

Supplementary Report to DC Committee – 24th November 2016

16/02395/FULL1

H G Wells Centre, St Marks Road, Bromley BR2 9HG

Demolition of existing building and erection of a part 7, part 11, part 17 mixed use building comprising 210 sqm community uses (use class D1/D2), 42 sqm office use (flexible B1 (a) and A3 use) and 68 residential flats with associated landscaping and public realm works, new pedestrian links, refuse and cycle parking stores, plant room and 3 disabled car parking spaces

This supplementary report is to clarify the number of shared ownership units approved under the original application determined at appeal (Ref: 13/03345/FULL1). The Table at page 7 of the committee report states this incorrectly as 10 units whereas 6 shared ownership units were approved. The table has been updated to reflect this and the correct version is set out below – this supersedes the table in the committee report.

	Consented	Proposed
Total residential units	52	68
Affordable Housing	6 shared ownership units (not 10 as shown on the published agenda)	4 shared ownership and 6 affordable rent units
Affordable Housing Contribution	£515,000	£805,000
Commercial Floorspace	1,467sqm office use (use Class B1)	42 sqm (flexible B1(a) office and A3 restaurant/café use)
Community Use Floorspace (Class D1/D1)	256sqm	210 sqm
Cycle Parking Spaces	52	120

The reference on page 39 of the committee report (1st paragraph) to 10 units should read 6 units.

To clarify, the current application proposes 4 additional affordable units over and above the approved scheme. The application was assessed on this basis by the Council's independent viability consultant and by officers and this correction to the report does not affect the conclusions of the report or the recommendation as set out in the Committee agenda.