Lambeth
Housing Development
Pipeline Report

2021/22

Lambeth

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Executive summary

714 net additional dwellings were completed in Lambeth in 2021/22. This figure is less than Lambeth's annual London Plan housing target (1,335 net additional dwellings per annum).

Lambeth's affordable housing policy applied to 226 of the gross units completed in 2021/22 (i.e. units completed as part of full or outline planning permissions for 10 or more units). 93 (41%) of these 226 completed units were affordable.

2,012 gross additional housing units were approved during 2021/22. These positively contributed to the number of units in the development pipeline (i.e., units under construction, or units approved but not yet implemented) at the end of March 2022, which stood at 10,576 gross residential units, of which 4,709 (44%) were under construction.

Lambeth is able to demonstrate 5.09 years' worth of housing land supply with 5% buffer for the 2022/23 to 2026/27 five-year period.

Lambeth's affordable housing policy applied to 1,534 of the total gross units approved. 38% of these approvals were affordable. In addition, Lambeth secured a total of £1,534,526 of payment in lieu (PIL) of affordable housing in 2021/22 which will help to deliver more affordable housing in Lambeth in the coming years.

These affordable approvals have positively contributed to the number of affordable units in the development pipeline. There were 3,450 gross affordable units in the development pipeline at the end of March 2022, including 2,121 low-cost rented units. 42% of all the affordable housing units in the development pipeline were under construction.

The table below summarises the key findings in this report:

Table i: Key findings

Net additional dwellings completed in 2021/22	**714**
Gross affordable units completed in 2021/22	**93**
Proportion of gross units completed in 2021/22 as part of full or outline planning permissions for 10 or more units that were affordable	**41%**
Gross units approved in 2021/22	**2,012**
Net units approved in 2021/22	**1,778**
Proportion of gross units approved in 2021/22 as part of full or outline planning permissions for 10 or more units that were affordable	**38%**
Gross units in the development pipeline (end of March 2022)	**10,562**
Proportion of units in the development pipeline under construction (end of March 2022)	**44%**
Gross affordable units in the development pipeline (end of March 2022)	**3,450**
Proportion of affordable units in the development pipeline under construction (end of March 2022)	**42%**
Five-year housing land supply (2022/23 – 2026/27)	**5.09 years**

Background

Lambeth's annual Housing Development Pipeline Report provides data on changes in the borough's housing supply between 1 April 2021 and 31 March 2022.

Information in this report will be used to monitor the implementation of the policies in Lambeth's Local Plan 2021.

The report lists and summarises all new housing that was completed, under construction or had a valid planning permission during the 2021/22 financial year. This includes housing from new build developments, conversion of existing residential dwellings and the change of use to or from another use.

This report provides detailed information on conventional housing supply only. Further information about student accommodation, which is a form of non-self-contained housing, is provided in the Student Housing Assessment 2021/22.

Information on housing completions was compiled from various sources including the council's Building Control records, the Council Tax property valuation website, Google Street View, information from developers and site visits.

The information is presented first in a series of summary tables, and then in schedules listing individual sites under the various categories of the development pipeline.

Lambeth's updated 10-year housing trajectory and five-year housing land supply are set out in section F.

London Plan housing delivery targets

The monitoring figure for housing supply in Lambeth is set out in the London Plan 2021. Lambeth has a target to deliver a minimum of 13,350 net additional dwellings over the 10-year period from 2019/20 to 2028/29. The annual monitoring target is therefore 1,335 net additional dwellings per year.

This target is based on the 2017 Strategic Housing Land Availability Assessment (SHLAA) which differentiates between delivery on large sites (those that are 0.25 hectares in size or larger) and an assumed proportion of delivery on small sites (those that are smaller than 0.25 hectares). In Lambeth, the London Plan 2021 identifies the potential for 4,000 of the total 13,350 net additional dwellings required over the 10 year period to be delivered in small sites. This would translate into an annual average of 400 net additional units being delivered in small sites. However, the proportion of completions on small sites is likely to vary significantly from year to year. Planning permissions on large sites which were included in the 2017 SHLAA for Lambeth are identified in the schedules at the end of this report (tables 25-36).

The London Plan target also includes an assumption for delivery of non-self-contained homes. The approach to monitoring net housing provision from different forms of non-self-contained accommodation is based on the amount of self-contained housing this form of supply will free up. Non-self-contained accommodation for students counts towards meeting housing targets on the basis of a 2.5:1 ratio, with two and a half bedrooms/units being counted as a single home. The London Plan 2021 counts net non-self-contained accommodation for older people (C2 use class) towards meeting housing targets on the basis of a 1:1 ratio, however, for the purposes of the national housing delivery test, these are counted on a 1.8:1 ratio. All other net non-self-contained communal accommodation counts towards

meeting housing targets on the basis of a 1.8:1 ratio. These ratios mirror the ratios in the Government's Housing Delivery Test Measurement Rulebook.

Prior Approvals affecting residential use

During 2021/22, different classes of permitted development rights affected residential (C3) use including:

- Class O – this was introduced in May 2013 and allowed change of use of office floorspace (B1a (as defined by the former Use Classes Order up to 31 August 2020)) to residential (C3)
- Class MA – this became available from August 2021 and allowed change of use from a use falling within Class E to residential use (C3) (please refer to appendix 2 for an overview of use classes).
- Class A – this was introduced in August 2020 and allowed the upward extension of purpose-built blocks of flats by two additional storeys

An Article 4 Direction is a direction under Article 4 of the General Permitted Development Order which enables Local Planning Authorities to withdraw specified permitted development rights across a defined area. During 2021/22, Lambeth had in place two Article 4 directions which removed the Class O permitted development right in (i) Brixton town centre, selected sites in Clapham and all or part of ten Key Industrial and Business Areas and (ii) the London Plan Central Activities Zone (CAZ) as it relates to Lambeth. These Article 4 directions remained in effect until 31 July 2022 as per the transitional arrangements announced by the government when the Class MA permitted development right was introduced. This meant that Lambeth's two Class O Article 4 directions withdrew the right to make a change of use from office to residential until 31 July 2022.

Units arising from prior approval for permitted development are included in the overall totals for conventional supply. In order to differentiate this source of supply from units secured through planning applications, units arising from prior approvals for permitted development have also been included in a separate development type category within the summary tables and listed in separate schedules at the end of the report (tables 27, 30, 33 and 36).

Affordable Housing Policy

The London Plan 2021 follows the threshold approach to affordable housing policy which involves a Fast Track route for applications that meet the requirements of the threshold approach and a Viability Tested route for those that do not. The London Plan affordable housing thresholds are 35% on private land and 50% on public land and sites involving a loss of industrial capacity. Affordable housing is required on site in schemes providing more than 10 units (gross).

The Lambeth Local Plan 2021 follows this approach. It adds provision for applicants to follow the Fast Track route by providing a payment in lieu of affordable housing (PIL) where between 10 and 25 units gross are proposed, as this can sometimes be more effective than seeking Registered Providers to take on very small numbers of on-site units.

Since the Lambeth Local Plan 2021 was adopted in September 2021, Lambeth is no longer able to secure PIL of affordable housing on sites proposing fewer than 10 gross housing units. This is a result of a change in the National Planning Policy Framework in 2018. Therefore, Lambeth Local Plan 2021 affordable housing policy only relates to full or outline schemes proposing 10 or more gross housing units.

The Lambeth Local Plan affordable housing policy sets a tenure split requirement for new affordable housing of 70% low-cost rent and 30% intermediate.

Affordable housing policy applies to the gross number of new units, so monitoring of affordable housing secured through the planning system is reported on gross units. Appendix 1 sets out definitions of different types of affordable housing in London falling within the categories 'low-cost rent' and 'intermediate' that applied in 2021/22.

Explanations and abbreviations used

Existing, Net and Gross

- The 'existing' number of units is the number of units on site before any development of the site starts
- The 'gross' number of units from a housing development is the total number of units created by the development.
- The 'net' figure is the gross number of housing units created minus any existing units lost due to the development. For example: if a house is converted into three flats the gross number of units is three and the net number is two.
- 'Net affordable' means the gross affordable units minus any existing affordable units lost through development.

Completions

- Completed units comprises: i) all existing units lost through redevelopment, change of use or conversion during 2021/22 (these are counted as losses when the development starts on site), and ii) all gross units created by housing developments that were ready to be occupied in 2021/22 (these are counted as gains).

Under construction

- Gross units proposed as part of permissions which have started work on site. When permissions affecting existing residential units commence work on site, the existing units are counted as completed losses so there is no net data for units under construction.

Unimplemented

- Units which have been approved as part of planning permissions which are still live (i.e. the permissions have not lapsed) but have not yet been implemented (started) on site.

Approved

- Units which were granted planning permission in 2021/22.

Wards

The abbreviations used for wards in Lambeth are:

B	Bishops	**HH**	Herne Hill	**SL**	St Leonards
BH	Brixton Hill	**KH**	Knights Hill	**SS**	Streatham South
C	Coldharbour	**L**	Larkhall	**SW**	Streatham Wells
CC	Clapham Common	**O**	Oval	**T**	Thornton
CT	Clapham Town	**P**	Princes	**TH**	Tulse Hill
F	Ferndale	**S**	Stockwell	**TP**	Thurlow Park
GH	Gipsy Hill	**SH**	Streatham Hill	**V**	Vassall

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

Results and commentary

Completions

In 2021/22, for monitoring purposes, a total of 714 net additional dwellings were completed in Lambeth, against the London Plan 2021 target of 1,335. This includes 379 net additional dwellings of conventional supply and 335 net additional non-conventional supply (335 non-self-contained units). The overall shortfall compared to the annual London Plan target arises from a combination of factors including delays to a number of large sites currently under construction; delays in others starting on site; and fewer completions on small sites - compared to the information available at the time the Local Plan was submitted for examination in May 2020. Some of these delays can largely be attributed to wider economic factors such as build cost inflation, labour shortages and the ongoing impact of Covid 19 (bearing in mind the monitoring year includes much of 2021).

The largest housing schemes completed were at Keybridge House (Phase 2)(125 net additional homes), land on The Westbury Estate (Phase 1)(64 net additional homes) and 376 Clapham Road (50 net additional homes). 199 of the net additional conventional dwellings were completed on large sites (0.25 hectares and above in size). Full details on which large sites were completed in 2021/22 are set out in section F.

The majority of the net additional non-conventional supply completed in 2021/22 were student rooms. 841 student rooms were completed in 2021/22, after applying the 2.5:1 conversion ratio, this equates to 336 net additional homes.

A total of 439 gross units of conventional housing supply were completed.

Conventional supply

Of the net units completed, 74% were new build and 8% were from the conversion (sub-division) or de-conversion (amalgamation) of existing dwellings. The remainder were from change of use from non-residential uses, either through standard planning applications or the Prior Approvals process. A total of 60 units were completed in Prior Approval developments, representing 16% of the net total.

Table ii: Historic performance against London Plan target

	London Plan Target	Conventional	Non-Conventional			Monitoring Total
		Net Additional Dwellings	Total Non-Conventional Supply	Non-Self Contained	Vacants brought back into use	
2012/13	1,195	623	102	-14	116	**725**
2013/14	1,195	853	578	383	195	**1,431**
2014/15	1,195	1,406	404	310	72	**1,788**
2015/16	1,559	1,353	1152	1077	75	**2,505**
2016/17	1,559	1,446	-1	-21	20	**1,445**
2017/18	1,559	1,544	30	6	24	**1,574**
2018/19	1,559	1,033	1,069	1,040	29	**2,102**
2019/20	1,335	1,513	-77	-77	N/A	**1,436**
2020/21	1,335	1,136	59	59	N/A	**1,195**
2021/22	1,335	379	335	335	N/A	**714**
Total	**-**	**11,286**	**2,582**	**3,098**	**531**	**14,915**

Approvals

Permission was granted for **2,012** (gross) units during 2021/22, which equates to **1,778** net units.

Of these, 169 units were approved in Prior Approval developments during 2021/22, representing 8% of the gross total.

Development pipeline

The total development pipeline (i.e. units under construction and units approved but not yet started on-site) stood at 10,562 gross units at the end of March 2022.

Under Construction

4,700 units (44%) of units in the development pipeline were under construction at end of 2021/22

A total of **4,700** gross residential units were under construction at the end of March 2022, which represents 44% of the total development pipeline. 14 units were under construction in Prior Approval developments at the end of 2021/22, representing less than 1% of the total.

Unimplemented Permissions

There were **5,862** (gross) residential units with unimplemented permission at the end of March 2022, with a net figure of 4,602. 282 gross units in Prior Approval developments remained unimplemented at the end of 2021/22, representing 5% of the gross total.

Affordable Housing

41% of relevant completed permissions were affordable

The total (gross) number of residential units completed as part of full or outline planning permissions for 10 or more residential units in 2021/22 was 226. Of these, 93 (41%) were affordable units, including 80 low-cost rent units and 13 intermediate units. The 93 affordable units were completed on three sites - the first phase of the Westbury Estate (HfL)(64 gross affordable homes), the first phase of Knight's Walk Estate (HfL)(16 gross affordable homes) and the second phase of Keybridge House (13 gross affordable homes).

Fluctuations in completions of affordable housing are not uncommon from year to year, reflecting the historical pipeline of approvals and the phased delivery of large developments. Affordable housing is typically required to be delivered before the market units in new developments.

38% of units approved as part of relevant schemes were affordable

Of the total 2,012 gross units approved, Lambeth’s affordable housing policy applied to 1,534 units. Of these, 583 were affordable, which equates to **38%**. The 2021/22 figure of 583 was secured as part of 12 permissions, of which 241 were low-cost rent (41%) and 342 intermediate units (59%). The approvals at 10 Pascal Street and Land to East of Montford Place (in both cases, TfL Commercial Development was the applicant) were build-to-rent schemes so the affordable housing was entirely intermediate, albeit the levels of discount included some rents close to London Affordable Rent. This helps to explain the higher than policy proportion of intermediate units secured.

A total of £1,534,526 of payment in lieu (PIL) of affordable housing was secured

In addition, **£1,534,526** of payment in lieu (PIL) of affordable housing was secured through approved developments in 2021/22. Of this, £1,040,526 (68%) was from sites proposing fewer than 10 units (small sites), through applications determined before September 2021 (after which local plan policy changed); while £494,000 (32%) was secured from three major applications proposing between 10 and 25 gross units: Dorchester Parade Leigham Court Road, 16 To 22 Greyhound Lane, and Land Between 29 And 31 Blenheim Gardens. See tables 15 to 17 for further details on affordable housing approvals.

3,450 gross affordable units are in the development pipeline

Overall, there are 9,698 housing units in the development pipeline at the end of 2021/22 coming forward as part of full or outline planning permissions which proposed 10 or more homes. 3,437 of these units are affordable which equates to **35%**. Of all the affordable units in the development pipeline, **61%** of these are for low-cost rented units.

42% of affordable units in the development pipeline are already under construction

1,455 (gross) affordable units were under construction at end of 2021/22, and **67%** of these are for low-cost rented units. The vast majority of these (1,447 units) were coming forward as part of full or outline planning permissions which proposed 10 or more homes. Based on those types of permissions alone, **32%** of units under construction are affordable. Of the 1,447 affordable units under construction, 238 are coming forward at the Gasholder Station in Kennington and 180 are coming forward at the Tesco site at 275 Kennington Lane.

38% of relevant unimplemented units are affordable

Permissions for **1,995** affordable units (gross) were unimplemented at the end of 2021/22, and **57%** of these were for low-cost rented units. The vast majority of these are coming forward as part of full or outline planning permissions which proposed 10 or more homes (1,990 units). Based on those types of permissions alone, **38%** of units under construction are affordable. Of the 1,995 unimplemented affordable units, 1,118 of these are due to come forward as part of the Clapham Park redevelopment which is being built out in several phases.

Updated housing trajectory for years 1 to 10 of the plan period

The updated housing trajectory for years one to ten of the Local Plan period (2019/20 to 2028/29) demonstrates a ‘headroom’ in projected supply of 431 dwellings over ten years, including a five per cent buffer for years four to eight (see table 22 and chart 5).

Five-year housing land supply

For the five years from 2022/23 to 2027/28, Lambeth’s cumulative housing target is 6,675 units (i.e., five times Lambeth’s annualised housing delivery target as set by the London Plan 2021). With a 5% buffer applied, this figure increases to 7,010. During the 2022/23 to 2027/28 five-year period, 7,140 net additional units are expected to be delivered. This equates to 5.09 years’ supply of housing land (see table 23).

Development pipeline summary

Section A. Completions

Table 1. 2021/22 London Plan annual monitoring performance

London Plan annual monitoring target - net additional supply (Conventional and Non-Conventional)	**Conventional supply**	**Non-conventional supply**	**Total net additional dwellings 2021/22** (Conventional and Non-conventional)
	Net Completions	**Net Non-Self Contained Completions** (with appropriate ratios applied)	
1,335	379	335	**714**

Table 2. 2021/22 Conventional completions summary table: development type

		Development Type				
		New Build	**Change of Use**	**Residential Conversions**	**Prior Approvals**	**Total**
Gross	**No.**	294	16	69	60	**439**
	%	67%	4%	16%	13%	100%
Net	**No.**	279	11	29	60	**379**
	%	74%	3%	8%	15%	100%

Chart 1. 2021/22 Conventional completions by development type

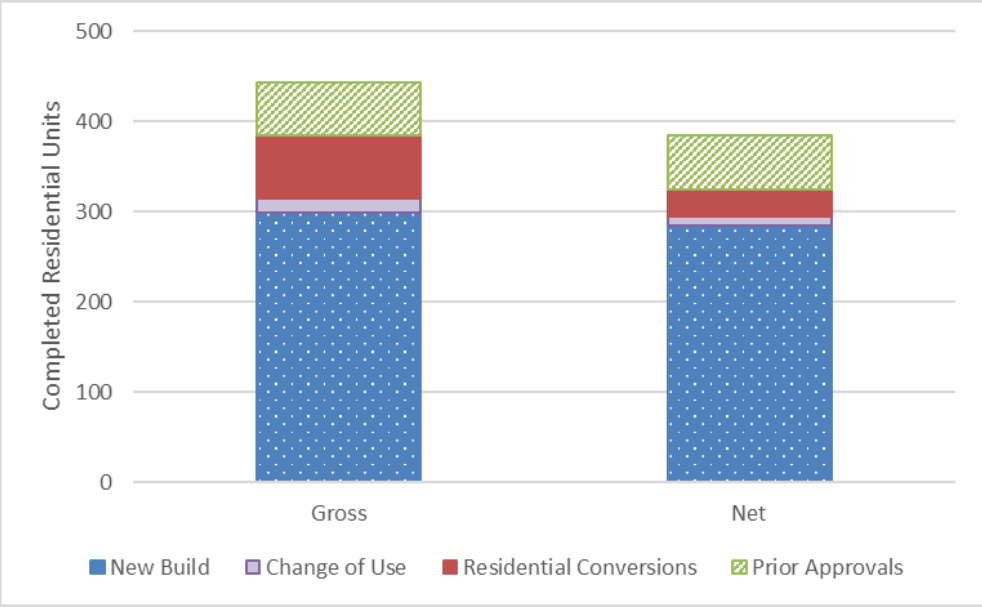


Table 3. Rolling annual conventional completions by development type

	New Build				Change of use				Residential Conversions				Prior Approvals				Total			
	Gross		Net		Gross		Net		Gross		Net		Gross		Net		Gross		Net	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
2012/13	590	74%	502	81%	48	6%	46	7%	163	20%	75	12%	0	0%	0	0%	801	100%	623	100%
2013/14	1070	73%	602	71%	109	7%	105	12%	282	19%	144	17%	2	0%	2	0%	1461	100%	853	100%
2014/15	1103	69%	1053	75%	173	11%	167	12%	254	16%	114	8%	72	4%	72	5%	1602	100%	1406	100%
2015/16	1015	59%	752	56%	179	10%	178	13%	168	10%	79	6%	344	20%	344	25%	1706	100%	1353	100%
2016/17	1093	68%	1010	70%	102	6%	99	7%	153	9%	70	5%	267	17%	267	18%	1615	100%	1446	100%
2017/18	1364	81%	1317	85%	43	3%	41	3%	161	10%	78	5%	108	6%	108	7%	1676	100%	1544	100%
2018/19	868	77%	879	85%	38	3%	43	4%	89	8%	161	16%	38	3%	38	4%	1121	100%	1033	100%
2019/20	1688	85%	1313	87%	34	2%	31	2%	192	10%	100	7%	69	3%	69	5%	1983	100%	1513	100%
2020/21	1059	87%	1044	92%	21	2%	16	1%	106	9%	44	4%	32	3%	32	3%	1218	100%	1136	100%
2021/22	294	67%	279	74%	16	4%	11	3%	69	16%	29	8%	60	14%	60	16%	439	100%	379	100%
Total	**10144**	**74%**	**8751**	**78%**	**763**	**6%**	**737**	**7%**	**1637**	**12%**	**894**	**8%**	**992**	**7%**	**992**	**9%**	**13622**	**100%**	**11286**	**100%**

2021/22 Gross conventional completions by unit size and development type

Please note that bedroom level data is not available at the time of writing from the GLA's Planning London Datahub. Bedroom level data will be published at a later date, once it becomes available.

Table 4. 2021/22 Conventional completions by development type and ward

Ward	New Build		Change of Use		Residential Conversions		Prior Approvals		Total	
	Gross	Net	Gross	Net	Gross	Net	Gross	Net	Gross	Net
BISHOP'S	0	-8	0	0	1	-1	0	0	1	-9
BRIXTON HILL	2	2	0	0	2	1	0	0	4	3
CLAPHAM COMMON	0	0	3	3	9	7	0	0	12	10
CLAPHAM TOWN	75	75	0	0	4	-1	0	0	79	74
COLDHARBOUR	0	0	3	3	0	0	0	0	3	3
FERNDALE	0	0	0	0	4	2	2	2	6	4
GIPSY HILL	17	17	1	0	2	2	0	0	20	19
HERNE HILL	0	0	2	2	1	-1	0	0	3	1
KNIGHT'S HILL	0	0	2	2	0	0	0	0	2	2
LARKHALL	11	11	0	0	3	1	50	50	64	62
OVAL	125	125	0	0	2	2	0	0	127	127
PRINCE'S	22	22	0	0	2	1	0	0	24	23
ST. LEONARD'S	18	16	1	0	17	14	2	2	38	32
STOCKWELL	0	0	1	1	2	2	0	0	3	3
STREATHAM HILL	5	5	0	0	3	-6	0	0	8	-1
STREATHAM SOUTH	0	0	2	0	2	1	5	5	9	6
STREATHAM WELLS	1	1	0	0	2	2	0	0	3	3
THORNTON	0	-1	1	0	0	0	1	1	2	0
THURLOW PARK	17	13	0	0	2	0	0	0	19	13
TULSE HILL	0	0	0	0	5	1	0	0	5	1
VASSALL	1	1	0	0	6	2	0	0	7	3
Total	**294**	**279**	**16**	**11**	**69**	**29**	**60**	**60**	**439**	**379**

Section B. Approvals

Table 5. 2021/22 Conventional approvals summary table: development type

		Development Type				Total
		New Build	Change of Use	Residential Conversions	Prior Approvals	
Gross	No.	1688	70	85	169	2012
	%	84%	3%	4%	8%	100%
Net	No.	1509	64	36	169	1778
	%	85%	4%	2%	10%	100%

Chart 2. 2021/22 Approved conventional units by development type

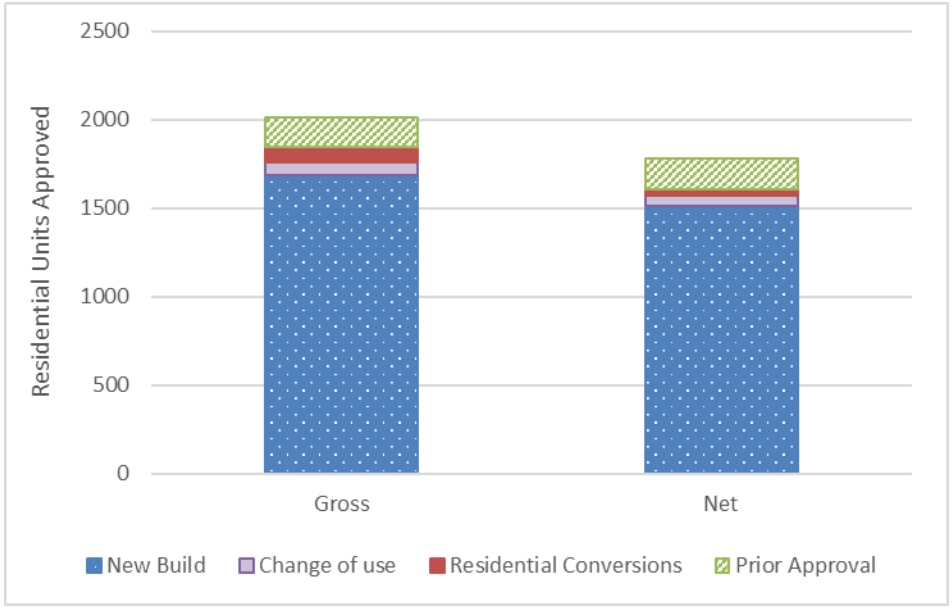


Table 6. 2021/22 Conventional approved units by development type and ward

Ward	New Build		Change of Use		Residential Conversions		Prior Approvals		Total	
	Gross	Net	Gross	Net	Gross	Net	Gross	Net	Gross	Net
BISHOP'S	0	0	0	0	5	2	0	0	5	2
BRIXTON HILL	24	22	0	0	2	1	10	10	36	33
CLAPHAM COMMON	11	10	0	0	12	10	3	3	26	23
CLAPHAM TOWN	37	35	1	1	4	1	12	12	54	49
COLDHARBOUR	8	7	14	14	0	0	0	0	22	21
FERNDALE	10	5	9	8	7	4	4	4	30	21
GIPSY HILL	17	16	1	0	2	1	1	1	21	18
HERNE HILL	666	531	0	0	2	-2	19	19	687	548
KNIGHT'S HILL	24	20	5	5	7	0	2	2	38	27
LARKHALL	13	13	14	14	3	2	6	6	36	35
OVAL	661	661	3	3	0	0	72	72	736	736
PRINCE'S	83	83	0	0	2	1	0	0	85	84
ST. LEONARD'S	11	9	1	1	11	6	2	2	25	18
STOCKWELL	0	0	1	1	1	1	0	0	2	2
STREATHAM HILL	4	3	0	0	6	-4	0	0	10	-1
STREATHAM SOUTH	26	19	14	10	0	0	13	13	53	42
STREATHAM WELLS	12	9	0	0	2	2	2	2	16	13
THORNTON	0	0	0	0	0	0	3	3	3	3
THURLOW PARK	53	50	0	0	9	6	2	2	64	58
TULSE HILL	25	13	3	3	7	3	7	7	42	26
VASSALL	3	3	4	4	3	2	11	11	21	20
Total	**1688**	**1509**	**70**	**64**	**85**	**36**	**169**	**169**	**2012**	**1778**

Table 7. Rolling annual conventional approvals by development type

	New Build				Change of Use				Residential Conversions				Prior Approvals				Totals			
	Gross		Net		Gross		Net		Gross		Net		Gross		Net		Gross		Net	
2012/13	976	71%	876	81%	107	8%	106	10%	287	21%	100	9%	0	0%	0	0%	1370	100%	1082	100%
2013/14	2528	78%	2261	80%	208	6%	208	7%	252	8%	107	4%	264	8%	264	9%	3252	100%	2840	100%
2014/15	4377	83%	4298	84%	163	3%	157	3%	233	4%	131	3%	503	10%	503	10%	5276	100%	5089	100%
2015/16	1938	78%	1721	78%	154	6%	152	7%	124	5%	55	2%	279	11%	279	13%	2495	100%	2207	100%
2016/17	3268	92%	3166	94%	81	2%	81	2%	162	5%	80	2%	56	2%	56	2%	3567	100%	3383	100%
2017/18	1491	77%	1463	82%	31	2%	20	1%	192	10%	89	5%	222	11%	222	12%	1936	100%	1794	100%
2018/19	2146	87%	2044	91%	52	2%	51	2%	188	8%	89	4%	67	3%	67	3%	2453	100%	2251	100%
2019/20	4218	93%	2954	93%	40	1%	33	1%	173	4%	89	3%	101	2%	101	3%	4532	100%	3177	100%
2020/21	761	71%	713	75%	94	9%	81	9%	95	9%	39	4%	115	11%	115	12%	1065	100%	948	100%
2021/22	1688	84%	1509	85%	70	3%	64	4%	85	4%	36	2%	169	8%	169	10%	2012	100%	1778	100%
Total	**23391**	**84%**	**21005**	**86%**	**1000**	**4%**	**953**	**4%**	**1791**	**6%**	**815**	**3%**	**1776**	**6%**	**1776**	**7%**	**27958**	**100%**	**24549**	**100%**

Section C. Future supply - permissions under construction

Table 8. 2021/22 Conventional units under construction summary table: development type

	Development Type				Total
	New Build	Change of Use	Residential Conversions	Prior Approvals	
No.	4606	47	33	14	**4700**
%	98%	1%	1%	0%	**100%**

Chart 3. Conventional units under construction by development type

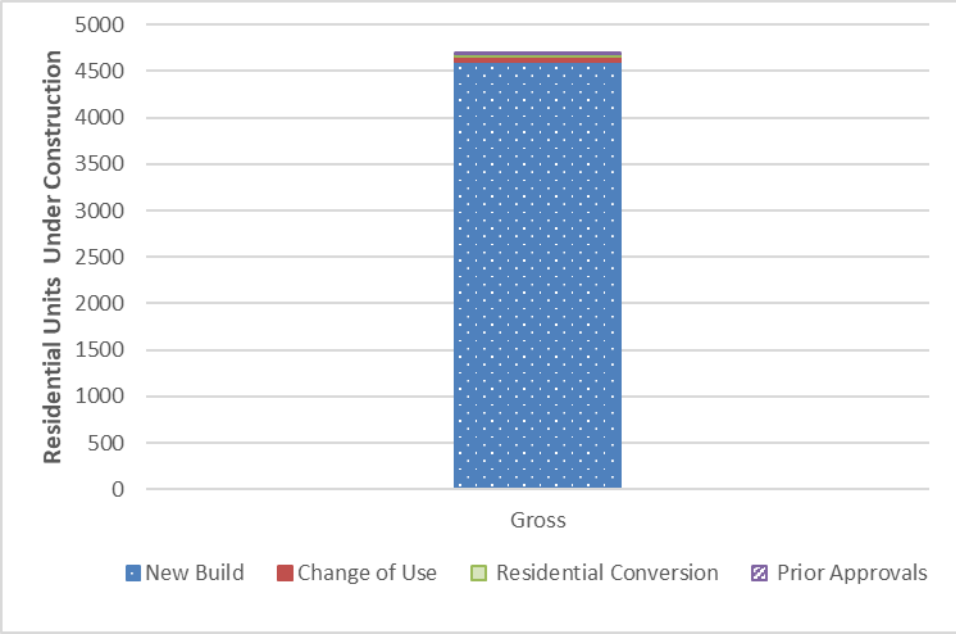


Table 9. 2021/22 Conventional units under construction by development type and ward

Ward	New Build	Change of use	Residential Conversions	Prior Approvals	Total
BISHOP'S	430	6	0	0	436
BRIXTON HILL	98	0	0	0	98
CLAPHAM COMMON	296	0	3	0	299
CLAPHAM TOWN	7	9	0	0	16
COLDHARBOUR	351	2	0	0	353
FERNDALE	72	0	0	0	72
GIPSY HILL	3	0	0	0	3
HERNE HILL	142	0	2	0	144
KNIGHT'S HILL	42	0	0	6	48
LARKHALL	84	0	5	1	90
OVAL	2218	0	2	0	2220
PRINCE'S	228	29	0	0	257
ST. LEONARD'S	28	0	0	1	29
STOCKWELL	363	0	0	0	363
STREATHAM HILL	4	0	2	0	6
STREATHAM SOUTH	50	1	3	6	60
STREATHAM WELLS	20	0	8	0	28
THORNTON	64	0	0	0	64
THURLOW PARK	97	0	5	0	102
TULSE HILL	5	0	2	0	7
VASSALL	4	0	1	0	5
Total	**4606**	**47**	**33**	**14**	**4700**

Section D. Future supply - unimplemented permissions

Table 10. 2021/22 Unimplemented conventional permissions summary table: development type

		Development Type				Total
		New Build	Change of Use	Residential Conversions	Prior Approvals	
Gross	No.	5425	96	59	282	5862
	%	93%	2%	1%	5%	100%
Net	No.	4219	84	17	282	4602
	%	92%	2%	0%	6%	100%

Chart 4. 2021/22 Unimplemented conventional units by development type

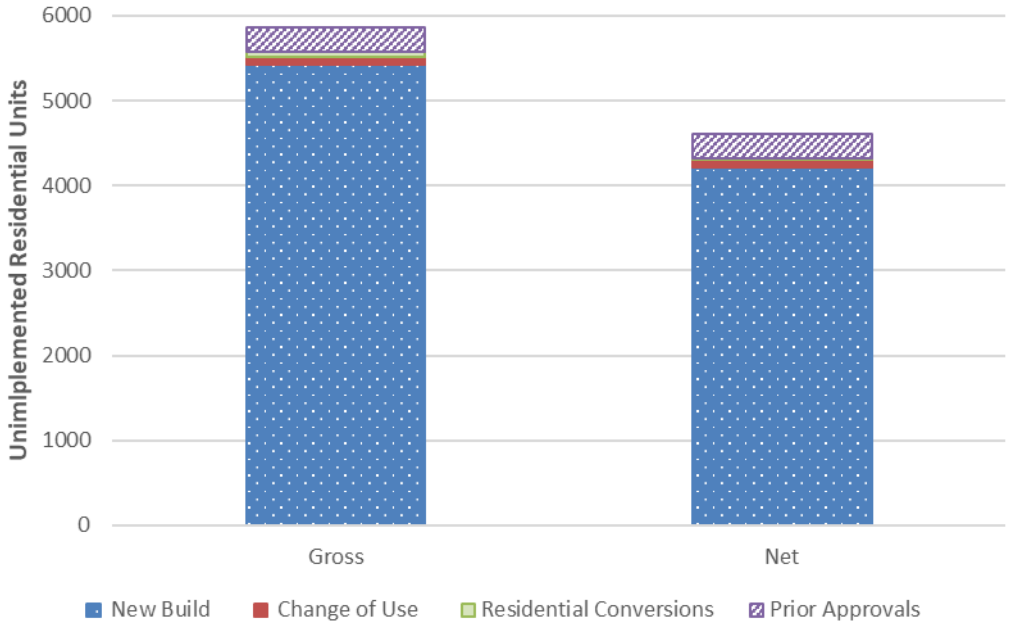


Table 11. 2021/22 Unimplemented conventional units by development type and ward

Ward	New Build		Change of Use		Residential Conversions		Prior Approvals		Total	
	Gross	Net	Gross	Net	Gross	Net	Gross	Net	Gross	Net
BISHOP'S	164	101	0	0	4	3	0	0	168	104
BRIXTON HILL	46	44	0	0	2	1	10	10	58	55
CLAPHAM COMMON	50	49	0	0	0	0	3	3	53	52
CLAPHAM TOWN	335	242	1	1	2	1	74	74	412	318
COLDHARBOUR	52	51	12	12	5	3	0	0	69	66
FERNDALE	10	5	15	14	3	2	2	2	30	23
GIPSY HILL	51	49	0	-5	6	0	1	1	58	45
HERNE HILL	667	531	4	4	5	-2	18	18	694	551
KNIGHT'S HILL	78	74	14	14	3	0	6	6	101	94
LARKHALL	65	43	16	16	3	2	11	11	95	72
OVAL	962	948	3	3	2	-2	72	72	1039	1021
PRINCE'S	262	262	0	0	0	0	9	9	271	271
ST. LEONARD'S	49	47	2	1	3	2	5	5	59	55
STOCKWELL	6	6	0	0	0	0	0	0	6	6
STREATHAM HILL	33	30	9	8	6	-4	10	10	58	44
STREATHAM SOUTH	9	8	2	1	0	0	8	8	19	17
STREATHAM WELLS	13	10	8	7	4	3	2	2	27	22
THORNTON	2490	1650	0	0	0	0	3	3	2493	1653
THURLOW PARK	8	7	3	2	11	8	3	3	25	20
TULSE HILL	37	25	3	3	0	0	8	8	48	36
VASSALL	38	37	4	3	0	0	37	37	79	77
Total	**5425**	**4219**	**96**	**84**	**59**	**17**	**282**	**282**	**5862**	**4602**

Section E. Affordable housing

Table 12. 2021/22 Gross completions summary table by tenure - Full or outline permissions for 10 units or more

	Tenure				Total
	Low-cost rent	Intermediate	Total affordable	Market	
No.	80	13	93	133	**226**
%	35%	6%	41%	59%	100%

The table above shows the total (gross) number of on-site residential units completed as part of full planning permissions or outline planning permissions for 10 or more residential units (i.e. schemes against which Lambeth's affordable housing policy applies). It also shows the total (gross) number of affordable units completed as part of those permissions and the overall percentage of residential units, completed as part of those permissions, that were affordable.

In 2021/22, all affordable housing units completed were on sites with full or outline planning permissions to provide 10 or more residential units.

2021/22 Gross affordable housing completions by unit size and tenure

Please note that bedroom level data is not available at the time of writing from the GLA's Planning London Datahub. Bedroom level data will be published at a later date, once it becomes available.

Table 13. Rolling gross affordable housing completions - full or outline permissions for 10 or more units

	Residential units - full and outline permissions proposing 10 or more units		
	All units (gross)	**Affordable**	**Affordable %**
2012/13	590	388	66%
2013/14	984	482	49%
2014/15	1062	379	36%
2015/16	872	350	40%
2016/17	1303	539	41%
2017/18	1193	294	25%
2018/19	796	296	37%
2019/20	1575	517	33%
2020/21	957	115	12%
2021/22	226	93	41%
Total	9558	3453	36%

The above table shows the total (gross) number of residential units completed as part of full or outline planning permissions for 10 or more residential units over the past decade. It also shows the total (gross) number of on-site affordable units completed as part of those permissions and the overall percentage of on-site residential units, completed as part of those permissions, that were affordable.

Table 14. 2021/22 Gross affordable housing completions by tenure and ward

Ward	Low-cost rent	Intermediate	Total
BISHOP'S	0	0	0
BRIXTON HILL	0	0	0
CLAPHAM COMMON	0	0	0
CLAPHAM TOWN	64	0	64
COLDHARBOUR	0	0	0
FERNDALE	0	0	0
GIPSY HILL	0	0	0
HERNE HILL	0	0	0
KNIGHT'S HILL	0	0	0
LARKHALL	0	0	0
OVAL	0	13	13
PRINCE'S	16	0	16
ST. LEONARD'S	0	0	0
STOCKWELL	0	0	0
STREATHAM HILL	0	0	0
STREATHAM SOUTH	0	0	0
STREATHAM WELLS	0	0	0
THORNTON	0	0	0
THURLOW PARK	0	0	0
TULSE HILL	0	0	0
VASSALL	0	0	0
Total	**80**	**13**	**93**

Table 15. 2021/22 Gross approvals by tenure - Full or outline permissions for 10 or more units

	Tenure				Total
	Low-cost rent	Intermediate	Total affordable	Market	
No.	241	342	583	951	**1,534**
%	16%	22%	38%	62%	**100%**

The table above shows the total (gross) number of residential units approved as part of full or outline planning permissions for 10 or more residential units. It also shows the total (gross) number of on-site affordable units approved as part of those permissions and the overall percentage of on-site residential units that were affordable.

In all cases, affordable housing was approved as part of full or outline schemes on sites providing 10 or more residential units.

Table 16. Rolling gross approved affordable units granted as part of full or outline permissions for 10 or more units, plus additional affordable housing contributions secured

	Total residential units approved (gross)	On-site affordable units approved	Off-site affordable units secured that were granted as part of the original permission [1]	Total affordable units approved (on site and off-site)	Affordable units as a % of all approved units	Total payment in lieu (PIL) secured	Where the payment in lieu amount has a specified equivalent quantum of affordable units in the decision report [2]
2015/16	1,897	652	64	716	38%	£1,635,879	3
2016/17	3,112	704	0	704	23%	£295,729	0
2017/18	1,395	323	0	323	23%	£21,412,000	54
2018/19	2,015	645	0	645	32%	£8,833,571	0
2019/20	4,100	1,658	0	1,658	40%	£238,646	0
2020/21	674	211	0	211	31%	£30,124,252	54
2021/22	1,534	583	0	583	38%	£494,000	1
Total	**14,727**	**4,776**	**64**	**4,840**	**33%**	**£63,034,077**	**112**

[1] Off-site affordable units secured that were granted as part of the original permission - these units are separate from and not counted as on site units therefore there is no double counting
[2] Where the payment in lieu amount has a specified equivalent quantum of affordable units in the decision report; in some reports this is not specified so this information only covers some permissions for which a PIL was secured.

In 2021/22, an additional £1,040,526 of PIL was secured through planning consents for sites providing fewer than 10 residential units through applications determined before September 2021. £494,000 (32% of total PIL secured) was secured from three major applications proposing between 10 and 25 gross units: Dorchester Parade Leigham Court Road, 16 To 22 Greyhound Lane, and Land Between 29 And 31 Blenheim Gardens. This brings the total amount of PIL secured from 2015/16 - 2021/22 up to £68,143,655 with the majority of this (£63,034,077) secured as part of full or outline permissions on sites providing 10 or more units.

Table 17. 2021/22 Gross approved affordable housing units by tenure and ward

Ward	Low-cost rent	Intermediate	Total
BISHOP'S	0	0	0
BRIXTON HILL	0	0	0
CLAPHAM COMMON	0	0	0
CLAPHAM TOWN	0	0	0
COLDHARBOUR	0	0	0
FERNDALE	0	0	0
GIPSY HILL	0	0	0
HERNE HILL	179	85	264
KNIGHT'S HILL	0	0	0
LARKHALL	3	3	6
OVAL	11	233	244
PRINCE'S	23	10	33
ST. LEONARD'S	0	0	0
STOCKWELL	0	0	0
STREATHAM HILL	0	0	0
STREATHAM SOUTH	0	0	0
STREATHAM WELLS	0	0	0
THORNTON	0	0	0
THURLOW PARK	11	5	16
TULSE HILL	14	6	20
VASSALL	0	0	0
Total	**241**	**342**	**583**

Table 18. 2021/22 Units under construction by tenure - Full or outline permissions for 10 or more units

	Tenure				Total
	Low cost rent	Intermediate	Total affordable	Market	
No.	969	478	1,447	3045	**4492**
%	22%	11%	32%	68%	**100%**

The table above shows the total (gross) number of residential units under construction at the end of March 2022 as part of full planning permissions or outline planning permissions for 10 or more residential units. It also shows the total (gross) number of on-site affordable units that were under construction as part of those permissions and the overall percentage of on-site residential units that were affordable.

In all but one case, affordable housing under construction is being delivered as part of full or outline planning permissions on sites providing 10 or more residential units. In the one other case, affordable housing under construction is being delivered as part of a full planning permission on a site providing fewer than 10 residential units (a permission at Cedars Lodge (20/00026/FUL)). This will deliver eight low-cost rent units.

Table 19. 2021/22 Affordable units under construction by tenure and ward

Ward	Low-cost rent	Intermediate	Total
BISHOP'S	23	36	59
BRIXTON HILL	23	12	35
CLAPHAM COMMON	59	28	87
CLAPHAM TOWN	8	0	8
COLDHARBOUR	150	14	164
FERNDALE	43	20	63
GIPSY HILL	0	0	0
HERNE HILL	28	38	66
KNIGHT'S HILL	9	4	13
LARKHALL	55	6	61
OVAL	372	202	574
PRINCE'S	47	26	73
ST. LEONARD'S	0	0	0
STOCKWELL	85	48	133
STREATHAM HILL	0	0	0
STREATHAM SOUTH	2	3	5
STREATHAM WELLS	0	0	0
THORNTON	52	4	56
THURLOW PARK	21	37	58
TULSE HILL	0	0	0
VASSALL	0	0	0
Total	**977**	**478**	**1455**

Table 20. 2021/22 Gross unimplemented permissions by tenure - Full or outline permissions for 10 or more units

	Tenure				Total
	Low-cost rent	Intermediate	Total affordable	Market	
No.	1,139	851	1,990	3,216	**5,206**
%	22%	16%	38%	62%	**100%**

The table above shows the total (gross) number of residential units yet to be implemented as part of full or outline planning permissions for 10 or more residential units. It also shows the total (gross) number of unimplemented affordable units as part of those permissions and the overall percentage of residential units that were affordable.

In one other case, affordable housing is yet to be implemented as part of a full planning permission on a site providing fewer than 10 residential units. Once implemented, a permission at 7 Moorland Road (18/02204/FUL) will deliver five low-cost rent units. This means that in total, 1,995 affordable units were unimplemented at the end of 2021/22.

Table 21. 2021/22 Gross unimplemented affordable housing units by tenure and ward

Ward	Low-cost rent	Intermediate	Total
BISHOP'S	0	0	0
BRIXTON HILL	0	0	0
CLAPHAM COMMON	7	3	10
CLAPHAM TOWN	51	42	93
COLDHARBOUR	9	2	11
FERNDALE	0	0	0
GIPSY HILL	22	9	31
HERNE HILL	179	85	264
KNIGHT'S HILL	13	5	18
LARKHALL	11	6	17
OVAL	26	271	297
PRINCE'S	61	28	89
ST. LEONARD'S	9	5	14
STOCKWELL	0	0	0
STREATHAM HILL	0	0	0
STREATHAM SOUTH	0	0	0
STREATHAM WELLS	0	0	0
THORNTON	735	383	1118
THURLOW PARK	0	0	0
TULSE HILL	14	6	20
VASSALL	7	6	13
Total	**1144**	**851**	**1995**

Section F. Updated housing trajectory for years 1 to 10 of the plan period and five year housing land supply update

The updated housing trajectory for years one to ten of the Local Plan period is set out in table 22 below and the graph on the next page. Taking all the elements together, this demonstrates 'headroom' in projected supply of 431 dwellings over ten years, including a five per cent buffer for years 4 to 8.

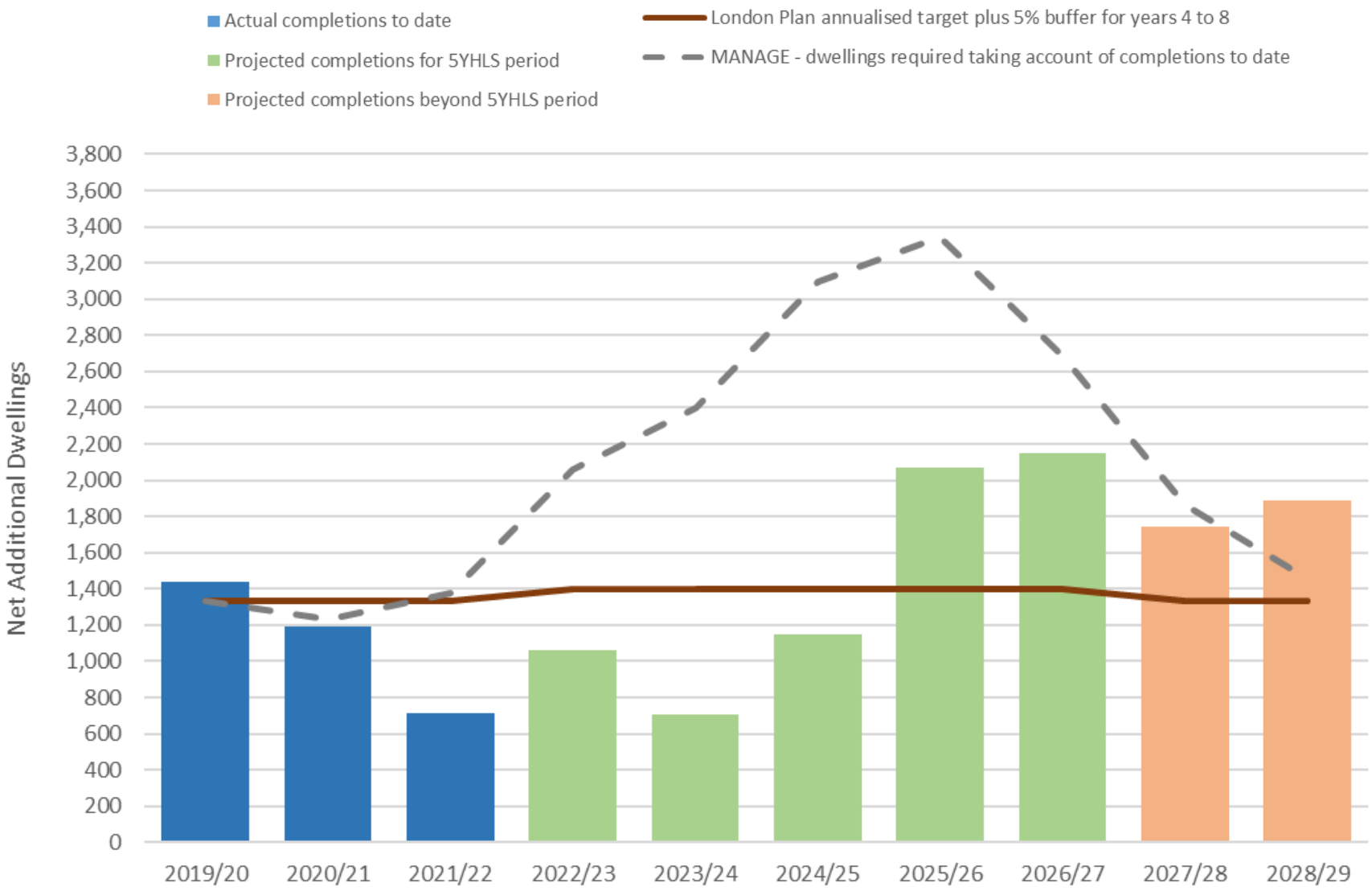
There is some unevenness in the distribution of projected completions over the remainder of the ten years, but this is an inevitable consequence of large sites, or phases of large sites, completing in a given year. The projected spread of delivery is based on the best available information at the time of writing. Projections for identified large sites are detailed in table 24 of this report.

Table 22: Updated housing trajectory for years 1 to 10 of the plan period

	Year 1 2019/20	**Year 2 2020/21**	**Year 3 2021/22**	**Year 4 2022/23**	**Year 5 2023/24**	**Year 6 2024/25**	**Year 7 2025/26**	**Year 8 2026/27**	**Year 9 2027/28**	**Year 10 2028/29**
Identified large sites 0.25ha and above	1,111	783	199	*634*	*302*	*749*	*1,667*	*1,642*	*1,342*	*1,489*
Small sites less than 0.25ha	402	353	180	*400*	*400*	*400*	*400*	*400*	*400*	*400*
Non-self-contained accommodation	-77	59	335	*30*	*7*	*0*	*0*	*109*	*0*	*0*
Total projected completions	1,436	1,195	714	*1,064*	*709*	*1,149*	*2,067*	*2,151*	*1,742*	*1,889*
Cumulative completions for 10 year supply	1,436	2,631	3,345	*4,409*	*5,118*	*6,267*	*8,334*	*10,485*	*12,227*	*14,116*
London Plan annualised target	1,335	1,335	1,335	1,335	1,335	1,335	1,335	1,335	1,335	1,335
London Plan annualised target plus 5% buffer for years 4 to 8	1,335	1,335	1,335	1,402	1,402	1,402	1,402	1,402	1,335	1,335
Cumulative London Plan target including 5% buffer for years 4 to 8	1,335	2,670	4,005	5,407	6,809	8,211	9,613	11,015	12,350	13,685
MONITOR - number of dwellings above or below cumulative target including buffer	101	-39	-660	*-998*	*-1,691*	*-1,944*	*-1,279*	*-530*	*-123*	***431***
MANAGE - dwellings required taking account of completions to date	1,335	1,234	1,374	*2,062*	*2,400*	*3,093*	*3,346*	*2,681*	*1,865*	*1,458*

Italicised text indicates projected figures

Chart 5. Updated housing trajectory for years 1 to 10 of the plan period (as of end of March 2022)



In order to meet Lambeth's annualised target of 1,335 net additional dwellings set by the London Plan 2021, a total of 6,675 units would need to be delivered in the next five years. This figure increases to 7,010 units when a 5% buffer is applied. Lambeth's updated Housing Trajectory projects that for the five years from 2022/23 to 2026/27, 7,140 net additional homes would be completed as indicated in the table below. This results in an excess of 130 units relative to the five-year requirement plus buffer, which equates to 5.09 years' supply.

Table 23: Five year housing land supply table for years 4 to 8 of the plan period

	Year 4 2022/23	**Year 5 2023/24**	**Year 6 2024/25**	**Year 7 2025/26**	**Year 8 2026/27**
Identified large sites 0.25ha and above	*634*	*302*	*749*	*1667*	*1642*
Small sites less than 0.25ha	*400*	*400*	*400*	*400*	*400*
Non-self-contained accommodation	*30*	*7*	*0*	*0*	*109*
Total projected completions	*1,064*	*709*	*1,149*	*2,067*	*2,151*
Cumulative projected completions for 5 year supply	*1,064*	*1,773*	*2,922*	*4,989*	***7,140***
London Plan annualised target	1,335	1,335	1,335	1,335	1,335
London Plan annualised target plus 5% buffer	1,402	1,402	1,402	1,402	1,402
Cumulative London Plan target including 5% buffer	1,402	2,804	4,206	5,608	**7,010**

Italicised text indicates projected figures

Table 24: Anticipated completions on identified large sites for years 1 to 10 (position at end of March 2022)

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
Completed														
Sainsburys, 62 Wandsworth Road, SW8 2LF	231	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	2.30	15/05379/VOC		In VNEB OA
86-88 Gresham Road, SW9 7NP	43	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.29	15/07105/FUL		
Land At Clarence Avenue, Poynders Road, Atkins Road, King's Avenue, New Park Road And Streatham Place Including Clapham Park Estate, Adjacent Land And Agnes Riley Gardens (Clapham Park - Precinct B4)	59	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.29	13/00778/DET		
Land At Clarence Avenue, Poynders Road, Atkins Road, King's Avenue, New Park Road And Streatham Place Including Clapham Park Estate, Adjacent Land And Agnes Riley	29	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.34	13/00808/DET		

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
Gardens (Clapham Park - Precinct B6)														
Thrayle House, Benedict Road, SW9 0XU	101	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.70	17/06154/VOC		
177 Abbeville Road, SW4 9RL	41	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.28	18/00222/P3O		
Loughborough Park Estate, Loughborough Park Road (Phase 3)	-28	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	2.40	15/01281/FUL		Phase 3 of the Loughborough Park Estate redevelopment.
Shell Centre, 2 - 4 York Road, SE1 (Southbank Place)	512	264	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	3.50	12/04708/FUL & 19/03437/NMC	Site Allocation 6	In Waterloo OA
Keybridge House, 80 South Lambeth Road, SW8 1RG (Phases 1 & 2)	123	51	125	*0*	*0*	*0*	*0*	*0*	*0*	*0*	1.23	16/05036/VOC & 17/05311/EIAFUL	Part of Site Allocation 11.	In VNEB OA
69 - 71 Bondway, SW8 1SQ (Bondway Commercial)	0	450	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.29	16/05309/VOC		In VNEB OA
Peters Court, 93 Kings Avenue, SW4 8EH	0	5	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.29	17/01562/FUL		
Tyler House, Sidney Road, SW9 0UA	0	13	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.27	16/07104/FUL		

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
Knight's Walk Estate, Renfrew Road, SE11 4PA	0	0	16	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.68	17/05992/RG3		Part of HfL housing estate regeneration programme.
Land On The Westbury Estate, Wandsworth Road, SW8 3ND (Westbury Estate Phase 1)	0	0	64	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.38	17/06112/FUL		Part of HfL housing estate regeneration programme. In VNEB OA.
OCCC Estate, Cornwall Road, Wootton Street And Windmill Walk	0	0	-6	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.55	16/06172/FUL		In Waterloo OA
Under construction														
Shell Centre, Building 5, York Road, SE1 (Southbank Place)	0	0	0	*0*	*0*	*0*	*104*	*0*	*0*	*0*	3.50	12/04708/FUL & 19/03437/NMC	Site Allocation 6	In Waterloo OA
Land Bound By Somerleyton Road, Coldharbour Lane And Railway Line, SW9 (Somerleyton Road)	0	0	0	*0*	*0*	*0*	*0*	*308*	*0*	*0*	1.72	15/05282/RG3 & 15/07308/FUL	Site Allocation 14.	Part of HfL housing estate regeneration programme.

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
Land Bounded By Wandsworth Road To The West, Parry Street To The North, And Bondway And Railway Line To The East (Vauxhall Square)	0	0	0	*0*	*0*	*0*	*0*	*0*	*124*	*255*	1.85	15/05619/VOC	Site Allocation 12.	In VNEB OA
South Lambeth Estate, Dorset Road, SW8 1AH	0	0	0	*30*	*-35*	*0*	*198*	*-66*	*0*	*134*	2.30	17/05993/OUT	BLR	Part of HfL housing estate regeneration programme.
Knight's Walk Estate, Renfrew Road, SE11 4PA	0	0	0	*0*	*0*	*0*	*59*	*0*	*0*	*0*	0.68	17/05992/RG3	BLR	Part of HfL housing estate regeneration programme.
Gasholder Station, Kennington Oval, SE11 5SG (Kennington Gasholders site)	0	0	0	*0*	*0*	*210*	*80*	*223*	*0*	*233*	2.00	17/05772/EIAFUL & 20/00987/VOC	BLR	
Tesco Stores, 275 Kennington Lane And 145-149 Vauxhall Street, London, SE11	0	0	0	*126*	*233*	*174*	*0*	*53*	*0*	*0*	1.36	18/02597/EIAFUL & 20/02203/VOC		

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
West Norwood Lawn Tennis Club, 128 Knight's Hill, SE27 0SR	0	0	0	*32*	*0*	*0*	*0*	*0*	*0*	*0*	0.43	16/01650/OUT & 18/04902/REM	BLR	
44 Clapham Common South Side, SW4 9BU	0	0	0	*294*	*0*	*0*	*0*	*0*	*0*	*0*	1.70	17/00605/FUL & 19/00406/NMC		
Arches 176 - 177 And 202 Lambeth Road, SE1	0	0	0	*0*	*9*	*0*	*0*	*0*	*0*	*0*	0.40	15/04360/FUL & 18/05202/NMC		
Fenwick Estate South, SW9	0	0	0	*0*	*46*	*0*	*0*	*0*	*0*	*0*	0.40	15/05297/RG4		
Olive Morris House, 18 Brixton Hill, SW2 1RD	0	0	0	*74*	*0*	*0*	*0*	*0*	*0*	*0*	0.26	15/02264/FUL		
Land Bounded By Upper Ground And Doon Street - East Part Of Site (adj To Cornwall Rd), SE1	0	0	0	*0*	*0*	*0*	*0*	*0*	*236*	*0*	0.25	11/00996/FUL		In Waterloo OA
Land At Clarence Avenue Poynders Road Atkins Road King's Avenue New Park Road And Streatham Place Including Clapham Park Estate Adjacent Land And Agnes Riley	0	0	0	*50*	*0*	*0*	*0*	*0*	*0*	*0*	32.4	17/03733/FUL		

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
Gardens (Clapham Park Estate)														
Graphite Square, Worgan Street, SE11 5EE	0	0	0	*0*	*0*	*160*	*0*	*0*	*0*	*0*	0.42	17/02936/FUL	BLR	
OCCC Estate, Cornwall Road, Wootton Street And Windmill Walk	0	0	0	*0*	*51*	*-63*	*0*	*164*	*0*	*0*	0.55	16/06172/FUL		In Waterloo OA
Cedars Lodge, 113 - 117 Cedars Road, SW4 0PW	0	0	0	*0*	*8*	*0*	*0*	*0*	*0*	*0*	0.25	20/00026/FUL		
154-166 Clapham High Street And 162 Stonhouse Street, London, SW4	0	0	0	*-1*	*0*	*27*	*0*	*0*	*0*	*0*	0.43	18/01832/FUL		
Extant planning permission														
Land At Clarence Avenue, Poynders Road, Atkins Road King's Avenue New Park Road And Streatham Place Including Clapham Park Estate Adjacent Land And Agnes Riley Gardens (Clapham Park Estate)	0	0	0	*14*	*4*	*0*	*442*	*0*	*169*	*0*	32.4	17/03733/FUL		

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
10 Pascal Street, SW8 4SH	0	0	0	*0*	*0*	*0*	*0*	*479*	*0*	*0*	0.65	20/02331/FUL		Landowner is Transport for London. In VNEB OA.
Land on The Westbury Estate, Wandsworth Road, SW8 3ND (Westbury Estate Phases 2 and 3)	0	0	0	*0*	*-46*	*0*	*81*	*0*	*146*	*0*	2.87	17/05991/OUT	BLR	In VNEB OA
12 - 20 Wyvil Road, SW8 2TG	0	0	0	*0*	*0*	*0*	*23*	*255*	*0*	*0*	0.35	16/05114/FUL	Part of Site Allocation 11. BLR.	In VNEB OA
6 Lansdowne Hill, SE27 0AR	0	0	0	*0*	*0*	*51*	*0*	*0*	*0*	*0*	0.28	19/02840/FUL	Part of Site Allocation 18. BLR	
St Margarets Church, Barcombe Avenue, SW2 3BH	0	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.32	17/05541/FUL		Permission has now lapsed.
Land Bounded By Wandsworth Road, Parry Street, Bondway And Vauxhall Bus Station, London, SW8 (Vauxhall Island Site)	0	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*257*	0.57	17/05807/EIAFUL		In VNEB OA
Land at No.200-262 Hydethorpe Road and Bound by	0	0	0	*0*	*14*	*0*	*0*	*0*	*0*	*0*	0.27	20/01264/RG3		Part of HfL programme.

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
Thornton Road (Hydethorpe)														
Slade Gardens, Stockwell Park Road	0	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*0*	0.51	17/02279/FUL		Permission has now lapsed.
166 Weir Road	0	0	0	*0*	*8*	*0*	*0*	*0*	*0*	*0*	0.25	16/03148/FUL		
Higgs Industrial Estate, Herne Hill Road, SE24 0AU	0	0	0	*0*	*0*	*134*	*0*	*0*	*0*	*0*	0.50	18/05425/FUL		
Ashmole Housing Estate, SW8	0	0	0	*15*	*0*	*15*	*0*	*0*	*0*	*0*	0.29	19/00744/FUL	BLR	
Land Rear Of Cooper Building SW4 9DX	0	0	0	*0*	*0*	*36*	*0*	*0*	*0*	*0*	0.26	19/02523/FUL		
Vanbrugh Court, Wincott Street, SE11 4NS	0	0	0	*0*	*0*	*0*	*0*	*16*	*0*	*0*	0.50	18/03105/FUL		
Land To The East Of Montford Place, Kennington, SE11 5DE	0	0	0	*0*	*0*	*0*	*139*	*0*	*0*	*0*	0.40	20/01086/FUL	KIBA site. Identified in LLP 2021 as appropriate for industrial intensification and co-location with residential.	Landowner is Transport for London
23 Hoadly Road, London, SW16 1AE	0	0	0	*0*	*-1*	*5*	*0*	*0*	*0*	*0*	0.30	20/01319/FUL		

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
Land At Jonathan Street And Vauxhall Walk And At Orsett Street And Vauxhall Street, SE11 5HX	0	0	0	*0*	*0*	*0*	*67*	*0*	*0*	*0*	0.46	20/04393/RG3		Part of HfL programme.
Geoffrey Close Estate, Off Flaxman Road, SW9	0	0	0	*0*	*11*	*0*	*-11*	*0*	*64*	*0*	1.06	20/03257/FUL		RP led estate regeneration scheme
Land To The East Of Shakespeare Road, Shakespeare Road, London, SE24 0PT	0	0	0	*0*	*0*	*0*	*0*	*0*	*218*	*0*	0.59	20/01822/EIAFUL		
Permission subject to s106 agreement														
8 Albert Embankment And Land To Rear Bounded By Lambeth High St, Whitgift St, The Railway Viaduct, Southbank Hse Together With Land Corner Of Black Prince Rd And Newport Street, SE1	0	0	0	*0*	*0*	*0*	*0*	*0*	*165*	*165*	1.06	19/01304/FUL	Site Allocation 10. BLR	In VNEB OA
Lambeth Hospital site, Landor Road, SW9	0	0	0	*0*	*0*	*0*	*217*	*107*	*83*	*146*	2.57	20/04194/EIAFUL		Land owned by hospital trust.

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
Denby Court, 99 Lambeth Walk, SE11 6DY	0	0	0	*0*	*0*	*0*	*141*	*0*	*0*	*0*	0.51	20/04425/RG3	BLR	Part of HfL programme.
118-120 Larkhall Lane SW4, 56A & 56B and Land Adjoining Baptist Church, Courland Grove, London, SW8	0	0	0	*0*	*0*	*0*	*127*	*0*	*0*	*0*	0.32	21/04093/RG3		
Council-led deliverable sites on the Brownfield Land Register														
Pope's Road Car Park, Pope's Road, SW9 8PQ	0	0	0	*0*	*0*	*0*	*0*	*0*	*240*	*0*	0.47	N/A	Site Allocation 15. BLR	Council owned land.
Other sites														
Rest of Site 18: 286-362 Norwood Road, SE27	0	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*200*	1.62	N/A	Rest of Site Allocation 18. Allocation to be updated in SADPD	Partly council owned.

Site	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	Area (ha)	Planning reference	Allocation/ Brownfield Land Register	Notes
Gabriel's Wharf and Princes Wharf, Upper Ground, SE1	0	0	0	*0*	*0*	*0*	*0*	*0*	*0*	*99*	0.53	N/A	Rest of Site Allocation 9. Allocation to be updated in SADPD	
Total	1,111	783	199	*634*	*302*	*749*	*1,667*	*1,642*	*1,342*	*1,489*				

Italicised text indicates projected figures

Section G: Schedules of permissions

(Tables 25 to 36)

Table 25. Residential permissions completed during 2021/22

Borough Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
19/03713/FUL	1 And 2 Poynders Road SW4 8NX	T	No	Change of use from C3 (residential) to D1 (nursery) at 2 Poynders Road, with access and associated services located at 1 Poynders Road (existing nursery).	0	0	0	-1
16/05221/FUL	1 Carpenter's Place SW4 7TD	CT	No	Redevelopment of no. 1 Carpenters Place to provide a mixed-use building up to five storeys with basement containing 932sqm of office floorspace (Use Class B1) at basement and ground floor and 8 self-contained residential units (Use Class C3) (4 x 1-bed units, 2 x 2-bed units and 2 x 3-bed units) in addition to private and communal amenity space, 2 car parking spaces for B1 use, 25 cycle parking spaces, and other associated ancillary development.	8	8	0	8
20/01476/FUL	1 Elms Road SW4 9ET	CC	No	Conversion of a flat in multiple occupation (Use Class C4) at upper ground floor into 2 self-contained flats (Use Class C3).	2	2	0	2
19/04634/FUL	1 The Chase SW4 0NP	CT	No	De-conversion of 4 no. self-contained flats into a single dwelling house.	1	1	0	-3
19/03060/FUL	102A Gleneagle Road SW16 6BA	SL	No	Conversion of ground floor flat into 2 self-contained flats together with installation of door to ground floor rear elevation.	2	2	0	1
16/07108/FUL	11 Becmead Avenue SW16 1UN	SL	No	Change of use to the existing lower ground level from D1 (Surgery) to C3 (a two bedroom flat) with the installation of front and rear lightwells, together with the erection of glazed balustrades and lower ground floor rear infill extension (including further excavation works).	1	1	0	1
21/04080/LDCE	11 Thirlmere Road London SW16 1QW	SL	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the 11A Thirlmere Road as a self-contained residential dwelling.	1	1	0	1
20/04421/LDCP	112 Gleneagle Road SW16 6BA	SL	No	Certificate of Lawfulness (proposed) with respect to the change of use from Single Dwelling (Use Class C3) to small House in Multiple Occupation (Use Class C4).	0	0	0	-1
18/04983/FUL	115 St Alphonsus Road SW4 7BS	CC	No	Change of use at basement and ground floor level from public house (Use Class A4) to a residential unit (1x2-bed) (Use Class C3), together with alterations to front and rear elevations, including new front lightwell and handrail.	1	1	0	1
22/00043/LDCE	12 Lynette Avenue London SW4 9HD	CC	No	Certificate of lawfulness (existing) for the existing conversion of a single dwelling into 9 self-contained units (C3).	9	9	0	8
19/00834/FUL	123 Flaxman Road SE5 9EA	HH	No	Conversion of commercial unit at ground floor into 2 x 1bed residential flats with the provision of cycle storage.	2	2	0	2
15/05308/FUL	138 Wellfield Road SW16 2BU	SW	No	Excavation of existing basement to create a one bedroom self-contained flat creating a rear terrace and a lightwell at the front, erecting a boundary wall at	1	1	0	1

Borough Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
				front elevation and repositioning the windows and doors at the rear at the ground floor level.				
20/04489/LDCP	140A New Park Road SW2 4LW	T	No	Certificate of Lawfulness (proposed) with respect to the change of use from HMO (Use Class C4) to single residence (Use Class C3).	1	1	0	1
21/02111/LDCE	144 Victoria Rise London SW4 0NW	CT	No	Certificate of lawfulness (existing) for use of the ground floor as a self-contained flat (C3) and use of the first and second floors as a self-contained maisonette (C3).	2	2	0	1
21/01932/LDCE	144 Victoria Rise London SW4 0NW	CT	No	Certificate of lawfulness (existing) for use of basement as a self-contained flat (C3).	1	1	0	1
19/04073/FUL	16 Lunham Road SE19 1AA	GH	No	Conversion of 4 bedroom flat into 2x 2 bedroom flats on the first and second floor with provisions for bin storage and cycle storage.	2	2	0	2
21/04865/LDCE	16 Theed Street London LONDON SE1 8ST	B	No	Application for a Certificate of Lawful Development (Existing) with respect to use as a single family dwelling (Use Class C3).	1	1	0	-1
20/01710/FUL	17 St Faith's Road SE21 8JD	TP	No	Conversion of existing residential unit to provide two self-contained flats at ground floor level, including the erection of a single storey ground floor rear extension.	2	2	0	1
21/02424/FUL	18 Cavendish Road London SW12 0DG	CC	No	Conversion of existing dwelling to form 3 flats (1x 3-bed and 2x 2-bed) together with the erection of a ground floor rear and side extension, rear roof extension and installation of 2 front roof lights.	0	0	0	-1
20/03482/P3O	184 Streatham High Road London SW16 1BJ	SL	No	Prior approval for the change of use from Office (Use Class B1(a)) at existing first floor into 2 flats (Use Class C3).	2	2	0	2
21/02305/LDCE	188 Wandsworth Road London SW8 2JU	S	No	Application for a Certificate of Lawful Development (Existing) with respect to use of the rear portion of ground floor as 1 self-contained flat (Use Class C3).	1	1	0	1
20/02774/FUL	19 Chelsham Road SW4 6NR	L	No	Conversion of the property into 3 self-contained flats, together with the erection of rear extensions at all levels, including a rear dormer roof extension, plus the installation of 1 front roof light, and the provision of cycle and refuse/recycling storages.	3	3	0	2
21/03813/LDCE	19 Montrell Road London SW2 4QD	SH	No	Certificate of lawfulness (existing) for the existing use of the ground floor as a self-contained one bedroom flat (Flat A) and the first and second floors as a three bedroom maisonette (Flat B).	2	2	0	1
21/01606/LDCE	1C Gipsy Road London SE27 9TD	GH	No	Application for a Certificate of Lawful Development (Existing) with respect to use of part ground and first floor area (edged in orange in 'Exhibit B') as a self-contained dwelling (Use Class C3).	1	1	0	1

Borough Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
21/02169/LDCE	2 Brook Drive London SE11 4TT	P	No	Application for a Certificate of Lawful Development (Existing) with respect to use of the property as 2x self-contained flats (Use class C3).	2	2	0	1
19/00847/FUL	202 Paulet Road SE5 9JF	V	No	Conversion of existing property to provide 1 x 3 bed and 2 x 2 bed residential units with the installation of four rear rooflights. Removal of existing staircase to the rear of the property with the creation of a terraced garden at lower ground floor level and the provision of cycle storage and refuse storage.	3	3	0	3
20/00462/FUL	202-204 Streatham High Road SW16 1BB	SL	Yes	Erection of a 3 storey rear extension on top of the existing ground floor flat roof, for 10 single HMO's. Existing access from side walkway to be used for proposal, with new access created to the rear of the site for access to a bike lift. 1 existing first floor flat will be removed in order to gain access to the proposed first floor extension.	0	0	0	-1
20/03629/FUL	21 Ambleside Avenue SW16 1QE	SL	No	Demolition of existing house and erection of 2 storey plus mansard building to provide 4 flats with associated communal amenity space, refuse and cycle storage and landscaping.	0	0	0	-1
21/01353/LDCE	21 Garrad's Road London SW16 1JY	SL	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of second floor as a self-contained three bedroom flat.	1	1	0	1
19/00588/FUL	21 Wyatt Park Road SW2 3TN	SH	No	De-conversion of two flats into a single dwelling.	0	0	0	-2
15/00233/FUL	21-24 William Brown Court SE27 9DD	TP	No	Erection of ground floor rear extensions to nos. 21 - 24 William Brown Court, and erection of a first and second floor to provide 8 additional residential units.	10	10	0	10
19/04123/FUL	227 New Park Road SW2 4HN	SH	No	Demolition of existing house and erection of 2-storey 3-bed dwelling.	1	1	0	1
20/01520/FUL	22A Thornton Road SW12 0LF	T	No	Demolition of existing residential building and erection of 2-storey EYFS nursery building with associated landscaping, cycle parking, blue badge parking and refuse facilities.	0	0	0	-1
21/01363/P3M	230 Stockwell Road SW9 9SU	F	No	Application for Prior Approval for the change of use of the upper ground floor and first floor from estate agents (Use Class A2) to two self-contained 1-bedroom flats.	2	2	0	2
20/03261/VOC	237 Brixton Hill SW2 1NR	BH	No	Variation of condition 2 (approved plans) of Planning Permission Ref: 18/00441/FUL (Demolition of the existing building on site and erection of a five-storey building comprising commercial floorspace on the ground floor and self-contained residential units on upper floors and provision of associated landscaping, cycle parking and refuse and storage facilities granted on 20/08/2019.	2	2	0	1

Borough Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
20/00536/FUL	239-241 Gipsy Road SE27 9QY	GH	No	Reconfiguration of the buildings, involving the erection of rear extension at ground and first floor, the erection of 2 storeys to provide 2 additional residential units, the replacement of the shop fronts and windows, together with provision of refuse and cycle storage and landscaping/amenity area to the rear.	2	2	0	2
19/02245/FUL	244 Brixton Hill SW2 1HF	BH	No	Erection of a mansard roof extension to provide 2 x 2 bedroom flats together with replacement of shop fronts, all windows and front door. Associated cycle parking and refuse storage to the rear of the building at ground floor level.	2	2	0	2
20/00430/RG4	247-251 Sternhold Avenue London SW2 4PG	SH	No	Redevelopment to provide 4 residential dwellings together with a replacement Class D1 (non-residential institution) facility.	4	4	0	4
18/05166/FUL	262 Rosendale Road SE24 9DL	TP	No	Demolition and redevelopment of the site to provide a 3 storey building comprising a ground floor retail unit onto Rosendale Road with basement storage area and two upper floors comprising 2 flats and 1 no. 3 bed house, 1 no. 2 bed maisonette and 1no. 1 bed flat laid over 3 floors, fronting onto Hawarden Grove, along with provision of associated bicycle and refuse storage.	0	0	0	-2
21/01126/FUL	27 Ferndale Road SW4 7RJ	F	No	Conversion of the lower floors maisonette to form one studio and one three-bedroom flat with the associated provision of cycle storage and refuse/recycling store, plus the installation of 1.70m height obscured glazed screen at the rear. Erection of a single storey rear infill extension to the lower ground floor and a single storey rear extension to the rear return, the replacement of the ground floor rear extension, a store on the lower ground floor.	2	2	0	1
21/00581/FUL	27 Ferndale Road, London, SW4 7RJ	F	No	Conversion of the upper floor maisonette to provide one 1-bedroom and one 2-bedroom flats, including the installation of a roof terrace and two front roof lights, together with provision of cycle storage and refuse/recycling store.	2	2	0	1
20/02185/P3M	277 Cavendish Road SW12 0PH	T	No	Prior Approval (Class M) for change of use from betting shop (Sui Generis use) to a single residential dwelling (Use Class C3), together with alterations to the front and rear elevations.	1	1	0	1
18/00326/FUL	29 Chapel Road SE27 0TL	KH	No	Change of use of vacant Public House (Use Class A4) at ground floor to provide 2 self-contained flats (Use Class C3).	2	2	0	2
21/00707/LDCE	29 Hambro Road London SW16 6JD	SL	No	Certificate of Lawfulness (existing) with respect to the use of the property as 2 self-contained flats.	2	2	0	1
18/02253/FUL	31 - 37 Auckland Hill SE27 9PF	GH	No	Demolition of existing buildings and the erection of a four storey replacement building comprising of 7 x residential units (Class C3), associated amenity space, landscaping, cycle parking and refuse storage.	7	7	0	7

Borough Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
17/03796/FUL	32 Ambleside Avenue SW16 1QP	SL	No	Conversion of property to provide 6 self-contained flats, involving excavation of basement with front and rear light wells, erection of a single storey ground floor rear extension, installation of rooflights, replacement of windows and new boundary wall and landscaping treatment.	6	6	0	6
20/01876/FUL	33 Tulse Hill London SW2 2TJ	TH	No	Conversion of the existing 2-bedroom flat to provide 1 studio and 1 2-bedroom flats, together with the erection of a mansard roof extension to create a third floor.	0	0	0	-1
19/03669/FUL	339 Norwood Road And 3 Thurlow Park Road SE21 8JB	TP	No	Demolition of existing buildings and erection of a part 1, part 4, part 5, part 6 and part 7 storeys building including basement level to provide 45 residential units (Use Class C3) with landscaping, amenity areas, access, disabled parking, cycle parking and refuse and recycling stores.	0	0	0	-2
20/03419/FUL	37 - 42 Aigburth Mansions, Mowll Street, SW9 0EP	V	No	Erection of rear mansard roof extension to create a residential 2 bed unit with roof terrace, installation of front and side roof lights and provision of cycle and refuse storage.	1	1	0	1
21/02240/FUL	37 Helix Gardens London SW2 2JL	TH	No	Amalgamation of Flat A (Ground Floor) and Flat B (Upper Levels); erection of a rear dormer roof extension with 3nos front rooflights; replacement slim-lite double-glazed timber-framed windows throughout; alterations to front elevation fenestration and rear boundary treatment.	1	1	0	-1
17/04352/FUL	37 Rydal Road SW16 1QF	SL	No	De-conversion of property from 3 flats to single family dwellinghouse, including new extension on top of existing side extension and new front dormer, along with new windows and a door to side elevations.	1	1	0	1
20/02604/P3O	376 Clapham Road SW9 9AR	L	No	Application for Prior Approval for the change of use of first, second and third floors from office (Use Class B1(a)) to 50 self contained flats (Use Class C3), together with associated internal alterations to the basement and ground floor levels.	50	50	0	50
19/04530/FUL	41 Groveway SW9 0AH	V	No	De-conversion of building from 3 self-contained flats back into a single dwelling, involving the erection of a side extension and a replacement rear extension, together with works to the front landscaping and boundary treatment and other associated works.	0	0	0	-3
21/04039/LDCE	41 Woodbourne Avenue London SW16 1UX	SL	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the property as three self-contained flats.	3	3	0	2
22/00312/LDCE	45 Tulse Hill London SW2 2TJ	TH	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the upper floors as 4 self contained flats.	4	4	0	3
15/02576/FUL	51 And 53 Tooting Bec	SL	No	Demolition of the existing buildings and the erection of a five storey building (including basement) to provide 8 self contained flats (1no. 1bedrooom, 5no. 2	8	8	0	8

Borough Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
	Gardens SW16 1RF			bedroom and 2no. 3 bedroom) with terraces on the basement, ground, first and second floors, the provision of 5 external bin stores and a covered outdoor bicycle store together with boundary and landscaping treatments.				
21/01529/LDCE	52 Akerman Road London SW9 6SN	V	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the property as three self-contained flats.	3	3	0	2
21/03614/LDCE	54 Gipsy Hill London SE19 1NL	GH	No	Application for a Certificate of Lawful Development (Existing) with respect to use as a 7-bedroom house in multiple occupation (HMO) (Use class sui generis).	0	0	0	-1
21/00844/FUL	542 Streatham High Road London SW16 3QF	SS	No	Change of use of rear of ground floor shop (Use Class E) to 1-bed flat (Use Class C3) and conversion of 1st and 2nd floors into 2 x 1-bed flats together with erection of rear first floor extension.	0	0	0	-1
18/01571/FUL	548 Streatham High Road SW16 3QF	SS	No	Change of use of part of the existing shop at the rear (Use Class A1) into 1 bed self contained flat (Use Class C3), and alterations to rear elevations with installation of new window and French doors.	1	1	0	1
18/00968/FUL	55 Union Grove SW8 2QJ	L	No	Demolition of existing building and erection of 2 no. four storey buildings to provide 11 self-contained flats, together with the provision of waste/cycle storage and soft/hard landscaping.	11	11	0	11
21/01736/LDCE	550 Streatham High Road London SW16 3QF	SS	No	Application for a Certificate of Lawful Development (Existing) with respect to use of the rear of 550 Streatham High Road (Flat C) as a self-contained dwelling.	1	1	0	1
20/01663/FUL	59 Mount Ephraim Lane SW16 1JE	SL	No	Demolition of existing dwelling. Erection of 2 storey house with loft and basement.	1	1	0	1
20/03721/P3M	6 Greyhound Lane London SW16 5SD	SS	No	Application for prior approval for the change of use of the rear ancillary area of the commercial/retail unit (Use Class A2) to form one residential unit (Use Class C3).	1	1	0	1
20/00381/FUL	6 Greyhound Lane SW16 5SD	SS	No	Conversion of existing maisonette into 2 (1x 2-bed and 1x 1-bed) flats.	2	2	0	2
20/02460/PA	6 Greyhound Lane SW16 5SD	SS	No	Application for prior approval for change of use of existing workshop from light industrial (Use Class B1c) to 2 self-contained flats (Use Class C3).	2	2	0	2
18/04491/FUL	63 Clapham Road SW9 0HY	O	No	Conversion of 4 bed flat into 1 x studio flat and 1 x 2 bed flat involving the erection of a side infill first floor extension and associated internal alterations.	2	2	0	2
20/03219/FUL	64 Norwood Road London SE24 9BH	TP	No	Creation of a 3 bed flat and a studio flat and associated external alterations including to amenity space and bicycle/refuse stores.	0	0	0	-1

Borough Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
				Conversion of existing single flat over ground and lower ground floors (as approved) into 2 self-contained flats, together with associated external alterations including alterations to the layout of amenity space and bicycle/refuse stores.				
21/01491/P3M	658 Streatham High Road SW16 3QL	SS	No	Application for Prior Approval for the change of use of existing ground floor to residential units (Use Class C3) and replacement of existing shopfront door with window.	2	2	0	2
19/03014/FUL	66 Lanercost Road SW2 3DN	SH	No	Conversion of 3x 1-bed flats to single family dwelling involving the erection of a single storey ground floor rear extension.	0	0	0	-3
19/04542/FUL	7 Iveley Road SW4 0EN	CT	No	Partial demolition of the existing building and erection of a single storey 2-bed dwelling.	1	1	0	1
21/01530/LDCE	77 Atlantic Road London SW9 8PU	C	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the upper floors as three self-contained flats.	3	3	0	3
17/05311/EIAFUL	80 South Lambeth Road SW8 1RG	O	Yes	Retention of double basement and erection of a ground plus 18 storey building to provide a mixed use development comprising 125 residential units (Use Class C3); school campus (Use Class D1); residential car parking and servicing at basement level -2; associated means of access; and all associated and ancillary works and structures.	125	112	13	125
21/01765/FUL	86 Kingscourt Road SW16 1JB	SL	No	De-conversion of two flats into a single dwellinghouse.	1	1	0	1
21/00649/LDCE	88 Crimsworth Road London SW8 4RL	S	No	Application for a Certificate of Lawful Development (Existing) with respect to loft conversion and the use of the first and second floor as a residential dwelling.	1	1	0	1
20/03745/FUL	88 Crimsworth Road SW8 4RL	S	No	Conversion of ground floor into 1 self-contained flat, involving the erection of a single storey side and rear extension.	1	1	0	1
20/03182/FUL	89 Flaxman Road SE5 9DX	HH	No	Amalgamation of the upper ground, first and second floor (Flats B and C) into a single residential unit, involving the replacement of PVC windows with timber sash white framed double glazed windows and the installation of a rear roof light at the upper ground floor, along with other associated works.	1	1	0	-1
21/00224/FUL	89 Kirkstall Road, London, SW2 4HE	SH	No	Conversion of existing dwelling incorporating 3 flats into 1 combined single-family dwelling house and erection of single storey ground floor extension together with the installation of replacement of rear windows and new door.	1	1	0	-2
17/04312/FUL	93 Landor Road SW9 9RT	L	No	Conversion of the ground floor flat with ancillary basement area into two self-contained residential units together with the creation of amenity space to the rear and new doors at ground and lower ground level, along with refuse/recycling store at front.	0	0	0	-1

Borough Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
19/04714/FUL	98 - 100 Greyhound Lane, SW16 5RW	SS	No	Change of use from two dwellinghouses (C3) to a Hostel (Sui Generis) for homeless persons, totalling 23 bedrooms, together with the erection of a rear single storey extension.	0	0	0	-2
17/01956/FUL	Garages At Walcot Square SE11 4UB	P	No	Redevelopment of the site involving the demolition of the existing garage buildings and adjacent boundary wall and erection of a terrace of five 2-storey plus basement mews houses (3-bedrooms) and one detached house (4-bedroom) together with associated parking, landscaping and pedestrian and vehicular accesses from Walcot Square; alterations to boundary treatments, including the erection of new boundary walls and reconstruction of part of the boundary wall to 1-7 Walcot Square.	6	6	0	6
18/03890/FUL	Lambeth Methodist Mission, 3 - 5 Lambeth Road SE1 7DQ	B	No	Demolition of the existing building and redevelopment of the site to erect a Part 1/4/12 Storey (plus basement) building for the Lambeth Methodist Mission (Class D1) with ancillary cafe, two residential dwellings (Class C3) and hotel (Class C1) (137 beds) with ancillary bar and restaurant, with associated cycle parking and hard and soft landscaping.	0	0	0	-2
19/00477/FUL	Land Adjacent To 1 Becondale Road SE19 1QJ	GH	No	Erection of a two storey plus loft floor level, single dwellinghouse with associated landscaping and site boundary treatment.	1	1	0	1
20/03337/FUL	Land Adjacent To 16 Beardell Street London SE19 1TP	GH	No	Erection of a 3 storey building plus basement including a front lightwell to provide 6 residential units (1x3 bedroom, 2x2 bedroom and 3xStudios), together with provision of cycle stores, refuse/recycling storages and private gardens. (Retrospective)	6	6	0	6
17/06112/FUL	Land On The Westbury Estate, Wandsworth Road, SW8 3ND	CT	Yes	Redevelopment of land at Westbury Estate, fronting Wandsworth Road, comprising: Site 1: Construction of a part 4, part 9 storey (plus basement) building fronting Wandsworth Road (part 5, part 10 storey (plus basement) building fronting Estate Road due to level changes) to accommodate 40 social rented residential units (Use Class C3), 157sqm commercial floorspace (Use Class A1 / A2 / A3) and provision of floorspace to accommodate a site wide energy centre, together with associated landscaping works, amenity space, refuse and cycle storage. Site 2: Construction of a 5 storey building fronting Wandsworth Road (6 storeys fronting Estate Road due to level changes) to accommodate 24 social rented residential units (Use Class C3), together with associated landscaping works, amenity space, refuse and cycle storage.	64	0	64	64
16/04863/FUL	Land Rear Of Dacres House,	CT	No	Demolition of a single storey dwelling (7 Dacres House) and adjacent hardstanding area for the erection of 1 x three storey building to provide a 1 x	2	2	0	2

Borough Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
	191 Cedars Road SW4 0PT			4 bedroom dwellinghouse and 1 x two storey building to provide 1 x 3 bedroom dwellinghouse.				
18/01639/FUL	Land To The Rear Of Colin Court At Woodfield Avenue SW16	SL	No	Demolition of existing garage at rear of the property and redevelopment to provide part three and part two storey building accommodating 9 residential units.	9	9	0	9
17/05992/RG3	North Block and South Block Knight's Walk Estate Renfrew Road SE11 4PA	P	Yes	Full planning application for the demolition of 18 homes (Use Class C3) and a garage block and the construction of a building to provide 84 residential flats (Use Class C3) comprising a part 4, part 5 storey northern block and a part 5, part 6, part 7 storey southern block, and a community room (Use Class D1), with associated parking, landscaping, access and ancillary works.	16	0	16	16
16/06172/FUL	OCCC Estate Cornwall Road, Wootton Street And Windmill Walk SE1	B	No	A phased development comprising demolition of existing buildings and construction of a predominantly 7 to 12 storey mixed use scheme with 215 dwellings (Use Class C3), theatre rehearsal space (sui generis), small offices (Use Class B1), a cafe and/or offices (Use Classes A3 and/or B1) and ancillary accommodation for each, together with a replacement substation, cycle parking, disabled parking, plant, other works and two communal landscaped gardens.	0	0	0	-6
21/00464/LDCE	Pembroke Lodge 149 Leigham Court Road London SW16 2NX	SW	No	Certificate of Lawfulness (existing) with respect to the use of Units 29 and 30 as Flats (Use Class C3).	2	2	0	2
17/01756/FUL	Plot Before 6 Cawnpore Street SE19 1PD	GH	No	Erection of a 2 storey single family dwellinghouse with basement together with provision of refuse/cycle storage, boundary and landscaping treatment including a new entrance access from Cawnpore Street.	1	1	0	1
19/01754/FUL	Rear Of 341 - 343 Norwood Road SE27	TP	No	Redevelopment of site with the erection of a part 3, part 5 storey building to provide 1 maisonette and 6 self-contained flats, together with provision of cycle/refuse storages, landscaping and boundary treatment.	7	7	0	7

Table 26. Affordable housing tenure breakdown in completed residential permissions in 2021/22

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross affordable units	Gross low-cost units	Gross inter-mediate	Total net affordable
17/05311/EIAFUL	80 South Lambeth Road SW8 1RG	O	Yes	Retention of double basement and erection of a ground plus 18 storey building to provide a mixed use development comprising 125 residential units (Use Class C3); school campus (Use Class D1); residential car parking and servicing at basement level -2; associated means of access; and all associated and ancillary works and structures.	13	0	13	13
17/05992/RG3	North Block and South Block Knight's Walk Estate Renfrew Road SE11 4PA	P	Yes	Full planning application for the demolition of 18 homes (Use Class C3) and a garage block and the construction of a building to provide 84 residential flats (Use Class C3) comprising a part 4, part 5 storey northern block and a part 5, part 6, part 7 storey southern block, and a community room (Use Class D1), with associated parking, landscaping, access and ancillary works.	16	16	0	16
17/06112/FUL	Land On The Westbury Estate, Wandsworth Road, SW8 3ND	CT	Yes	Redevelopment of land at Westbury Estate, fronting Wandsworth Road, comprising: Site 1: Construction of a part 4, part 9 storey (plus basement) building fronting Wandsworth Road (part 5, part 10 storey (plus basement) building fronting Estate Road due to level changes) to accommodate 40 social rented residential units (Use Class C3), 157sqm commercial floorspace (Use Class A1 / A2 / A3) and provision of floorspace to accommodate a site wide energy centre, together with associated landscaping works, amenity space, refuse and cycle storage. Site 2: Construction of a 5 storey building fronting Wandsworth Road (6 storeys fronting Estate Road due to level changes) to accommodate 24 social rented residential units (Use Class C3), together with associated landscaping works, amenity space, refuse and cycle storage.	64	64	0	64

Table 27. Residential prior approvals completed in 2021/22

Reference	Address	Ward	2017 SHLAA site	Prior approval type	Total residential units
20/03482/P3O	184 Streatham High Road London SW16 1BJ	SL	No	Office to residential	2
21/01363/P3M	230 Stockwell Road SW9 9SU	F	No	Financial/Professional services to residential	2
20/02185/P3M	277 Cavendish Road SW12 0PH	T	No	Betting shop to residential	1
20/02604/P3O	376 Clapham Road SW9 9AR	L	No	Office to residential	50
20/03721/P3M	6 Greyhound Lane London SW16 5SD	SS	No	Financial/Professional services to residential	1
20/02460/PA	6 Greyhound Lane SW16 5SD	SS	No	Light industrial to residential	2
21/01491/P3M	658 Streatham High Road SW16 3QL	SS	No	Financial/Professional services to residential	2

Table 28. Residential permissions granted during 2021/22

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
20/04348/FUL	1 Harry Day Mews London SE27 9AR	TP	No	Erection of roof extension to existing residential building to accommodate 3no. new residential units, including new soft landscaping.	3	3	0	3
21/02930/P3M	10 Brixton Road London SW9 6BU	O	No	Application for prior approval for the proposed change of use of lower ground floor from hot food takeaway (A5) to a self-contained studio flat (Use Class C3).	1	1	0	1
20/02331/FUL	10 Pascal Street London SW8 4SH	O	Yes	Full 'slot-in' planning application for phased residential led mixed-use development above and surrounding Nine Elms Station, comprising three new residential buildings of 21 storeys, 16 storeys and 17 storeys providing a total of 479 homes (Use Class C3), plus small scale commercial floorspace of 108m2 (Expanded Use Classes A1-A4 and D1), works within the Nine Elms Station 'boxes', a new public square, and associated works.	479	303	176	479
21/03406/FUL	106 Lilford Road London SE5 9HR	HH	No	Demolition of the existing property and redevelopment of the site involving the erection of 2 three-storey single dwellinghouses with provision of refuse and cycle storage and replacement boundary treatment.	2	2	0	1
21/00729/FUL	106 Norwood High Street London SE27 9NH	KH	No	Change of use from solicitors office (Use Class A2) at first-floor level to a residential unit (Use Class C3), together with the erection of a ground floor rear extension with terrace above, first floor rear extension and erection of a roof extension to create an additional floor with associated alterations to the front elevation at ground floor level to provide new access.	1	1	0	1
19/01898/FUL	108A Landor Road London SW9 9NT	L	No	Refurbishment and change of use of the existing buildings (rear building - Use Class C2 and front building - Use Class B1) to provide 12 residential units (Use Class C3), including the erection of a 3-storey side extension to the front building, plus the erection of 2 new 2-storey single dwelling houses, together with provision of cycle/refuse stores, amenity spaces and landscaping.	14	11	3	14
20/04020/FUL	11 Minehead Road London SW16 2AW	SW	No	Erection of house on land to the rear of 11 Minehead Road, fronting Hill House Road.	1	1	0	1
21/04080/LDCE	11 Thirlmere Road London SW16 1QW	SL	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the 11A Thirlmere Road as a self-contained residential dwelling.	1	1	0	1
20/03977/FUL	112 Greyhound Lane	SS	No	Erection of both a mansard roof extension on the rear roof slope and a mono-pitched roof extension on top of the 2-storey rear projection and conversion	2	2	0	1

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
	London SW16 5RN			of the upper floors of the property into 2 flats with commercial use retained at ground floor level.				
21/01463/FUL	12 Killieser Avenue London SW2 4NT	SH	No	De-conversion of three residential units into a single dwellinghouse.	1	1	0	-2
22/00043/LDCE	12 Lynette Avenue London SW4 9HD	CC	No	Certificate of lawfulness (existing) for the existing conversion of a single dwelling into 9 self-contained units (C3).	9	9	0	8
21/03034/P20	124 - 128 Brixton Hill London SW2 1RS	BH	No	Application for prior approval for the erection of one additional storey of accommodation above the existing building to create 3 additional self-contained residential units (Use Class C3) together with the provision of cycle and refuse storage.	3	3	0	3
19/03624/FUL	128 Stonhouse Street London SW4 6AL	CT	No	Redevelopment of the site, involving the demolition of the existing MOT garage/Panel Beating (Use Class B2) and erection of part 1, part 2 and part 3 storeys building to provide 9 residential units (Use Class C3), together with the provision of refuse/cycle store, plus landscaping and a new access.	9	9	0	9
21/03877/P3MA	130 Landor Road London SW9 9JB	L	No	Prior Approval for the change of use of the ground floor from commercial, business and service (E) to residential (C3) to provide a single residential unit.	1	1	0	1
21/03263/P3O	139 Clapham Road London SW9 0HP	V	No	Prior Approval for change of use from offices (Use Class B1(a)) to 9 residential units (Use Class C3) on the ground and mezzanine floors, with associated bin storage at ground floor level and cycle storage at basement floor level.	9	9	0	9
21/02111/LDCE	144 Victoria Rise London SW4 0NW	CT	No	Certificate of lawfulness (existing) for use of the ground floor as a self-contained flat (C3) and use of the first and second floors as a self-contained maisonette (C3).	2	2	0	1
21/01932/LDCE	144 Victoria Rise London SW4 0NW	CT	No	Certificate of lawfulness (existing) for use of basement as a self-contained flat (C3).	1	1	0	1
20/02753/FUL	15-17 Clyston Street, 218 - 220 Stewarts Court and 206-208 Stewart Road London SW8 4TT	L	No	Redevelopment of the site involving part demolition of existing buildings, and provision of a mixed use office and residential scheme including a roof extension to provide additional commercial floorspace, together with the erection of 2 one storey dwellinghouses to the rear, plus the provision of amenity spaces, cycle parking and hard and soft landscaping.	2	2	0	2
20/04368/FUL	152-154 Acre Lane London SW2 5UT	F	No	Erection of mansard roof extension, first floor rear extension ground floor rear extension and reconfiguration of building to provide 7no. residential units. Retention and reconfiguration of ground floor retail units to provide associated cycle storage. Installation of 10no. rooflights to front and rear roof	7	7	0	2

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
				slopes. Erection of rear boundary wall, refuse and cycle store and associated alterations.				
20/01808/FUL	156 Acre Lane London SW2 5UT	F	No	Demolition of the storage rooms at the rear of the property and erection of a part one and part two storey single dwellinghouse with the provision of cycle, refuse and recycling storages including amenity space.	1	1	0	1
20/01544/FUL	156 Edgeley Road London SW4 6HB	CT	No	Change of use from office (Use Class B1(a)) at basement and part ground floor level into 1 residential unit (Use Class C3).	1	1	0	1
21/00697/P3O	159 - 163 Clapham High Street London SW4 7SS	CT	No	Prior approval application for the change of use from offices (Use class B1(a)) across three floors to 12 residential units (Use Class C3).	12	12	0	12
21/04865/LDCE	16 Theed Street London SE1 8ST	B	No	Application for a Certificate of Lawful Development (Existing) with respect to use as a single family dwelling (Use Class C3).	1	1	0	-1
20/03340/FUL	16 To 22 Greyhound Lane London SW16 5SD	SS	No	Retention and restoration of facade fronting Greyhound Lane together with amalgamation of units 18 - 22 for retail (Use Class E) and unit 16 for a flexible retail/financial and professional services/restaurant (Use Class E) at ground floor together with 14 residential units above and associated works and loading bay.	14	14	0	9
20/01710/FUL	17 St Faith's Road London SE21 8JD	TP	No	Conversion of existing residential unit to provide two self-contained flats at ground floor level, including the erection of a single storey ground floor rear extension.	2	2	0	1
21/02424/FUL	18 Cavendish Road London SW12 0DG	CC	No	Conversion of existing dwelling to form 3 flats (1x 3-bed and 2x 2-bed) together with the erection of a ground floor rear and side extension, rear roof extension and installation of 2 front roof lights.	3	3	0	2
20/03482/P3O	184 Streatham High Road London SW16 1BJ	SL	No	Prior approval for the change of use from Office (Use Class B1(a)) at existing first floor into 2 flats (Use Class C3).	2	2	0	2
21/02305/LDCE	188 Wandsworth Road London SW8 2JU	S	No	Application for a Certificate of Lawful Development (Existing) with respect to use of the rear portion of ground floor as 1 self-contained flat (Use Class C3).	1	1	0	1
21/03813/LDCE	19 Montrell Road London SW2 4QD	SH	No	Certificate of lawfulness (existing) for the existing use of the ground floor as a self-contained one-bedroom flat (Flat A) and the first and second floors as a three bedroom maisonette (Flat B).	2	2	0	1
21/03829/FUL	1A Porters Lodge New Park Court Brixton Hill	BH	No	Demolition of the existing building and erection of a part 2, and part 3-storey building to provide four residential units and the provision of refuse and cycle store and communal amenity space.	4	4	0	2

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
	London SW2 1HS							
21/01606/LDCE	1C Gipsy Road London SE27 9TD	GH	No	Application for a Certificate of Lawful Development (Existing) with respect to use of part ground and first floor area (edged in orange in 'Exhibit B') as a self-contained dwelling (Use Class C3).	1	1	0	1
21/02169/LDCE	2 Brook Drive London SE11 4TT	P	No	Application for a Certificate of Lawful Development (Existing) with respect to use of the property as 2x self-contained flats (Use class C3).	2	2	0	1
20/04493/P3M	2 Effra Parade London SW2 1PS	HH	No	Application for prior approval for change of use of the basement and ground floor from retail (Use Class A1) to a residential unit (Use Class C3).	1	1	0	1
21/03054/P3M	200 Coldharbour Lane London SE5 9QH	HH	No	Application for Prior Approval for the change of use of existing rear of a shop (Use Class E) to 1 self-contained dwellinghouse (Use Class C3)	1	1	0	1
20/01539/FUL	20-22 Kendoa Road London SW4 7NB	F	No	Extension/excavation to the basement to create 2 additional 2-bed residential units, including lightwells, new entrance gates, external stairs, and amenity spaces, plus the provision of refuse and cycle storages. Alterations to the ground floor flats with the replacement of the rear extension, the replacement of a rear window with glazed double doors and the installation of 1.7m high of privacy screens.	2	2	0	2
20/03629/FUL	21 Ambleside Avenue London SW16 1QE	SL	No	Demolition of existing house and erection of 2 storey plus mansard building to provide 4 flats with associated communal amenity space, refuse and cycle storage and landscaping.	4	4	0	3
21/01353/LDCE	21 Garrad's Road London SW16 1JY	SL	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of second floor as a self-contained three-bedroom flat.	1	1	0	1
20/04360/FUL	21 Rymer Street London SE24 0NQ	HH	No	Demolition of first floor rear addition, erection of two storey rear extension and mansard roof extension to provide 3no. residential units, provision of refuse and cycle storage, alterations to boundary wall and associated development.	3	3	0	3
21/00880/FUL	2-12 Ernest Avenue London SE27 0DJ	KH	Yes	Change of use of the existing office floorspace (Use Class E(g)(i)) to residential (Use Class C3), minor alterations to the access arrangement to create refuse, recycling and bicycle storage, and minor alterations to the fenestration of the building.	4	4	0	4
21/03049/P20	22 And 24 Tulse Hill London SW2 2TP	TH	No	Application for prior approval for the erection of one additional storey of accommodation above the existing buildings to create 2 additional self-contained residential units (Use Class C3) together with the provision of cycle and refuse storage.	2	2	0	2

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
20/02224/FUL	226 Coldharbour Lane London SW9 8SD	C	No	Refurbishment of the existing building and change of use of the upper floors and part of A2 floor space at ground floor to provide 3 self-contained flats (Use Class C3), together with the erection of rear extension at all levels, the erection of a mansard roof extension (Penthouse), the replacement of all windows with grey framed sash windows and the provision of cycle and refuse stores.	3	3	0	3
19/03122/FUL	2-3 George West House, Clapham Common North Side London SW4 0QL	CT	No	Removal of glazed pavilions and replacement with a rooftop extension to comprise five residential units (Use Class C3) creating a new fourth floor, new lift, replacement windows, cycle storage, refuse storage, disabled parking space, amenity space and associated works.	5	5	0	5
20/01319/FUL	23 Hoadly Road London SW16 1AE	SL	No	Demolition of the existing dwelling and construction of five detached two storey (plus basement) houses, together with landscaping works, alteration and removal of trees, alterations to access arrangements and other associated works.	5	5	0	4
20/02188/FUL	23 Streatham Vale London SW16 5SE	SS	No	Demolition of existing rear extension and erection of new ground floor rear extension for use as studio flat.	1	1	0	1
21/01363/P3M	230 Stockwell Road London SW9 9SU	F	No	Application for Prior Approval for the change of use of the upper ground floor and first floor from estate agents (Use Class A2) to two self-contained 1-bedroom flats.	2	2	0	2
21/01876/P3M	233 Gipsy Road London SE27 9QY	GH	No	Prior approval for a change of use of part of the ground floor from shop (Use Class E) to self-contained flat (Use Class C3).	1	1	0	1
21/00851/FUL	235-237 Coldharbour Lane London SW9 8RR	C	No	Refurbishment of the buildings, involving demolition of the first floor at no: 235 and erection of 2 storey extension, plus erection of a rear extension at no: 237 and erection of a roof extension to both buildings to provide 6 residential units and the provision of cycle storage.	6	6	0	5
20/03261/VOC	237 Brixton Hill London SW2 1NR	BH	No	Variation of condition 2 (approved plans) of Planning Permission Ref: 18/00441/FUL (Demolition of the existing building on site and erection of a five-storey building comprising commercial floorspace on the ground floor and self-contained residential units on upper floors and provision of associated landscaping, cycle parking and refuse and storage facilities granted on 20/08/2019.	2	2	0	1
21/00850/FUL	24 Robson Road London SE27 9LA	TP	No	Demolition of bungalow and erection of a 2-storey property (with roof accommodation) to accommodate 5 self-contained flats and associated refuse/recycling and cycle storage and front boundary treatment.	5	5	0	4

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
21/04236/P3MA	244A Brixton Hill London SW2 1HF	BH	No	Application for Prior Approval for the change of use from a restaurant/cafe (Use Class E) to provide a single residential unit (Use Class C3).	1	1	0	1
20/03791/P3O	248 - 250 Norwood Road London SE27 9AW	TP	No	Application for Prior Approval for the change of use of existing office over part ground and lower ground floor (Use Class B1(a)) to 2 flats (Use Class C3).	2	2	0	2
21/00739/FUL	26 Chaucer Road London SE24 0NU	HH	No	Amalgamation of 2no. dwellings into a single family dwellinghouse, replacement of windows, alterations to front and rear fenestration, installation of 1no. side window at first floor level, and associated works.	1	1	0	-1
21/02048/FUL	260 Brixton Road London SW9 6AQ	V	No	Conversion of the existing HMO units (Use Class C4) to provide 3 self-contained flats (Use Class C3) involving the erection of a single storey rear extension at first floor level, a single storey rear extension at second floor level and a mansard roof extension with front and rear dormers together with alterations to windows and provision for cycle parking storage.	3	3	0	3
21/02459/FUL	27 Clapham High Street London SW4 7TR	F	No	Retention of E(a) retail use on part of the ground floor and refurbishment and conversion of the property to provide 3 self-contained maisonette flats involving the erection of a side extension at second-floor level with a paved roof terrace, replacement of all windows and doors and roof covering with installation of rooflights, front and rear dormer windows and one front/one rear window at third-floor level, the formation of lightwells and courtyard amenity space at ground floor level, the provision of a landscaped communal amenity space at upper ground floor level together with the provision of a cycle store, refuse/ recycle storage and other associated alterations.	3	3	0	2
21/01126/FUL	27 Ferndale Road London SW4 7RJ	F	No	Conversion of the lower floors maisonette to form one studio and one three-bedroom flat with the associated provision of cycle storage and refuse/recycling store, plus the installation of 1.70m height obscured glazed screen at the rear. Erection of a single storey rear infill extension to the lower ground floor and a single storey rear extension to the rear return, the replacement of the ground floor rear extension, a store on the lower ground floor.	2	2	0	1
21/00581/FUL	27 Ferndale Road London SW4 7RJ	F	No	Conversion of the upper floor maisonette to provide one 1-bedroom and one 2-bedroom flats, including the installation of a roof terrace and two front roof lights, together with provision of cycle storage and refuse/recycling store.	2	2	0	1
20/03590/P20	27 Hillyard Street London SW9 0NJ	V	No	Application for prior approval for the erection of one addition storey of accommodation above the existing detached blocks of flats to create 2 (1x 1-bedroom, 1x 2-bedroom) self-contained residential units (Use Class C3).	2	2	0	2

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
21/00707/LDCE	29 Hambro Road London SW16 6JD	SL	No	Certificate of Lawfulness (existing) with respect to the use of the property as 2 self-contained flats.	2	2	0	1
18/04567/FUL	29 Tooting Bec Gardens London SW16 1QY	SL	No	Conversion of house into 3 flats involving the erection of single storey rear and side ground floor extensions together with the erection of a rear dormer window and the installation of 3 rooflights to the front elevation.	3	3	0	2
21/03699/P3MA	290 - 292 Brixton Road London SW9 6AG	F	Yes	Application for Prior Approval for the change of use from office spaces (Use Class E) at first and second floors into 2 residential units (Use Class C3).	2	2	0	2
21/01470/FUL	29A Cautley Avenue London SW4 9HX	CC	No	Replacement of the existing garage with 3 bed, semi-detached family home and garden at basement and ground floor levels.	1	1	0	1
20/03752/FUL	2A Durand Gardens London SW9 0PP	V	No	Demolition of a single storey building and erection of a semi-sunken, two storey, 3-bedroom house with a courtyard garden together with the provision of a refuse and cycling storage.	1	1	0	1
20/03536/P20	3 Smedley Street, London SW8 2DZ	L	No	Application for prior approval for the erection of two addition storeys of accommodation above the existing detached block of flats to create 5 self-contained residential units (Use Class C3) together with the provision of cycle/refuse storage.	5	5	0	5
21/02461/FUL	3 Streatham Place London SW2 4PY	SH	No	Demolition of existing two storey semi-detached dwellinghouse and erection of a new two-storey semi-detached dwellinghouse, with new rear outbuilding, landscaping to front and rear and new boundary walls to replace existing.	1	1	0	0
18/05230/FUL	3 To 27 Wilcox Road London SW8 2XA	O	No	Redevelopment of the site, involving demolition of the existing buildings and erection of 2 blocks ranging from 2 to 7 storeys to provide a mixed-use development containing a Nursery (Use Class D1), Shops (Use Class A1) and Cafe/Restaurants (Use Class A3) at ground floor and part first floor and 22 residential units (Use Class C3) at first to sixth floors, together with the provision of internal and on-street cycle parking spaces, refuse storages and amenity spaces at second floor.	22	14	8	22
21/00319/FUL	33 Clapham Park Road London SW4 7EE	CT	No	Erection of a part single part two storey rear extension with roof terraces, conversion of part of existing ground floor to commercial unit (Use class E (a/c)) and erection of 2 rear dormer windows with 2 front roof lights to provide 4 residential units along with provision of bin and cycle storage.	4	4	0	3
20/01876/FUL	33 Tulse Hill London SW2 2TJ	TH	No	Conversion of the existing 2-bedroom flat to provide 1 studio and 1 2-bedroom flats, together with the erection of a mansard roof extension to create a third floor.	2	2	0	1

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
19/03669/FUL	339 Norwood Road And 3 Thurlow Park Road London	TP	No	Demolition of existing buildings and erection of a part 1, part 4, part 5, part 6 and part 7 storeys building including basement level to provide 45 residential units (Use Class C3) with landscaping, amenity areas, access, disabled parking, cycle parking and refuse and recycling stores.	45	29	16	43
20/01214/FUL	34 Acre Lane London SW2 5SG	F	No	Change of use/refurbishment of the building from retail (Use Class A1) to 9 residential units (Use Class C3) to provide 8 x 2 beds and 1 x 3 bed, including basement excavation and erection of a mansard roof; plus the retention of part of the ground floor retail unit (Use Class A1), together with provision of cycle and refuse stores, amenity areas, landscaping and other associated alterations.	9	9	0	9
20/04319/FUL	34 Conyers Road London SW16 6LT	SL	No	Demolition of existing rear garages and erection of 2-bed 2-storey house.	1	1	0	1
21/00439/FUL	3-5 Gresham Road London SW9 7PH	C	No	Refurbishment of property, involving change of use from nursery (Use Class E(f)) to 8 residential units (Class C3) and restoration of the front facade; erection of four storey rear extension; lowering floor level to lower ground floor; replacement of the roof; reinstatement of front lightwells and creation of new rear lightwells, plus the provision of cycle parking, refuse storage, hard/soft landscaping, and boundary treatment, along with other associated works.	8	8	0	8
20/03982/FUL	362 Norwood Road London SE27 9AA	KH	Yes	Erection of a first-floor rear extension and single storey roof addition to provide 1x additional residential unit (Use Class C3), alterations to existing flats and retail unit (Use Class E) to provide residential amenity space, refuse/bicycle storage and ancillary storage for the existing retail unit, together with alterations to fenestration.	1	1	0	1
19/02429/FUL	363-365 Clapham Road London SW9	L	Yes	Erection of 1x residential unit at third floor level to the rear of the building (making a total of 29 units).	1	1	0	1
20/03419/FUL	37 - 42 Aigburth Mansions, Mowll Street London SW9 0EP	V	No	Erection of rear mansard roof extension to create a residential 2 bed unit with roof terrace, installation of front and side roof lights and provision of cycle and refuse storage.	1	1	0	1
21/00801/FUL	37 Hainthorpe Road And 1 Dodbrooke Road London SE27	KH	No	Demolition of detached No. 37 Hainthorpe Road and semi-detached No. 1 Dodbrooke Road and construction of a new apartment block consisting of 8 no. residential units and a 4-bedroom terraced dwellinghouse.	9	9	0	5

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
21/02240/FUL	37 Helix Gardens London SW2 2JL	TH	No	Amalgamation of Flat A (Ground Floor) and Flat B (Upper Levels); erection of a rear dormer roof extension with 3nos front rooflights; replacement slim-lite double-glazed timber-framed windows throughout; alterations to front elevation fenestration and rear boundary treatment.	1	1	0	-1
21/03374/P20	4 Rodenhurst Road London SW4 8AR	CC	No	Application for prior approval for the erection of a single storey extension on detached block of 14 flats to create two additional 2 bed dwellings with associated cycle parking and refuse provision.	2	2	0	2
21/02960/P3M	401 Streatham High Road London SW16 3PE	SS	No	Application for Prior Approval for the change of use of the ground floor commercial space (Use Class E) into four residential units (Use Class C3).	4	4	0	4
21/04039/LDCE	41 Woodbourne Avenue London SW16 1UX	SL	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the property as three self-contained flats.	3	3	0	2
21/01240/NMC	41A - 45 Knight's Hill London SE27 0HS	KH	No	Application for a non-material amendment following a grant of prior approval ref 20/02588/P3O (Application for Prior Approval for the change of use of existing offices at ground floor and first floor (Use Class B1) to 6 flats (Use Class C3).	5	5	0	-1
21/02780/P3O	43-59 Clapham Road London SW9 0JD	O	No	Application for Prior Approval for change of use from offices (Use Class B1(a)) to 71 flats (Use Class C3).	71	71	0	71
20/04040/P3O	45 Morrish Road London SW2 4EE	BH	No	Application for Prior Approval for the change of Unit 2 from office (Use Class B1(a)) to 2 residential flats (Use Class C3).	2	2	0	2
22/00312/LDCE	45 Tulse Hill London SW2 2TJ	TH	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the upper floors as 4 self-contained flats.	4	4	0	3
18/05203/FUL	48 Kennington Road London SE1 7BL	B	No	Part demolition, partial retention of the front elevation and a rebuild of the site for the conversion of 1 residential unit at first and second floors into 4 self-contained units: 1 x 1bed and 3x 2bed units involving the demolition of the existing first floor storage room and the erection of a rear extension at first and second levels and two additional storeys including the formation of a lightwell together with fenestrations alterations at the front elevation and the relocation of a rear extraction flue and staircase serving the existing commercial unit and the provision of cycle and refuse storages at ground level. A replacement shop front and the relocation of an existing front main entrance to the residential units.	4	4	0	3

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
22/00131/LDCP	49 Sandmere Road London SW4 7PS	F	No	Application for a Certificate of Lawful Development (Proposed) with respect to erection of a single storey ground floor rear/ side infill extension; erection of a rear dormer roof extension with Juliet balcony and installation of 3 rooflights to the front roof slope, removal of first floor side window, replacement of all timber framed windows with new timber framed windows and change of use from a single dwelling (C3) to a small house in multiple occupation (C4).	0	0	0	-1
21/00326/FUL	5 Casewick Road London SE27 0SX	KH	No	Erection of a single-storey rear and side extension, change of use from a single-family dwelling into 2 self-contained flats consisting of a 2-bed unit and a 3-bed unit.	2	2	0	1
21/01529/LDCE	52 Akerman Road London SW9 6SN	V	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the property as three self-contained flats.	3	3	0	2
20/03435/FUL	53 Jeffreys Road London SW4 6QD	L	No	Conversion of existing building to provide 2 x 2 bed and 1 x 3 bed self-contained units, involving the erection of a two-storey rear extension at lower and upper ground floor levels. Increase in height to the existing rear outrigger and terrace, replacement of windows and associated alterations to the front, side and rear elevations.	3	3	0	2
21/03614/LDCE	54 Gipsy Hill London SE19 1NL	GH	No	Application for a Certificate of Lawful Development (Existing) with respect to use as a 7-bedroom house in multiple occupation (HMO) (Use class sui generis).	0	0	0	-1
21/00844/FUL	542 Streatham High Road London SW16 3QF	SS	No	Change of use of rear of ground floor shop (Use Class E) to 1-bed flat (Use Class C3) and conversion of 1st and 2nd floors into 2 x 1-bed flats together with erection of rear first floor extension.	3	3	0	2
21/01736/LDCE	550 Streatham High Road London SW16 3QF	SS	No	Application for a Certificate of Lawful Development (Existing) with respect to use of the rear of 550 Streatham High Road (Flat C) as a self-contained dwelling.	1	1	0	1
21/01191/P20	57 - 61 Doverfield Road London SW2 5NF	BH	No	Application for prior approval for the erection of two additional storeys of accommodation above the existing detached blocks of flats to create 2 additional self-contained residential unit(s) (Use Class C3) together with the provision of cycle and refuse storage.	2	2	0	2
19/01759/FUL	57 Westow Hill London SE19 1TS	GH	No	Erection of 2 storey extension to existing three-storey building to provide 2 additional flats; change of use of basement level (Use Class A4) to provide cycle and refuse storage to serve residential units and retained commercial use at ground-floor level; external alterations to existing building to provide traditional brick exterior and realignment of window openings.	2	2	0	2

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
21/02688/FUL	59 Leppoc Road London SW4 9LS	CC	No	Demolition of the existing dwelling house and partial basement to allow for the construction of a replacement three storey, 4-bed dwelling house.	1	1	0	0
20/03578/P20	6 - 12 Tulse Hill London SW2 2TP	TH	No	Application for prior approval for the erection of one addition storey of accommodation above the existing building to create 2 self-contained residential units (Use Class C3).	2	2	0	2
20/03569/P20	6 - 12 Tulse Hill London SW2 2TP	TH	No	Application for prior approval for the erection of two addition storeys of accommodation above the existing building to create 3 self-contained residential units (Use Class C3).	3	3	0	3
20/03721/P3M	6 Greyhound Lane London SW16 5SD	SS	No	Application for prior approval for the change of use of the rear ancillary area of the commercial/retail unit (Use Class A2) to form one residential unit (Use Class C3).	1	1	0	1
19/04535/FUL	60 Courland Grove London SW8 2PX	L	No	Redevelopment of an existing car park and the erection of 4 storey building to provide 10 residential units (Use Class C3), together with the provision of refuse/cycle store, plus landscaping and a new access.	10	7	3	10
21/01509/FUL	60 Lanercost Road London SW2 3DN	SH	No	Conversion of the 3 existing flats into a single dwelling house, involving the erection of a single storey ground floor, part first floor rear extension with the insertion of rear facing windows at first floor level, erection of a rear dormer roof extension and installation of rooflights.	1	1	0	-2
21/03328/FUL	60 Lanercost Road London SW2 3DN	SH	No	Conversion of 3 dwellings into 2 dwellings, involving the erection of a single storey ground floor, part first floor rear extension with the insertion of rear facing windows at first floor level, erection of a rear dormer roof extension and installation of a side roof light.	2	2	0	-1
20/01684/RG4	60 Victoria Crescent London SE19 1AE	GH	No	Conversion of 1 x 3 bedrooms Lower Ground Flat into 1 x 1 bedroom flats, and 1 x studio flat associated with single storey rear extension.	2	2	0	1
20/04110/P20	620 - 626 Streatham High Road London SW16 3QJ	SS	No	Application for prior approval for the erection of two additional storeys of accommodation above the existing detached blocks of flats to create 6 self-contained residential unit(s) (Use Class C3) together with the provision of cycle and refuse storage.	6	6	0	6
20/03219/FUL	64 Norwood Road London SE24 9BH	TP	No	Creation of a 3 bed flat and a studio flat and associated external alterations including to amenity space and bicycle/refuse stores. (resubmission) Conversion of existing single flat over ground and lower ground floors (as approved) into 2 self-contained flats, together with associated external alterations including alterations to the layout of amenity space and bicycle/refuse stores.	2	2	0	1

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
21/01491/P3M	658 Streatham High Road London SW16 3QL	SS	No	Application for Prior Approval for the change of use of existing ground floor to residential units (Use Class C3) and replacement of existing shopfront door with window.	2	2	0	2
21/00452/FUL	666B Streatham High Road London SW16 3QL	SS	No	Change of use of second floor from business/light industrial unit (Use Class E) to residential unit (Use Class C3). Alterations to loft level to provide roof terrace.	1	1	0	1
21/04769/FUL	67 Colmer Road London SW16 5LA	SS	No	Erection of a mansard roof extension incorporating 2 rear and 2 front dormers and erection of a single storey, ground floor, side and rear wrap-around extension and conversion to a small house of multiple occupancy (HMO), Use Class C4.	0	0	0	-1
20/01227/FUL	693 - 697 Wandsworth Road London SW8 3JF	CT	No	Redevelopment of the site, involving refurbishment and extension of the existing building at no: 693-695 and replacement of no: 697 with 3 new storey building to create nine residential units (Use Class C3) and the retention of the Public House at no 693-695 at lower and ground floor levels, together with the provision of cycle and refuse stores, landscaping and courtyards.	9	9	0	9
20/03371/FUL	7 Thurlow Park Road London SE21 8JB	TP	No	Conversion of existing house to create 5no. self-contained flats together with the erection of single storey rear and 2-storey side extension and replacement of the existing 2-storey rear projection with a 3-storey rear extension.	5	5	0	4
19/02325/FUL	77 Alexandra Drive London SE19 1AN	GH	No	Erection of 4-storey building plus basement level to create 9 self-contained flats (6 x 2-bed and 3 x 3-bed units) with associated landscaping, cycle storage and bin store (following demolition of existing dwelling).	9	9	0	8
21/01530/LDCE	77 Atlantic Road London SW9 8PU	C	No	Application for a Certificate of Lawful Development (Existing) with respect to the use of the upper floors as three self-contained flats.	3	3	0	3
21/01389/P20	78A Kings Avenue London SW4 8BH	T	No	Application for prior approval for the erection of one addition storey of accommodation above the existing detached block of flats to create 2 self-contained residential units (Use Class C3), together with the provision of an additional refuse store and 2 cycle lockers.	2	2	0	2
21/01914/FUL	8 Shardcroft Avenue London SE24 0DT	HH	No	De-conversion of two flats into a single dwellinghouse.	1	1	0	-1
21/03720/P20	80A Madeira Road London SW16 2DE	SW	No	Application for prior approval for the erection of one additional storey of accommodation above the existing detached block of flats to create 2 additional self-contained residential units (Use Class C3), with the provision of a bin store and cycle parking.	2	2	0	2

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
21/00347/FUL	84 Southwell Road London SE5 9PG	HH	No	Erection of a rear mansard roof extension to create 1no. residential unit, installation of 2no. front roof lights and 4no. roof lights to the rear outrigger, and, provision of cycle/refuse stores.	1	1	0	1
21/01765/FUL	86 Kingscourt Road London SW16 1JB	SL	No	De-conversion of two flats into a single dwellinghouse.	1	1	0	-1
21/00364/P3O	88 Clapham Park Road London SW4 7BX	CC	No	Prior approval of the change of use of unit 1 from offices (Use Class B1(a)) to 1 self-contained flat (Use Class C3).	1	1	0	1
21/00649/LDCE	88 Crimsworth Road London SW8 4RL	S	No	Application for a Certificate of Lawful Development (Existing) with respect to loft conversion and the use of the first and second floor as a residential dwelling.	1	1	0	1
20/02311/FUL	8A Rozel Road London SW4 0EP	CT	No	Demolition of the existing single storey building and the erection of a single storey dwelling house with basement including the formation of 2 rooflights with walk on glass, together with provision of refuse and cycle store.	1	1	0	0
21/03729/FUL	9 Greyhound Lane London SW16 5NP	SL	No	Change of use of the rear part of the ground floor shop (Use Class A1) into a 1-bed flat (Use Class C3) including the formation of an internal courtyard.	1	1	0	1
20/02809/FUL	9 Rydal Road London SW16 1QF	SL	No	Creation of 1 new dwelling involving rear excavation to extend basement with lightwell and erection of rear ground floor extension together with the erection of 2 dormers to roof.	1	1	0	1
21/01005/P3O	96A Branksome Road London SW2 5JA	BH	No	Application for Prior Approval for a change of use from office (Use Class B1(a)) to 2 residential flats (Use Class C3).	2	2	0	2
19/04714/FUL	98 - 100 Greyhound Lane, London SW16 5RW	SS	No	Change of use from two dwellinghouses (C3) to a Hostel (Sui Generis) for homeless persons, totalling 23 bedrooms, together with the erection of a rear single storey extension.	0	0	0	-2
20/04101/FUL	Central Garage Voss Court London SW16 3BS	SS	No	Demolition of the existing building comprising of a MOT use (B2 use class) and upper floor residential accommodation (C3 use class) to facilitate the construction of a 3-storey building with accommodation in the roofspace to provide 9 residential dwellings (C3 use class), with associated cycle parking, refuse storage and associated works.	9	9	0	8
20/02406/RG3	Cressingham Gardens Estate -	TH	Yes	Redevelopment of the site comprising of the demolition of the existing buildings and erection of a part 3-storey and part 4-storey building to provide 20 residential units (Use Class C3), together with the re-location of the bin	20	0	20	8

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
	Ropers Walk London SW2 2QN			store onto Hardel Walk, cycle store and associated landscaping and infrastructure works.				
21/01583/FUL	Dorchester Parade Leigham Court Road London SW16 2PQ	SW	No	Demolition of existing building and erection of a four-storey building with roof top insert, comprising two commercial units (Use Class E) on the ground floor with eleven flats (Use Class C3), together with the provision of private and communal amenity space, plus refuse, recycling and cycle storage facilities.	11	11	0	8
20/03257/FUL	Geoffrey Close Estate, Off Flaxman Road, Camberwell London	HH	No	Demolition of all existing buildings and the comprehensive redevelopment of the Geoffrey Close Estate comprising the erection of 6 residential buildings ranging from 5 to 13 storeys providing 441 residential dwellings including affordable housing (Use Class C3), associated community facilities, including; a residents community centre and residents only gym, landscaping and public realm works, including private and communal amenity space, car and cycle parking including visitors cycle parking, and associated infrastructure works.	441	244	197	307
20/04420/P3O	Grange Mills Weir Road London SW12 0NE	T	Yes	Prior approval application for the change of use from Office (Use class B1(a)) at Unit 9 into a dwellinghouse (Use Class C3).	1	1	0	1
19/01554/FUL	Land Adjacent To 156 Stonhouse Street To The Rear Of 154-164 Clapham High Street London SW4 7UG	CT	No	Erection of a 3-storey building to provide 5 residentials units, together with the provision of communal amenity space and cycle store, the relocation of the substation, and alterations to existing flats A, B and C including blocking windows at 156 Stonhouse Street.	5	5	0	5
20/03337/FUL	Land Adjacent To 16 Beardell Street London	GH	No	Erection of a 3-storey building plus basement including a front lightwell to provide 6 residential units (1x3 bedroom, 2x2 bedroom and 3xStudios), together with provision of cycle stores, refuse/recycling storages and private gardens.	6	6	0	6
20/02835/FUL	Land Adjacent To 2 - 7 Valentia Place London SW9	C	No	Redevelopment of the site involving demolition of the existing structures (Use Class B1[c]) and erection of a part single, part 3 storey building to provide an office unit (Use Class B1[a] at part ground floor level and 2 residential units (Use Class C3) one at ground floor level with a rear courtyard garden and the other on the upper floors with a terrace at first floor level together with provision of refuse and cycle storage.	2	2	0	2
20/04393/RG3	Land At Jonathan Street And	P	No	Demolition and clearance of both sites and redevelopment to provide a new community centre (Class F2) and 67 residential units (Class C3) as follows:	67	38	29	67

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
	Vauxhall Walk And At Orsett Street And Vauxhall Street London SE11 5HX			Land at Jonathan Street: construction of new community centre and 29 residential units (Class C3) in a building extending to between five and eight storeys in height; Land at the junction of Orsett Street and Vauxhall Street: construction of 38 residential units (Class C3) in a building extending up to 7 storeys in height; Together with associated cycle parking, car parking, landscaping, infrastructure works and with wider public realm estate improvements.				
19/03546/FUL	Land Between 29 And 31 Blenheim Gardens London SW2	BH	No	Redevelopment of the site involving the erection of a 5-storey building comprising light industrial floorspace (Use Class B1(c)) on the ground floor and 17 residential units (Use Class C3) on the upper floors with provision for cycle parking, refuse and recycling storage and landscaping.	17	17	0	17
20/02562/FUL	Land Between 33 And 35 Medora Road London SW2	TH	No	Erection of a three-storey building plus basement to provide three self-contained units (2 x 1-bedroom (one wheelchair user dwelling) & 1 x 2-bedroom) fronting Medora Road, and erection of part-one /part-two storey buildings including the basement to rear to provide two dwellings (1 x 2-bedroom, 1 x 3-bedroom) and associated landscaping, cycle parking, and refuse and recycling storage.	5	5	0	5
20/03709/FUL	Land Rear 41 Stockwell Park Road London SW9 0DD	V	No	Demolition of garages and erection of 1 storey single dwellinghouse plus basement, together with the provision of cycle stands, refuse store, air source heat pump, landscaping, and boundary treatment.	1	1	0	1
21/03909/FUL	Land Rear Of 62 To 68 Kingsmead Road London	SH	No	Redevelopment of the site to provide three new (3x2 bed) residential units along with landscaping, amenity space, bike and refuse storage.	3	3	0	3
19/03905/FUL	Land Rear Of 691 Wandsworth Road London SW8	CT	No	Erection of a part 1 and part 3-storey building plus basement and lightwells to provide 4 self-contained flats, with the provision of refuse/cycle storage, including amenity area, boundary and landscaping treatment.	4	4	0	4
20/01086/FUL	Land To The East Of Montford Place, Kennington London SE11 5DE	O	Yes	Redevelopment of the site including the demolition of all existing buildings and structures, and erection of 2 linked buildings ranging from 6 to 11 storeys to provide a mixed use scheme comprising light industrial employment floorspace (Class B1c) with ancillary co-working/café space and residential units (Class C3) together with hard and soft landscaping and other associated works.	139	86	53	139

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
20/01822/EIAFUL	Land to the East Of Shakespeare Road, Shakespeare Road London SE24 0PT	HH	No	Demolition of existing waste transfer station and re-development of the site to provide a residential development comprising of three blocks ranging from 5 -11 storeys in height to provide 218 residential units (class C3) with associated landscaping.	218	151	67	218
18/03492/FUL	Lansdowne Wood Close London SE27 0BY	KH	No	Erection of 2 storey building plus lower ground floor to provide five dwellings on the land between 19 and 24 Lansdowne Wood Close, comprising 3x2 bed maisonettes and 2x1 bed lower ground flats together with the provision of 9 parking spaces, refuse/recycling store, a secured cycle storage and hard landscaping.	5	5	0	5
19/04728/FUL	Oakfield Court 91 Kings Avenue London SW4 8EQ	BH	No	Redevelopment of the land to the rear of the property involving the erection of 3 x 3 storey 5-bedroom mews houses, including private gardens, 3 off car parking spaces, together with the provision of refuse/cycle stores and landscaping plus boundary treatment with new entrance access via Bowater Close.	3	3	0	3
21/00464/LDCE	Pembroke Lodge 149 Leigham Court Road London SW16 2NX	SW	No	Certificate of Lawfulness (existing) with respect to the use of Units 29 and 30 as Flats (Use Class C3).	2	2	0	2
20/01193/RG3	Purser House Tulse Hill London SW2 2JA	TH	No	Change of use of 11-13 Purser House from Nursery/Community Centre (Use Class D1) to Residential (Use Class C3) to provide 3x 2-bed dwellings together with the installation of 3 new entrances and installation of accessible platform lift to the front elevation along with external alterations.	3	3	0	3
21/01022/FUL	Rear Of 114 Denmark Hill London SE5 8RX	HH	No	Demolition of the existing structure and erection of a two storey 2-bed dwellinghouse, with the provision of refuse and cycle store.	1	1	0	1
20/02581/FUL	Rear Of 260 Knight's Hill London SE27 0QA	KH	No	Erection of 2 x 3-storey terraces with roof top amenity space to provide 8 dwellinghouses and erection of a detached 2-storey building with basement to provide 130sqm of office (Use Class B1(a)) and a self-contained flat at first floor (Use Class C3), together with the provision of car parking spaces, cycle parking, refuse storage and landscaping.	9	9	0	9
21/02112/FUL	Site Of 12 Rodenhurst Road London	CC	No	Redevelopment of the site to provide a 4-storey building (including lower ground floor level) to provide 9 residential units (Use Class C3) comprising 3 x 1-bed, 4 x 2-bed and 2 x 3-bed and provision of cycle and refuse stores, private amenity space with associated hard and soft landscaping.	9	9	0	9

Reference	Address	Ward	SHLAA 2017	Development description	Total gross residential units	Gross market units	Gross afford-able units	Total net units
18/05103/FUL	St Johns Hall Eardley Road London SW16 5TG	SS	No	Change of use of the existing vacant building from light industrial (Use Class B1(c)) to provide 8 residential units (Use Class C3) comprising of 1x1 bed, 4x2 bed and 3x3 bed units and the construction of a 3-bedroom, 2-storey end of terrace dwelling; the erection of a single storey ground floor rear extension and alterations to the existing building along with the provision of cycle/recycling storage and other associated works.	9	9	0	9
20/04290/P3O	St Judes Church Dulwich Road London SE24 0PB	HH	No	Prior approval for the change of use of offices (B1(a)) to provide 17 flats (Use Class C3).	17	17	0	17
18/00338/FUL	The Cricketers, 17 Kennington Oval London SE11 5SG	O	No	Demolition of the existing building and redevelopment of the site to provide a part 6/part 4 storey building with 21 residential units (including 7 affordable units) and 517sqm (GIA) of Class A4 public house floorspace at basement and ground floor with associated cycle parking and landscaping.	21	14	7	21
21/03950/FUL	The Normandy, 20 Normandy Road London SW9 6JH	V	No	Change of use of ground and basement floors from Public House (Sui Generis) to a three-bedroom flat (Use Class C3) including excavation of a new basement-level courtyard to the rear and alterations to window and door openings and associated works.	1	1	0	1
21/00977/FUL	The Roebuck 84 Ashmole Street London SW8 1NE	O	No	Erection of a first-floor rear and side extension and change of use from public house (sui generis) to provide 3 self-contained dwellings (Use Class C3) with private gardens to rear.	3	3	0	3
21/01116/P3O	Unit 3B Nettlefold Place London SE27 0JW	KH	Yes	Prior Approval for the change of use from Office (Use Class B1(a)) to 2 residential units (Use Class C3), together with the provision of refuse and cycle stores.	2	2	0	2
18/03105/FUL	Vanbrugh Court Wincott Street London SE11 4NS	P	No	Erection of a roof extension to the existing 4 storey building to provide 16 additional residential units, including the provision of 5 external lifts, cycle storage, disabled parking spaces, additional refuse and recycling storage, new entrance ramps, together with associated site works, PV panels, and hard and soft landscaping.	16	12	4	16
21/00474/FUL	Wilberforce House Clapham Common North Side London SW4 0RG	CT	No	Conversion of 2 apartments: Flats 5 and 6 into 1 residential unit. Retrospective.	1	1	0	-1

Table 29. Affordable housing tenure breakdown in permissions granted in 2021/22

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross afford-able units	Gross low-cost rent	Gross Inter-mediate	Total net affordable units
20/02331/FUL	10 Pascal Street London SW8 4SH	O	Yes	Full 'slot-in' planning application for phased residential led mixed-use development above and surrounding Nine Elms Station, comprising three new residential buildings of 21 storeys, 16 storeys and 17 storeys providing a total of 479 homes (Use Class C3), plus small scale commercial floorspace of 108m2 (Expanded Use Classes A1-A4 and D1), works within the Nine Elms Station 'boxes', a new public square, and associated works.	176	0	176	176
19/01898/FUL	108A Landor Road London SW9 9NT	L	No	Refurbishment and change of use of the existing buildings (rear building - Use Class C2 and front building - Use Class B1) to provide 12 residential units (Use Class C3), including the erection of a 3-storey side extension to the front building, plus the erection of 2 new 2-storey single dwelling houses, together with provision of cycle/refuse stores, amenity spaces and landscaping.	3	1	2	3
18/05230/FUL	3 To 27 Wilcox Road London SW8 2XA	O	No	Redevelopment of the site, involving demolition of the existing buildings and erection of 2 blocks ranging from 2 to 7 storeys to provide a mixed-use development containing a Nursery (Use Class D1), Shops (Use Class A1) and Cafe/Restaurants (Use Class A3) at ground floor and part first floor and 22 residential units (Use Class C3) at first to sixth floors, together with the provision of internal and on-street cycle parking spaces, refuse storages and amenity spaces at second floor.	8	6	2	8
19/03669/FUL	339 Norwood Road and 3 Thurlow Park Road London	TP	No	Demolition of existing buildings and erection of a part 1, part 4, part 5, part 6 and part 7 storeys building including basement level to provide 45 residential units (Use Class C3) with landscaping, amenity areas, access, disabled parking, cycle parking and refuse and recycling stores.	16	11	5	16
19/04535/FUL	60 Courland Grove London SW8 2PX	L	No	Redevelopment of an existing car park and the erection of 4 storey building to provide 10 residential units (Use Class C3), together with the provision of refuse/cycle store, plus landscaping and a new access.	3	2	1	3
20/02406/RG3	Cressingham Gardens Estate - Ropers Walk London SW2 2QN	TH	Yes	Redevelopment of the site comprising of the demolition of the existing buildings and erection of a part 3-storey and part 4-storey building to provide 20 residential units (Use Class C3), together with the re-location of the bin store onto Hardel Walk, cycle store and associated landscaping and infrastructure works.	20	14	6	12
20/03257/FUL	Geoffrey Close Estate, Off	HH	No	Demolition of all existing buildings and the comprehensive redevelopment of the Geoffrey Close Estate comprising the erection of 6 residential buildings	197	135	62	63

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross afford-able units	Gross low-cost rent	Gross Inter-mediate	Total net affordable units
	Flaxman Road, Camberwell London			ranging from 5 to 13 storeys providing 441 residential dwellings including affordable housing (Use Class C3), associated community facilities, including; a residents community centre and residents only gym, landscaping and public realm works, including private and communal amenity space, car and cycle parking including visitors cycle parking, and associated infrastructure works.				
20/04393/RG3	Land at Jonathan Street and Vauxhall Walk and at Orsett Street And Vauxhall Street London SE11 5HX	P	No	Demolition and clearance of both sites and redevelopment to provide a new community centre (Class F2) and 67 residential units (Class C3) as follows: Land at Jonathan Street: construction of new community centre and 29 residential units (Class C3) in a building extending to between five and eight storeys in height; Land at the junction of Orsett Street and Vauxhall Street: construction of 38 residential units (Class C3) in a building extending up to 7 storeys in height; Together with associated cycle parking, car parking, landscaping, infrastructure works and with wider public realm estate improvements.	29	20	9	29
20/01086/FUL	Land to the East of Montford Place, Kennington London SE11 5DE	O	Yes	Redevelopment of the site including the demolition of all existing buildings and structures, and erection of 2 linked buildings ranging from 6 to 11 storeys to provide a mixed-use scheme comprising light industrial employment floorspace (Class B1c) with ancillary co-working/café space and residential units (Class C3) together with hard and soft landscaping and other associated works.	53	0	53	53
20/01822/EIAFUL	Land to the East Of Shakespeare Road, Shakespeare Road London SE24 0PT	HH	No	Demolition of existing waste transfer station and re-development of the site to provide a residential development comprising of three blocks ranging from 5 - 11 storeys in height to provide 218 residential units (class C3) with associated landscaping.	67	44	23	67
18/00338/FUL	The Cricketers 17 Kennington Oval London SE11 5SG	O	No	Demolition of the existing building and redevelopment of the site to provide a part 6/part 4 storey building with 21 residential units (including 7 affordable units) and 517sqm (GIA) of Class A4 public house floorspace at basement and ground floor with associated cycle parking and landscaping.	7	5	2	7
18/03105/FUL	Vanbrugh Court Wincott Street	P	No	Erection of a roof extension to the existing 4 storey building to provide 16 additional residential units, including the provision of 5 external lifts, cycle storage, disabled parking spaces, additional refuse and recycling storage, new	4	3	1	4

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross afford-able units	Gross low-cost rent	Gross Inter-mediate	Total net affordable units
	London SE11 4NS			entrance ramps, together with associated site works, PV panels, and hard and soft landscaping.				

Table 30. Residential prior approvals granted during 2021/22

Reference	Address	Ward	Prior Approval type	2017 SHLAA site	Total residential units
21/02930/P3M	10 Brixton Road, London SW9 6BU	O	Hot food take away to residential	No	1
21/03034/P20	124 - 128 Brixton Hill, London SW2 1RS	BH	Erection of additional residential floor(s)	No	3
21/03877/P3MA	130 Landor Road, London SW9 9JB	L	Retail to residential	No	1
21/03263/P3O	139 Clapham Road, London SW9 0HP	V	Office to residential	No	9
21/00697/P3O	159 - 163 Clapham High Street, London SW4 7SS	CT	Office to residential	No	12
20/03482/P3O	184 Streatham High Road, London SW16 1BJ	SL	Office to residential	No	2
20/04493/P3M	2 Effra Parade, London SW2 1PS	HH	Retail to residential	No	1
21/03054/P3M	200 Coldharbour Lane, London SE5 9QH	HH	Retail to residential	No	1
21/03049/P20	22 And 24 Tulse Hill, London SW2 2TP	TH	Erection of additional residential floor(s)	No	2
21/01363/P3M	230 Stockwell Road, London SW9 9SU	F	Financial/Professional services to residential	No	2
21/01876/P3M	233 Gipsy Road, London SE27 9QY	GH	Retail to residential	No	1
21/04236/P3MA	244A Brixton Hill, London SW2 1HF	BH	Restaurant/café to residential	No	1
20/03791/P3O	248 - 250 Norwood Road, London SE27 9AW	TP	Office to residential	No	2
20/03590/P20	27 Hillyard Street, London SW9 0NJ	V	Erection of additional residential floor(s)	No	2
21/03699/P3MA	290 - 292 Brixton Road, London SW9 6AG	F	Office to residential	Yes	2
20/03536/P20	3 Smedley Street, London SW8 2DZ	L	Erection of additional residential floor(s)	No	5
21/03374/P20	4 Rodenhurst Road, London SW4 8AR	CC	Erection of additional residential floor(s)	No	2
21/02960/P3M	401 Streatham High Road, London SW16 3PE	SS	Retail to residential	No	4
21/02780/P3O	43-59 Clapham Road, London SW9 0JD	O	Office to residential	No	71
20/04040/P3O	45 Morrish Road, London SW2 4EE	BH	Office to residential	No	2
21/01191/P20	57 - 61 Doverfield Road, London SW2 5NF	BH	Erection of additional residential floor(s)	No	2
20/03578/P20	6 - 12 Tulse Hill, London SW2 2TP	TH	Erection of additional residential floor(s)	No	2

Reference	Address	Ward	Prior Approval type	2017 SHLAA site	Total residential units
20/03569/P20	6 - 12 Tulse Hill, London SW2 2TP	TH	Erection of additional residential floor(s)	No	3
20/03721/P3M	6 Greyhound Lane, London SW16 5SD	SS	Financial/Professional services to residential	No	1
20/04110/P20	620 - 626 Streatham High Road, London SW16 3QJ	SS	Erection of additional residential floor(s)	No	6
21/01491/P3M	658 Streatham High Road, London SW16 3QL	SS	Financial/Professional services to residential	No	2
21/01389/P20	78A Kings Avenue, London SW4 8BH	T	Erection of additional residential floor(s)	No	2
21/03720/P20	80A Madeira Road, London SW16 2DE	SW	Erection of additional residential floor(s)	No	2
21/00364/P3O	88 Clapham Park Road, London SW4 7BX	CC	Office to residential	No	1
21/01005/P3O	96A Branksome Road, London SW2 5JA	BH	Office to residential	No	2
20/04420/P3O	Grange Mills, Weir Road, London SW12 0NE	T	Office to residential	Yes	1
20/04290/P3O	St Judes Church, Dulwich Road, London SE24 0PB	HH	Office to residential	No	17
21/01116/P3O	Unit 3B Nettlefold Place, London SE27 0JW	KH	Office to residential	Yes	2

Table 31. Residential permissions under construction at the end of March 2022

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
20/04020/FUL	11 Minehead Road London SW16 2AW	SW	Erection of house on land to the rear of 11 Minehead Road, fronting Hill House Road.	No	1	1	0	1
16/03922/FUL	121 Park Hill SW4 9NX	CC	Erection of 2x 2-bed single storey houses with basement level within the side garden and renovation and refurbishment of the existing dwelling to include the removal of garden shed and side conservatory, including internal reconfiguration and refurbishment works and excavation to create a rear basement extension with rear lightwell together with associated amenity space, landscaping, parking, refuse and cycle storage.	No	2	2	0	2
16/05114/FUL	12-20 Wyvil Road SW8 2TG	O	Demolition of existing buildings and redevelopment of the site to provide a residential led mixed use development in a part 1/part 5/part 35/36 storey building to the North/North East and a 8 storey (plus plant) building to the South (fronting onto Wyvil Road) comprising 278 residential units, office (B1) and retail floorspace (flexible use Class A1, A2 and A3). Provision of 2 levels of basement, together with servicing, car parking and provision of areas of public realm and associated works.	Yes	278	255	23	278
16/05063/FUL	124-126 The Cut SE1 8LN	B	Demolition of existing building and erection of 5 storey building including basement to provide a shop (Use Class A1) at ground and basement levels and 4 self-contained flats above.	No	4	4	0	4
16/04170/FUL	127 Bedford Road SW4 7RA	F	Erection of a 4 bedroom dwellinghouse on adjacent land currently occupied by garage.	No	1	1	0	1
18/02434/FUL	12G Leigham Court Road, London, SW16 2PJ	SW	Demolition of existing dwellinghouse and erection of new 4-storey building plus basement to provide 1 x 3-bed apartment, 2 x 2-bed apartments and 3 x 1-bed apartments, together with associated bin store and cycle storage.	No	6	6	0	6
11/00752/FUL	155A to 167 Stockwell Park Road SW9 0TL	F	Demolition of Colville House at 165 -167 Stockwell Park and Martindale House at 155; the erection of a new 5 storey building and 4 storey building together with the refurbishment of 157 - 159 Stockwell Park (Victoria cottages) to provide 33 self contained units (Sheltered Housing). Associated landscaping refuse and recycling and cycle storage.	Yes	33	1	32	33
15/05876/FUL	16 Brixton Road SW9 6BU	O	Rear extension to existing Office and Residential Accommodation. Conversion of existing 3 Bed apartment into a Studio Flat and a 1 Bed Flat.	No	2	2	0	2
20/03340/FUL	16 To 22 Greyhound	SS	Retention and restoration of facade fronting Greyhound Lane together with amalgamation of units 18 - 22 for retail (Use Class E) and unit 16 for a flexible retail/financial and	No	14	14	0	14

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
	Lane London SW16 5SD		professional services/restaurant (Use Class E) at ground floor together with 14 residential units above and associated works and loading bay.					
15/07308/FUL	16-22 Somerleyton Road Block E 16-22 Somerleyton Road SW9 8ND	C	Redevelopment to include demolition of existing buildings on site, provision for part 2, part 5, part 6 and part 8 storey mixed-use building to provide a residential-led, mixed use development comprising 74 residential units, including 30 (40%) as affordable housing, ground floor Nursery (Use Class D1), Retail (Use Class A1), Gym Changing facilities (Use Class D2) and Flexible spaces (A1/A2/B1/D1) with associated outdoor amenity and landscaping.	Yes	74	44	30	74
18/02956/FUL	17 Lower Marsh SE1 7RJ	B	Retention and renovation of existing building together with the erection of a mansard roof extension and rear extensions, to provide 5 flats (use class C3), and flexible commercial use (use classes A1 / A3) at ground and lower ground levels.	No	5	5	0	5
18/03927/FUL	1-7 Paxton Place SE27 9SS	GH	Demolition of the existing building (B2 and B8 Use Classes) and erection of a part 1 and part 2 storey building to provide a commercial unit (Use Class B1(a) - 139.8sqm floorspace) with basement and part 3 storey building (Use Class C3) with roof terrace to provide 3 self-contained residential units (1 x 2 bed & 2 x 1 bed), together with provision of refuse and recycling stores and associated landscaping and boundary treatment.	No	3	3	0	3
18/01713/FUL	1-7 Crowhurst House, 41-42 Norton House Aytoun Road SW9 0TT	F	Demolition of 1-7 Aytoun Road and Aytoun Court. Redevelopment of the site involving erection of part 4, part 5 and part 6 storeys building to provide 31 residential units (100% affordable housing) with shared amenity space at 5th floor, together with provision of 3 disabled car parking spaces, refuse & cycle stores and landscaping. Removal of the walkway at Aytoun Place and installation of an external lift to Crowhurst House, plus realignment of metal stair access to 41 and 42 Norton House.	No	31	0	31	31
21/02424/FUL	18 Cavendish Road London SW12 0DG	CC	Conversion of existing dwelling to form 3 flats (1x 3-bed and 2x 2-bed) together with the erection of a ground floor rear and side extension, rear roof extension and installation of 2 front roof lights.	No	3	3	0	3
18/00019/FUL	18-19 The Pavement SW4 0HY	CT	Redevelopment of the site, involving demolition of the building and erection of a 4-storey building plus basement level to provide a restaurant (A3) and retail (A1) use at ground floor and basement level plus 4 flats with terraces on the upper floors (Use Class C3), together with provision cycle and refuse stores.	No	4	4	0	4
18/04358/FUL	19 And 21 Electric Avenue Electric Avenue SW9 8JP	C	Change of use from ancillary retail storage (Use Class A1) at first, second and third floor levels to create 1x 2-bed flat and 1x 3-bed flat (Use Class C3), together with external alterations.	No	2	2	0	2

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
20/00247/FUL	19 Hinton Road SE24 0HJ	HH	Erection of a single storey side extension to the ground floor flat, and the conversion of the upper flat into 2 residential units, involving the erection of a mansard roof extension, together with provision of refuse and cycle stores and other external alterations.	No	2	2	0	2
19/01420/FUL	201 Streatham High Road SW16 6EG	SL	Erection of rear extension together with the alteration of entrance hallway to 201 Streatham High Road to provide 1 new residential dwelling (1x 2-bed) within the rear yard.	No	1	1	0	1
20/03629/FUL	21 Ambleside Avenue SW16 1QE	SL	Demolition of existing house and erection of 2 storey plus mansard building to provide 4 flats with associated communal amenity space, refuse and cycle storage and landscaping.	No	4	4	0	4
19/00588/FUL	21 Wyatt Park Road SW2 3TN	SH	De-conversion of two flats into a single dwelling.	No	1	1	0	1
15/03900/FUL	214 Lambeth Road, SE1 7JY	B	Conversion of the existing building from student accommodation (sui generis) to a single family dwelling (C3 use class), involving the erection of a second floor extension, basement excavation, and demolition of garage for the erection of a two storey coach house and associated external alterations, including the repair and refurbishment of existing windows, brickwork, doors and roof slopes and internal changes, including the provision of a lift, reconfiguration of staircase and internal room layouts, involving replacement of one window with a door on the east elevation.	No	1	1	0	1
17/02874/FUL	22 Wyvil Road SW8 2TG	O	Demolition of the existing buildings and erection of 9 storeys building with basement level comprising commercial use (Use Class B1) at basement and ground floors and 30 residential units (Use Class C3) on the upper levels, together with landscaping and public realm, communal terrace at roof level, ancillary servicing and plant, 47 cycle parking spaces and associated works.	No	30	21	9	30
19/02453/FUL	2-4 Ellison Road SW16 5BY	SS	Demolition of existing buildings and erection of part 2 - part 4 storeys mixed-use building comprising 9 residential units with two non-residential units (Use class A1 / A2 / A3 / D1 / D2) at ground floor.	No	9	9	0	9
18/02676/FUL	240 Brixton Road SW9 6AH	V	Erection of 2 additional storeys including mansard roof to provide 1x 2-bed flat together with an L-shaped extension to the rear first floor.	No	1	1	0	1
20/02087/FUL	25 Madeira Road SW16 2DG	SW	Demolition of existing dwelling and erection of new dwelling with basement.	No	1	1	0	1
18/05108/P3O	258 Streatham High Road SW16 1HS	SL	Prior approval for the change of use at first floor from office (Use Class B1) to 1x one bed flat (Use Class C3).	No	1	1	0	1

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
18/05166/FUL	262 Rosendale Road	TP	Demolition and redevelopment of the site to provide a 3 storey building comprising a ground floor retail unit onto Rosendale Road with basement storage area and two upper floors comprising 2 flats and 1 no. 3 bed house, 1 no. 2 bed maisonette and 1no. 1 bed flat laid over 3 floors, fronting onto Hawarden Grove, along with provision of associated bicycle and refuse storage.	No	5	5	0	5
15/04618/FUL	28 Dalton Street SE27 9HS	TP	Demolition of existing buildings and erection of a part-2/part-3-storey building incorporating a mansard roof to provide a retail unit (Use Class A1) at ground floor level and 4 self-contained residential units (2 x 1 bed, 1 x 2 bed and 1 studio) together with the provision of cycle storage, refuse and associated landscaping works.	No	4	4	0	4
20/03752/FUL	2A Durand Gardens London SW9 0PP	V	Demolition of a single storey building and erection of a semi-sunken, two storey, 3-bedroom house with a courtyard garden together with the provision of a refuse and cycling storage.	No	1	1	0	1
14/04268/FUL	2nd - 9th Floor 10 Leake Street SE1 7NN	B	Conversion and refurbishment of existing 6-storey office building to provide a mixed use residential and commercial development involving the change of use of floors 2 to 6 and the erection of a 3-storey extension to create a 9 storey building to provide 23 self-contained residential units. Formation of a new mezzanine floor level and the use of the ground, mezzanine and first floors for commercial use (use class B1a). Alterations to windows and doors, provision of a new external escape stairs to the rear and installation of external balconies and associated works.	No	23	0	23	23
19/02627/FUL	328 Clapham Road SW9 9AE	S	Erection of a single storey extension at third floor level and single-storey addition at roof level to convert existing 2-bedroom self contained flat into a 3-bedroom duplex with balconies, together with cycle storage.	No	1	1	0	1
20/01876/FUL	33 Tulse Hill London SW2 2TJ	TH	Conversion of the existing 2-bedroom flat to provide 1 studio and 1 2-bedroom flats, together with the erection of a mansard roof extension to create a third floor.	No	2	2	0	2
19/03669/FUL	339 Norwood Road And 3 Thurlow Park Road SE21 8JB	TP	Demolition of existing buildings and erection of a part 1, part 4, part 5, part 6 and part 7 storeys building including basement level to provide 45 residential units (Use Class C3) with landscaping, amenity areas, access, disabled parking, cycle parking and refuse and recycling stores.	No	45	29	16	45
14/00477/FUL	34 Kennington Lane SE11 4LS	P	Change of use of existing launderette at ground and basement level to residential use (C3) to form a 2 bedroom self contained flat. Alterations to the front elevation and installation of new windows and doors to the side elevation.	No	1	1	0	1

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
16/01229/FUL	363-365 Clapham Road SW9 9BT	L	Demolition of 365 Clapham Road including warehouse structure to the rear. Demolition of warehouse structure and later northern wing of 363 Clapham Road. Refurbishment of Listed Building and conversion to 1 x 1 bed, 1 x 2 bed and 1 x 3 Bed flats, together with a mansard roof extension to 363 Clapham Road.	Yes	28	22	6	28
20/03634/P3O	376 Clapham Road SW9 9AR	L	Application for Prior Approval for the change of use of ground and mezzanine floor from existing office use (Use Class B1(a)) to a 1-bed residential unit (Use Class C3).	No	1	1	0	1
17/03846/FUL	41 - 45 Acre Lane SW2 5TN	BH	Demolition of buildings and erection of a part 2, part 4 and part 5-storey building with basement level to provide 613sqm of office space (B1 Use Class), 22 self-contained flats and 2 dwelling houses (C3 Use Class) together with provision of cycle and refuse storage, plus a landscaped communal amenity space.	No	24	19	5	24
19/04530/FUL	41 Groveway SW9 0AH	V	De-conversion of building from 3 self-contained flats back into a single dwelling, involving the erection of a side extension and a replacement rear extension, together with works to the front landscaping and boundary treatment and other associated works.	No	1	1	0	1
17/06097/FUL	41 Streatham Common North SW16 3HR	SW	Demolition of the rear garage and workshops; Erection of a two-storey, 2-bed dwelling house (Class C3) and related boundary alterations.	No	1	1	0	1
20/02588/P3O	41A - 45 Knight's Hill SE27 0HS	KH	Application for Prior Approval for the change of use of existing offices at ground floor and first floor (Use Class B1) to 6 flats (Use Class C3).	No	6	6	0	6
19/00751/FUL	43 Ambleside Avenue SW16 1QE	SL	Demolition of the existing building and erection of a 4 storey (plus roof area) building to provide 6 self-contained flats (1 x 3 beds, 3 x 2 beds and 2 x 1 beds) with a first floor terrace and Juliette balconies, together with provision of cycle/refuse storages, plus amenity area, landscaping and boundary treatment.	No	6	6	0	6
17/00605/FUL & 19/00406/NMC	44 Clapham Common South Side SW4 9BU	CC	Demolition of the existing buildings and the re-development of the site incorporating the erection of six buildings comprised of basement and lower ground floor levels, ranging from four to 10 storeys above ground, landscaped gardens, public square (587sqm), car parking and associated works; for a mixed use scheme comprised of a waste transfer facility (1,164 sqm GIA) at basement level, B1 office accommodation (3,696sqm GIA) and A3 café (117sqm GIA); and the provision of up to 297 residential units.	Yes	294	207	87	294
13/00591/FUL	50 Well Close SW16 2AH	SW	Demolition of existing building and redevelopment of the site in a mixed use scheme comprising the re-provision of a retail shop (Use Class A1) at ground floor level with ancillary basement storage and 8 self-contained flats with balconies; refuse and cycle storage within a four storey plus basement building.	No	8	8	0	8

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
16/03523/FUL	52 Woodfield Avenue SW16 1LG	SL	Demolition of existing garage to the rear of the site with the erection of a two storey building (including basement level) to provide a single dwelling house, associated cycle storage, refuse and recycling and one car parking space.	No	1	1	0	1
21/00844/FUL	542 Streatham High Road London SW16 3QF	SS	Change of use of rear of ground floor shop (Use Class E) to 1-bed flat (Use Class C3) and conversion of 1st and 2nd floors into 2 x 1-bed flats together with erection of rear first floor extension.	No	3	3	0	3
18/05451/FUL	6 Stirling Road SW9 9EE	L	Conversion of the property into 3 self-contained flats, involving the erection of a single storey ground floor rear extension to be linked to the existing garage including conversion of the storage into habitable room, together with erection of a rear mansard roof extension and the installation of 5 front roof lights and one rear rooflight plus the provision of refuse and cycle stores and other associated alterations.	No	3	3	0	3
17/03425/FUL	604-610 Streatham High Road SW16 3QJ	SS	Demolition of existing buildings and re-development of the site to provide 27 no. residential dwellings in buildings of up to 5 storeys (plus lower ground floor), with associated access, landscaping and amenity space.	No	27	22	5	27
20/03219/FUL	64 Norwood Road London SE24 9BH	TP	Creation of a 3 bed flat and a studio flat and associated external alterations including to amenity space and bicycle/refuse stores. (resubmission) Conversion of existing single flat over ground and lower ground floors (as approved) into 2 self-contained flats, together with associated external alterations including alterations to the layout of amenity space and bicycle/refuse stores.	No	2	2	0	2
20/01664/FUL	64-68 Rectory Grove And 8-10 Rectory Gardens SW4	CT	Erection of three mid-terrace 3 storey dwellinghouses with basement levels, lightwells and rear dormers, including the provision of refuse and cycle stores to the rear with a new entrance access from Rectory Gardens.	No	3	3	0	3
19/03014/FUL	66 Lanercost Road SW2 3DN	SH	Conversion of 3x 1-bed flats to single family dwelling involving the erection of a single storey ground floor rear extension.	No	1	1	0	1
21/00452/FUL	666B Streatham High Road London SW16 3QL	SS	Change of use of second floor from business/light industrial unit (Use Class E) to residential unit (Use Class C3). Alterations to loft level to provide roof terrac.	No	1	1	0	1
18/05236/FUL	67 Mount Nod Road SW16 2LP	SW	Excavation of existing cellar and formation of front light well, erection of a two storey lower-ground floor rear extension following demolition of existing to create 1x 3-bed	No	1	1	0	1

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
			residential unit at lower ground floor. Formation of front boundary wall and associated refuse and cycle storage.					
20/01587/FUL	69 Rosendale Road SE21 8EZ	TP	Erection of a roof extension, an entrance lobby and a replacement semi-enclosed external staircase to a two-storey maisonette and conversion to 3 self-contained flats, along with associated external alterations to the existing first and second floor rear windows.	No	3	3	0	3
17/05249/FUL	73 Union Road SW4 6JF	L	Demolition of the existing building and erection of 2 storey dwelling, together with provision of refuse and bike stores plus landscaping and boundary treatment.	No	1	1	0	1
20/02515/FUL	76 Rectory Grove SW4 0ED	CT	Excavation and enlargement of the existing basement and the erection of a single storey first floor rear extension and a dormer roof extension together with alteration to a first floor rear window in connection with the subdivision of the existing building into separate commercial and residential units.	No	1	1	0	1
14/03733/FUL	8 Conyers Road SW16 6LT	SL	Demolition of existing dwelling house and erection of a 4 storey building (plus basement) to provide 8 self contained flats with new landscaping including private and communal outdoor space and provision for cycle and refuse storage.	No	8	8	0	8
19/02216/FUL	8 Conyers Road SW16 6LT	SL	Erection of a single storey two-bedroom dwellinghouse (The Garden House) on land to rear of 8 Conyers Road with associated cycle and refuse storage arrangements.	No	1	1	0	1
20/02809/FUL	9 Rydal Road London SW16 1QF	SL	Creation of 1 new dwelling involving rear excavation to extend basement with lightwell and erection of rear ground floor extension together with the erection of 2 dormers to roof.	No	1	1	0	1
17/04312/FUL	93 Landor Road SW9 9RT	L	Conversion of the ground floor flat with ancillary basement area into two self-contained residential units together with the creation of amenity space to the rear and new doors at ground and lower ground level, along with refuse/recycling store at front.	No	2	2	0	2
18/05202/NMC	Arches 176 - 177 And 202 Lambeth Road SE1	B	Application for a non-material amendment following a grant of Planning Permission 15/04360/FUL (Redevelopment of the site involving the demolition of the existing outbuilding adjacent to MSSC building and the erection of a four to six storey building to accommodation 1,158 sq.m of office space (Class B1) at ground and basement levels, student ancillary areas, plant and 131 student bedspaces (Sui Generis) on the upper levels together with refurbishment of three existing railway arches to accommodate 282 sq.m of flexible commercial floorspace (Use Class A1, A2, B1(a) and (b)) and the change of use of the existing MSSC building to use as 9 self-contained residential units (Use Class C3) along with associated external alterations and ancillary parking and landscaping) granted on 01.11.2018.	No	9	9	0	9

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
13/01165/FUL	Basement 104 Palace Road SW2 3JZ	SH	Excavation and enlargement of existing basement to create a self contained flat including installation of front and side windows with lightwells to the front (including installation of external staircase and railings), side and rear elevations. Erection of a single storey ground floor and second floor rear extension.	No	1	1	0	1
20/03998/NMC	Bavina House 47 Leigham Court Road SW16 2NF	SW	Application for a non-material amendment following a grant of planning permission ref 15/06632/FUL (Conversion of the existing single family dwelling house into 8no. self-contained flats, involving the erection of rear and side extensions to No. 47 and a rear first floor extension to No. 47A. The provision of 5 car parking spaces, refuse and cycle storage) granted on 27.01.2016.	No	8	8	0	8
14/01718/FUL	Bible Truth Church Of God Hetherington Road SW4 7NU	F	Demolition of existing building and erection of a 4 storey building (including basement accommodation) to provide a church (D1 use class) and 7 self contained flats (C3 use class) with associated landscaping, cycle parking and refuse and recycling facilities.	No	7	7	0	7
15/07141/FUL	Canterbury Hotel 8 Canterbury Crescent SW9 7QD	C	Demolition of the existing public house and redevelopment to provide a mixed use development comprising 37 residential dwellings (Use Class C3), 123 sqm of flexible commercial use (A1/A2/A3/B1/D1) in a nine storey building including the provision of a communal garden and 63 cycle parking spaces.	Yes	37	30	7	37
20/00026/FUL	Cedars Lodge Cedars Road SW4 0PW	CT	Internal alterations and conversion of basement of no.113 to create additional cluster bedrooms (Use Class C2/B1) and change of use of ground, first and second floors of no.115 from Use Class C2 to create 8 residential units (Use Class C3) together with the provision of additional cycle parking to the front of no.115 and associated alterations.	No	8	0	8	8
17/03733/FUL	Clapham Park Land At Clarence Avenue, Poynders Road, Atkins Road, King's Avenue, New Park Road And Streatham Place SW4	T	Full phased planning permission for the residential-led, mixed use regeneration of approximately 33 hectares of land comprising the demolition of buildings (864 residential units and 614 sq.m (GIA) of non-residential floorspace) and the construction of new buildings comprising 2,532 new residential units (Class C3); 2,537 sq.m (GIA) of non-residential floorspace providing retail floorspace (Class A1/A2/A3/A4), community facilities (Class D1/D2) including a new community resource centre, and office floorspace (Class B1); specified accesses and highway improvements (including new accesses on to the local road network and new estate roads), demolition of existing and provision of new bus driver facility; car and cycle parking; the provision of areas of public open space, play facilities, hard and soft landscaping and public realm works; and an energy centre and district heating.	Yes	50	0	50	50
19/01161/FUL	Commonside Court	SL	Erection of a 2 storey 3-bed single dwellinghouse with associated refuse and recycling stores, parking and landscaping.	No	1	1	0	1

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
	Streatham High Road London SW16 6ET							
11/00996/FUL	Doon Street Tower Land Bounded By Doon Street SE1	B	Variation of condition 47 (detailed plans) of planning permission ref 10/00445/FUL (Redevelopment of site to provide a 8,292 Square Metres multi purpose community sports centre and swimming pool, 902 Square Metres retail/commercial/restaurant/bar floorspace (use classes A1, A2, A3 and A4), 329 residential units and underground parking for 56 cars contained within a 43 storey tower measuring 144.3m in height and a part 7, part 8 storey block with roof terraces and courtyard) granted on 10.05.10.	Yes	236	236	0	236
15/05297/RG4	Fenwick Housing Estate Lambeth Housing Estates SW9 9NN	L	Demolition of existing buildings and site clearance works to provide 55 social rented units (Use Class C3), a replacement community hall (Use Class D1), associated landscaping, parking and ancillary work.	Yes	55	0	55	55
19/03687/PA	Garages Rear Of 1 To 7 Penistone Road	SS	Prior Approval for change of use and conversion of the buildings from Light Industrial (Use Class B1(C) to Dwellinghouses (Use Class C3) to create 6 no. one bedroom flats within the existing buildings. (To Units 2, 3, 4 and 5).	No	6	6	0	6
20/00597/FUL	Garages Rear Of 21 Hillside Road SW2 3HL	SH	Demolition of existing disused garages and erection of a single storey plus basement 3-bedroom dwelling house with green roof, together with refuse and cycle storages and landscaping treatment.	No	1	1	0	1
18/00811/FUL	Garages Rear Of 8 To 14 Palace Road SW2 3NG	SH	Demolition of 10no. existing garages and erection of 2 x 3-bedroom dwellings with associated parking, refuse storage and landscaping.	No	2	2	0	2
17/05772/EIAFUL & 20/00987/VOC	Gasholder Station Kennington Oval SE11 5SG	O	Demolition of existing buildings and structures including temporary disassembly of listed gas holder no.1, demolition of locally-listed gas holders 4 and 5, redevelopment to provide a mixed-use development comprising re-erection of restored gas-holder no.1, erection of new buildings ranging from 4-18 storeys to provide 738 residential units (Class C3), 10,160sqm of Class B1 office and Class B1 shared working space incorporating ancillary cafe and space for community use, 800sqm for waste management use, 148sqm of D1 community space, the provision of a new publicly accessible open space, new pedestrian and vehicle routes, accesses and amenity areas, basement level car park with integral	Yes	746	508	238	746

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
			servicing areas, provision of new gas governor and substation, and other associated works of de-contamination.					
17/02936/FUL	Graphite Square Graphite Square SE11 5EE	P	Demolition of existing office, warehouse and church buildings (use classes B1, B8, and D1), and redevelopment of the site to provide a residential led mixed-use development with a podium building of ground plus 3 storeys (fronting onto Worgan Street) connecting a ground plus 9 storey building (fronting onto Worgan Street), a ground plus 13 storey building (fronting onto Worgan Street), and ground plus 13 storey building (at the junction of Worgan Street and Jonathan Street) to provide 160 residential units, offices (use class B1), a ground-floor flexible retail/café/office (flexible use class A1/A3/B1), a replacement Methodist church (use class D1), and provision of a single level basement, together with servicing, car and cycle parking, and provision of new public realm and associated work.	Yes	160	110	50	160
18/05425/FUL	Higgs Industrial Estate Herne Hill Road SE24 0AU	HH	Clearance of site and mixed use redevelopment to provide a building ranging in height from 2 to 16 storeys with 134 residential units and 4,150sqm of commercial/employment floorspace along with disabled parking, servicing, cycle parking, public realm and amenity space.	Yes	134	68	66	134
18/03890/FUL	Lambeth Methodist Mission, 3 - 5 Lambeth Road SE1 7DQ	B	Demolition of the existing building and redevelopment of the site to erect a Part 1/4/12 Storey (plus basement) building for the Lambeth Methodist Mission (Class D1) with ancillary cafe, two residential dwellings (Class C3) and hotel (Class C1) (137 beds) with ancillary bar and restaurant, with associated cycle parking and hard and soft landscaping.	No	2	2	0	2
16/02473/FUL	Land Adjoining 55 Fitzalan Street SE11 6QT	B	Demolition of existing side extension and the relocation of main entrance door of number 55 Fitzalan Street to the front elevation of the building together with the erection of a two storey plus basement level single dwelling house including front and rear lightwells to the flank elevation of number 55 Fitzalan Street.	No	1	1	0	1
20/01264/RG3	Land At No. 200-262 Hydethorpe Road And Bound By Thornton Road SW12	T	Construction of a part 4 , part 5 storey building comprising 14 residential units, associated cycle parking, landscaping together with associated works.	No	14	8	6	14
20/02562/FUL	Land Between 33 And 35	TH	Erection of a three-storey building plus basement to provide three self-contained units (2 x 1-bedroom (one wheelchair user dwelling) & 1 x 2-bedroom) fronting Medora Road , and erection of part-one /part-two storey buildings including the basement to rear to provide	No	5	5	0	5

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
	Medora Road London SW2		two dwellings (1 x 2-bedroom, 1 x 3-bedroom) and associated landscaping, cycle parking, and refuse and recycling storage.					
15/06860/FUL	Land Between 56 And 58 Knatchbull Road SE5 9QY	V	Erection of single storey plus basement level infill extension to provide a new 1-bedroom residential flat (Use class C3).	No	1	1	0	1
15/05282/RG3	Land Bound By Somerleyton Road, Coldharbour Lane And Railway Somerleyton Road SW9	C	Demolition of existing buildings on-site (with the exception of Carlton Mansions which is retained and refurbished) and redevelopment to provide a residential-led, mixed use development comprising 304 new dwellings (50% affordable) and approximately 8,000 sqm (GIA) of non-residential uses including a theatre (Sui Generis) and employment, retail and community uses (Use class B1/D1/A1/A2) with associated parking, landscaping and ancillary works.	Yes	234	107	127	234
15/05619/VOC	Land Bounded By Wandsworth Road SW8	O	Demolition of existing buildings (except for the listed buildings on the site) to provide a mixed use scheme comprising nine blocks which includes dwellings (Class C3) office floor space (Class B1a), retail (Class A1-A5), hotel (Class C1) replacement homeless hostel (sui generis), student rooms, D2 use, Community Building associated basement car parking and servicing; new public square and children's play area and associated public realm improvements).	Yes	578	454	124	578
16/07066/VOC	Land On The Corner Of Avenue Park Road SE21 1NW	TP	Demolition of all existing structures on site and the erection of a part three, part four, part five storey development comprising 42 no. market and affordable residential units and 175 square metres of B1 floorspace, with associated refuse and cycle storage and landscaping.	Yes	42	0	42	42
14/05911/FUL	Land Rear Of 7 To 29 Farm Avenue SW16 2UT	SW	Demolition of existing garage structures and the erection of a single storey dwellinghouse with a basement level to the rear of the site and a two storey dwellinghouse fronting Angles Road, incorporating private amenity space and communal landscaped outdoor space, two off street car parking spaces with access off Angles Road and provision for cycle and refuse storage.	No	2	2	0	2
18/02246/FUL	Loughborough Court Shakespeare Road SE24 0QF	C	Erection of a roof extension with glass balustrade to provide 6 additional residential units together with provision of refuse, cycle stores and associated amenity space.	No	6	6	0	6

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
17/05992/RG3	North Block and South Block Knight's Walk Estate Renfrew Road SE11 4PA	P	Full planning application for the demolition of 18 homes (Use Class C3) and a garage block and the construction of a building to provide 84 residential flats (Use Class C3) comprising a part 4, part 5 storey northern block and a part 5, part 6, part 7 storey southern block, and a community room (Use Class D1), with associated parking, landscaping, access and ancillary works.	Yes	68	45	23	68
16/06172/FUL	OCCC Estate Cornwall Road, Wootton Street And Windmill Walk SE1	B	A phased development comprising demolition of existing buildings and construction of a predominantly 7 to 12 storey mixed use scheme with 215 dwellings (Use Class C3), theatre rehearsal space (sui generis), small offices (Use Class B1), a cafe and/or offices (Use Classes A3 and/or B1) and ancillary accommodation for each, together with a replacement substation, cycle parking, disabled parking, plant, other works and two communal landscaped gardens.	No	51	15	36	51
15/02264/FUL	Olive Morris House, 18 Brixton Hill SW2 1RD	BH	Demolition of the existing council offices (Use Class B1) and the erection of a part 6, part 7 storey building comprising 74 residential units (Use Class C3).	Yes	74	44	30	74
21/01022/FUL	Rear Of 114 Denmark Hill London SE5 8RX	HH	Demolition of the existing structure and erection of a two storey 2-bed dwellinghouse, with the provision of refuse and cycle store.	No	1	1	0	1
18/03187/FUL	Rear Of 134 And 136 Knight's Hill SE27	KH	Demolition of existing garage and erection of a two storey dwellinghouse with access from Cheviot Road, together with the provision of refuse/recycling and bike storage.	No	1	1	0	1
20/02581/FUL	Rear Of 260 Knight's Hill London SE27 0QA	KH	Erection of 2 x 3-storey terraces with roof top amenity space to provide 8 dwellinghouses and erection of a detached 2-storey building with basement to provide 130sqm of office (Use Class B1(a)) and a self-contained flat at first floor (Use Class C3), together with the provision of car parking spaces, cycle parking, refuse storage and landscaping.	No	9	9	0	9
13/03251/FUL	Rear of Ground Floor 4 Dalton Street SE27 9HS	TP	Conversion of the rear addition to provide a self contained flat, involving the erection of a single storey ground floor rear extension, installation of new entrance gate, and ramp. Erection of a steel staircase to provide new access for the existing first floor accommodation at the rear elevation.	No	1	1	0	1
19/03437/NMC	Shell Centre, 2 - 4 York Road SE1 7NA	B	Application for a non-material amendment following a grant of Planning Permission 12/04708/FUL (Part demolition of Shell Centre comprising Hungerford, York and Chicheley wings, upper level walkway, removal of raised podium deck, associated structures and	Yes	104	104	0	104

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
			associated site clearance to enable a mixed use development of 8 buildings ranging from 5 to 37 storeys in height and 4 basement levels to provide up to 218,147m2 of floorspace (GIA), comprising offices (B1), residential (C3) (up to 877 units), retail (A1-A5), leisure (D2) and community/leisure uses (D1/D2), parking and servicing space, hard and soft landscaping together with the provision of a new public square, highway and landscaping works to Belvedere Road, Chicheley Street and York Road, modifications to York Road Underground station, 2 link bridges from new buildings to the existing Shell Centre Tower, reconfiguration of York Road footbridge if retained, creation of new vehicular access and other associated works) granted 06.06.2014.					
17/05993/OUT	South Lambeth Estate Dorset Road SW8 1AH	S	Full planning permission for the construction of a new building (4 to 6 storeys) on the corner of Dorset Road and Clapham Road to provide 30 residential units (Use Class C3) with associated parking and landscape works and; improvements to the ground floor of Wimborne House including extension and conversion of the existing Caretakers room to provide a community room (Use Class D1) together with works to provide an additional entrance and refuse store. Outline planning permission (with appearance and landscaping to be Reserved Matters) for the demolition of 101 homes in Broadstone House, Sturminster House, Swanage House, Verwood House and Osmington House and the construction of new buildings arranged in five blocks (with varying heights of 3, 4 and 6 storeys and, a tower block of 16 storeys) to provide 332 new residential units (Use Class C3), up to 230sqm (Gross Internal Area) of retail floorspace (Use Class A1) and up to 325sqm (Gross Internal Area) of flexible floorspace (Use Class A1, D1, B1) and; highway works and parking layout improvements.	Yes	362	229	133	362
15/00486/FUL	Station Garage, 1 Estreham Road SW16 5NT	SL	Demolition of buildings to the rear of existing garage and the construction of a residential mews of 5 dwellings in 2 two-storey buildings (Block A:1 studio flat and 3 x 1 bedroom flats]; Block B: 2 bedroom house] including the provision of private and communal outdoor amenity space and refuse and cycle parking storage.	No	5	5	0	5
18/02597/EIAFUL & 20/02203/VOC	Tesco Stores, 275 Kennington Lane SE11	O	Variation of Conditions 2 (Approved Plans) and 70 (Quantum of Development) of planning permission 18/02597/EIAFUL (Demolition of existing building and redevelopment of the site to provide a mixed-use development comprising the erection of 3 new buildings (Plot A,B,C) ranging from 4-17 storeys to provide residential (Class C3), a replacement Tesco store (Class A1), office (Class B1) and flexible commercial floorspace (Classes A1, A2, A3 or B1)) granted on 21.12.2018 as amended by 19/03649/NMC and 20/00786/NMC.	Yes	586	406	180	586

Reference	Address	Ward	Development description	2017 SHLAA site	Total gross units	Gross market units	Gross afford-able units	Total net units
18/00798/FUL	The Normandy 20 Normandy Road SW9 6JH	V	Erection of a penthouse unit, including the raising of a parapet to complete the existing decorative facade, following demolition of the existing roof structure.	No	1	1	0	1
18/04902/REM	West Norwood Lawn Tennis Club, 128 Knight's Hill SE27 0SR	KH	Outline application for the erection of new mixed use part 4-, part 5-storey building to provide replacement tennis club with two floodlit tennis courts, two indoor squash courts and club facilities on ground floor and basement, including ancillary café and hall, with 32 market and affordable (14x 1bed, 12x 2bed and 6x 3bed) dwellings (following demolition of existing tennis club buildings).	No	32	19	13	32
15/03470/VOC	Westminster Tower, 3 Albert Embankment SE1 7SP	P	Variation of condition 2 (Approved Plans) of planning permission ref:14/02756/FUL (Refurbishment and conversion of existing building to provide office (B1) accommodation at lower levels, 34 residential units on upper levels, together with ancillary residential accommodation, car and cycle parking and refuse storage) granted on 19.01.2015.	No	28	28	0	28
18/01269/OUT & 19/01084/REM	Youth Club Kenbury Street SE5 9BS	HH	Outline planning application (with landscaping to be reserved matters) for demolition of existing youth club and erection of a new specialist youth club (Use Class D1) along with 7 residential flats (Use Class C3) with associated landscaping, green roofs, cycle parking and refuse/recycling units.	No	7	7	0	7

Table 32. Affordable housing tenure breakdown in permissions under construction at the end of March 2022

Reference	Address	Ward	2017 SHLAA site	Development description	Total (gross) affordable units	Gross low-cost units	Gross inter-mediate units	Total net afford-able units
16/05114/FUL	12-20 Wyvil Road SW8 2TG	O	Yes	Demolition of existing buildings and redevelopment of the site to provide a residential led mixed use development in a part 1/part 5/part 35/36 storey building to the North/North East and a 8 storey (plus plant) building to the South (fronting onto Wyvil Road) comprising 278 residential units, office (B1) and retail floorspace (flexible use Class A1, A2 and A3). Provision of 2 levels of basement, together with servicing, car parking and provision of areas of public realm and associated works.	23	23	0	23
11/00752/FUL	155A to 167 Stockwell Park Road SW9 0TL	F	Yes	Demolition of Colville House at 165 -167 Stockwell Park and Martindale House at 155; the erection of a new 5 storey building and 4 storey building together with the refurbishment of 157 - 159 Stockwell Park (Victoria cottages) to provide 33 self contained units (Sheltered Housing). Associated landscaping refuse and recycling and cycle storage.	32	32	0	32
15/07308/FUL	16-22 Somerleyton Road Block E 16-22 Somerleyton Road SW9 8ND	C	Yes	Redevelopment to include demolition of existing buildings on site, provision for part 2, part 5, part 6 and part 8 storey mixed-use building to provide a residential-led, mixed use development comprising 74 residential units, including 30 (40%) as affordable housing, ground floor Nursery (Use Class D1), Retail (Use Class A1), Gym Changing facilities (Use Class D2) and Flexible spaces (A1/A2/B1/D1) with associated outdoor amenity and landscaping.	30	19	11	30
18/01713/FUL	1-7 Crowhurst House, 41-42 Norton House Aytoun Road SW9 0TT	F	No	Demolition of 1-7 Aytoun Road and Aytoun Court. Redevelopment of the site involving erection of part 4, part 5 and part 6 storeys building to provide 31 residential units (100% affordable housing) with shared amenity space at 5th floor, together with provision of 3 disabled car parking spaces, refuse & cycle stores and landscaping. Removal of the walkway at Aytoun Place and installation of an external lift to Crowhurst House, plus realignment of metal stair access to 41 and 42 Norton House.	31	11	20	31
17/02874/FUL	22 Wyvil Road SW8 2TG	O	No	Demolition of the existing buildings and erection of 9 storeys building with basement level comprising commercial use (Use Class B1) at basement and ground floors and 30 residential units (Use Class C3) on the upper levels, together with landscaping and public realm, communal terrace at roof level, ancillary servicing and plant, 47 cycle parking spaces and associated works.	9	6	3	9
14/04268/FUL	2nd - 9th Floor 10 Leake Street SE1 7NN	B	No	Conversion and refurbishment of existing 6-storey office building to provide a mixed use residential and commercial development involving the change of use of floors 2 to 6 and the erection of a 3-storey extension to create a 9 storey building to provide	23	23	0	23

Reference	Address	Ward	2017 SHLAA site	Development description	Total (gross) affordable units	Gross low-cost units	Gross inter-mediate units	Total net afford-able units
				23 self-contained residential units. Formation of a new mezzanine floor level and the use of the ground, mezzanine and first floors for commercial use (use class B1a). Alterations to windows and doors, provision of a new external escape stairs to the rear and installation of external balconies and associated works.				
19/03669/FUL	339 Norwood Road And 3 Thurlow Park Road SE21 8JB	TP	No	Demolition of existing buildings and erection of a part 1, part 4, part 5, part 6 and part 7 storeys building including basement level to provide 45 residential units (Use Class C3) with landscaping, amenity areas, access, disabled parking, cycle parking and refuse and recycling stores.	16	11	5	16
16/01229/FUL	363-365 Clapham Road SW9 9BT	L	Yes	Demolition of 365 Clapham Road including warehouse structure to the rear. Demolition of warehouse structure and later northern wing of 363 Clapham Road. Refurbishment of Listed Building and conversion to 1 x 1 bed, 1 x 2 bed and 1 x 3 Bed flats, together with a mansard roof extension to 363 Clapham Road.	6	0	6	6
17/03846/FUL	41 - 45 Acre Lane SW2 5TN	BH	No	Demolition of buildings and erection of a part 2, part 4 and part 5-storey building with basement level to provide 613sqm of office space (B1 Use Class), 22 self-contained flats and 2 dwelling houses (C3 Use Class) together with provision of cycle and refuse storage, plus a landscaped communal amenity space.	5	2	3	5
17/00605/FUL & 19/00406/NMC	44 Clapham Common South Side SW4 9BU	CC	Yes	Demolition of the existing buildings and the re-development of the site incorporating the erection of six buildings comprised of basement and lower ground floor levels, ranging from four to 10 storeys above ground, landscaped gardens, public square (587sqm), car parking and associated works; for a mixed use scheme comprised of a waste transfer facility (1,164 sqm GIA) at basement level, B1 office accommodation (3,696sqm GIA) and A3 café (117sqm GIA); and the provision of up to 297 residential units.	87	59	28	87
17/03425/FUL	604-610 Streatham High Road SW16 3QJ	SS	No	Demolition of existing buildings and re-development of the site to provide 27 no. residential dwellings in buildings of up to 5 storeys (plus lower ground floor), with associated access, landscaping and amenity space.	5	2	3	5
15/07141/FUL	Canterbury Hotel 8 Canterbury Crescent SW9 7QD	C	Yes	Demolition of the existing public house and redevelopment to provide a mixed use development comprising 37 residential dwellings (Use Class C3), 123 sqm of flexible commercial use (A1/A2/A3/B1/D1) in a nine storey building including the provision of a communal garden and 63 cycle parking spaces.	7	4	3	7

Reference	Address	Ward	2017 SHLAA site	Development description	Total (gross) affordable units	Gross low-cost units	Gross inter-mediate units	Total net afford-able units
20/00026/FUL	Cedars Lodge Cedars Road SW4 0PW	CT	No	Internal alterations and conversion of basement of no.113 to create additional cluster bedrooms (Use Class C2/B1) and change of use of ground, first and second floors of no.115 from Use Class C2 to create 8 residential units (Use Class C3) together with the provision of additional cycle parking to the front of no.115 and associated alterations.	8	8	0	8
17/03733/FUL	Clapham Park Land At Clarence Avenue, Poynders Road, Atkins Road, King's Avenue, New Park Road And Streatham Place SW4	T	Yes	Full phased planning permission for the residential-led, mixed use regeneration of approximately 33 hectares of land comprising the demolition of buildings (864 residential units and 614 sq.m (GIA) of non-residential floorspace) and the construction of new buildings comprising 2,532 new residential units (Class C3); 2,537 sq.m (GIA) of non-residential floorspace providing retail floorspace (Class A1/A2/A3/A4), community facilities (Class D1/D2) including a new community resource centre, and office floorspace (Class B1); specified accesses and highway improvements (including new accesses on to the local road network and new estate roads), demolition of existing and provision of new bus driver facility; car and cycle parking; the provision of areas of public open space, play facilities, hard and soft landscaping and public realm works; and an energy centre and district heating.	50	50	0	50
15/05297/RG4	Fenwick Housing Estate Lambeth Housing Estates SW9 9NN	L	Yes	Demolition of existing buildings and site clearance works to provide 55 social rented units (Use Class C3), a replacement community hall (Use Class D1), associated landscaping, parking and ancillary work.	55	55	0	55
17/05772/EIAFUL & 20/00987/VOC	Gasholder Station Kennington Oval SE11 5SG	O	Yes	Demolition of existing buildings and structures including temporary disassembly of listed gas holder no.1, demolition of locally-listed gas holders 4 and 5, redevelopment to provide a mixed-use development comprising re-erection of restored gas-holder no.1, erection of new buildings ranging from 4-18 storeys to provide 738 residential units (Class C3), 10,160sqm of Class B1 office and Class B1 shared working space incorporating ancillary cafe and space for community use, 800sqm for waste management use, 148sqm of D1 community space, the provision of a new publicly accessible open space, new pedestrian and vehicle routes, accesses and amenity areas, basement level car park with integral servicing areas, provision of new gas governor and substation, and other associated works of de-contamination.	238	149	89	238
17/02936/FUL	Graphite Square	P	Yes	Demolition of existing office, warehouse and church buildings (use classes B1, B8, and D1), and redevelopment of the site to provide a residential led mixed-use	50	36	14	50

Reference	Address	Ward	2017 SHLAA site	Development description	Total (gross) affordable units	Gross low-cost units	Gross inter-mediate units	Total net afford-able units
	Graphite Square SE11 5EE			development with a podium building of ground plus 3 storeys (fronting onto Worgan Street) connecting a ground plus 9 storey building (fronting onto Worgan Street), a ground plus 13 storey building (fronting onto Worgan Street), and ground plus 13 storey building (at the junction of Worgan Street and Jonathan Street) to provide 160 residential units, offices (use class B1), a ground-floor flexible retail/café/office (flexible use class A1/A3/B1), a replacement Methodist church (use class D1), and provision of a single level basement, together with servicing, car and cycle parking, and provision of new public realm and associated work.				
18/05425/FUL	Higgs Industrial Estate Herne Hill Road SE24 0AU	HH	Yes	Clearance of site and mixed use redevelopment to provide a building ranging in height from 2 to 16 storeys with 134 residential units and 4,150sqm of commercial/employment floorspace along with disabled parking, servicing, cycle parking, public realm and amenity space.	66	28	38	66
20/01264/RG3	Land At No. 200-262 Hydethorpe Road And Bound By Thornton Road SW12	T	No	Construction of a part 4, part 5 storey building comprising 14 residential units, associated cycle parking, landscaping together with associated works.	6	2	4	6
15/05282/RG3	Land Bound By Somerleyton Road, Coldharbour Lane And Railway Somerleyton Road SW9	C	Yes	Demolition of existing buildings on-site (with the exception of Carlton Mansions which is retained and refurbished) and redevelopment to provide a residential-led, mixed use development comprising 304 new dwellings (50% affordable) and approximately 8,000 sq.m (GIA) of non-residential uses including a theatre (Sui Generis) and employment, retail and community uses (Use class B1/D1/A1/A2) with associated parking, landscaping and ancillary works.	127	127	0	127
15/05619/VOC	Land Bounded By Wandsworth Road SW8	O	Yes	Demolition of existing buildings (except for the listed buildings on the site) to provide a mixed use scheme comprising nine blocks which includes dwellings (Class C3) office floor space (Class B1a), retail (Class A1-A5), hotel (Class C1) replacement homeless hostel (sui generis), student rooms, D2 use, Community Building associated basement car parking and servicing; new public square and children's play area and associated public realm improvements.	124	75	49	124

Reference	Address	Ward	2017 SHLAA site	Development description	Total (gross) affordable units	Gross low-cost units	Gross inter-mediate units	Total net afford-able units
16/07066/VOC	Land On The Corner Of Avenue Park Road SE21 1NW	TP	Yes	Demolition of all existing structures on site and the erection of a part three, part four, part five storey development comprising 42 no. market and affordable residential units and 175 square metres of B1 floorspace, with associated refuse and cycle storage and landscaping.	42	10	32	42
17/05992/RG3	North Block and South Block Knight's Walk Estate Renfrew Road SE11 4PA	P	Yes	Full planning application for the demolition of 18 homes (Use Class C3) and a garage block and the construction of a building to provide 84 residential flats (Use Class C3) comprising a part 4, part 5 storey northern block and a part 5, part 6, part 7 storey southern block, and a community room (Use Class D1), with associated parking, landscaping, access and ancillary works.	23	11	12	23
16/06172/FUL	OCCC Estate Cornwall Road, Wootton Street And Windmill Walk SE1	B	No	A phased development comprising demolition of existing buildings and construction of a predominantly 7 to 12 storey mixed use scheme with 215 dwellings (Use Class C3), theatre rehearsal space (sui generis), small offices (Use Class B1), a cafe and/or offices (Use Classes A3 and/or B1) and ancillary accommodation for each, together with a replacement substation, cycle parking, disabled parking, plant, other works and two communal landscaped gardens.	36	0	36	36
15/02264/FUL	Olive Morris House, 18 Brixton Hill SW2 1RD	BH	Yes	Demolition of the existing council offices (Use Class B1) and the erection of a part 6, part 7 storey building comprising 74 residential units (Use Class C3).	30	21	9	30
17/05993/OUT	South Lambeth Estate Dorset Road SW8 1AH	S	Yes	Full planning permission for the construction of a new building (4 to 6 storeys) on the corner of Dorset Road and Clapham Road to provide 30 residential units (Use Class C3) with associated parking and landscape works and; improvements to the ground floor of Wimborne House including extension and conversion of the existing Caretakers room to provide a community room (Use Class D1) together with works to provide an additional entrance and refuse store. Outline planning permission (with appearance and landscaping to be Reserved Matters) for the demolition of 101 homes in Broadstone House, Sturminster House, Swanage House, Verwood House and Osmington House and the construction of new buildings arranged in five blocks (with varying heights of 3, 4 and 6 storeys and, a tower block of 16 storeys) to provide 332 new residential units (Use Class C3), up to 230sqm (Gross Internal Area) of retail floorspace (Use Class A1) and up to 325sqm	133	85	48	133

Reference	Address	Ward	2017 SHLAA site	Development description	Total (gross) affordable units	Gross low-cost units	Gross inter-mediate units	Total net afford-able units
				(Gross Internal Area) of flexible floorspace (Use Class A1, D1, B1) and; highway works and parking layout improvements.				
18/02597/EIAFUL & 20/02203/VOC	Tesco Stores, 275 Kennington Lane SE11	O	Yes	Variation of Conditions 2 (Approved Plans) and 70 (Quantum of Development) of planning permission 18/02597/EIAFUL (Demolition of existing building and redevelopment of the site to provide a mixed-use development comprising the erection of 3 new buildings (Plot A,B,C) ranging from 4-17 storeys to provide residential (Class C3), a replacement Tesco store (Class A1), office (Class B1) and flexible commercial floorspace (Classes A1, A2, A3 or B1)) granted on 21.12.2018 as amended by 19/03649/NMC and 20/00786/NMC.	180	119	61	180
18/04902/REM	West Norwood Lawn Tennis Club, 128 Knight's Hill SE27 0SR	KH	No	Outline application for the erection of new mixed use part 4-, part 5-storey building to provide replacement tennis club with two floodlit tennis courts, two indoor squash courts and club facilities on ground floor and basement, including ancillary café and hall, with 32 market and affordable (14x 1bed, 12x 2bed and 6x 3bed) dwellings (following demolition of existing tennis club buildings).	13	9	4	13

Table 33. Residential prior approvals under construction at the end of March 2022

Reference	Address	Ward	2017 SHLAA site	Prior approval type	Total residential units
18/05108/P3O	258 Streatham High Road SW16 1HS	SL	No	Office to residential	1
20/03634/P3O	376 Clapham Road SW9 9AR	L	No	Office to residential	1
20/02588/P3O	41A - 45 Knight's Hill SE27 0HS	KH	No	Office to residential	6
19/03687/PA	Garages Rear Of 1 To 7 Penistone Road	SS	No	Office to residential	6

Table 34. Residential permissions unimplemented at the end of March 2022

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
20/04348/FUL	1 Harry Day Mews SE27 9AR	TP	No	Erection of roof extension to existing residential building to accommodate 3no. new residential units, including new soft landscaping.	3	3	0	3
20/00415/P3O	1 Landor Road SW9 9RX	L	No	Prior approval of the change of use of the vacant ground floor commercial unit (Use Class B1(a)) to a 2 bed residential unit (Use Class C3).	1	1	0	1
21/02930/P3M	10 Brixton Road SW9 6BU	O	No	Application for prior approval for the proposed change of use of lower ground floor from hot food takeaway (A5) to a self-contained studio flat (Use Class C3).	1	1	0	1
20/02331/FUL	10 Pascal Street London SW8 4SH	O	Yes	Full 'slot-in' planning application for phased residential led mixed-use development above and surrounding Nine Elms Station, comprising three new residential buildings of 21 storeys, 16 storeys and 17 storeys providing a total of 479 homes (Use Class C3), plus small scale commercial floorspace of 108m2 (Expanded Use Classes A1-A4 and D1), works within the Nine Elms Station 'boxes', a new public square, and associated works.	479	303	176	479
18/04474/FUL	101 Streatham High Road SW16 1HJ	SL	No	Conversion of existing Police Station to office (Use Class B1(a)) and 21 no. residential units (Use Class C3), involving the partial demolition of the buildings on Shrubbery Road to facilitate a replacement three-storey extension, alteration to the fenestration and elevations of the retained rear block on Shrubbery Road, and the addition of a rear dormer to No. 4 Shrubbery Road. The erection of a four-storey building and a two-storey building to the rear of the site comprising a further 20 no. residential units (total of 41 no. residential units across the site), along with private and communal amenity space, refuse and cycle storage, and disabled car parking.	41	27	14	41
20/00715/FUL	104 St Julian's Farm Road SE27 0RR	KH	No	De-conversion of 2 flats to restore the original single dwelling house.	1	1	0	-1
21/03406/FUL	106 Lilford Road London SE5 9HR	HH	No	Demolition of the existing property and redevelopment of the site involving the erection of 2 three-storey single dwellinghouses with provision of refuse and cycle storage and replacement boundary treatment.	2	2	0	1
21/00729/FUL	106 Norwood High Street London SE27 9NH	KH	No	Change of use from solicitors office (Use Class A2) at first-floor level to a residential unit (Use Class C3), together with the erection of a ground floor rear extension with terrace above, first floor rear extension and erection of a roof extension to create an additional floor with associated alterations to the front elevation at ground floor level to provide new access.	1	1	0	1

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
19/01898/FUL	108A Landor Road London SW9 9NT	L	No	Refurbishment and change of use of the existing buildings (rear building - Use Class C2 and front building - Use Class B1) to provide 12 residential units (Use Class C3), including the erection of a 3-storey side extension to the front building, plus the erection of 2 new 2-storey single dwelling houses, together with provision of cycle/refuse stores, amenity spaces and landscaping.	14	11	3	14
20/02929/FUL	11 Sunset Road SE5 8EA	HH	No	Deconversion of two self-contained flats into a single dwelling house, including the replacement of the rear window at first floor with French doors and Juliet balcony, together with the provision of cycle storage and the relocation of refuse/recycling storage.	1	1	0	-1
20/03977/FUL	112 Greyhound Lane London SW16 5RN	SS	No	Erection of both a mansard roof extension on the rear roof slope and a mono-pitched roof extension on top of the 2-storey rear projection and conversion of the upper floors of the property into 2 flats with commercial use retained at ground floor level.	2	2	0	1
19/01622/FUL	112-122 Wandsworth Road SW8 2LB	S	No	Erection of part two, part-four and part-five storey side and rear extensions from lower-ground level to provide 6x additional residential units (1x studio, 2x 1-bed, 3x 2-bed), rooftop terraces, cycle and refuse storage and additional retail unit at ground floor, together with installation of PV solar panels to front elevation.	6	6	0	6
21/01463/FUL	12 Killieser Avenue SW2 4NT	SH	No	De-conversion of three residential units into a single dwellinghouse.	1	1	0	-2
21/03034/P20	124-128 Brixton Hill SW2 1RS	BH	No	Application for prior approval for the erection of one additional storey of accommodation above the existing building to create 3 additional self-contained residential units (Use Class C3) together with the provision of cycle and refuse storage.	3	3	0	3
19/03624/FUL	128 Stonhouse Street SW4 6AL	CT	No	Redevelopment of the site, involving the demolition of the existing MOT garage/Panel Beating (Use Class B2) and erection of part 1, part 2 and part 3 storeys building to provide 9 residential units (Use Class C3), together with the provision of refuse/cycle store, plus landscaping and a new access.	9	9	0	9
21/03877/P3MA	130 Landor Road SW9 9JB	L	No	Prior Approval for the change of use of the ground floor from commercial, business and service (E) to residential (C3) to provide a single residential unit.	1	1	0	1
20/01640/P3O	139 Clapham Road SW9 0HP	V	No	Prior Approval for change of use from offices (Use Class B1(a)) to 26 residential units (Use Class C3) on part of the first floor, with provision of cycle storages at basement.	26	26	0	26
21/03263/P3O	139 Clapham Road London SW9 0HP	V	No	Prior Approval for change of use from offices (Use Class B1(a)) to 9 residential units (Use Class C3) on the ground and mezzanine floors, with associated bin storage at ground floor level and cycle storage at basement floor level.	9	9	0	9

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
20/02753/FUL	15-17 CLYSTON STREET, 218 - 220 STEWARTS COURT And 206-208 STEWART ROAD, SW8 4TT	L	No	Redevelopment of the site involving part demolition of existing buildings,and provision of a mixed use office and residential scheme including a roof extension to provide additional commercial floorspace, together with the erection of 2 one storey dwellinghouses to the rear, plus the provision of amenity spaces, cycle parking and hard and soft landscaping.	2	2	0	2
20/04368/FUL	152-154 Acre Lane Acre Lane SW2 5UT	F	No	Erection of mansard roof extension, first floor rear extension ground floor rear extension and reconfiguration of building to provide 7no. residential units. Retention and reconfiguration of ground floor retail units to provide associated cycle storage. Installation of 10no. rooflights to front and rear roofslopes. Erection of rear boundary wall, refuse and cycle store and associated alterations.	7	7	0	2
18/01832/FUL	154-166 Clapham High Street And 162 Stonhouse Street, London, SW4	CT	No	Retention of ground floor commercial units, part change of use from Use Class A1 (shops) to use Class C3 (residential) on upper floors and part of ground floor (rear part), and alterations including excavation to form a basement to Nos. 156-158 Clapham High Street, the demolition of existing 1-3 storey rear extensions and erection of replacement part 3 part 4 rear and side extensions to provide 28 residential units (Use Class C3) with shared amenity space, landscaping and associated works.	28	24	4	26
20/01808/FUL	156 Acre Lane London SW2 5UT	F	No	Demolition of the storage rooms at the rear of the property and erection of a part one and part two storey single dwellinghouse with the provision of cycle, refuse and recycling storages including amenity space.	1	1	0	1
20/01544/FUL	156 Edgeley Road London SW4 6HB	CT	No	Change of use from office (Use Class B1(a)) at basement and part ground floor level into 1 residential unit (Use Class C3).	1	1	0	1
21/00697/P3O	159 - 163 Clapham High Street SW4 7SS	CT	No	Prior approval application for the change of use from offices (Use class B1(a)) across three floors to 12 residential units (Use Class C3).	12	12	0	12
17/06034/P3O	163 Gleneldon Mews London SW16 2AZ	SL	No	Prior approval for the change of use of the building from office (Use Class B1(a)) to 2 residential dwellings (Use Class C3).	2	2	0	2
16/03148/FUL	166 Weir Road SW12 0NP	T	No	Redevelopment of the site involving demolition of existing retail warehouse and associated outbuildings (use class B8) and erection of 8 x 2 storey detached family houses with lower ground floor (use class C3), together with the provision of car parking spaces, cycle storage and landscaping.	8	8	0	8
20/02304/FUL	18 Dorchester Drive SE24 0DQ	HH	No	Demolition of the garages and the shed and replacement of the existing single dwelling house with a two storey single dwelling house, including the provision of 2 car parking spaces and cycle/refuse stores.	1	1	0	0

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
18/00817/FUL	180 Norwood Road SE27 9AU	SH	Yes	Erection of a single storey ground floor rear extension to create 1 self-contained flat and conversion of the upper floors to provide 2 self-contained flats, including conversion of the roof space to habitable floor space involving the insertion of 5no. roof lights as well as side and rear facing windows, together with the provision of refuse and cycle stores.	3	3	0	2
20/01480/FUL	2 Roman Rise SE19 1JG	GH	Yes	Redevelopment of the site comprising of the demolition of the existing buildings and erection of a part 5, part 7 storey building to provide 31 affordable residential units (Use Class C3), together with associated landscaping works.	31	0	31	31
20/01960/FUL	20 Streatham Common North SW16 3HJ	SW	No	Erection of single storey dwelling in rear garden.	1	1	0	1
21/03054/P3M	200 Coldharbour Lane SE5 9QH	HH	No	Application for Prior Approval for the change of use of existing rear of a shop (Use Class E) to 1 self-contained dwellinghouse (Use Class C3).	1	1	0	1
20/01539/FUL	20-22 Kendoa Road SW4 7NB	F	No	Extension/excavation to the basement to create 2 additional 2-bed residential units, including lightwells, new entrance gates, external stairs, and amenity spaces, plus the provision of refuse and cycle storages. Alterations to the ground floor flats with the replacement of the rear extension, the replacement of a rear window with glazed double doors and the installation of 1.7m high of privacy screens.	2	2	0	2
20/04360/FUL	21 Rymer Street London SE24 0NQ	HH	No	Demolition of first floor rear addition, erection of two storey rear extension and mansard roof extension to provide 3no. residential units, provision of refuse and cycle storage, alterations to boundary wall and associated development.	3	3	0	3
18/05482/P3O	2-12 Ernest Avenue SE27 0DA	KH	Yes	Prior Approval for Change of Use from Offices (Use Class B1a) to 4 Residential Units (Use Class C3).	4	4	0	4
21/00880/FUL	2-12 Ernest Avenue SE27 0DA	KH	Yes	Change of use of the existing office floorspace (Use Class E(g)(i)) to residential (Use Class C3), minor alterations to the access arrangement to create refuse, recycling and bicycle storage, and minor alterations to the fenestration of the building.	4	4	0	4
21/03049/P20	22 And 24 Tulse Hill SW2 2TP	TH	No	Application for prior approval for the erection of one additional storey of accommodation above the existing buildings to create 2 additional self-contained residential units (Use Class C3) together with the provision of cycle and refuse storage.	2	2	0	2
18/01889/FUL	22 Harpenden Road SE27 0AE	TP	No	Conversion of the existing property into 2 three bedroom self-contained flats.	2	2	0	1

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
19/00975/FUL	223 Brixton Hill SW2 1NP	BH	No	Conversion of an existing single dwellinghouse into two self-contained flats, along with the provision of amenity spaces and cycle/bin storages.	2	2	0	1
20/02224/FUL	226 Coldharbour Lane SW9 8SD	C	No	Refurbishment of the existing building and change of use of the upper floors and part of A2 floor space at ground floor to provide 3 self contained flats (Use Class C3), together with the erection of rear extension at all levels, the erection of a mansard roof extension (Penthouse), the replacement of all windows with grey framed sash windows and the provision of cycle and refuse stores.	3	3	0	3
19/03122/FUL	2-3 George West House Clapham Common North Side London SW4 0QL	CT	No	Removal of glazed pavilions and replacement with a rooftop extension to comprise five residential units (Use Class C3) creating a new fourth floor, new lift, replacement windows, cycle storage, refuse storage, disabled parking space, amenity space and associated works.	5	5	0	5
20/01319/FUL	23 Hoadly Road London SW16 1AE	SL	No	Demolition of the existing dwelling and construction of five detached two storey (plus basement) houses, together with landscaping works, alteration and removal of trees, alterations to access arrangements and other associated works.	5	5	0	4
20/02188/FUL	23 Streatham Vale SW16 5SE	SH	No	Demolition of existing rear extension and erection of new ground floor rear extension for use as studio flat.	1	1	0	1
21/01876/P3M	233 Gipsy Road SE27 9QY	GH	No	Prior approval for a change of use of part of the ground floor from shop (Use Class E) to self-contained flat (Use Class C3).	1	1	0	1
21/00851/FUL	235-237 Coldharbour Lane London SW9 8RR	C	No	Refurbishment of the buildings, involving demolition of the first floor at no: 235 and erection of 2 storey extension, plus erection of a rear extension at no: 237 and erection of a roof extension to both buildings to provide 6 residential units and the provision of cycle storage.	6	6	0	5
21/00850/FUL	24 Robson Road London SE27 9LA	TP	No	Demolition of bungalow and erection of a 2 storey property (with roof accommodation) to accommodate 5 self contained flats and associated refuse/recycling and cycle storage and front boundary treatment.	5	5	0	4
18/01234/FUL	241 Norwood Road SE24 9AG	TP	No	Change of use of property from house in multiple occupation (HMO - Use Class C4) into 3 self-contained flats (Use Class C3), including alterations to rear/side fenestration plus erection of a rear roof extension and installation of 2 front roof lights, together with provision of refuse and cycle stores.	3	3	0	2
19/00230/FUL	244 Brixton Hill SW2 1HF	BH	No	Erection of a roof extension to provide 2 additional 2 bed flats with front balconies, together with replacement of shop fronts and all windows/doors.	2	2	0	2
21/04236/P3MA	244A Brixton Hill SW2 1HF	BH	No	Application for Prior Approval for the change of use from a restaurant/cafe (Use Class E) to provide a single residential unit (Use Class C3).	1	1	0	1

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
20/03791/P3O	248 - 250 Norwood Road London SE27 9AW	TP	No	Application for Prior Approval for the change of use of existing office over part ground and lower ground floor (Use Class B1(a)) to 2 flats (Use Class C3).	2	2	0	2
20/01367/P3O	250 Kennington Lane And 2 - 10 Dolland Street SE11	P	Yes	Prior approval for the change of use from Office (Use Class B1(a)) at upper floors (1st to 5th floors) into 9 residential units (Use Class C3), together with provision of cycle parking and refuse storage areas at ground floor level.	9	9	0	9
21/00739/FUL	26 Chaucer Road London SE24 0NU	HH	No	Amalgamation of 2no. dwellings into a single family dwellinghouse, replacement of windows, alterations to front and rear fenestration, installation of 1no. side window at first floor level, and associated works.	1	1	0	-1
21/02048/FUL	260 Brixton Road SW9 6AQ	V	No	Conversion of the existing HMO units (Use Class C4) to provide 3 self-contained flats (Use Class C3) involving the erection of a single storey rear extension at first floor level, a single storey rear extension at second floor level and a mansard roof extension with front and rear dormers together with alterations to windows and provision for cycle parking storage.	3	3	0	3
20/02532/PA	27 - 29 Mitcham Lane, London, SW16 6LQ	SL	No	Change of use of 27-29, Mitcham Lane, Streatham London, SW16 6LQ, from light industrial accommodation (Class B1) to three single family dwelling houses (2 x 3 bed and 1 x 2 bed), together with ancillary cycle storage and waste and recycling storage.	3	3	0	3
21/02459/FUL	27 Clapham High Street London SW4 7TR	F	No	Retention of E(a) retail use on part of the ground floor and refurbishment and conversion of the property to provide 3 self-contained maisonette flats involving the erection of a side extension at second-floor level with a paved roof terrace, replacement of all windows and doors and roof covering with installation of rooflights, front and rear dormer windows and one front/one rear window at third-floor level, the formation of lightwells and courtyard amenity space at ground floor level, the provision of a landscaped communal amenity space at upper ground floor level together with the provision of a cycle store, refuse/ recycle storage and other associated alterations.	3	3	0	2
20/03590/P20	27 Hillyard Street SW9 0NJ	V	No	Application for prior approval for the erection of one addition storey of accommodation above the existing detached blocks of flats to create 2 (1x 1-bedroom, 1x 2-bedroom) self-contained residential units (Use Class C3).	2	2	0	2
16/02035/FUL	2-7 Stockwell Green SW9 9JF	L	No	Demolition of the existing building and erection of a part 2, part 3, part 4 including a lower ground floor and part 6 storey building to provide a mixed development scheme comprising of 129sqm retail floorspace (A1 Class Use) at ground floor and 24 residential units comprising of 10 x 1 bed, 10 x 2 beds and 4 x 3 beds across the development and associated landscaping.	24	24	0	24

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
18/02055/FUL	276 Knight's Hill SE27 0QP	KH	No	Conversion of the first floor flat to facilitate 2 x self-contained flats, with internal and external alterations and demolitions.	2	2	0	1
18/03906/FUL	28 Streatham Common North, London, SW16 3HP	SW	No	The conversion and refurbishment of the existing garages at the rear of the site into a single storey, one-bedroom single dwelling house (Use Class C3), together with replacement of metal roller shutters with PVC double glazed doors and windows, the provision of refuse and cycle storage plus new pedestrian entrance access via Deerhurst Road.	1	1	0	1
19/01688/FUL	282 Leigham Court Road SW16 2QR	SW	No	Demolition of existing garage and workshop and erection of a 2 storey dwelling with basement, together with cycle storage, boundary and landscape treatment in rear garden with new entrance access from Valleyfield Road.	1	1	0	1
18/04567/FUL	29 Tooting Bec Gardens London SW16 1QY	SL	No	Conversion of house into 3 flats involving the erection of single storey rear and side ground floor extensions together with the erection of a rear dormer window and the installation of 3 rooflights to the front elevation.	3	3	0	2
21/03699/P3MA	290 - 292 Brixton Road SW9 6AG	F	Yes	Application for Prior Approval for the change of use from office spaces (Use Class E) at first and second floors into 2 residential units (Use Class C3).	2	2	0	2
21/01470/FUL	29A Cautley Avenue SW4 9HX	CC	No	Replacement of the existing garage with 3 bed, semi-detached family home and garden at basement and ground floor levels.	1	1	0	1
20/03485/P3O	2H Chatsworth Way SE27 9HR	TP	No	Prior approval for the change of use of office (B1(a)) to 1 residential flat (Use Class C3).	1	1	0	1
20/03536/P20	3 Smedley Street SW8 2DZ	L	No	Application for prior approval for the erection of two addition storeys of accommodation above the existing detached block of flats to create 5 self-contained residential units (Use Class C3) together with the provision of cycle/refuse storage.	5	5	0	5
21/02461/FUL	3 Streatham Place London SW2 4PY	SH	No	Demolition of existing two storey semi-detached dwellinghouse and erection of a new two-storey semi-detached dwellinghouse, with new rear outbuilding, landscaping to front and rear and new boundary walls to replace existing.	1	1	0	0
18/05230/FUL	3 To 27 Wilcox Road SW8 2XA	O	No	Redevelopment of the site, involving demolition of the existing buildings and erection of 2 blocks ranging from 2 to 7 storeys to provide a mixed-use development containing a Nursery (Use Class D1), Shops (Use Class A1) and Cafe/Restaurants (Use Class A3) at ground floor and part first floor and 22 residential units (Use Class C3) at first to sixth floors, together with the provision of internal and on-street cycle parking spaces, refuse storages and amenity spaces at second floor.	22	14	8	22

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
18/04352/FUL	30 Battenberg Walk SE19 1AR	GH	No	Erection of 2 storey dwelling to the side of the existing property and provision of cycle/refuse storage.	1	1	0	1
19/02167/FUL	311 Kennington Road SE11 4QE	P	No	Erection of a mansard roof to provide 3rd floor 1-bed flat with associated replacement fenestration and associated internal reconfiguration of flat 3 (first floor level) to create a new 1bed/1person flat.	1	1	0	1
19/03942/FUL	322 - 324 Coldharbour Lane SW9 8QH	C	No	Demolition of a retail storage area (Use Class A1) and erection of a part 2 part 3 storey 3-bed house (Use Class C3) along with the provision of refuse and cycle storage.	1	1	0	1
21/00319/FUL	33 Clapham Park Road SW4 7EE	CT	No	Erection of a part single part two storey rear extension with roof terraces, conversion of part of existing ground floor to commercial unit (Use class E (a/c)) and erection of 2 rear dormer windows with 2 front roof lights to provide 4 residential units along with provision of bin and cycle storage.	4	4	0	3
20/00729/P3M	33 Tulse Hill SW2 2TJ	TH	No	Application for Prior Approval for the change of use of the basement of the ground floor retail unit (Use Class A1) to a self-contained studio flat (Use Class C3) and the provision of refuse and cycle storage.	1	1	0	1
18/00670/FUL	34 Acre Lane London SW2 5SG	F	No	Change of use from retail (Use Class A1) to 6 residential units (Use Class C3) comprising 1 x 1 bed, 4 x 2 beds and 1 x 3 bed; retention of reduced retail unit (Use Class A1) at ground floor; together with installation of rooflights, external amenity areas, landscaping, provision of cycle/refuse store, and other associated alterations.	6	6	0	6
20/01214/FUL	34 Acre Lane London SW2 5SG	F	No	Change of use/refurbishment of the building from retail (Use Class A1) to 9 residential units (Use Class C3) to provide 8 x 2 beds and 1 x 3 bed, including basement excavation and erection of a mansard roof; plus the retention of part of the ground floor retail unit (Use Class A1), together with provision of cycle and refuse stores, amenity areas, landscaping and other associated alterations.	9	9	0	9
20/04319/FUL	34 Conyers Road London SW16 6LT	SL	No	Demolition of existing rear garages and erection of 2-bed 2-storey house.	1	1	0	1
19/02621/FUL	34 Groveway SW9 0AR	V	No	Demolition of existing 2 storey dwelling and erection of 3 storey building with basement and front lightwell to provide 4 residential units (Use Class C3), together with private and communal amenity space and refuse and cycle stores.	4	4	0	3
19/02288/FUL	348 Coldharbour Lane SW9 8QH	C	No	Part change of use of the existing ground floor retail (Use Class A1), involving the creation of a self-contained flat (Use Class C3) to the rear, including the demolition of the rear outbuilding and the erection of a single storey ground	1	1	0	1

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
				floor rear extension, together with the replacement of the shopfront and the provision of cycle store.				
21/00439/FUL	3-5 Gresham Road London SW9 7PH	C	No	Refurbishment of property, involving change of use from nursery (Use Class E(f)) to 8 residential units (Class C3) and restoration of the front facade; erection of four storey rear extension; lowering floor level to lower ground floor; replacement of the roof; reinstatement of front lightwells and creation of new rear lightwells, plus the provision of cycle parking, refuse storage, hard/soft landscaping and boundary treatment, along with other associated works.	8	8	0	8
20/04370/FUL	36 Woodland Hill SE19 1NY	GH	No	Conversion of the 2 existing flats into 1 single dwelling.	1	1	0	-1
20/03982/FUL	362 Norwood Road London SE27 9AA	KH	Yes	Erection of a first floor rear extension and single storey roof addition to provide 1x additional residential unit (Use Class C3), alterations to existing flats and retail unit (Use Class E) to provide residential amenity space, refuse/bicycle storage and ancillary storage for the existing retail unit, together with alterations to fenestration.	1	1	0	1
19/02429/FUL	363-365 Clapham Road SW9	L	Yes	Erection of 1x residential unit at third floor level to the rear of the building (making a total of 29 units).	1	1	0	1
19/04679/FUL	364 - 366 Norwood Road SE27 9AA	KH	No	Change of use and refurbishment of the vacant first /second floors shop (Use Class A1) to provide 9 residential units (Use Class C3), including a roof top extension, alterations to the fenestration, a communal area at second floor level and provision of refuse and cycle stores.	9	9	0	9
21/00801/FUL	37 Hainthorpe Road And 1 Dodbrooke Road SE27	KH	No	Demolition of detached No. 37 Hainthorpe Road and semi-detached No. 1 Dodbrooke Road and construction of a new apartment block consisting of 8 no. residential units and a 4 bedroom terraced dwellinghouse.	9	9	0	5
19/01717/FUL	37 Westow Hill SE19 1TQ	GH	No	Erection of a mansard roof extension incorporating three front and two rear dormer windows to create a third floor level, erection of a part 2 part 4 storey rear extension to provide three additional residential units, with the provision of associated landscaping, refuse and cycle storage.	3	3	0	3
19/02437/FUL	377-381 Brixton Road SW9 7DE	C	No	Erection of a mansard roof extension with 2 front and 2 (linked) rear windows at no: 377 Brixton Road to provide an additional residential unit.	1	1	0	1
20/01199/P3O	378 Clapham Road SW9 9AF	L	No	Application for Prior Approval for the change of use of existing offices at ground floor (Use Class B1) to 3 flats (Use Class C3).	3	3	0	3

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
18/04742/FUL	382A To 384 Norwood Road SE27 9AA	KH	No	Redevelopment of the site, involving the demolition of the existing funeral directors/beauty salon (Use Class A1) and erection of a part-two to four-storey building with basement to provide 2 commercial units (Use Class A1) at basement and ground floor and 12 residential units, together with provision of 2 disabled parking bays, refuse and cycle stores plus boundary and landscaping treatment.	12	10	2	12
19/03195/FUL	4 Mountbatten Close SE19 1AP	GH	No	Change of use to a 7B/10P HMO (sui generis) with shared kitchen and living areas.	0	0	0	-4
21/03374/P20	4 Rodenhurst Road SW4 8AR	CC	No	Application for prior approval for the erection of a single storey extension on detached block of 14 flats to create two additional 2 bed dwellings with associated cycle parking and refuse provision.	2	2	0	2
21/02960/P3M	401 Streatham High Road SW16 3PE	SH	No	Application for Prior Approval for the change of use of the ground floor commercial space (Use Class E) into four residential units (Use Class C3).	4	4	0	4
20/03125/FUL	435 Coldharbour Lane SW9 8LN	C	No	Erection of a single storey roof extension to provide 1 x 2 bed and 1 x 1 bed residential units at fourth floor level including the relocation of existing solar panels, plant and equipment to the new roof.	2	2	0	2
21/02780/P3O	43-59 Clapham Road London SW9 0JD	O	No	Application for Prior Approval for change of use from offices (Use Class B1(a)) to 71 flats (Use Class C3).	71	71	0	71
20/02666/FUL	44 Rosendale Road SE21 8D	GH	No	Conversion of basement and ground floor flats into one maisonette flat.	1	1	0	-1
20/04040/P3O	45 Morrish Road SW2 4EE	BH	No	Application for Prior Approval for the change of Unit 2 from office (Use Class B1(a)) to 2 residential flats (Use Class C3).	2	2	0	2
18/05203/FUL	48 Kennington Road SE1 7BL	B	No	Part demolition, partial retention of the front elevation and a rebuild of the site for the conversion of 1 residential unit at first and second floors into 4 self-contained units: 1 x 1bed and 3x 2bed units involving the demolition of the existing first floor storage room and the erection of a rear extension at first and second levels and two additional storeys including the formation of a lightwell together with fenestrations alterations at the front elevation and the relocation of a rear extraction flue and staircase serving the existing commercial unit and the provision of cycle and refuse storages at ground level. A replacement shop front and the relocation of an existing front main entrance to the residential units.	4	4	0	3
22/00131/LDCP	49 Sandmere Road London SW4 7PS	F	No	Application for a Certificate of Lawful Development (Proposed) with respect to erection of a single storey ground floor rear/ side infill extension; erection of a rear dormer roof extension with Juliet balcony and installation of 3 rooflights to the front roof slope, removal of first floor side window,	0	0	0	-1

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
				replacement of all timber framed windows with new timber framed windows and change of use from a single dwelling (C3) to a small house in multiple occupation (C4).				
21/00326/FUL	5 Casewick Road London SE27 0SX	HH	No	Erection of a single-storey rear and side extension, change of use from a single-family dwelling into 2 self-contained flats consisting of a 2-bed unit and a 3-bed unit.	2	2	0	1
19/04643/FUL	516 And 518 - 522 Wandsworth Road SW8 3JX	CT	Yes	Change of use of ground floor of nos. 518-522 from public house (Use Class A4) to coffee shop (Use Class A3), and refurbishment of lower ground floor to provide new WC and shower facilities. Conversion of existing single flat over first and second floors of nos. 518-522 into 2 self-contained flats, involving the erection of a rear extension at 1st floor level, including the construction of a rendered wall to enclose the existing terrace and installation of 2 dormer roof windows. Reconfiguration of existing store room at no.516 to provide cycle storage, and reinstatement of link between nos. 518-522 and no. 516.	2	2	0	1
20/03435/FUL	53 Jeffreys Road SW4 6QD	L	No	Conversion of existing building to provide 2 x 2 bed and 1 x 3 bed self contained units, involving the erection of a two storey rear extension at lower and upper ground floor levels. Increase in height to the existing rear outrigger and terrace, replacement of windows and associated alterations to the front, side and rear elevations.	3	3	0	2
18/00456/FUL	5-6 Waterworks Road SW2 1SE	BH	Yes	Redevelopment of the site, involving demolition of the existing buildings and erection of a 5 storey building with basement to provide 2,043sqm of B1 office accommodation at basement, ground, and first floor levels plus 20 residential units (Use Class C3) at upper floors, together with provision of refuse and cycle stores, plus amenity space at ground and 4th floor levels.	20	20	0	20
21/01191/P20	57 - 61 Doverfield Road SW2 5NF	BH	No	Application for prior approval for the erection of two additional storeys of accommodation above the existing detached blocks of flats to create 2 additional self-contained residential unit(s) (Use Class C3) together with the provision of cycle and refuse storage.	2	2	0	2
19/01759/FUL	57 Westow Hill SE19 1TS	GH	No	Erection of 2 storey extension to existing three-storey building to provide 2 additional flats; change of use of basement level (Use Class A4) to provide cycle and refuse storage to serve residential units and retained commercial use at ground-floor level; external alterations to existing building to provide traditional brick exterior and realignment of window openings.	2	2	0	2
20/03392/LDCP	58 Leigham Vale SW16 2JQ	SW	No	Use as HMO for 6 occupiers (Use Class C4).	0	0	0	-1

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
21/02688/FUL	59 Leppoc Road London SW4 9LS	CC	No	Demolition of the existing dwelling house and partial basement to allow for the construction of a replacement three storey, 4-bed dwelling house.	1	1	0	0
20/03569/P20	6 - 12 Tulse Hill SW2 2TP	TH	No	Application for prior approval for the erection of two addition storeys of accommodation above the existing building to create 3 self-contained residential units (Use Class C3).	3	3	0	3
20/03578/P20	6 - 12 Tulse Hill SW2 2TP	TH	No	Application for prior approval for the erection of one addition storey of accommodation above the existing building to create 2 self-contained residential units (Use Class C3).	2	2	0	2
20/02784/FUL	6 Hanover Gardens SE11 5TL	O	No	De-conversion of existing 2 flats into one self contained residential unit, involving the erection of a single storey rear extension at basement level, erection of a first floor rear extension. Alterations to existing cast iron railings to accommodate an access gate and cast iron staircase in front lightwell, repair work to existing external and internal fabric; replacement of existing roof finish from concrete tile to fibre cement slate; replacement of existing sash windows with double glazed timber sash windows.	1	1	0	-1
19/02840/FUL	6 Lansdowne Hill SE27 0AR	KH	Yes	Demolition of the existing buildings and erection of a part 6 and part 7 storey building to provide 51 residential flats (Use Class C3) with amenity space at 5th floor level, and erection of a separate 4 storey office building (Use Class B1(a)), together with provision of cycle stores, car parking spaces, refuse/recycling stores, landscaping and new pedestrian links.	51	35	16	51
19/04535/FUL	60 Courland Grove SW8 2PX	L	No	Redevelopment of an existing car park and the erection of 4 storey building to provide 10 residential units (Use Class C3), together with the provision of refuse/cycle store, plus landscaping and a new access.	10	7	3	10
21/01509/FUL	60 Lanercost Road SW2 3DN	SH	No	Conversion of the 3 existing flats into a single dwelling house, involving the erection of a single storey ground floor, part first floor rear extension with the insertion of rear facing windows at first floor level, erection of a rear dormer roof extension and installation of rooflights.	1	1	0	-2
21/03328/FUL	60 Lanercost Road SW2 3DN	SH	No	Conversion of 3 dwellings into 2 dwellings, involving the erection of a single storey ground floor, part first floor rear extension with the insertion of rear facing windows at first floor level, erection of a rear dormer roof extension and installation of a side roof light.	2	2	0	-1
20/01684/RG4	60 Victoria Crescent SE19 1AE	GH	No	Conversion of 1 x 3 bedrooms Lower Ground Flat into 1 x 1 bedroom flats, and 1 x studio flat associated with single storey rear extension.	2	2	0	1
19/04767/FUL	620 - 626 Streatham High Road SW16 3QJ	SS	No	Erection of a two-storey enlargement to the roof of the property to provide six new residential units (2 x one-bed, 3 x two-bed, and 1 x three-bed), and associated refuse / cycle storage within the site. The erection of a single	6	6	0	6

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
				storey ground floor rear extension and alteration to the existing rear store area to accommodate a green roof and amenity area.				
20/04110/P20	620 - 626 Streatham High Road SW16 3QJ	SH	No	Application for prior approval for the erection of two additional storeys of accommodation above the existing detached blocks of flats to create 6 self-contained residential unit(s) (Use Class C3) together with the provision of cycle and refuse storage.	6	6	0	6
20/02736/LDCP	63 Gleneagle Road SW16 6AY	SL	No	Certificate of Lawfulness (proposed) with respect to the use of the dwellinghouse as a residential mother-and-baby support home (Use Class C3(b)).	1	1	0	0
19/01984/FUL	63 Thurlow Park Road SE21 8JP	TP	No	Conversion of existing dwelling house to create 4 self-contained flats (3 x 1 bedroom and 1 x 3 bedroom), rear extension at basement level and ground floor level including formation of rear lightwells, alterations to front elevation and formation of bins and cycle storage facilities.	4	4	0	3
21/04769/FUL	67 Colmer Road SW16 5LA	SH	No	Erection of a mansard roof extension incorporating 2 rear and 2 front dormers and erection of a single storey, ground floor, side and rear wrap-around extension and conversion to a small house of multiple occupancy (HMO), Use Class C4.	0	0	0	-1
20/03199/LDCP	67 Westow Hill SE19 1TS	GH	No	Certificate of Lawful Development (Proposed) in respect of the change of use of the upper floors (first, second and third floors) from a single dwellinghouse, falling within Use Class C3 of the Use Classes Order, to the use of a dwellinghouse by not more than six residents as a house in multiple occupation (HMO), falling within Use Class C4 of the Use Classes Order.	0	0	0	-1
20/01227/FUL	693 - 697 Wandsworth Road SW8 3JF	CT	No	Redevelopment of the site, involving refurbishment and extension of the existing building at no: 693-695 and replacement of no : 697 with 3 new storey building to create nine residential units (Use Class C3) and the retention of the Public House at no 693-695 at lower and ground floor levels, together with the provision of cycle and refuse stores, landscaping and courtyards.	9	9	0	9
18/02204/FUL	7 Moorland Road SW9 8UA	C	No	Refurbishment and amendment to a single Grade II listed Victorian property currently divided into 2 dwellings to form five dwellings including the erection of 2no. rear dormer windows and alterations to fenestration.	5	0	5	3
20/03371/FUL	7 Thurlow Park Road London SE21 8JB	TP	No	Conversion of existing house to create 5no. self-contained flats together with the erection of single storey rear and 2-storey side extension and replacement of the existing 2-storey rear projection with a 3-storey rear extension.	5	5	0	4

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
18/03999/FUL	74 Landor Road, London, SW9 9PH	L	No	Change of use of part of the rear of the retail unit (Use Class A1) into a residential unit (Use Class C3), together with the erection of a single storey ground floor rear extension and the provision of refuse and cycle store.	1	1	0	1
19/02325/FUL	77 Alexandra Drive London SE19 1AN	GH	No	Erection of 4-storey building plus basement level to create 9 self-contained flats (6 x 2-bed and 3 x 3-bed units) with associated landscaping, cycle storage and bin store (following demolition of existing dwelling).	9	9	0	8
21/01389/P20	78A Kings Avenue London SW4 8BH	T	No	Application for prior approval for the erection of one addition storey of accommodation above the existing detached block of flats to create 2 self-contained residential units (Use Class C3), together with the provision of an additional refuse store and 2 cycle lockers.	2	2	0	2
21/01914/FUL	8 Shardcroft Avenue SE24 0DT	HH	No	De-conversion of two flats into a single dwellinghouse.	1	1	0	-1
21/03720/P2	80A Madeira Road SW16 2DE	SW	No	Application for prior approval for the erection of one additional storey of accommodation above the existing detached block of flats to create 2 additional self-contained residential units (Use Class C3), with the provision of a bin store and cycle parking.	2	2	0	2
21/00347/FUL	84 Southwell Road London SE5 9PG	HH	No	Erection of a rear mansard roof extension to create 1no. residential unit, installation of 2no. front roof lights and 4no. roof lights to the rear outrigger, and, provision of cycle/refuse stores.	1	1	0	1
19/04570/FUL	86-88 Coldharbour Lane SE5 9PU	HH	No	Change of use of the rear of lower ground and ground floor to provide two flats (Use Class C3).	2	2	0	2
21/00364/P3O	88 Clapham Park Road SW4 7BX	CC	No	Prior approval of the change of use of unit 1 from offices (Use Class B1(a)) to 1 self-contained flat (Use Class C3).	1	1	0	1
19/04477/FUL	89 Effra Road SW2 1DF	HH	No	Change of use of 1st and 2nd floors from ancillary accommodation (A3/A4) to residential use (Use Class C3). Erection of 3 rear dormers and 1 additional front dormer, and a two storey side extension. Alterations to the front garden courtyard, including installation of cycle parking, new refuse enclosure, hardstanding and boundary treatment.	1	1	0	1
20/02311/FUL	8A Rozel Road London SW4 0EP	CT	No	Demolition of the existing single storey building and the erection of a single storey dwelling house with basement including the formation of 2 rooflights with walk on glass, together with provision of refuse and cycle store.	1	1	0	0
21/03729/FUL	9 Greyhound Lane SW16 5NP	SL	No	Change of use of the rear part of the ground floor shop (Use Class A1) into a 1-bed flat (Use Class C3) including the formation of an internal courtyard.	1	1	0	1
18/05346/FUL	9 Rosedene Avenue SW16 2LS	SW	No	Conversion of the single dwellinghouse to provide 3 self-contained residential units, involving the erection of 2 dormer windows; one on the rear roofslope and one on the flank (south) roofslope with installation of 3 front rooflights	3	3	0	2

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
				plus the replacement of the rear ground floor windows/doors with sliding doors and the provision of refuse and cycle storage.				
18/05377/P3M	92-94 Landor Road SW9 9PE	L	No	Application for Prior Approval for the change of use of part ground floor from Betting Office (Use Class Sui Generis) to Residential units (Use Class C3) together with associated work to ground floor windows and doors.	1	1	0	1
20/02031/FUL	92-94 Landor Road SW9 9PE	L	No	Change of use to part of rear at basement and ground floors from Retail (Use Class A1) to 1x3 bedroom flat (Use Class C3), together with the excavation/extension of the existing basement, including alterations to the rear and side fenestration, plus the provision of cycle and refuse storage.	1	1	0	1
18/01958/FUL	96 Coldharbour Lane SE5 9PU	HH	No	Partial change of use from retail (Class A1) and Sui Generis to residential (Class C3) to create 1 x single bedroom flat at 96 Coldharbour Lane London SE5 9PU (rear of ground floor).	1	1	0	1
21/01005/P3O	96A Branksome Road London SW2 5JA	BH	No	Application for Prior Approval for a change of use from office (Use Class B1(a)) to 2 residential flats (Use Class C3).	2	2	0	2
18/03233/FUL	97-99 Landor Road SW9 9RT	L	No	Erection of a rear mansard roof extension, involving a hip-to-gable extension and four rooflights to 97-99 Landor Road to form a 1 bedroom residential flat. New door on Prideaux Road elevation for access to refuse storage.	1	1	0	1
20/00480/FUL	Adjacent 1 Chaucer Road London SE24 0NY	HH	No	Demolition of the existing single storey garage and erection of a 2 storey dwelling house together with provision for refuse and cycle storage.	1	1	0	1
19/00744/FUL	Ashmole Housing Estate Lambeth Housing Estates	O	No	The application seeks the redevelopment of 2 sites on the Ashmole Housing Estate as follows: Site 1: Demolition of the existing Tenant's Hall at 2 Meadow Road SW8 1QB and erection of a part 4, part 5 storey building to include a new tenants hall (Use Class D1) at ground floor level and 15 residential flats (Use Class C3) at upper floor levels together with provision of refuse/recycling and cycle storage and associated landscaping. Site 2: Erection of 6 dwelling houses and 9 flats (Use Class C3) and a temporary Tenants Hall (Use Class D1) at site of former garages opposite 47-57 Ebbisham Drive SW8 1UB together with provision of refuse/recycling and cycle storage and associated landscaping.	30	0	30	30

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
20/02709/FUL	Bridge House 18 St George Wharf SW8 2LQ	O	No	Amalgamation of 2 x 3 bedroom units to form 1 x 5 bedroom unit.	1	1	0	-1
19/02971/FUL	Buckleigh Road SW16 5SA	SS	No	Change of use of the ground floor flat to provide 1 x 3-bedroom and 1 x 2-bed self-contained residential units involving the erection of a single storey lower ground floor rear extension and sub-division of the rear amenity space.	2	2	0	1
20/04101/FUL	Central Garage Voss Court London SW16 3BS	SH	No	Demolition of the existing building comprising of a MOT use (B2 use class) and upper floor residential accommodation (C3 use class) to facilitate the construction of a 3-storey building with accommodation in the roofspace to provide 9 residential dwellings (C3 use class), with associated cycle parking, refuse storage and associated works.	9	9	0	8
17/03733/FUL	Clapham Park Land At Clarence Avenue, Poynders Road, Atkins Road, King's Avenue, New Park Road And Streatham Place SW4	T	Yes	Full phased planning permission for the residential-led, mixed use regeneration of approximately 33 hectares of land comprising the demolition of buildings (864 residential units and 614 sq.m (GIA) of non-residential floorspace) and the construction of new buildings comprising 2,532 new residential units (Class C3); 2,537 sq.m (GIA) of non-residential floorspace providing retail floorspace (Class A1/A2/A3/A4), community facilities (Class D1/D2) including a new community resource centre, and office floorspace (Class B1); specified accesses and highway improvements (including new accesses on to the local road network and new estate roads), demolition of existing and provision of new bus driver facility; car and cycle parking; the provision of areas of public open space, play facilities, hard and soft landscaping and public realm works; and an energy centre and district heating.	2482	1364	1118	1642
20/03222/FUL	Clifton Mansions , 429 Coldharbour Lane, London, SW9 8LL	C	No	Erection of a roof extension to provide three self-contained flats with private roof terraces together with provision for refuse storage at ground floor level.	3	3	0	3
20/02406/RG3	Cressingham Gardens Estate - Ropers Walk SW2 2QN	TH	Yes	Redevelopment of the site comprising of the demolition of the existing buildings and erection of a part 3-storey and part 4-storey building to provide 20 residential units (Use Class C3), together with the re-location of the bin store onto Hardel Walk, cycle store and associated landscaping and infrastructure works.	20	0	20	8
21/01583/FUL	Dorchester Parade Leigham Court Road SW16 2PQ	SW	No	Demolition of existing building and erection of a four-storey building with roof top insert, comprising two commercial units (Use Class E) on the ground floor with eleven flats (Use Class C3), together with the provision of private	11	11	0	8

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
				and communal amenity space, plus refuse, recycling and cycle storage facilities.				
20/01161/PA	Eardley Road SW16 5TG	SS	No	Prior Approval for the Change of use from Light industrial (Use Class B1c) to provide 8 self-contained flats (Use Class C3).	8	8	0	8
20/02374/RG3	Flats 24 To 66 Fenwick Place London SW9 9NW	L	Yes	Redevelopment of the site comprising of the demolition of the existing buildings and erection of 4-storey and a 5-storey building to provide 27 residential units (Use Class C3) together with associated landscaping works.	27	16	11	5
20/03257/FUL	Geoffrey Close Estate, Off Flaxman Road, Camberwell Street	HH	No	Demolition of all existing buildings and the comprehensive redevelopment of the Geoffrey Close Estate comprising the erection of 6 residential buildings ranging from 5 to 13 storeys providing 441 residential dwellings including affordable housing (Use Class C3), associated community facilities, including; a residents community centre and residents only gym, landscaping and public realm works, including private and communal amenity space, car and cycle parking including visitors cycle parking, and associated infrastructure works.	441	244	197	307
19/02276/P3O	George West House 2-3 Clapham Common North Side SW4 0QL	CT	No	Prior Approval for the change of use of existing office (Use Class B1) at basement, ground, first, second and third floor to 56 residential units (Use Class C3).	56	56	0	56
19/01824/FUL	Gipsy Hill SE19 1QS	GH	No	Conversion of the existing 4 x bedroom flat on the upper floors of the application site into two self-contained flats to provide 1 x 2-bed flat and 1 x studio flat, together with the erection of two front and two rear dormer windows and associated landscaping to the front of the building with the provision of refuse/recycling and cycle storage.	2	2	0	1
20/04420/P3O	Grange Mills Weir Road SW12 0NE	T	Yes	Prior approval application for the change of use from Office (Use class B1(a)) at Unit 9 into a dwellinghouse (Use Class C3).	1	1	0	1
18/03773/FUL	Graphite Square Graphite Square SE11 5EE	P	Yes	Demolition of existing office, warehouse and church buildings (use classes B1, B8, and D1), and redevelopment of the site to provide a residential led mixed-use development with a podium building of ground plus 3 storeys (fronting onto Worgan Street) two buildings of ground plus 13 storeys (fronting onto Worgan Street) and ground plus 10 storey building (at the junction of Worgan Street and Jonathan Street) to provide 178 residential units, offices (use class B1), a ground-floor flexible retail/café/office (flexible use class A1/A3/B1), a replacement Methodist church (use class D1), and provision of a single level basement, together with servicing, car and cycle parking, and provision of new public realm and associated works.	178	122	56	178

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
19/01481/FUL	Hero Of Switzerland 142 Loughborough Road London SW9 7LL	C	No	Demolition of the existing public house and erection of a 13-storey building (plus basement and mezzanine floor levels and roof level access) including a replacement public house at basement, ground and mezzanine floor levels and 1 unit of ancillary staff accommodation (Use Class A4) with 35 residential units above (8 x Studio, 4 x 1 beds, 15 x 2 beds and 8 x 3 beds, Use Class C3), and cycle parking, waste storage, a substation, hard & soft landscaping including beer garden and private/communal amenity space, and associated engineering works.	35	29	6	35
19/04069/FUL	Hilden House, 44 Parry Street, SW8 1RU	O	Yes	Erection of a 2 storey extension to existing 4-storey (including the roof space) building with roof terrace. Proposal to provide 14 residential flats, an equal number to existing building. Change of use of ground floor from residentail (use class C3) to non-residential institutions (use Class D1) with rear extension, together with the erection of a single storey rear extension. Demolition of rear staircase and recladding of front and rear elevations and replacement of windows and doors.	14	14	0	0
19/01554/FUL	Land Adjacent To 156 Stonhouse Street To The Rear Of 154-164 Clapham High Street SW4 7UG	CT	No	Erection of a 3 storey building to provide 5 residentials units, together with the provision of communal amenity space and cycle store, the relocation of the substation, and alterations to existing flats A, B and C including blocking windows at 156 Stonhouse Street.	5	5	0	5
20/02835/FUL	Land Adjacent To 2 - 7 Valentia Place SW9	C	No	Redevelopment of the site involving demolition of the existing structures (Use Class B1[c]) and erection of a part single, part 3 storey building to provide an office unit (Use Class B1[a] at part ground floor level and 2 residential units (Use Class C3) one at ground floor level with a rear courtyard garden and the other on the upper floors with a terrace at first floor level together with provision of refuse and cycle storage.	2	2	0	2
19/01626/FUL	Land Adjacent To 2-4 Lilford Road	C	No	Erection of a single storey 2 bedroom house including courtyards and roof terrace, together with the provision of refuse/recycling and cycle storages.	1	1	0	1
20/04393/RG3	Land At Jonathan Street And Vauxhall Walk And At Orsett Street And Vauxhall Street SE11 5HX	P	No	Demolition and clearance of both sites and redevelopment to provide a new community centre (Class F2) and 67 residential units (Class C3) as follows: Land at Jonathan Street: construction of new community centre and 29 residential units (Class C3) in a building extending to between five and eight storeys in height; Land at the junction of Orsett Street and Vauxhall Street: construction of 38 residential units (Class C3) in a building extending up to 7 storeys in height;	67	38	29	67

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
				Together with associated cycle parking, car parking, landscaping, infrastructure works and with wider public realm estate improvements.				
19/04459/FUL	Land At Mayfield Close and Land Rear Of 83 - 87 Park Hill SW4	CC	No	Erection of 3no. three storey (including basement level) houses (revised site layout removing all car parking spaces).	3	3	0	3
19/03546/FUL	Land Between 29 And 31 Blenheim Gardens SW2	BH	No	Redevelopment of the site involving the erection of a 5 storey building comprising light industrial floorspace (Use Class B1(c)) on the ground floor and 17 residential units (Use Class C3) on the upper floors with provision for cycle parking, refuse and recycling storage and landscaping.	17	17	0	17
20/01265/RG3	Land Formerly Patmos Lodge 53 Elliott Road	V	Yes	Redevelopment of the site involving the erection of three separate residential blocks, comprising of two four storey blocks and five two storey houses to provide 31 residential units, together with associated works.	31	18	13	31
19/04082/FUL	Land On The North Side Of 83 Christchurch Road SW2 3DH	TH	No	Erection of a part one and part two storey buildings including habitable loft space to provide 5 single dwelling houses, together with provision of refuse/cycle stores plus landscaping and boundary treatment.	5	5	0	5
17/05991/OUT	Land On The Westbury Estate Wandsworth Road SW8 3ND	CT	Yes	Outline planning application (with appearance, landscaping and internal layout to be reserved matters), for partial redevelopment of the Westbury Estate comprising: - Demolition of 89 existing homes (Use Class C3) and no. 438 Wandsworth Road (Use Class A1) and; - Construction of replacement and new homes in eight new blocks (Use Class C3) between 4 and 8 storeys in height, to provide up to 270 residential units, together with new and improved open space and public realm, playspace, vehicular and cycle parking and ancillary works.	270	181	89	181
20/03709/FUL	Land Rear 41 Stockwell Park Road SW9 0DD	V	No	Demolition of garages and erection of 1 storey single dwellinghouse plus basement, together with the provision of cycle stands, refuse store, air source heat pump, landscaping and boundary treatment.	1	1	0	1
19/04232/FUL	Land Rear Of 20 - 22 Beardell Street SE19	GH	No	Erection of 3no. dwellings (2x three bedroom semi-detached properties and 1x four bedroom detached property) along with the provision of 1x disabled persons car parking space, refuse and recycling store together with hard and soft landscaping.	3	3	0	3
21/03909/FUL	Land Rear Of 62 To 68 Kingsmead Road London	SH	No	Redevelopment of the site to provide three new (3x2 bed) residential units along with landscaping, amenity space, bike and refuse storage.	3	3	0	3

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
19/03905/FUL	Land Rear Of 691 Wandsworth Road SW8	CT	No	Erection of a part 1 and part 3-storey building plus basement and lightwells to provide 4 self-contained flats, with the provision of refuse/cycle storage, including amenity area, boundary and landscaping treatment.	4	4	0	4
19/02523/FUL	Land Rear Of Cooper Building SW4 9DX	CC	Yes	Redevelopment of the site involving the erection of a one to four storey building containing 36 residential units, associated cycle parking, car parking, waste/recycling storage, amenity space and extended pedestrian footpath along Maud Chadburn Place.	36	26	10	36
19/02265/FUL	Land To Rear Of 23 Gipsy Hill SE19 1QG	GH	No	Erection of a two storey dwelling house with basement, together with associated landscaping, refuse and cycle storage.	2	2	0	1
20/01086/FUL	Land To The East Of Montford Place, Kennington SE11 5DE	O	Yes	Redevelopment of the site including the demolition of all existing buildings and structures, and erection of 2 linked buildings ranging from 6 to 11 storeys to provide a mixed use scheme comprising light industrial employment floorspace (Class B1c) with ancillary co-working/café space and residential units (Class C3) together with hard and soft landscaping and other associated works.	139	86	53	139
20/01822/EIAFUL	Land To The East Of Shakespeare Road, Shakespeare Road SE24 0PT	HH	No	Demolition of existing waste transfer station and re-development of the site to provide a residential development comprising of three blocks ranging from 5 -11 storeys in height to provide 218 residential units (class C3) with associated landscaping.	218	151	67	218
18/03492/FUL	Lansdowne Wood Close SE27 0BY	KH	No	Erection of 2 storey building plus lower ground floor to provide five dwellings on the land between 19 and 24 Lansdowne Wood Close, comprising 3x2 bed maisonettes and 2x1 bed lower ground flats together with the provision of 9 parking spaces, refuse/recycling store, a secured cycle storage and hard landscaping.	5	5	0	5
19/02024/FUL	Leigham Avenue SW16 2PT	SW	No	Change of use and conversion of the existing building involving demolition of the rear building, excavation to create a basement with lightwells, erection of dormer windows in the rear elevation in connection with conversion of existing loft to habitable floorspace and the erection of 2 storey rear extension (new building) and a 2 storey side extension with undercroft to provide 400sqm of Office floorspace (Use Class B1(a)) at basement and ground floor levels and 8 residential units (Use Class C3) at part ground floor and on the upper floors together with the provision of 2 parking spaces, cycle/refuse stores and new boundary treatments.	8	8	0	8
19/01710/FUL	Natal Road SW16 6HZ	SL	No	Demolition of existing house and replacement by 2 x 3 bedroom houses.	2	2	0	1

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
21/03829/FUL	New Park Court, 1A Porters Lodge Brixton Hill SW2 1HS	BH	No	Demolition of the existing building and erection of a part 2, and part 3-storey building to provide four residential units and the provision of refuse and cycle store and communal amenity space.	4	4	0	2
19/04728/FUL	Oakfield Court 91 Kings Avenue	BH	No	Redevelopment of the land to the rear of the property involving the erection of 3 x 3 storey 5 bedroom mews houses, including private gardens, 3 off car parking spaces, together with the provision of refuse/cycle stores and landscaping plus boundary treatment with new entrance access via Bowater Close.	3	3	0	3
16/06172/FUL	OCCC Estate Cornwall Road, Wootton Street And Windmill Walk	B	No	A phased development comprising demolition of existing buildings and construction of a predominantly 7 to 12 storey mixed use scheme with 215 dwellings (Use Class C3), theatre rehearsal space (sui generis), small offices (Use Class B1), a cafe and/or offices (Use Classes A3 and/or B1) and ancillary accommodation for each, together with a replacement substation, cycle parking, disabled parking, plant, other works and two communal landscaped gardens.	164	164	0	101
19/04098/FUL	Park Cottage Knatchbull Road London SE5 9QY	V	No	Change of use from Residential (Use Class C3) to Nursery School (Use Class D1).	0	0	0	-1
19/00552/FUL	Plot 85 Brixton Hill London SW2 1JE	TH	No	Erection of a 6 storey building including lower ground level and mansard roof to provide 7 self contained flats together with the provision of refuse, cycle storage and associated works.	7	7	0	7
13/05680/REM	Precinct M5, Aspinall House And Land To The North Of Precinct M5, Aspinall House And Land To The North Of Hayes Court New Park Road SW2	SH	Yes	Application for the approval of reserved matters with respect to Appearance, Landscaping, Layout and Scale for Precinct M5, the demolition of existing residential blocks and the construction of 16 town houses, internal access road, car and cycle parking and hard and soft landscaping, pursuant to Condition 10 of outline planning permission 06/03680/OUT, as granted on 11/09/2008. Precinct M5 forms part of the Clapham Park Estate.	16	16	0	16
20/01193/RG3	Purser House Tulse Hill SW2 2JA	TH	No	Change of use of 11-13 Purser House from Nursery/Community Centre (Use Class D1) to Residential (Use Class C3) to provide 3x 2-bed dwellings together with the installation of 3 new entrances and installation of accessible platform lift to the front elevation along with external alterations.	3	3	0	3
20/02822/FUL	Raleigh Park Baptist Church Arodene Road SW2 2BH	TH	No	Demolition of the Baptist Church Hall and erection of 3 storey building to provide 2 dwellinghouses (Use Class C3) and a Community Hall/ Church Space (Use Class D1) with 3 residential units (Use Class C3) on the upper floors	5	5	0	5

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
				together with provision of cycle/refuse storages, amenity spaces, landscaping and boundary treatment.				
20/00651/FUL	Rastell Avenue SW2 4XP	SH	No	Conversion of the maisonette to provide 2 self contained flats, together with the erection of a rear roof extension and provision of refuse and cycle storages.	2	2	0	1
20/00065/FUL	Rear Of 15 Kempshott Road SW16 5LG	SS	No	Demolition of existing outbuilding and erection of a single storey dwelling (Use Class C3) with associated landscaping and provision of refuse/recycling and cycle storages together with car parking.	1	1	0	1
19/02322/FUL	Rear Of 26 - 30 Lilford Road And Adjacent To 33 Minet Road	C	No	Erection of a 2 storey dwellinghouse at basement and ground levels, together with new boundary wall and entrance door plus provision of refuse and cycle stores.	1	1	0	1
21/02112/FUL	Site Of 12 Rodenhurst Road	CC	No	Redevelopment of the site to provide a 4-storey building (including lower ground floor level) to provide 9 residential units (Use Class C3) comprising 3 x 1-bed, 4 x 2-bed and 2 x 3-bed and provision of cycle and refuse stores, private amenity space with associated hard and soft landscaping.	9	9	0	9
17/02279/FUL	Slade Gardens Stockwell Park Road SW9	V	No	Demolition of existing huts and erection of a new Community Hub building and the erection of a new building adjoining 49 Lorn Road to provide 2 flats together with associated landscaping and boundary treatments.	2	2	0	2
18/05103/FUL	St Johns Hall Eardley Road London SW16 5TG	SH	No	Change of use of the existing vacant building from light industrial (Use Class B1(c)) to provide 8 residential units (Use Class C3) comprising of 1x1 bed, 4x2 bed and 3x3 bed units and the construction of a 3 bedroom, 2 storey end of terrace dwelling; the erection of a single storey ground floor rear extension and alterations to the existing building along with the provision of cycle/recycling storage and other associated works.	9	9	0	9
20/04290/P3O	St Judes Church Dulwich Road London SE24 0PB	HH	No	Prior approval for the change of use of offices (B1(a)) to provide 17 flats (Use Class C3).	17	17	0	17
18/00338/FUL	The Cricketers 17 Kennington Oval London SE11 5SG	O	No	Demolition of the existing building and redevelopment of the site to provide a part 6/part 4 storey building with 21 residential units (including 7 affordable units) and 517sqm (GIA) of Class A4 public house floorspace at basement and ground floor with associated cycle parking and landscaping.	21	14	7	21
21/03950/FUL	The Normandy 20 Normandy Road London SW9 6JH	V	No	Change of use of ground and basement floors from Public House (Sui Generis) to a three bedroom flat (Use Class C3) including excavation of a new basement-level courtyard to the rear and alterations to window and door openings and associated works.	1	1	0	1

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross units	Gross market units	Gross afford-able units	Total net units
21/00977/FUL	The Roebuck 84 Ashmole Street London SW8 1NE	O	No	Erection of a first floor rear and side extension and change of use from public house (sui generis) to provide 3 self-contained dwellings (Use Class C3) with private gardens to rear.	3	3	0	3
20/02180/P3O	Unit 20, 95 To 99 North Street Mews SW4 0HF	CT	No	Application for Prior Approval for the change of use of existing first floor from office (Use Class B1(a)) to 2 self-contained flats (Use Class C3) and the provision of cycle and bin storage.	2	2	0	2
21/01116/P3O	Unit 3B Nettlefold Place SE27 0JW	KH	Yes	Prior Approval for the change of use from Office (Use Class B1(a)) to 2 residential units (Use Class C3), together with the provision of refuse and cycle stores.	2	2	0	2
20/02181/PA	Unit 4 And 21, 95 To 99 North Street SW4 0HF	CT	No	Prior of approval for the change of use of existing ground and first floor from light industrial (Use Class B1c) to 4 self-contained flats (Use Class C3) and the provision of cycle and bin storage.	4	4	0	4
18/03105/FUL	Vanbrugh Court Wincott Street SE11 4NS	P	No	Erection of a roof extension to the existing 4 storey building to provide 16 additional residential units, including the provision of 5 external lifts, cycle storage, disabled parking spaces, additional refuse and recycling storage, new entrance ramps, together with associated site works, PV panels, and hard and soft landscaping.	16	12	4	16
17/05807/EIAFUL	Vauxhall Island Site Land Bounded By Wandsworth Road, Parry Street, Bondway And Vauxhall Bus Station SW8	O	Yes	Removal of existing structures and the construction of a mixed-use development comprising two towers of 53 storeys (185m) and 42 storeys (151m), with a connecting podium of 10-storeys (49m), containing office (B1), hotel (C1), residential (C3) and flexible ground floor retail and non-residential institution (A1/A2/A3/A4/D1) uses plus plant, servicing, parking and other ancillary space; the provision of hard and soft landscaping; the creation of a new vehicular access point on Wandsworth Road and a vehicular layby on Parry Street and other works incidental to the development. DEPARTURE APPLICATION: The proposed development is a departure from site allocation Site 13 - Plot bounded by 7- 93 Wandsworth Road, Parry Street and Bondway including the bus station SW8 (Vauxhall Island Site) of the Lambeth Local Plan (2015).	257	234	23	257

Table 35. Affordable housing tenure breakdown in permissions unimplemented at the end of March 2022

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross afford-able units	Gross low-cost rent	Gross inter-mediate	Total net afford-able
20/02331/FUL	10 Pascal Street London SW8 4SH	O	Yes	Full 'slot-in' planning application for phased residential led mixed-use development above and surrounding Nine Elms Station, comprising three new residential buildings of 21 storeys, 16 storeys and 17 storeys providing a total of 479 homes (Use Class C3), plus small scale commercial floorspace of 108m2 (Expanded Use Classes A1-A4 and D1), works within the Nine Elms Station 'boxes', a new public square, and associated works.	176	0	176	176
18/04474/FUL	101 Streatham High Road SW16 1HJ	SL	No	Conversion of existing Police Station to office (Use Class B1(a)) and 21 no. residential units (Use Class C3), involving the partial demolition of the buildings on Shrubbery Road to facilitate a replacement three-storey extension, alteration to the fenestration and elevations of the retained rear block on Shrubbery Road, and the addition of a rear dormer to No. 4 Shrubbery Road. The erection of a four-storey building and a two-storey building to the rear of the site comprising a further 20 no. residential units (total of 41 no. residential units across the site), along with private and communal amenity space, refuse and cycle storage, and disabled car parking.	14	9	5	14
19/01898/FUL	108A Landor Road London SW9 9NT	L	No	Refurbishment and change of use of the existing buildings (rear building - Use Class C2 and front building - Use Class B1) to provide 12 residential units (Use Class C3), including the erection of a 3-storey side extension to the front building, plus the erection of 2 new 2-storey single dwelling houses, together with provision of cycle/refuse stores, amenity spaces and landscaping.	3	1	2	3
18/01832/FUL	154-166 Clapham High Street And 162 Stonhouse Street, London, SW4	CT	No	Erection of a roof extension to the existing 4 storey building to provide 16 additional residential units, including the provision of 5 external lifts, cycle storage, disabled parking spaces, additional refuse and recycling storage, new entrance ramps, together with associated site works, PV panels, and hard and soft landscaping.	4	0	4	4
20/01480/FUL	2 Roman Rise SE19 1JG	GH	Yes	Redevelopment of the site comprising of the demolition of the existing buildings and erection of a part 5, part 7 storey building to provide 31 affordable residential units (Use Class C3), together with associated landscaping works.	31	22	9	31
18/05230/FUL	3 To 27 Wilcox Road SW8 2XA	O	No	Redevelopment of the site, involving demolition of the existing buildings and erection of 2 blocks ranging from 2 to 7 storeys to provide a mixed-use development containing a Nursery (Use Class D1), Shops (Use Class A1) and Cafe/Restaurants (Use Class A3) at ground floor and part first floor and 22 residential units (Use Class C3) at	8	6	2	8

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross afford-able units	Gross low-cost rent	Gross inter-mediate	Total net afford-able
				first to sixth floors, together with the provision of internal and on-street cycle parking spaces, refuse storages and amenity spaces at second floor.				
18/04742/FUL	382A To 384 Norwood Road SE27 9AA	KH	No	Redevelopment of the site, involving the demolition of the existing funeral directors/beauty salon (Use Class A1) and erection of a part-two to four-storey building with basement to provide 2 commercial units (Use Class A1) at basement and ground floor and 12 residential units, together with provision of 2 disabled parking bays, refuse and cycle stores plus boundary and landscaping treatment.	2	2	0	2
19/02840/FUL	6 Lansdowne Hill SE27 0AR	KH	Yes	Demolition of the existing buildings and erection of a part 6 and part 7 storey building to provide 51 residential flats (Use Class C3) with amenity space at 5th floor level, and erection of a separate 4 storey office building (Use Class B1(a)), together with provision of cycle stores, car parking spaces, refuse/recycling stores, landscaping and new pedestrian links.	16	11	5	16
19/04535/FUL	60 Courland Grove SW8 2PX	L	No	Redevelopment of an existing car park and the erection of 4 storey building to provide 10 residential units (Use Class C3), together with the provision of refuse/cycle store, plus landscaping and a new access.	3	2	1	3
18/02204/FUL	7 Moorland Road SW9 8UA	C	No	Refurbishment and amendment to a single Grade II listed Victorian property currently divided into 2 dwellings to form five dwellings including the erection of 2no. rear dormer windows and alterations to fenestration.	5	5	0	3
19/00744/FUL	Ashmole Housing Estate Lambeth Housing Estates	O	No	Redevelopment of 2 sites on the Ashmole Housing Estate as follows: Site 1: Demolition of the existing Tenant's Hall at 2 Meadow Road SW8 1QB and erection of a part 4, part 5 storey building to include a new tenants hall (Use Class D1) at ground floor level and 15 residential flats (Use Class C3) at upper floor levels together with provision of refuse/recycling and cycle storage and associated landscaping. Site 2: Erection of 6 dwelling houses and 9 flats (Use Class C3) and a temporary Tenants Hall (Use Class D1) at site of former garages opposite 47-57 Ebbisham Drive SW8 1UB together with provision of refuse/recycling and cycle storage and associated landscaping.	30	15	15	30
17/03733/FUL	Clapham Park Land At Clarence Avenue, Poynders Road, Atkins Road,	T	Yes	Full phased planning permission for the residential-led, mixed use regeneration of approximately 33 hectares of land comprising the demolition of buildings (864 residential units and 614 sqm (GIA) of non-residential floorspace) and the construction of new buildings comprising 2,532 new residential units (Class C3); 2,537	1118	735	383	322

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross afford-able units	Gross low-cost rent	Gross inter-mediate	Total net afford-able
	King's Avenue, New Park Road And Streatham Place SW4			sqm (GIA) of non-residential floorspace providing retail floorspace (Class A1/A2/A3/A4), community facilities (Class D1/D2) including a new community resource centre, and office floorspace (Class B1); specified accesses and highway improvements (including new accesses on to the local road network and new estate roads), demolition of existing and provision of new bus driver facility; car and cycle parking; the provision of areas of public open space, play facilities, hard and soft landscaping and public realm works; and an energy centre and district heating.				
20/02406/RG3	Cressingham Gardens Estate - Ropers Walk SW2 2QN	TH	Yes	Redevelopment of the site comprising of the demolition of the existing buildings and erection of a part 3-storey and part 4-storey building to provide 20 residential units (Use Class C3), together with the re-location of the bin store onto Hardel Walk, cycle store and associated landscaping and infrastructure works.	20	14	6	12
20/02374/RG3	Flats 24 To 66 Fenwick Place London SW9 9NW	L	Yes	Redevelopment of the site comprising of the demolition of the existing buildings and erection of 4-storey and a 5-storey building to provide 27 residential units (Use Class C3) together with associated landscaping works.	11	8	3	-7
20/03257/FUL	Geoffrey Close Estate, Off Flaxman Road, Camberwell Street	HH	No	Demolition of all existing buildings and the comprehensive redevelopment of the Geoffrey Close Estate comprising the erection of 6 residential buildings ranging from 5 to 13 storeys providing 441 residential dwellings including affordable housing (Use Class C3), associated community facilities, including; a residents community centre and residents only gym, landscaping and public realm works, including private and communal amenity space, car and cycle parking including visitors cycle parking, and associated infrastructure works.	197	135	62	63
18/03773/FUL	Graphite Square Graphite Square SE11 5EE	P	Yes	Demolition of existing office, warehouse and church buildings (use classes B1, B8, and D1), and redevelopment of the site to provide a residential led mixed-use development with a podium building of ground plus 3 storeys (fronting onto Worgan Street) two buildings of ground plus 13 storeys (fronting onto Worgan Street) and ground plus 10 storey building (at the junction of Worgan Street and Jonathan Street) to provide 178 residential units, offices (use class B1), a ground-floor flexible retail/cafe/office (flexible use class A1/A3/B1), a replacement Methodist church (use class D1), and provision of a single level basement, together with servicing, car and cycle parking, and provision of new public realm and associated works.	56	38	18	56
19/01481/FUL	Hero Of Switzerland 142 Loughborough	C	No	Demolition of the existing public house and erection of a 13-storey building (plus basement and mezzanine floor levels and roof level access) including a replacement public house at basement, ground and mezzanine floor levels and 1 unit of ancillary	6	4	2	6

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross afford-able units	Gross low-cost rent	Gross inter-mediate	Total net afford-able
	Road London SW9 7LL			staff accommodation (Use Class A4) with 35 residential units above (8 x Studio, 4 x 1 beds, 15 x 2 beds and 8 x 3 beds, Use Class C3), and cycle parking, waste storage, a substation, hard & soft landscaping including beer garden and private/communal amenity space, and associated engineering works.				
20/04393/RG3	Land At Jonathan Street And Vauxhall Walk And At Orsett Street And Vauxhall Street SE11 5HX	P	No	Demolition and clearance of both sites and redevelopment to provide a new community centre (Class F2) and 67 residential units (Class C3) as follows: Land at Jonathan Street: construction of new community centre and 29 residential units (Class C3) in a building extending to between five and eight storeys in height; Land at the junction of Orsett Street and Vauxhall Street: construction of 38 residential units (Class C3) in a building extending up to 7 storeys in height; Together with associated cycle parking, car parking, landscaping, infrastructure works and with wider public realm estate improvements.	29	20	9	29
20/01265/RG3	Land Formerly Patmos Lodge 53 Elliott Road	V	Yes	Redevelopment of the site involving the erection of three separate residential blocks, comprising of two four storey blocks and five two storey houses to provide 31 residential units, together with associated works.	13	7	6	13
17/05991/OUT	Land On The Westbury Estate Wandsworth Road SW8 3ND	CT	Yes	Outline planning application (with appearance, landscaping and internal layout to be reserved matters), for partial redevelopment of the Westbury Estate comprising: - Demolition of 89 existing homes (Use Class C3) and no. 438 Wandsworth Road (Use Class A1) and; - Construction of replacement and new homes in eight new blocks (Use Class C3) between 4 and 8 storeys in height, to provide up to 270 residential units, together with new and improved open space and public realm, playspace, vehicular and cycle parking and ancillary works.	89	51	38	41
19/02523/FUL	Land Rear Of Cooper Building SW4 9DX	CC	Yes	Redevelopment of the site involving the erection of a one to four storey building containing 36 residential units, associated cycle parking, car parking, waste/recycling storage, amenity space and extended pedestrian footpath along Maud Chadburn Place.	10	7	3	10
20/01086/FUL	Land To The East Of Montford Place, Kennington Street SE11 5DE	O	Yes	Redevelopment of the site including the demolition of all existing buildings and structures, and erection of 2 linked buildings ranging from 6 to 11 storeys to provide a mixed use scheme comprising light industrial employment floorspace (Class B1c) with ancillary co-working/café space and residential units (Class C3) together with hard and soft landscaping and other associated works.	53	0	53	53
20/01822/EIAFUL	Land To The East Of Shakespeare Road,	HH	No	Demolition of existing waste transfer station and re-development of the site to provide a residential development comprising of three blocks ranging from 5 -11 storeys in height to provide 218 residential units (class C3) with associated	67	44	23	67

Reference	Address	Ward	2017 SHLAA site	Development description	Total gross afford-able units	Gross low-cost rent	Gross inter-mediate	Total net afford-able
	Shakespeare Road Street SE24 0PT			landscaping.				
18/00338/FUL	The Cricketers 17 Kennington Oval London SE11 5SG	O	No	Demolition of the existing building and redevelopment of the site to provide a part 6/part 4 storey building with 21 residential units (including 7 affordable units) and 517sqm (GIA) of Class A4 public house floorspace at basement and ground floor with associated cycle parking and landscaping.	7	5	2	7
18/03105/FUL	Vanbrugh Court Wincott Street SE11 4NS	P	No	Retention of ground floor commercial units, part change of use from Use Class A1 (shops) to use Class C3 (residential) on upper floors and part of ground floor (rear part), and alterations including excavation to form a basement to Nos. 156-158 Clapham High Street, the demolition of existing 1-3 storey rear extensions and erection of replacement part 3 part 4 rear and side extensions to provide 28 residential units (Use Class C3) with shared amenity space, landscaping and associated works.	4	3	1	4
17/05807/EIAFUL	Vauxhall Island Site Land Bounded By Wandsworth Road, Parry Street, Bondway And Vauxhall Bus Station SW8	O	Yes	Removal of existing structures and the construction of a mixed-use development comprising two towers of 53 storeys (185m) and 42 storeys (151m), with a connecting podium of 10-storeys (49m), containing office (B1), hotel (C1), residential (C3) and flexible ground floor retail and non-residential institution (A1/A2/A3/A4/D1) uses plus plant, servicing, parking and other ancillary space; the provision of hard and soft landscaping; the creation of a new vehicular access point on Wandsworth Road and a vehicular layby on Parry Street and other works incidental to the development.	23	0	23	23

Table 36. Residential prior approvals unimplemented at the end of March 2022

Reference	Address	Ward	SHLAA 2017 site	Prior approval type	Total residential units
20/00415/P3O	1 Landor Road SW9 9RX	L	No	Office to residential	1
21/02930/P3M	10 Brixton Road SW9 6BU	O	No	Hot food take away to residential	1
21/03034/P20	124, 128 Brixton Hill SW2 1RS	BH	No	Erection of additional residential floor(s)	3
21/03877/P3MA	130 Landor Road SW9 9JB	L	No	Commercial to residential	1
20/01640/P3O	139 Clapham Road SW9 0HP	V	No	Office to residential	26
21/03263/P3O	139 Clapham Road London SW9 0HP	V	No	Office to residential	9
21/00697/P3O	159 - 163 Clapham High Street SW4 7SS	CT	No	Office to residential	12
17/06034/P3O	163 Gleneldon Mews London SW16 2AZ	SL	No	Office to residential	0
21/03054/P3M	200 Coldharbour Lane SE5 9QH	HH	No	Commercial to residential	1
18/05482/P3O	2-12 Ernest Avenue SE27 0DA	KH	Yes	Office to residential	4
21/03049/P20	22 And 24 Tulse Hill SW2 2TP	TH	No	Erection of additional residential floor(s)	2
21/01876/P3M	233 Gipsy Road SE27 9QY	GH	No	Commercial to residential	1
21/04236/P3MA	244A Brixton Hill SW2 1HF	BH	No	Restaurant/café to residential	1
20/03791/P3O	248 - 250 Norwood Road London SE27 9AW	TP	No	Office to residential	2
20/01367/P3O	250 Kennington Lane And 2 - 10 Dolland Street SE11	P	Yes	Office to residential	9
20/02532/PA	27 - 29 Mitcham Lane, London, SW16 6LQ	SL	No	Light industrial to residential	3
20/03590/P20	27 Hillyard Street SW9 0NJ	V	No	Erection of additional residential floor(s)	2
21/03699/P3MA	290 - 292 Brixton Road SW9 6AG	F	Yes	Office to residential	2
20/03485/P3O	2H Chatsworth Way SE27 9HR	TP	No	Office to residential	1
20/03536/P20	3 Smedley Street SW8 2DZ	L	No	Erection of additional residential floor(s)	5
20/00729/P3M	33 Tulse Hill SW2 2TJ	TH	No	Commercial to residential	1
20/01199/P3O	378 Clapham Road SW9 9AF	L	No	Office to residential	3
21/03374/P20	4 Rodenhurst Road SW4 8AR	CC	No	Erection of additional residential floor(s)	2
21/02960/P3M	401 Streatham High Road SW16 3PE	SH	No	Commercial to residential	4
21/02780/P3O	43-59 Clapham Road London SW9 0JD	O	No	Office to residential	71
20/04040/P3O	45 Morrish Road SW2 4EE	BH	No	Office to residential	2
21/01191/P20	57 - 61 Doverfield Road SW2 5NF	BH	No	Erection of additional residential floor(s)	2
20/03578/P20	6 - 12 Tulse Hill SW2 2TP	TH	No	Erection of additional residential floor(s)	2

Reference	Address	Ward	SHLAA 2017 site	Prior approval type	Total residential units
20/03569/P20	6 - 12 Tulse Hill SW2 2TP	TH	No	Erection of additional residential floor(s)	3
20/04110/P20	620, 626 Streatham High Road SW16 3QJ	SH	No	Erection of additional residential floor(s)	6
21/01389/P20	78A Kings Avenue London SW4 8BH	T	No	Erection of additional residential floor(s)	2
21/03720/P20	80A Madeira Road SW16 2DE	SW	No	Erection of additional residential floor(s)	2
21/00364/P3O	88 Clapham Park Road SW4 7BX	CC	No	Office to residential	1
18/05377/P3M	92-94 Landor Road SW9 9PE	L	No	Betting shop to residential	1
21/01005/P3O	96A Branksome Road London SW2 5JA	BH	No	Office to residential	2
20/01161/PA	Eardley Road SW16 5TG	SS	No	Light industrial to residential	8
19/02276/P3O	George West House 2-3 Clapham Common North Side SW4 0QL	CT	No	Office to residential	56
20/04420/P3O	Grange Mills Weir Road SW12 0NE	T	Yes	Office to residential	1
20/04290/P3O	St Judes Church Dulwich Road London SE24 0PB	HH	No	Office to residential	17
20/02180/P3O	Unit 20, 95 To 99 North Street Mews SW4 0HF	CT	No	Office to residential	2
21/01116/P3O	Unit 3B Nettlefold Place SE27 0JW	KH	Yes	Office to residential	2
20/02181/PA	Unit 4 And 21, 95 To 99 North Street SW4 0HF	CT	No	Light industrial to residential	4

Appendix 1 - Affordable housing glossary

Product/ Tenure	Form of Housing	Provider/s	Comment	Max household income (£)
Discount Market Rent (DMR)	Intermediate	No restrictions providing units are maintained as AH in perpetuity (or AH element recycled) and are genuinely affordable.	Homes are rented at least a 20% discount to the market to eligible 'middle income' Londoners. Required tenure in Build to Rent schemes (see also London Living Rent below). May also be included in for sale schemes particularly where shared ownership is not affordable. Also known as intermediate rent or private affordable rent.	£60,000 *London Plan (para 4.6.8)*
Discount Market Sale (DMS)	Intermediate (Affordable Home Ownership)	Specialist developers such as *Pocket* and *Berkley Homes* (via subsidiary) but no restrictions providing units are maintained as AH in perpetuity (or AH element recycled) and are genuinely affordable.	The property is sold at a discount when compared with the market value (the discount is at least 20%).	£90,000 *London Plan (para 4.6.8)*
London Living Rent (LLR) - Mayor's preferred affordable product	Intermediate	No restrictions providing units are maintained as AH in perpetuity (or AH element recycled) and are genuinely affordable.	A DMR "Rent to Buy" product introduced by the Mayor to offer 'middle-income' Londoners a means to save for a deposit/future home ownership by providing a lower than market rent. Also intended that the unit will be sold to the tenant on a shared ownership basis or as an outright sale. *London Plan (para 4.6.5).*	£60,000 *London Plan (para 4.6.8).*
London Shared Ownership - Mayor's preferred affordable product	Intermediate (Affordable Home Ownership)	No restrictions providing units are maintained as AH in perpetuity (or AH element recycled) and are genuinely affordable.	A form of affordable home ownership for Londoners where a proportion of the property is purchased by the tenant who pays a regulated rent on the remainder and can increase their share over time by "staircasing". *London Plan (para 4.6.6).*	£90,000 *London Plan (para 4.6.8)*
Affordable Rent	Low-cost rent	Registered provider (RP)	A general needs housing product introduced by the coalition government in 2011 as a way to deliver affordable housing in the context of significantly reduced grant funding by reducing affordability whilst seeking to maintain affordable housing delivery. Subject to national rent controls that require a rent of no more than 80 per cent of the local market rent (including service charges, where applicable). Local restrictions can be applied to cap rents lower than 80 per cent.	This is a general needs rented product. Household incomes are not assessed.
London Affordable Rent (LAR) - Mayor's preferred affordable product	Low-cost rent	RP	London Affordable Rent is affordable rent which Homes for Londoners is stipulating (through its grant agreements) that rents must be limited to published 'benchmarks' based on guideline target rents for social rent - hence, London Affordable Rent is "around" social rent.	This is a general needs rented product. Household incomes are not assessed.
Social Rent	Low-cost rent	Local Authority. Housing Association. RP.	The former Mayor introduced the product through the 2013 (Revised Minor Alterations) London Plan which confirmed that LPAs should not attempt to use the planning system to limit rents. This approach was though subject to a JR by a number of LPAs (led by Islington), but the then Mayor was successful in defending his approach. Rents were however successfully capped to the relevant Local Housing Allowance level (LHA) – based on the maximum level of benefit available for a unit in the private rented sector, which meant that average rents were around 65% of market rent. Many LPA's use/used affordable housing contributions (and other funding sources) to increase discounts to better align rents with social rents.	NA - Based on housing need

Appendix 2 – Use Class Order from 1 September 2020

Use Class	Generic denomination	Use description	Use Class up to 31 August 2020
B2	General industry	Industrial processes which cannot be carried out in a residential area without causing detriment to the amenity of the area	B2
B8	Storage and distribution	Storage and distribution	B8
C1	Visitor accommodation	Hotels, boarding and guest houses (where no significant element of care is provided)	C1
C2	Residential institutions	Residential accommodation and care to people in need of care, residential schools, colleges or training centres, hospitals and nursing homes	C2
C2a	Secure residential institutions	Secure residential institutions such as prisons, young offenders' institutions, detention centres, secure training centres, etc.	C2a
C3	Dwelling Houses	Dwelling houses (whether or not as main residence), occupied by: (a) a single person or single household, (b) a single household or not more than 6 residents where care is provided, or (c) a single household of not more than 6 residents where no care is provided (other than a use within class C4)	C3
C4	Houses in Multiple Occupation	Houses in Multiple Occupation (HMO)	C4
E	Commercial, business and service	Shops (E(a))	A1
		Cafés or restaurants (E(b))	A3
		Financial services (E(c)(i))	A2
		Professional services (other than medical centres) (E(c)(ii))	
		Any other services which are appropriate to provide in a commercial, business or service locality (E(c)(iii))	
		Gymnasiums, indoor recreation facilities not including motorised vehicles or firearms (E(d))	D2
		Clinics, health centres not attached to the residency of the practitioner (E(e))	D1
		Non-residential creches, day nurseries, day centres (E(f))	
		Offices other than financial and professional services (E(g)(i))	B1a
		Research and development of products or processes (E(g)(ii))	B1b
		Any other industrial process which can be carried out in a residential area without causing detriment to the amenity of the area (E(g)(iii))	B1c
F1	Learning and non-residential institutions	Schools, non-residential education and training centres, museums, public libraries, public halls, exhibition halls, places of worship and law courts	D1

Use Class	Generic denomination	Use description	Use Class up to 31 August 2020
F2	Local community uses	Shops not more than 280sqm mostly selling essential goods, including food and at least 1km from a similar shop	A1
		Halls or meeting places for the principal use of the local community	D2
		Indoor or outdoor swimming baths, skating rinks, and outdoor sports or recreation venues not involving motorised vehicles or firearms	
Sui generis	Sui generis	Pubs or drinking establishments	A4
		Take away establishments	A5
		Cinemas, concert halls, bingo halls and dance halls	D2
		Theatres, live music performance venues, amusement arcade centres or funfairs	Sui generis
		Laundrettes	
		Betting offices or pay day loan shops	
		Petrol filling stations, premisses for the sale or display for sale of motor vehicles, scrapyards, yards for the breaking of motor vehicles	
		Mineral storage and distribution yards and waste disposal installations	