

Appendix I - Drawing numbers

PPRL-CP-BM (Rev. A), PPRL-CP-GR (Rev. A), PPRL-CP-OS (Rev. A), PPRL-CP-OS (Rev. B) and Covering Letter.

Appendix 2 – Conditions and Informatives**I. Approved Drawings**

The development hereby permitted shall be carried out in accordance with the following approved plans:

A2465 S 001 Rev P1, A2465 S1501 Rev P2, 2465 S1101 Rev P2, A2465 S1110 Rev P2, A2465 S1120 Rev P2, A2465 S2099 Rev P8, A2465 S2100 Rev P8, A2465 S2101 Rev P3, A2465 S2102 Rev P4, A2465 S2103 Rev P3, A2465 S2104 Rev P4, A2465 S2105 Rev P3, A2465 S2106 Rev P4, A2465 S2107 Rev P3, A2465 S2108 Rev P4, A2465 S2109 Rev P3, A2465 S2110 Rev P4, A2465 S2111 Rev P4, A2465 S2112 Rev P5, A2465 S2113 Rev P2, A2465 S2114 Rev P3, A2465 S2115 Rev P2, A2465 S2116 Rev P3, A2465 S2117 Rev P2, A2465 S2118 Rev P3, A2465 S2119 Rev P2, A2465 S2120 Rev P3, A2465 S2121 Rev P2, A2465 S2122 Rev P4, A2465 S2123 Rev P4, A2465 S4201 Rev P7, A2465 S4202 Rev P7, A2465 S4203 Rev P7, A2465 S4204 Rev P7, A2465 S4205 Rev P7, A2465 S4206 Rev P7, A2465 S3101 Rev P4, A2465 S3102 Rev P4, A2465 S3203 Rev P4, A2465 S4101 Rev P4, A2465 S2199 Rev P4, A2465 S2200 Rev P4, A2465 S2201 Rev P2, A2465 S2202 Rev P2, A2465 S2203 Rev P2, A2465 S2204 Rev P2, A2465 S2205 Rev P2, A2465 S2206 Rev P2, A2465 S2207 Rev P2, A2465 S2208 Rev P2, A2465 S2209 Rev P2, A2465 S2210 Rev P2, A2465 S2211 Rev P2, A2465 S2212 Rev P2, A2465 S2213 Rev P2, A2465 S2214 Rev P2, A2465 S2215 Rev P2, A2465 S2216 Rev P2, A2465 S2217 Rev P2, A2465 S2218 Rev P2, A2465 S2219 Rev P2, A2465 S2220 Rev P2, A2465 S2221 Rev P2, A2465 S2222 Rev P2, A2465 S2300 Rev P2, 100 Issue P2-17/12/2014, 101 Issue P-02, 201 Issue P-02, 202 Issue P-02, 300 Issue P2-18/12/2014, 301 Issue P2-18/12/2014, 302 Issue P2-18/12/2014, 303 Issue P2-18/12/2014, 304 Issue P2-18/12/2014, PPRL-CP-BM(Rev. A), PPRL-CP-GR (Rev. A), PPRL-CP-OS(Rev. A), PPRL-CP-OS(Rev. B) and Covering Letter.

Reason: For the avoidance of doubt and in the interests of proper planning.

2. Commercial Uses Restrictions – Building A

The approved 482 sqm. of non-residential floor space in Building A shall be used only for Class E purposes and shall not be permitted to be used as a betting office or as a place of worship.

Reason: In granting this permission the Council has regard to special circumstances of the case and wishes to have the opportunity of exercising control over the subsequent use of the premises in the event of the authorised user vacating the premises, and to protect the amenities of

neighbouring occupiers and ensure compliance with E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

3. Non-residential Range and Size Restrictions – Building A

Details of the commercial uses in Building A, including their use class, hours of operation, times of deliveries and servicing shall be submitted to, and approved by, the Local Planning Authority prior to the occupation of such uses and thereafter shall be complied with.

Reason: In order to provide a mix of sustainable retail uses and to safeguard the amenities of neighbouring properties, particularly residential properties and the area generally and to ensure compliance with policies E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

4. Uses Restrictions – Building B

The approved 471m² of commercial floor space in Building B shall be used only for a Nursery (E(f) Use) and for no other purpose including any other purpose in Class E(f) of the Schedule of the Town and Country Planning (Use Classes) Order 1987 and the Town and Country Planning (General Permitted Development) Order 1995 (as amended) (or any orders revoking, re-enacting or modifying these Orders).

Reason: In granting this permission the Council has regard to special circumstances of the case and wishes to have the opportunity of exercising control over the subsequent use of the premises in the event of the authorised user vacating the premises, and to protect the amenities of neighbouring occupiers and ensure compliance with E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

5. Nursery – internal and external layout

Prior to the occupation of the nursery, full details of the Nursery, including the internal and external layout shall be submitted to, and approved by, the Local Planning Authority and thereafter shall be complied with.

Reason: In order to maintain the character and amenities of the area and to ensure compliance with Policies E(a) and DH1 of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

6. Nursery Management Strategy

Prior to the occupation of the nursery, a Management Strategy for its use, including internal and external areas shall be submitted to and approved in writing by, the Local Planning Authority. The Management Plan shall set out:

- Hours of use;
- A list of activities to take place in the play space;
- How the children are managed;
- The Operators policies regarding outdoor play space; and
- Where equipment used in the play space is stored.

The operation of the use shall be in strict accordance with the details approved.

Reason: In order to maintain the character and amenities of the area and residential occupiers of the site and to ensure compliance with Policies E(a) and DH1 of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 19/1672/SD and approved on the 10.09.2021 are deemed to satisfy the requirements of this condition.

7. Demolition / Construction Method Statement

Within three (3) months of the date of this planning permission, a demolition/construction method statement for the development shall be submitted to, and approved in writing by, the Local Planning Authority. The method statement should include details of the following:-

- Hours of work;
- Programme of works;
- Haulage routes;
- Use of the river for the removal of demolition waste and delivery of construction materials;
- Source of materials;
- Likely noise levels to be generated from plant;
- Details of any noise screening measures;
- Proposals for monitoring and reporting noise to the Local Planning Authority and procedures to be put in place where agreed noise levels are exceeded;
- Likely dust levels to be generated and any screening measures to be employed;
- Proposals for monitoring dust and controlling unacceptable releases to the Local Planning Authority;
- Wheel washing facilities and facilities for discharging the water;
- Piling methodology

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- Identification of the roles and responsibilities with regard to managing and reporting on the construction phase sustainability measures and protection of any existing wildlife;
- Procedures to notify neighbouring properties of the commencement of phases of demolition or construction.

The above details can be found in the Council's Construction Site Noise Code of Practice (available on the Royal Borough of Greenwich website), The Mayor of London's 'The control of dust and emissions from construction and demolition' Best Practice Guidance November 2006 and also the BRE four part Pollution Control Guides 'Controlling particles and noise pollution from construction sites'.

Reason: To safeguard the amenities of neighbouring properties and the area generally and ensure compliance with E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 15/3980/SD and approved on the 15.10.2018 are deemed to satisfy the requirements of this condition.

8. Materials

The development shall be carried out in accordance with the details approved by the Local Planning Authority on the 17 May 2017 under planning submission of details reference 17/0195/SD.

Reason: To ensure the Local Planning Authority is satisfied with the external appearance of the buildings and to ensure compliance with Policy D4 of the London Plan (2021) and Policy DHI of The Royal Borough of Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

9. BREEAM (for all non-residential uses) – Minimum Level

The development hereby permitted shall be built to a minimum of BREEAM Very Good (or its successor).

Reason: In the interest of addressing climate change and securing sustainable development in accordance with policies: D3, S11, S12, S13, S14, S17, S112 and S113 of the London Plan (2021); and policies DHI and EI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

10. BREEAM (for all non-residential uses) – Design Stage Assessment

No relevant part of the development shall take place until a design Stage Assessment (under the BREEAM or its successor) has been carried out and a copy of the summary score sheet and interim BREEAM Certificate have been submitted to and approved in writing by, the Local Planning Authority. The assessment shall include measures to be undertaken to seek to achieve a rating of BREEAM Excellent. If a BREEAM Excellent rating is not achieved the Assessment shall make clear the reasons why.

Reason: In the interest of addressing climate change and securing sustainable development in accordance with policies: D3, S11, S12, S13, S14, S17, S112 and S113 of the London Plan (2021); and policies DHI and EI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

11. BREEAM (for all non-residential uses) – Post Construction Review Certificate

Within three (3) months of first occupation of the relevant building, a copy of the summary score sheet and Post Construction Review Certificate (under BREEAM or its successor) shall be submitted to and approved in writing by, the Local Planning Authority, verifying that the agreed standards have been met.

Reason: In the interest of addressing climate change and securing sustainable development in accordance with policies: D3, S11, S12, S13, S14, S17, S112 and S113 of the London Plan (2021); and policies DHI and EI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

12. Heating, Cooling and Power Networks

The development shall be carried out in accordance with the details approved by the Local Planning Authority on the 17 February 2017 under planning submission of details reference 16/2436/SD.

Reason: To allow for the efficient distribution of energy, to minimise carbon dioxide emissions and to comply with London Plan policies S12, S13 of the London Plan 2021, policies DHI and EI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014) and Greener Greenwich SPD (2014).

13. Future Connection to Heating, Cooling and Power Networks

Within three (3) months of the date of this planning permission, full details demonstrating how the approved scheme has been designed to allow for the future connection to any neighbouring heating and cooling system and/or any private wire power network shall be submitted to and approved in writing by the Local Planning Authority.

Evidence that the approved scheme has been implemented shall be submitted to and approved by the Local Planning Authority prior to the issue of a certificate of practical completion.

The development shall only be carried out in accordance with the approved details.

Reason: To ensure that the allocated space for energy equipment within the development is designed to connect to an offsite heating and/or private wire network and to reduce emissions of greenhouse gases in accordance with policies SI2, SI3 of the London Plan 2021, policies DH1 and EI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014), the Mayor's Sustainable Design and Construction SPG (2014) and Greener Greenwich SPD (2014).

The details submitted under planning reference 21/3653/SD and approved on the 17.12.2021 are deemed to satisfy the requirements of this condition.

14. Brown Roof

Full details of a brown roof shall be submitted to and approved in writing by the Local Planning Authority prior to the implementation of the relevant part of the development hereby approved. The brown roof must provide/comprise of at least the following:

- a) a base mixture of crushed brick or concrete aggregate from the original site graded from 25mm to dust;
- b) contain a collection of larger aggregate items 40-75mm;
- c) contain larger boulders;
- d) be contoured from heights of at least 5cm to 15cm;
- e) have a gravel base and drainage points;
- f) have a protective rubber membrane;
- g) be allowed to colonise naturally or allow interspersed seed mix if appropriate;
- h) consist of material from the site itself and allowed to sit on site during construction;
- i) areas of bare shingle, areas of sand for burrowing invertebrates and individual logs or log piles;
- j) mould dune sand and compacted crushed brick and concrete in gentle slope formation; and
- k) A report from a suitable qualified ecologist specifying how the brown roof has been developed for biodiversity with details of landscape features and a roof cross section.

The development shall only be carried out in accordance with the approved details.

Evidence that the brown roof has been installed in accordance with the details above should be submitted to and approved by the Local Planning Authority prior to first occupation.

Reason: To provide insulation and to contribute towards enhancing biodiversity, reducing flood risk and improving the aesthetic value of the development as well as resident's well-being and comply with London Plan (2021) policies G1 (Green Infrastructure), G5 (Urban Greening), S113 (Sustainable Drainage) and G6 (Biodiversity and Access to Nature) and policies OS4 (Biodiversity), DH1 (Design) and E(f) Living Roofs and Walls of the Royal Greenwich Core Strategy and Detailed Policies 2014.

The details submitted under planning reference 19/1311/SD and approved on the 03.12.2019 are deemed to satisfy the requirements of this condition.

15. Water Supply Infrastructure Impact Study

The development shall be carried out in accordance with the details approved by the Local Planning Authority on the 01 June 2016 under planning submission of details reference 15/3968/SD.

Reason: To ensure that the water supply infrastructure has sufficient capacity to cope with the/this additional demand in line with Policy D2 of the London Plan (2021).

16. Piling Method Statement

No impact piling or any other foundation designs using penetrative methods shall take place until a piling method statement (detailing the depth and type of piling or other foundation designs to be undertaken and the methodology by which such piling or foundation designs will be carried out, including measures to prevent and minimise the potential for damage to subsurface water infrastructure, the programme for the works, sufficient information to demonstrate that there is no resultant unacceptable risk to groundwater) has been submitted to and approved in writing by the Local Planning Authority in consultation with Thames Water and the Environment Agency. Any piling must be undertaken in accordance with the terms of the approved piling method statement.

Reason: The proposed works will be in close proximity to underground water and sewerage utility infrastructure. Piling has the potential to impact on local underground water and sewerage utility infrastructure. To minimise disturbance of any existing contamination and the protection of groundwater in the underlying Aquifers; and to ensure underground water and sewerage utility infrastructure are not damaged; and to ensure compliance with Policy E(e) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014); and policy SI 5 of the London Plan (2021).

The details submitted under planning reference 16/0697/SD and approved on the 17.06.2016 are deemed to satisfy the requirements of this condition.

17. Lifetime Homes

The relevant part of the development shall be carried out in accordance with the details approved by the Local Planning Authority on 17 February 2017 under planning submission of details reference 17/0040/SD.

Reason: To comply with policy H5 of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

18. Wheelchair Standards

The relevant part of the development shall be carried out in accordance with the details approved by the Local Planning Authority on 17 February 2017 under planning submission of details reference 17/0041/SD.

Reason: To accord with Policy D7 of the London Plan 2021 as amended and Policy H5 of the Royal Greenwich Core Strategy and Detailed Policies 2014.

19. Cycle and Motor-cycle Parking – Residential, Community and Retail Uses

The development shall be carried out in accordance with the details approved by the Local Planning Authority on 16 February 2017 under planning submission of details reference 16/2106/SD.

Reason: To promote sustainable travel in line with policy T5 of the London Plan 2021 and Policies IM4, IM(b) and IM(c) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

20. Electric Car Charging Points

Details of the electric vehicle charging points (EVCP) to be provided within the scheme shall be submitted to and approved in writing by the local planning authority prior to the occupation of the relevant part of the development.

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Electric charging spaces will be provided for 20% of the total number of residential car parking spaces, with a potential provision for an extra 20% of residential car parking spaces. The submitted details shall thereafter be implemented in strict accordance with the approved details, prior to the occupation of the development.

Reason: To ensure safe and secure off-street parking is maintained and managed to the satisfaction of the Council and to ensure compliance with Policy T6 of the London Plan (2021) and Policies IM4 and IM(c) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

The details submitted under planning reference 18/3094/SD and approved on the 20.08.2021 are deemed to satisfy the requirements of this condition.

21. Construction Logistic Plan (CLP)

Within three (3) months of the date of this planning permission, a detailed Construction Logistics Plan (CLP - to include but not be limited to, details of the expected number of lorry movements, routes taken and measures to reduce the impact on Creek Road and the rest of London's road network) shall be submitted to, and approved in writing by, the Local Planning Authority in consultation with Transport for London.

The CLP shall in all respects be implemented in accordance with the details approved pursuant to this condition.

Reason: In the interests of the amenities of neighbouring properties, pedestrian and highway safety and sustainable travel in line with Policy T4, T7 and D11 of the London Plan (2021) and Policies E(c) and IM4 of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

The details submitted under planning reference 18/4295/SD and approved on the 16.05.2019 are deemed to satisfy the requirements of this condition.

22. Surface Water Drainage

The development shall be carried out in accordance with the details approved by the Local Planning Authority on the 27 October 2016 under planning submission of details reference 16/1128/SD.

Reason: To mitigate against the consequences and probability of flooding and to ensure compliance with Policy SI 13 of the London Plan (2021) and Policies E2 and E3 of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

23. Location of the tie rods of the tidal defences

The development shall be carried out in accordance with the details approved by the Local Planning Authority on the 02 June 2016 under planning submission of details reference 16/0816/SD.

Reason: To protect the integrity of the tidal defences and prevent an increased risk of flooding.

24. Finished Floor Levels

Residential finished floor levels for the south (Block B) and north (Block A) towers of the development shall be set no lower than 11.25mAOD and 12.25mAOD, respectively, as detailed in Section 10.11 of the approved Flood Risk Assessment (FRA) by RPS (dated December 2014).

Reason: To reduce the risk of flooding to the proposed development and future occupants.

25. New Flood Defences and Intertidal Terraces – Full details and Working Method Statement

Within three (3) months of the date of this planning permission, full details and a working method statement to cover installation of the new flood defences and intertidal terraces shall be submitted to and approved in writing by, the Local Planning Authority, in consultation with the Environment Agency and the Port of London Authority. The method statement shall include, but not be limited to the following requirements:

- timing of works;
- methods used for all channel, bankside water margin works;
- machinery (location and storage of plant, materials and fuel, access routes, access to banks etc.);
- protection of areas of ecological sensitivity and importance;
- site supervision;
- How the terracing is designed to restrict public access to the terrace;
- The tidal terrace must be inundated during most high tides and therefore the lower terrace should be at or below Mean High Water Neaps;
- The design should demonstrate how any contaminated land will be contained to prevent contamination being released into the Creek;
- The terrace planting must be appropriately designed for the category of water, to be able to withstand waves and wash, and protected from causing an underwater hazard by being appropriately marked;
- Planting must be restricted to native species;

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- A perpetual maintenance regime should be implemented for the terracing to ensure the success of the planting and to ensure that there is no build-up of rubbish and litter on the terraces.
- Intertidal terracing design, construction and operation should follow the best practice guidance provided in the Environment Agency document “Estuary Edges – Ecological Design Guidance”.

Thereafter, the development shall be carried out in accordance with the approved scheme.

Reason: To ensure new flood defences are suitably constructed.

It is advised that a condition discharge application is current under consideration by the council under planning reference 19/1558/SD.

26. Open Space / Landscaping

Full details of the open space and the design and landscaping of all areas in the relevant part of the development, including hard and soft surfacing and means of enclosure, lighting and furniture shall be submitted to, and approved in writing by, the Local Planning Authority before the relevant part of the development is commenced. The details shall also demonstrate (but not be limited to) how the mitigation measures identified in Chapter 13 of the Environmental Report (December 2014), interaction with neighbouring sites and details of reed banks (high and low tides) have been incorporated into the landscaping design.

Reason: In order to improve the character and amenities of the area and ensure compliance with OS(g) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 19/0340/SD and approved on the 23.09.2019 are deemed to satisfy the requirements of this condition.

27. Trees

Any trees or plants which die within a period of five (5) years from the completion of the development, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species.

Reason: In order to improve the character and amenities of the area and ensure compliance with DHI and CHI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

28. Landscape and Ecology Management Plan

Within three (3) months of the date of this planning permission, a Landscape and Ecology Management Plan, including long- term design objectives, management responsibilities and maintenance schedules for all landscaped areas (except privately owned domestic gardens), shall be submitted to and approved in writing, by the Local Planning Authority. The Landscape Management Plan shall be carried out as approved.

Reason: To ensure the protection of wildlife and supporting habitat and enhance the nature conservation value of the site and character of the area and to secure opportunities for the enhancement of the ecological value of the site in line with policies G5, G6 and G7 of the London Plan (2021) and Core Strategy policy OS4 (Biodiversity), the Mayor's Sustainable Design and Construction SPG (2014) and Greener Greenwich SPD (2014).

The details submitted under planning reference 19/0030/SD and approved on the 05.11.2021 are deemed to satisfy the requirements of this condition.

29. Remediation Strategy

Within three (3) months of the date of this planning permission, a remediation strategy that includes the following components to deal with the risks associated with contamination of the site shall each be submitted to and approved, in writing, by the Local Planning Authority:

1. A preliminary risk assessment which has identified:
 - all previous uses;
 - potential contaminants associated with those uses;
 - a conceptual model of the site indicating sources, pathways and receptors;
 - potentially unacceptable risks arising from contamination at the site.
2. A site investigation scheme, based on (1) to provide information for a detailed assessment of the risk to all receptors that may be affected, including those off site.
3. The results of the site investigation and the detailed risk assessment referred to in (2) and, based on these, an options appraisal and remediation strategy giving full details of the remediation measures required and how they are to be undertaken.
4. A verification plan providing details of the data that will be collected in order to demonstrate that the works set out in the remediation strategy in (3) are complete and identifying any requirements for longer-term monitoring of pollutant linkages, maintenance and arrangements for contingency action.

The scheme shall be implemented as approved.

Reason: To ensure that development is carried out in line with the requirements of the NPPF with regard to protecting controlled waters in the Deptford Creek and underlying principal and secondary aquifers from historic contamination.

The details submitted under planning reference 18/4296/SD and approved on the 05.11.2021 are deemed to satisfy the requirements of this condition.

30. Verification Report

No occupation of any part of the permitted development shall take place until a verification report demonstrating completion of works set out in the approved remediation strategy and the effectiveness of the remediation shall be submitted to and approved, in writing, by the Local Planning Authority. The report shall include results of sampling and monitoring carried out in accordance with the approved verification plan to demonstrate that the site remediation criteria have been met. It shall also include any plan (a “long-term monitoring and maintenance plan”) for longer-term monitoring of pollutant linkages, maintenance and arrangements for contingency action, as identified in the verification plan. The long-term monitoring and maintenance plan shall be implemented as approved.

Reason: To ensure that development is carried out in line with the requirements of the NPPF with regard to protecting controlled waters in the Deptford Creek and underlying principal and secondary aquifers from historic contamination.

The details submitted under planning reference 18/4305/SD and approved on the 05.11.2021 are deemed to satisfy the requirements of this condition.

31. Reporting of Unexpected Contamination

If, during development, contamination not previously identified is found to be present at the site then no further development shall be carried out until the developer has submitted and obtained written approval from the Local Planning Authority for, an amendment to the remediation strategy detailing how this unsuspected contamination shall be dealt with.

Reason: To ensure that environmental and health risks have been satisfactorily managed so that the site is deemed suitable for use; in accordance with the aims of the National Planning Policy Framework (NPPF); and with Policy E(e) of the Royal Borough of Greenwich Local Plan: Core Strategy with Detailed Policies (2014); and policy SD1 of the London Plan (2021).

32. Programme of Geo-archaeological Evaluation

The development shall be carried out in accordance with the details approved by the Local Planning Authority on the 24 May 2016 under planning submission of details reference 15/3982/SD.

Reason: In order to safeguard any archaeological interest that may survive on-site in line with paragraphs 192, 194 and 202 of the NPPF (2021), Policy HCI of the London Plan (2021), Policies DH(M) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies 2014.

33. Riparian Life Saving Equipment

Prior to the first occupation of the development, full details of the provision of riparian lifesaving equipment to a standard recommended in the 1991 Hayes Report into the Inquiry into River Safety, or such other equivalent standard, shall be submitted to and approved in writing, by the Local Planning Authority, in consultation with the Port of London Authority. The details approved pursuant to this condition shall be implemented first prior to the commencement of the use of any part of the site for the development.

Reason: In the interests of creating a safe riverside walk and to ensure compliance with CHI Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 19/1556/SD and approved on the 10.09.2021 are deemed to satisfy the requirements of this condition.

34. Lighting Strategy

Full details of lighting and external illumination for the relevant part of the development shall be submitted to, and approved in writing by, the Local Planning Authority prior to the commencement of the relevant part of the development. Such details shall demonstrate that the lighting will be bat-friendly.

The development shall only be carried out in accordance with the approved details.

Reason: In order to safeguard the general amenities of the local area, safety of vessels navigating the Deptford Creek and to ensure compliance CHI and OS(g) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 19/0339/SD and approved on the 11.11.2021 are deemed to satisfy the requirements of this condition.

35. Lighting Restrictions

There shall be no light spill into the watercourse or adjacent river corridor habitat. To achieve this, and to comply with sustainability, artificial lighting should be directional and focused with cowlings to light sources in close proximity to the river corridor.

Reason: In order to minimise light overspill to the water course to maintain the safety of vessels navigating Deptford Creek and to minimise any impacts on river ecology, ensuring compliance with OS(h) and IM3 of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

36. Car Park Management Plan

The relevant part of the development hereby approved shall not be occupied until a car park management plan (including but not limited to details of disabled parking bays and details of car club provision) relating to that part of the development has been submitted to, and approved in writing by, the Local Planning Authority. The car park management plan shall be carried out as approved.

Reason: To ensure safe and secure off-street parking is maintained and managed to the satisfaction of the Council and to ensure compliance with Policy T6 of the London Plan (2021) and Policies IM4 and IM(c) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

The details submitted under planning reference 19/0267/SD and approved on the 20.08.2021 are deemed to satisfy the requirements of this condition.

37. Refuse - residential

The refuse storage and recycling facilities and refuse collection arrangement for the residential units shall be constructed in strict accordance with drawing no. A2465 S2099 Rev. P8 (Proposed Lower Ground Floor Plan) and details submitted within the Refuse Strategy (December 2014).

Reason: In order that the Council may be satisfied with the details of the proposal and ensure compliance with DH1 of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

38. Refuse – non-residential uses

Full details of the refuse storage and recycling facilities and refuse collection arrangements for all non-residential uses, shall be submitted to, and approved in writing by, the Local Planning Authority before the relevant part of the site is commenced. The storage and recycling facilities and arrangements shall in all

respects be constructed in strict accordance with the approved details before the building is first occupied.

Reason: In order that the Council may be satisfied with the details of the proposal and ensure compliance with DHI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 19/1671/SD and approved on the 20.08.2021 are deemed to satisfy the requirements of this condition.

39. Accessibility

Prior to the commencement of the relevant part of the development, full details of access arrangements for the development for people with mobility difficulties shall be submitted to, and approved in writing by, the Local Planning Authority. The development shall be completed in accordance with such details.

Reason: To accord with Policy D7 of the London Plan 2021 as amended and Policy H5 of the Royal Greenwich Core Strategy and Detailed Policies 2014.

The details submitted under planning reference 19/1943/SD and approved on the 19.09.2019 are deemed to satisfy the requirements of this condition.

40. Overheating

The development shall be carried out in accordance with the details approved by the Local Planning Authority on the 14 September 2016 under planning submission of details reference 16/0055/SD.

Reason: To ensure that the non-residential development, hereby approved, is energy efficient and to reduce reliance on cooling and the risk of overheating in line with policy SI4 of the London Plan 2021, and policies DHI and EI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

41. Legible Signage

Full details of a scheme of Legible Signage (including their design and location) shall be submitted to, and approved in writing by, the Local Planning Authority prior to the commencement of the relevant part of the development. The signage strategy shall be implemented in accordance with the approved details, prior to the use of the public areas.

Reason: In order to ensure that people are aware of the pedestrian and cycle routes, location of the Railway, DLR, buses, other services and facilities, whilst maintaining the character and amenities of the area and ensure compliance with

DHI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 19/1670/SD and approved on the 03.12.2019 are deemed to satisfy the requirements of this condition.

42. Floor to Ceiling Heights

Details of the final finished floor to ceiling height on all of the dwellings shall be submitted to and approved in writing, by the Local Planning Authority prior to the implementation of the relevant part of development, ensuring a minimum of 2.5 metres is provided. The development shall thereafter be carried out in strict accordance with the approved details.

Reason: In order to comply with policy D6 of the London Plan (2021), Standard 5.4.1 of the Mayors Housing SPG and DHI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 18/3256/SD and approved on the 08.10.2018 are deemed to satisfy the requirements of this condition.

43. Management of External Communal Areas

Prior to the use of any communal roof terrace, a Management Strategy for its use shall be submitted to and approved in writing by, the Local Planning Authority. The Management Plan shall set out:

- Hours of use;
- A list of activities to take place in these;
- How this is Managed; and
- The Operators policies regarding the external areas.

The operation of the use shall be in strict accordance with the details approved under this condition.

Reason: In order to maintain the character and amenities of the area and to ensure compliance with Policies E(a) and DHI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 19/1122/SD and approved on the 05.11.2021 are deemed to satisfy the requirements of this condition.

44. Balconies - Full details

The development shall be carried out in accordance with the details approved by the Local Planning Authority on the 17 May 2017 under planning submission of details reference 17/0195/SD.

Reason: To ensure that the local planning authority may be satisfied as to the external appearance of the building(s) and to comply with Policy D4 of the London Plan (2021), and Policies DH1 and DH(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

45. Sound Insulation – Separation of Commercial / Communal Areas and Residential

The development shall be carried out in accordance with the details approved by the Local Planning Authority on the 28 October 2016 under planning submission of details reference 16/1921/SD.

Reason: In the interest of the prospective residential occupiers of the accommodation and ensure compliance with E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

46. Mechanical Ventilation for any E Use Class

Prior to the occupation of any unit within the development for Class E (food and drink) purposes, full details of any mechanical ventilation or other plant associated with each such unit shall be submitted to and approved in writing, by the Local Planning Authority. Such details shall include, but not be limited to the full specifications of all filtration, deodorising systems, noise output and termination points. Particular attention shall be given to the potential high-level discharge of kitchen extract air and the discharge of toxic or odoriferous extract air where a high level of discharge is usually essential. The approved ventilation equipment and other plant shall be installed and commissioned prior to occupation of the development and shall be permanently maintained in proper working order thereafter.

In order to safeguard the amenities of residential properties and ensure compliance with Policy D3, D13 and D14 of the London Plan (2021) and Policy E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

47. Plant

Prior to the occupation of any unit within the development for Class A3 (food and drink) purposes, full details of any mechanical ventilation or other plant associated with each such unit shall be submitted to and approved in writing, by the Local Planning Authority. Such details shall include, but not be limited to the full specifications of all filtration, deodorising systems, noise output and termination points. Particular attention shall be given to the potential high-level discharge of kitchen extract air and the discharge of toxic or odouriferous extract air where a high level of discharge is usually essential. The approved ventilation equipment and other plant shall be installed and commissioned prior to occupation of the development and shall be permanently maintained in proper working order thereafter.

In order to safeguard the amenities of residential properties and ensure compliance with Policy D3, D13 and D14 of the London Plan (2021) and Policy E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

The details submitted under planning reference 18/4294/SD and approved on the 19.08.2021 are deemed to satisfy the requirements of this condition.

48. Energy Performance

All dwellings within the development hereby permitted must achieve the following energy performance standards:

- (i) All flats must achieve a minimum of a thirty per cent (30%) reduction in building carbon dioxide emissions beyond Part L of the Building Regulations 2013.
- (ii) The development shall be construction in strict accordance with the details submitted within the Energy Strategy (December 2014) and Summary of Carbon Dioxide Emissions (114344/MW/150216 Rev. 03).
- (iii) No part of the development hereby permitted shall be occupied until evidence of the energy performance standard referred to in part [(i)] [(ii)] of this Condition having been achieved, has been submitted to, and approved in writing by, the Local Planning Authority.

Reason: In the interest of addressing climate change and to secure sustainable development and to comply with Policy SI 2 of the London Plan (2021) and DH1 and EI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

It is advised that a condition discharge application is current under consideration by the council under planning reference 19/1754/SD.

49. Delivery and Servicing Plan (DSP)

The development shall not be occupied until a detailed Delivery and Servicing Plan (DSP) has been submitted to, and approved in writing by, the Local Planning Authority. The DSP shall endeavour to ensure that deliveries are carried out outside of peak hours and shall in all respects be implemented in accordance with the details approved pursuant to this condition.

Reason: In order to safeguard residential amenity and pedestrian and traffic safety and ensure compliance with Policies T7 of the London Plan (2021) and IM3 and E1 of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 19/1716/SD and approved on the 25.07.2019 are deemed to satisfy the requirements of this condition.

50. Noise Requirements

The scheme shall be implemented in strict accordance with the following noise criteria:

Criterion 1 is the maximum noise level in habitable rooms at night: i.e. LAeq 30 dB [WHO BS8233:2014 'good'] – includes all external noise sources (i.e. Criterion 1 plus night-time traffic / environmental sources)

Criterion 2 is the maximum noise level in bedrooms during the day: i.e. LAeq 35dB [BS8233 'reasonable']. The maximum noise level in other habitable rooms during the day is LAeq 40 dB [BS8233:2014 'reasonable'] – includes all external noise sources (i.e. Criterion 1 plus daytime traffic / environmental sources).

Criterion 3 is that individual noise events shall not normally exceed 45 dB LAFmax in bedrooms at night [BS8233:2014].

Reason: To safeguard the amenities of future residents, neighbouring properties and the area generally and to ensure compliance with policy D3 and D14 of the London Plan (2021) and Policy E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

51. Noise Compliance

Within three (3) months of the date of this planning permission, full details demonstrating that criteria of Condition 50 are met and also that the internal noise level for all non-habitable rooms within the development meets LAeq45 (dB) during the day and LAeq35 (dB) during the night, shall be submitted to and approved in writing by the Local Planning Authority (in consultation with the Port of London and Wharf operator's).

To safeguard the amenities of future residents, neighbouring properties and the area generally and to ensure compliance with policy D3 and D14 of the London Plan (2021) and Policy E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

The details submitted under planning references 16/1922/SD and 18/4375/SD and both approved on the 20.05.2019 are deemed to satisfy the requirements of this condition.

52. Noise Verification

Prior to first occupation of the development, a scheme for testing the internal noise environment of the residential units, to demonstrate compliance with the standards required by Conditions 50 and 51 have been met, shall be submitted to and approved in writing by the Local Planning Authority (in consultation with the PLA and Wharf operators).

To safeguard the amenities of future residents, neighbouring properties and the area generally and to ensure compliance with policy D3 and D14 of the London Plan (2021) and Policy E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

The details submitted under planning reference 18/4375/SD and approved on the 20.05.2019 are deemed to satisfy the requirements of this condition.

53. Noise Testing

Prior to first occupation, the scheme for testing approved under Condition 52 shall be implemented and the results of the noise testing, shall be submitted to and approved in writing, by the Local Planning Authority..

To safeguard the amenities of future residents, neighbouring properties and the area generally and to ensure compliance with policy D3 and D14 of the London Plan (2021) and Policy E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

The details submitted under planning reference 18/4375/SD and approved on the 20.05.2019 are deemed to satisfy the requirements of this condition.

54. Noise and Vibration

The development shall be carried out in accordance with the measures required by Chapter 6 of the Environmental Report (December 2014) and Conditions 50, 51, 52 and 53 and be maintained throughout the life of the development.

Reason: To ensure that the development is carried out in accordance with the mitigation measures set out in the Environmental Report in order to minimise the environmental effects of the development and ensure compliance with Policies D3, D13 and D14 of the London Plan (2021) and Policy E(a) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (2014).

55. Secured by Design

The applicant shall obtain 'Secured by Design' Certification for the development hereby permitted, a copy of which must be submitted to, and approved in writing by, the Local Planning Authority within three (3) months of the completion of the relevant part of the development.

Reason: In order to ensure that the development is designed to provide for and improve personal safety and security in compliance with CHI of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

56. Intertidal Terraces

The proposed intertidal terraces shall be constructed in accordance with the scheme proposed in Section 8: Landscape and public realm, by BCA Landscape, of the Design and Access Statement by Assael, dated December 2014.

Reason: To ensure that the proposed ecological enhancements are developed in a way that contributes to the nature conservation value of the site in accordance with the NPPF.

57. Photovoltaic Panels

Within three (3) months of the date of this planning permission, full details for the provision of photovoltaic panels shall be submitted to and approved in writing by the Local Planning Authority. The approved details shall be fully implemented prior to the occupation of the buildings.

Reason: In the interest of addressing climate change and to secure sustainable development and to comply with H5 and DH1 of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014).

The details submitted under planning reference 18/3096/SD and approved on the 02.02.2019 are deemed to satisfy the requirements of this condition.

58. Water efficiency

The development hereby permitted shall comply with Regulation 36(2)(b) of the Building Regulations 2010 (as amended by the Building Regulations &c. (Amendment) Regulations 2015/767) and as set out in section G2 of the Building Regulations Approved Document (110 litres per person per day).

Reason: To ensure the sustainable use of water, in accordance with the approved sustainability statement and policy SI5 of London Plan (2021) and Policy DHI Design of Royal Greenwich Local Plan: Core Strategy with Detailed Policies (July 2014) and Royal Borough of Greenwich Greener Greenwich SPD (2014).

59. Children's Play Areas

Full details of the children's play area play equipment and safety measures proposed for the park and residential amenity area shall be submitted to, and approved in writing by, the Local Planning Authority prior to the first occupation of the development. The play areas and play equipment shall be fully implemented in accordance with the approved details prior to the occupation of the development and shall be retained in perpetuity thereafter.

Reason: In order to ensure that sufficient on-site play facilities are provided for the future occupiers of the development and to ensure compliance with H(e) of the Royal Greenwich Local Plan: Core Strategy with Detailed Policies.

The details submitted under planning reference 19/1461/SD and approved on the 10.09.2021 are deemed to satisfy the requirements of this condition.

Informatives

Condition modifications

1. *It is advised that Condition 4 (Uses Restrictions – Building B) has been updated from the previous approval to reflect the reclassified uses classes as updated on 1 September 2020. This affects Use Class D2 which has subsequently been incorporated in to Use Class E(f).*
2. *It is advised that the following conditions require submission of details to be submitted and these include:*
 - a. *Non-residential Range and Size Restrictions – Building A*
 - b. *Nursery – internal and external layout*
 - c. *Secured by Design*

These details must all be submitted within three (3) months of the date of this planning permission as modified for each of the relevant conditions.

3. *It is advised that the following conditions are current under consideration by the council and these include:*
 - a. *Energy Performance (current ref: 19/1754/SD)*
 - b. *New Flood Defences and Intertidal Terraces – Full details and Working Method Statement (current ref: 19/1558/SD)*

Originally imposed informatives

4. *The Greater London Authority (GLA) noted that the Flood Risk Assessment (FRA) proposes a number of residual flood mitigation measures which are generally acceptable. However, you are advised to further consider the use of flood proof design or flood proof enclosures for building services such as electricity supplies, lift power and control gear as these appear to be located in the lower ground floor and are likely to be affected by flooding. The application of these techniques will enable the building to remain safe and comfortable for any occupants during a flood situation.*
5. *With regards to surface water drainage it is the responsibility of the developer to make proper provision for drainage to ground, water courses or a suitable sewer. In respect of surface water it is recommended that you should ensure that storm flows are attenuated or regulated into the receiving public network through on or off site storage. When it is proposed to connect to a combined public sewer, the site drainage should be separate and combined at the final manhole nearest the boundary. Connections are not permitted for the removal of groundwater. Where you propose to discharge to a public sewer, prior approval from Thames Water Developer Services will be required. Thames Water Developer Services can be contacted on 0800 009 3921. This is to ensure that*

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the surface water drainage discharge from the site shall not be detrimental to the existing sewerage system.

6. Thames Water would recommend that petrol / oil interceptors be fitted in all car parking / washing / repair facilities. Failure to enforce the effective use of petrol / oil interceptors could result in oil-polluted discharges entering local watercourses.
7. The proposed works will be in close proximity to underground water utility infrastructure. Piling has the potential to impact on local underground water utility infrastructure. The applicant is advised to contact Thames Water Developer Services on 0800 009 3921 to discuss the details of the piling method statement, before submitting any applicant pursuant of Condition 16 (Piling Method Statement).
8. You are advised that if in the event that during construction, cranes or scaffolding is required at a higher elevation than that of the planned development (completed structures as specified in the planning application with a maximum height of 90 metres AOD), then their use must be subject to separate consultation with London City Airport. To discuss this in more details you are advised to contact London City Airport on 020 3203 2523.
9. You are advised by London City Airport that if any change to the height or exact location of the development is resubmitted then the London City Airport should be re-consulted, given its proximity to the airfield.
10. You are advised that details submitted in regards to condition 28 (Landscape Management Plan) shall include, but not be limited to the following elements:
 - details of extent and type of new planting (NB planting to be of native species);
 - details of maintenance regimes;
 - details of any new habitat created on site;
 - details of how unrestricted future access for maintenance works to the tidal flood defences will be maintained;
 - details of management responsibilities.
11. The Environment Agency would strongly recommend that flood resilience is incorporated into the design on the ground floor and the lower ground floor. Information on flood resilience can be found on the following link
http://www.planningportal.gov.uk/uploads/br/flood_performance.pdf.

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12. The Environment Agency were pleased to note that the Flood Risk Assessment considers living roofs, rainwater harvesting, permeable paving and cellular storage as part of the proposed drainage scheme. You are advised that further information on SUDS can be found in:

- CIRIA C522 document Sustainable Drainage Systems-design manual for England and Wales;
- CIRIA C697 document SUDS manual;
- The Interim Code of Practice for Sustainable Drainage Systems. The Interim Code of Practice provides advice on design, adoption and maintenance issues and a full overview of other technical guidance on SUDS.
- The Interim Code of Practice is available on CIRIA's website: www.ciria.org.uk
Publication: 'Designing for exceedance in urban drainage' (CIRIA C635).

13. You are advised and should be aware that Deptford Creek forms part of the Ravensbourne River, a designated 'main river' and under the jurisdiction of the Environment Agency for its land drainage functions as stated within Water Resources Act 1991 and associated byelaws. Any works in, over, under or within 16 metres of the landward toe of the flood defence will require flood defence consent from the Environment Agency. This is in addition to planning permission and must be granted prior to commencement of any works. You are advised to contact the Partnerships and Strategic Overview team at PSO.SELondon&NKent@environment-agency.gov.uk to apply for consent.

14. You are advised that with regards to Condition 32 written schemes of investigation will need to be prepared and implemented by a suitably qualified archaeological practice in accordance with English Heritage Greater London Archaeology guidelines. They must be approved by the planning authority before any on-site development related activity occurs.

15. You are advised of the need for a river works licence for any works over the River Thames, this includes any works to the river wall, outfalls or any crane oversailing. You are advised to contact the PLA's Licensing Department to discuss this matter further (lic.app@pla.co.uk).

16. In respects of Condition 19 (Cycle Parking), you are advised that visitor cycle parking should be suitably located around the entrance points to each use of the proposal.

17. Illustrative Computer Generated Images submitted with application reference 14/3795/F indicated that, the seating proposed within areas of public realm provided back and arms rests. You are advised that details of such seating should be provided as part of any submission for Condition 26 (Open / Landscaping).

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18.A Flood Risk Activity Permit is required under the Environmental Permitting (England and Wales) Regulations 2016 for works:

- Within 16m of a tidal main river;*
- Within 16 m of any flood defence structure or culvert on a tidal main river*

19.The London Fire and Emergency Planning Authority has advised that an undertaking should be given that, access for fire appliances as required by Part B5 of the current Building Regulations Approved Document and adequate water supplies for fire fighting purposes, will be provided. This is without prejudice to any requirements or recommendations that may be made by the Authority under the Regulatory Reform (Fire Safety) Order 2005/Petroleum (Consolidation) Act 1928, the local authority or the Health and Safety Executive.

Appendix 3 – National, regional and local planning policies and Supplementary Planning Guidance / Documents.

I. London Plan (2021) – The following London Plan policies are of consideration:

Planning London's Future - Good Growth

Policy GG1	Building strong and inclusive communities
Policy GG2	Making the best use of land
Policy GG3	Creating a healthy city
Policy GG4	Delivering the homes Londoners need
Policy GG5	Growing a good economy
Policy GG6	Increasing efficiency and resilience

Spatial Development Patterns

Policy SD6	Town centres and high streets
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Design

Policy D1	London's form, character and capacity for growth
Policy D2	Infrastructure requirements for sustainable densities
Policy D4	Delivering good design
Policy D5	Inclusive design
Policy D6	Housing quality and standards
Policy D7	Accessible housing
Policy D8	Public realm
Policy D9	Tall buildings
Policy D10	Basement development
Policy D11	Safety, security and resilience to emergency
Policy D13	Agent of Change
Policy D14	Noise

Housing

Policy H1	Increasing housing supply
Policy H4	Delivering affordable housing
Policy H5	Threshold approach to applications
Policy H6	Affordable housing tenure
Policy H7	Monitoring of affordable housing
Policy H9	Ensuring the best use of stock
Policy H10	Housing size mix
Policy H11	Build to Rent

Social Infrastructure

Policy S1	Developing London's social infrastructure
Policy S2	Health and social care facilities
Policy S3	Education and childcare facilities
Policy S4	Play and informal recreation

Economy

Policy E1	Offices
Policy E2	Providing suitable business space
Policy E9	Retail, markets and hot food takeaways
Policy E11	Skills and opportunities for all

Heritage and Culture

Policy HC1	Heritage conservation and growth
Policy HC2	World Heritage Sites
Policy HC3	Strategic and Local Views
Policy HC4	London View Management Framework

Green Infrastructure and Natural Environment

Policy G1	Green infrastructure
Policy G4	Open space
Policy G5	Urban greening
Policy G6	Biodiversity and access to nature

Sustainable Infrastructure

Policy SI 1	Improving air quality
Policy SI 2	Minimising greenhouse gas emissions
Policy SI 3	Energy infrastructure
Policy SI 4	Managing heat risk
Policy SI 5	Water infrastructure
Policy SI 12	Flood risk management
Policy SI 13	Sustainable drainage
Policy SI 14	Waterways – strategic role
Policy SI 15	Water transport
Policy SI 16	Waterways – use and enjoyment
Policy SI 17	Protecting and enhancing London's waterways

Transport

Policy T1	Strategic approach to transport
Policy T3	Transport capacity, connectivity and safeguarding
Policy T4	Assessing and mitigating transport impacts
Policy T5	Cycling

Policy T6	Car parking
Policy T6.1	Residential parking
Policy T6.5	Non-residential disabled persons parking
Policy T7	Deliveries, servicing and construction
Policy T8	Aviation
Policy T9	Funding transport infrastructure through planning

Funding the London Plan

Policy DFI	Delivery of the Plan and Planning Obligations
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Monitoring

Policy M1	Monitoring
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- I. **The Royal Greenwich Local Plan: Core Strategy with Detailed Policies (“Core Strategy” – 2014)** – The main Core Strategy policies relevant to this application are:

Housing Policies

H1	New Housing
H2	Housing Mix
H3	Affordable Housing
H5	Housing Design
H(e)	Children play areas

Economic Activity and Employment Policies

EA1	Economic Development
EA5	Tourism
EA(c)	Skills and Training

Town Centres Policies

TC1	Town Centres
TC4	Greenwich Town Centres

Design and Heritage Policies

DH1	Design
DH2	Tall Buildings
DH3	Heritage Assets
DH4	Maritime Greenwich World Heritage Site
DH(b)	Protection of Amenity for Adjacent Occupiers
DH(e)	Shopfronts and Signs
DH(g)	Local Views
DH(m)	Archaeology

Open Space Policies

OS4	Biodiversity
OS(c)	Public Open Space Deficiency Areas
OS(f)	Ecological Factors
OS(e)	Wildlife Deficiency Areas

Environment and Climate Change Policies

E1	Carbon Emissions
E2	Flood Risk
E3	Residual Flood Risk
E(a)	Pollution
E(c)	Air Pollution
E(e)	Contaminated Land
E(f)	Living Roofs and Walls

Cohesive and Healthy Communities Policies

CH1	Cohesive Communities
CH2	Healthy Communities
CH(a)	Loss of Community Facilities

Infrastructure and Movement Policies

IM1	Infrastructure
IM4	Sustainable Travel
IM(a)	Impact on the Road Network
IM(b)	Walking and Cycling
IM(c)	Parking Standards
IM(d)	London City Airport