	Prior approval for the change of use from light industrial use to residential						
Ward	Clapham Town	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		0	0	-204	0	0	-204	0
Address		Reference	Development Description						
118-120 Larkhall Lane SW4 6SP		18/00838/LDCE	Application for a Certificate of Lawful Development (Existing) for the use as light industrial space with ancillary office space and overnight accommodation						
Ward	Larkhall	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	348	0	0	348	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		0	0	348	0	0	348	-348
Address		Reference	Development Description						
13-19 Croxted Road SE21 8SZ		18/00921/VOC	Redevelopment to provide either A1/A2/A3 on the ground floor and D1 Doctors surgery on the ground floor and first floor, and 9 self contained residential units						
Ward	Thurlow Park	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	1,414
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		0	0	0	0	-1047	-1047	1,351

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
10 Dylan Road SE24 0HL		18/01018/FUL	Redevelopment of the site to provide a double height single storey self-storage building with a basement level (Use Class B8)						
Ward	Herne Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	Yes		0	0	0	0	4159	4159	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Started		0	0	0	0	4159	4159	-690
Address		Reference	Development Description						
39 Camberwell New Road SE5 0RZ		18/01568/FUL	Application for planning permission for the part retention of a two storey office building (Use Class B1).						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		120	0	0	0	0	120	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		120	0	0	0	0	120	0
Address		Reference	Development Description						
4 Beadman Street SE27 0DN		18/01982/FUL	Erection of a single storey first floor extension to create 60sqm of office space ancillary to the warehouse.						
Ward	Knight's Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	Yes		0	0	0	0	383	383	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		0	0	0	0	60	60	0
Address		Reference	Development Description						
30 Brixton Road SW9 6BU		18/02045/P3O	Prior Approval for the change of use of 1st and 2nd floor from office to 2 residential units						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		-88	0	0	0	0	-88	0

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
27-29 Mitcham Lane SW16 6LQ		18/02153/PA	Prior of approval for the change of use of the property from light industrial accommodation to 3 single dwelling houses						
Ward	St. Leonards	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		0	0	-336	0	0	-336	0
Address		Reference	Development Description						
Unit 6 88 Clapham Park Road SW4 7BX		18/02273/P3O	Application for prior approval for the change of use of Unit 6, Abbeville Mews to provide a single residential unit						
Ward	Clapham Common	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	Yes		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		-96	0	0	0	0	-96	0
Address		Reference	Development Description						
Units 15-17 Grange Mills SW12 0NE		18/02571/P3O	Application for prior approval for the change of use from B1(a) (office) use to C3 (residential) use.						
Ward	Thornton	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	Yes		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		-857	0	0	0	0	-857	0
Address		Reference	Development Description						
39 Camberwell New Road SE5 0RZ		18/02579/FUL	Erection of a 2-storey, first and second floor side extension. for B1 office purposes.						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		320	0	0	0	0	320	0
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Started		70	0	0	0	0	70	0

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
Tesco Stores, 275 Kennington Lane Vauxhall Street SE11		18/02597/EIAFUL	Redevelopment to provide a mixed-use development to provide 571 residential units, a replacement Tesco store, 2,638sqm of office, 1,159sqm of flexible commercial space						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		2638	0	0	0	0	2638	5,814
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Superseded		1512	0	0	0	0	1512	2,505
Address		Reference	Development Description						
77-81 The Cut SE1 8LL		18/02779/FUL	Extension of existing building; change of use of ground floor from A1 to A1/A3; change of use of the basement to separate office, flexible A1/A3 and residential units						
Ward	Bishop's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		390	0	0	0	0	390	382
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		243	0	0	0	0	243	-241
Address		Reference	Development Description						
229 Streatham High Road SW16 6EN		18/03253/FUL	Change of use of the ground floor, basement and mezzanine from restaurant to office with an ancillary reception, showroom, sales area, and storage						
Ward	St. Leonards	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		166	0	0	0	0	166	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		166	0	0	0	0	166	-166
Address		Reference	Development Description						
1a Nelsons Row SW4 7JR		18/03602/LDCE	Application for Certificate of Lawfulness (existing) with respect to the use of the building as artists studios and workspace and ancillary art gallery and office.						
Ward	Clapham Town	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	1040	0	0	1040	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		0	0	1040	0	0	1040	0

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
4 Ellison Road SW16 5BY		18/03650/P3O	Application for prior approval of the change of use from office to residential						
Ward	Streatham South	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		-191	0	0	0	0	-191	0
Address		Reference	Development Description						
21 Claylands Place SW8 1NL		18/04104/P3O	Application for Prior Approval for the change of use of the existing offices to a residential unit						
Ward	Oval	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		0	0	0	0	0	0	0
Type	Prior approval	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Completed		-167	0	0	0	0	-167	0
Address		Reference	Development Description						
2a Norwood High Street SE27 9NS		18/04917/FUL	Change of use of former caretakers accommodation to provide 2 managed work spaces with shared kitchen and toilet facilities						
Ward	Knight's Hill	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		100	0	0	0	0	100	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		100	0	0	0	0	100	-100
Address		Reference	Development Description						
Arches 176 - 177 And 202 Lambeth Road SE1		18/05202/NMC	Amendment of 15/04360/FUL (Redevelopment for office space, 131 student bedspaces, 282 sq.m of commercial floorspace, 9 residential units) - additional two student units						
Ward	Bishop's	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		1296	0	0	0	0	1296	141
Type	New build	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Started		-631	0	0	0	0	-631	141

Table 23. B Class Permissions Granted 2018/19

Address		Reference	Development Description						
Unit 6 Warwick House Overton Road SW9 7JP		19/05429/FUL	Change of use of ground floor from shop to office						
Ward	Coldharbour	Gross floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
KIBA	No		82	0	0	0	0	82	0
Type	Change of use	Net floorspace (sqm)	B1a	B1b	B1c	B2	B8	Total B Uses	Other Uses
Status	Not started		82	0	0	0	0	82	-82