

# **London Borough of Bromley**

## **Housing Trajectory 2021**

November 2021

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## 1. INTRODUCTION

- 1.1. This paper provides an up-to-date position of housing land supply in the London Borough of Bromley. The paper considers the adopted and emerging planning policy framework at the time of writing, alongside relevant case law and planning appeals.

## 2. POLICY CONTEXT

- 2.1. There is a range of policy, guidance and relevant case law and material considerations that should inform the preparation of a housing trajectory. These are set out below:

### National Planning Policy Framework (NPPF) and National Planning Practice Guidance (PPG)

- 2.2. The NPPF (July 2021) sets out the Government's planning policies for England and how these policies should be applied. It is a material consideration in the determination of planning applications. PPG provides further guidance on policies set out in the NPPF.

- 2.3. Paragraph 74 of the NPPF requires local planning authorities (LPAs) to prepare a housing trajectory which illustrates the expected rate of housing delivery for the plan period. LPAs should identify and update annually a supply of specific deliverable sites sufficient to provide a minimum of five years' worth of housing against their housing requirement set out in adopted strategic policies or against their local housing need where the strategic policies are more than five years old (unless these strategic policies have been reviewed and found not to require updating). The five-year housing land supply (FYHLS) should be assessed against the housing requirement in the London Plan (March 2021) of 774 homes per annum, as per the NPPF.

- 2.4. The NPPF defines 'Deliverable' as follows:

***“Deliverable:** To be considered deliverable, sites for housing should be available now, offer a suitable location for development now, and be achievable with a realistic prospect that housing will be delivered on the site within five years. In particular:*

*a) sites which do not involve major development and have planning permission, and all sites with detailed planning permission, should be considered deliverable until permission expires, unless there is clear evidence that homes will not be delivered within five years (for example because they are no longer viable, there is no longer a demand for the type of units or sites have long term phasing plans).*

*b) where a site has outline planning permission for major development, has been allocated in a development plan, has a grant of permission in principle, or is identified on a brownfield register, it should only be considered deliverable where there is clear evidence that housing completions will begin on site within five years.”*

- 2.5. This definition needs to be considered alongside relevant case law and appeals decisions, discussed in paragraphs 2.20-2.31 below.
- 2.6. With regard to sites which would require further evidence to be considered deliverable, namely those set out in part (b) of the above definition, the PPG<sup>1</sup> provides further guidance on what this evidence may include (although it is not an exhaustive list). It includes:
- Current planning status – for example on larger scale sites with outline planning permission / hybrid permission how much progress has been made towards approving reserved matters or whether these link to a planning performance agreement that sets out the timescale for approval of reserved matters applications and discharge of conditions;
  - Firm progress has been made towards the submission of an application – e.g. written agreement between the local planning authority and the site developer(s) which confirms the developers’ delivery intentions and anticipated start and build-out rates;
  - Firm progress with site assessment work; or
  - Clear relevant information about site viability, ownership constraints or infrastructure provision, such as a successful participation in bids for large-scale infrastructure funding or other similar projects.
- 2.7. The supply of specific deliverable sites identified in the FYHLS should include a buffer (moved forward from late in the plan period). The default buffer is 5% to ensure choice and competition in the market for land, but it is increased to 10% if an LPA is seeking to enshrine a FYHLS through an Annual Position Statement; or 20% where delivery of housing taken as a whole over the previous 3 years is below 85% of the total housing target for the same period, as measured by the Government’s Housing Delivery Test. For the purposes of this FYHLS, Bromley has a buffer of 5%, as the Council is not pursuing an Annual Position Statement and has delivered more than 85% of its housing delivery targets based on the latest Housing Delivery Test results<sup>2</sup>.
- 2.8. Where a LPA cannot demonstrate a five-year supply of deliverable housing sites (with the appropriate buffer), the presumption in favour of sustainable development is triggered. This means that policies which are most important for determining an application are classed as ‘out-of-date’ (such as policies concerning housing supply in situations where a FYHLS cannot be demonstrated). As per paragraph 11 of the NPPF, for decision-taking this means that permission should be granted unless the application of policies in the NPPF that protect areas or assets of particular importance<sup>3</sup> (set out in

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<sup>1</sup> Planning Practice Guidance, Housing Supply and Delivery, Paragraph: 007 Reference ID: 68-007-20190722, available from: <https://www.gov.uk/guidance/housing-supply-and-delivery>

<sup>2</sup> Housing Delivery Test: 2020 results, available from: <https://www.gov.uk/government/publications/housing-delivery-test-2020-measurement>

<sup>3</sup> These policies are set out in NPPF footnote 7, which includes Green Belt.

NPPF footnote 7, which includes Green Belt) provides a clear reason for refusing the development proposed; or any adverse impacts of doing so would significantly and demonstrably outweigh the benefits, when assessed against the policies in this Framework taken as a whole. It should be noted that the presumption in favour of sustainable development does not trump planning statute; the starting point for decision-taking remains S38(6) of the Planning and Compulsory Purchase Act 2004 (“the PCPA”). This is discussed in paragraphs 2.24 – 2.27 below, with reference to relevant case law.

2.9. Sites included in years 6-15 must be ‘Developable’, defined as:

*“Developable: To be considered developable, sites should be in a suitable location for housing development with a reasonable prospect that they will be available and could be viably developed at the point envisaged.”*

2.10. This trajectory includes a number of sites within years 6-15, most of which are allocated sites in the Local Plan. They are all considered to have a reasonable prospect of being developed within the trajectory period.

2.11. Paragraph 71 of the Framework states that where an allowance is to be made for windfall sites as part of anticipated supply, there should be compelling evidence that they will provide a reliable source of supply. Any allowance should be realistic having regard to the strategic housing land availability assessment, historic windfall delivery rates and expected future trends.

#### London Plan (March 2021)

2.12. The London Plan is the Spatial Development Strategy for London and forms part of the Development Plan for all London boroughs.

2.13. Policy H1: Increasing housing supply includes ten-year targets for net housing completions. The ten-year target (2019/20 – 2028/29) for Bromley Borough is 7,740 units (774 annualised).

2.14. Table 4.2 sets out ten-year targets for net completions on small sites (below 0.25ha); for Bromley the target is 3,790 units (379 annualised). Paragraph 4.2.3 states boroughs are supported in using windfall assumptions in their housing trajectories based on the small sites target:

*“The small sites target can be taken to amount to a reliable source of windfall sites which contributes to anticipated supply and so provides the compelling evidence in this respect required by paragraph 70 of the National Planning Policy Framework of 2019.”*

2.15. The FYHLS paper has assessed housing supply against the figure in the London Plan. Paragraph 006 of the PPG<sup>4</sup> confirms that where there is a conflict between adopted strategic housing requirement policies (for example if a new spatial development strategy supersedes an adopted Local Plan) the

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<sup>4</sup> Planning Practice Guidance, Housing Supply and Delivery, Paragraph: 006 Reference ID: 68-006-20190722, available from: <https://www.gov.uk/guidance/housing-supply-and-delivery>

most recently adopted policies will need to be used for the purposes of calculating FYHLS in accordance with Section 38 (5) of the PCPA.

2.16. This housing trajectory projects delivery for a fifteen-year period, from 2021/22 to 2035/36; for the purposes of the trajectory, the housing target of 774 homes per annum is rolled forward post-2029. Paragraph 4.1.11 of the London Plan states:

*“If a target is needed beyond the 10 year period (2019/20 to 2028/29), boroughs should draw on the 2017 SHLAA findings (which cover the plan period to 2041), and any local evidence of identified capacity, in consultation with the GLA, and should take into account any additional capacity that could be delivered as a result of any committed transport infrastructure improvements, and roll forward the housing capacity assumptions applied in the London Plan for small sites.”*

2.17. Rolling over the 774 homes per annum figure is consistent with paragraph 4.1.11. There are no significant additional sites from the 2017 SHLAA that would suggest an increase is necessary, nor is there any committed transport infrastructure improvements which would provide any significant further incentive for development. The small sites component of the target makes up around half of the overall target, and paragraph 4.1.11 advocates rolling this forward post 2029; this will also justify a windfall assumption for each year post 2028/29, given the justification for using such assumptions stated in paragraph 4.2.3 of the London Plan (discussed above).

#### Adopted Bromley Local Plan (January 2019)

2.18. Policy 1: Housing Supply specifies that the Council will make provision for a minimum average of 641 additional homes per annum (which was derived from the 2016 London Plan). As noted above, this trajectory has assessed housing supply against the updated target in the new London Plan (774 homes per annum).

2.19. Policy 1 identifies various sources of housing supply to meet the identified housing target, including allocated sites and the development or redevelopment of windfall sites.

#### Relevant Case Law and Appeals

2.20. There is a wealth of case law and planning appeals that relates to the preparation of a housing trajectory, in particular the FYHLS. While these do not provide formal policy and guidance, they do provide important information on how policy and guidance should be interpreted. Relevant case law and appeals have been identified below but this is not intended to be an exhaustive list. The Council will monitor new case law and appeals on an ongoing basis, as there may be relevant considerations that need to be taken into account in future iterations of the housing trajectory.

2.21. This case involved an allowed appeal for four dwellings. The Council maintained they had a supply of 6.03 years, based on a broad interpretation of what constitutes a deliverable site. However, reference was made in the appeal decision to the NPPF and the definition of deliverable including a 'closed list', meaning that no other evidence would be accepted to prove deliverability other than the sources of evidence cited in the definition. As a result, the inspector found that the Council did not have a FYHLS.

2.22. The appeal decision was successfully challenged by the Council in the High Court, with the Secretary of State acknowledging an error in the Inspectors decision and consenting to judgement. The Consent Order<sup>6</sup> specifies the following:

*"B. The Defendant has carefully considered the Inspector's decision and the Claimant's Statement of Facts and Grounds and Reply, and the evidence served in support. He concedes that he erred in his interpretation of the definition of deliverable within the glossary of the National Planning Policy Framework ("NPPF") as a 'closed list'. It is not. The proper interpretation of the definition is that any site which can be shown to be 'available now, offer a suitable location for development now, and be achievable with a realistic prospect that housing will be delivered on the site within five years' will meet the definition; and that the examples given in categories (a) and (b) are not exhaustive of all the categories of site which are capable of meeting that definition. Whether a site does or does not meet the definition is a matter of planning judgment on the evidence available.*

2.23. The implications of the Consent Order are that there may be relevant evidence which can be relied on to justify deliverability, other than the specific evidence cited in the NPPF definition. Other relevant evidence of deliverability might include sites which the Council has resolved to grant planning permission that are only awaiting a signed legal agreement; or draft allocations in an emerging plan. The key consideration is whether the evidence put forward demonstrates that a site is "available now, offer a suitable location for development now, and are achievable with a realistic prospect that housing will be delivered on the site within five years", as per the NPPF definition of deliverable. This is a matter of planning judgement based on the evidence available."

*Gladman Devts. Ltd (Claimant), Secretary of State (HCLG) and Corby Council (Defendants) CO/3932/2019 March 2020 (High Court); Gladman Devts. Ltd (Claimant), Secretary of State (HCLG) and Uttlesford District Council (Defendants) CO/4265/2019 March 2020 (High Court)<sup>7</sup>; and Gladman Developments Ltd v*

<sup>5</sup> Appeal ref: APP/G2815/W/19/3232099, available here: [https://publicaccess.east-northamptonshire.gov.uk/online-applications/files/F13F93BFB0E9A35E9C6E6DCD237ED359/pdf/18\\_02459\\_OUT-APPEAL\\_DECISION-419848.pdf](https://publicaccess.east-northamptonshire.gov.uk/online-applications/files/F13F93BFB0E9A35E9C6E6DCD237ED359/pdf/18_02459_OUT-APPEAL_DECISION-419848.pdf)

<sup>6</sup> Available here: <https://cached.offlinehbpl.hbpl.co.uk/NewsAttachments/RLP/CO009192020.pdf>

<sup>7</sup> Available here: <https://www.bailii.org/ew/cases/EWHC/Admin/2020/518.html>

2.24. These cases relate to the application of the presumption in favour of sustainable development set out in paragraph 11(d)(ii) of the NPPF. Gladman Developments challenged two dismissed appeals on the basis that where the presumption is triggered, this requires assessment against the policies in NPPF taken as a whole, without taking into account policies of the development plan, which are matters to be weighed separately (as a material consideration).

2.25. The March 2020 High Court judgment refutes this; it confirms the primacy of the Development Plan when assessing planning applications, and that the policies in the NPPF do not have the force of statute. Paragraph 82 of the judgement summarises the key points:

*“When a decision-maker judges that development plan policies are out-of-date it is still necessary for him to consider the weight to be given to that conclusion and the relevant development plan policies bearing upon the proposal. Likewise, where policy 11(d)(ii) is triggered because a 5 year supply of housing land cannot be demonstrated, the decision-maker will still need to assess the weight to be given to development plan policies, including whether or not they are in substance out-of-date and if so for what reasons. In these circumstances the NPPF does not prescribe the weight which should be given to development plan policies. The decision-maker may also take into account, for example, the nature and extent of any housing shortfall, the reasons therefor, and the prospects of that shortfall being reduced [..]”*

2.26. The February 2021 Court of Appeal judgment reaffirms the High Court judgement; paragraph 66 and 67 of the Court of Appeal judgement notes:

*“66. In my view, therefore, there is nothing to prevent an approach in which the application of the “tilted balance” under paragraph 11(d)(ii) is incorporated into the decision-making under section 70(2) of the 1990 Act and section 38(6) of the 2004 Act in one all-encompassing stage. The decision-maker is not obliged to combine in a single exercise the paragraph 11(d)(ii) Judgment Approved by the court for handing down. Gladman v Secretary of State for Housing assessment with the assessment required to discharge the duty in section 38(6). In principle, however, he lawfully may.*

*67. If this is how it is done, the maker of the decision must keep in mind the statutory primacy of the development plan and the statutory requirement to have regard to other material considerations, including the policies of the NPPF and specifically the policy for the “tilted balance” under paragraph 11(d)(ii), and must make the decision, as section 38(6) requires, in accordance with the development plan unless material considerations indicate otherwise. It will not then be necessary to consider twice, in separate steps, matters that arise both under the relevant policies of the development plan and*

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<sup>8</sup> Available here: <https://www.bailii.org/ew/cases/EWCA/Civ/2021/104.html>



*under the policies of the NPPF. The realistic approach in such a case is likely to be to take into account the development plan policies of relevance to the paragraph 11d)ii assessment within that assessment, rather than outside it. As Holgate J. held (in paragraph 110 of his judgment), the mischief of “double-counting” can thus be avoided. And the integrity of the section 38(6) assessment can be assured. This is not to merge the two presumptions – the statutory presumption in favour of the development plan and the national policy “presumption in favour of sustainable development. It is to acknowledge the existence and status of both presumptions, but also to recognise that they can be lawfully applied together.”*

2.27. While these cases are not relevant to the preparation of a housing trajectory, they are relevant to the results of the trajectory, particularly where a FYHLS cannot be demonstrated. In such an instance, Development Plan policy is not automatically invalidated, and the decision maker retains the ability to determine the weight to be given to relevant policies.

*Land to the East Of Newport Road and to the East and West of Cranfield Road, Woburn Sands, Buckinghamshire MK17 8UH, June 2020 (Planning Appeal)<sup>9</sup>*

2.28. This Secretary of State call-in appeal concerns an outline application for residential-led development. There are a number of issues of contention discussed in the appeal decision, but the discussions of FYHLS base dates and the timing of evidence are of particular relevance. The appellant in this case argued for an alternate base date as the Council’s base date preceded publication of the FYHLS assessment and some evidence of deliverability.

2.29. The inspector considered that it is acceptable that evidence can post-date the base date of the FYHLS, provided that it is used to support sites identified as deliverable as of the base date. The inspector specifically notes that *“there is nothing in the NPPF or PPG that stipulates that all of the documentary evidence for a 5 year HLS has to be available at the base date itself”* and that *“the PPG advocates the use of the latest available evidence.”*

2.30. With regard to whether the base date itself should be altered to align with the dates of evidence being relied on, the inspector highlighted the lack of national policy or guidance that advocates such an approach and stated that such an approach *“would appear to go against efforts to create greater certainty in the planning process... [and] such an approach would mean having to argue HLS at every appeal, rather than having a fixed base date.”*

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<sup>9</sup> Appeal ref: APP/Y0435/W/17/3169314, available here: [https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment\\_data/file/894813/Combined\\_DL\\_IR\\_R\\_to\\_C\\_Newport\\_Road\\_Woburn\\_Sands.pdf](https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/894813/Combined_DL_IR_R_to_C_Newport_Road_Woburn_Sands.pdf)

2.31. These issues are also discussed in appeal decisions in Mid Suffolk<sup>10</sup> and Birmingham<sup>11</sup>, and the inspectors in these cases arrive at similar conclusions.

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<sup>10</sup> Appeal ref: APP/W3520/W/18/3214324, available here:

<https://acp.planninginspectorate.gov.uk/ViewDocument.aspx?fileid=33741154>

<sup>11</sup> Appeal ref: APP/P4605/W/18/3192918, available here:

<https://acp.planninginspectorate.gov.uk/ViewDocument.aspx?fileid=33449408>

### **3. BROMLEY HOUSING TRAJECTORY METHODOLOGY**

- 3.1. The Bromley Local Plan spans the period from 2015/16 to 2029/30. Paragraph 68 of the NPPF requires planning policies to identify a supply of specific, deliverable sites for years one to five of the plan period; and specific, developable sites or broad locations for growth, for years 6-10 and, where possible, for years 11-15 of the plan.
- 3.2. There is no fixed method for preparing a housing trajectory. The NPPF, PPG and the London Plan provide guidance to assist with preparation, and there is a wealth of case law and planning appeals from which interpretations and information can be gleaned.
- 3.3. This section sets out the methodology followed to prepare the Bromley Housing Trajectory 2021. However, this is not set in stone and the methodology may evolve when preparing future iterations of the housing trajectory, to take account of new guidance, case law and any other relevant considerations.

#### Base date

- 3.4. The FYHLS base date is the first day of the FYHLS period; the period covered by this trajectory is 2021/22 to 2025/26, hence the base date is 1 April 2021. It is acknowledged that publication of this trajectory is halfway into the first year of the period, but this is in line with the NPPF and PPG. The Woburn Sands appeal discussed above gives helpful clarity on this issue.
- 3.5. Only permissions up to 31/03/2021 have been included, i.e., those permissions that were known at the base date. Evidence of deliverability can post-date the base date, provided that it is used to support sites identified as deliverable as of 31/03/2021.

#### Housing target

- 3.6. The London Plan attributes a minimum target of 774 units per annum to the Borough that results in a five-year housing requirement target of 3,870 units for the above period.
- 3.7. A 5% buffer increases the five-year figure from 3,870 units to 4,064 units, or 813 units per annum.

#### Large sites

- 3.8. For the purposes of producing the Housing Trajectory, the future supply of conventional housing makes a distinction between large sites (0.25 hectares/2,500sqm and above) and small sites (under 0.25 hectares/2,500sqm). This is consistent with the classifications in the London Plan, which was itself informed by the pan-London SHLAA process.

- 3.9. All large sites included within the FYHLS are considered deliverable; and all large sites included within years 6-15 are considered developable, in line with the respective definitions set out in the NPPF (July 2021).
- 3.10. A lapse rate has not been applied to large sites, as these sites have been checked in detail and their inclusion reflects evidence that they are deliverable. All large sites included in the FYHLS have planning permission and have been assessed to determine if they would be deliverable over the five-year period. Where relevant, developers/agents were contacted to establish if sites were likely to be brought forward or if a start date was known. In some cases, developers were able to confirm that work had already started on site or was imminent.
- 3.11. The large sites included within the housing trajectory are listed in Appendix 1 (Table 4); sites included within the FYHLS are specifically noted.
- 3.12. There are two large sites included in Table 4 that have outline planning permission. These sites have been included in the FYHLS as, in line with the NPPF definition of 'deliverable', there is clear evidence that housing completions will begin on site within five years, as follows:
- Phoenix Lodge, 14A Woodlands Road, Bickley, BR1 2AP, planning application reference: 19/03683/OUT – the outline permission<sup>12</sup> had one reserved matter (landscaping details). Details of the reserved matter were approved in April 2021<sup>13</sup>, and several other conditions have also been discharged.
  - Lubbock House, 1 Northolme Rise, Orpington, BR6 9RF, planning application reference: 20/01280/OUT – the outline permission<sup>14</sup> had one reserved matter (appearance). Details of the reserved matter were approved in June 2021<sup>15</sup>, and several other conditions have also been discharged.

### Small sites

- 3.13. As noted above, a small site is one which is under 0.25 hectares/ 2,500sqm. The trajectory assumes small site delivery from two sources:
- Permitted small sites (extant schemes that were permitted up to 31/03/2020); and
  - A windfall assumption.

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<sup>12</sup> Decision notice available from: [https://searchapplications.bromley.gov.uk/online-applications/files/30828696A58D263338E91B07F1187048/pdf/19\\_03683\\_OUT--2633869.pdf](https://searchapplications.bromley.gov.uk/online-applications/files/30828696A58D263338E91B07F1187048/pdf/19_03683_OUT--2633869.pdf)

<sup>13</sup> Decision notice available from: [https://searchapplications.bromley.gov.uk/online-applications/files/34EC7E378BEA94981A1B1F4D43B6819B/pdf/20\\_04160\\_DET--2787488.pdf](https://searchapplications.bromley.gov.uk/online-applications/files/34EC7E378BEA94981A1B1F4D43B6819B/pdf/20_04160_DET--2787488.pdf)

<sup>14</sup> Decision notice available from: [https://searchapplications.bromley.gov.uk/online-applications/files/77B1B6797DD3B5B7468C79786B2167F8/pdf/20\\_01280\\_OUT--2725232.pdf](https://searchapplications.bromley.gov.uk/online-applications/files/77B1B6797DD3B5B7468C79786B2167F8/pdf/20_01280_OUT--2725232.pdf)

<sup>15</sup> Decision notice available from: [https://searchapplications.bromley.gov.uk/online-applications/files/925501DEAE75DFDA31157DA16A3E147F/pdf/21\\_01010\\_DET--2838075.pdf](https://searchapplications.bromley.gov.uk/online-applications/files/925501DEAE75DFDA31157DA16A3E147F/pdf/21_01010_DET--2838075.pdf)

- 3.14. Data has been used from the 2020 Trajectory (London Development Database) for the small sites projection. This includes permissions up to 31/03/2020 and is included in Appendix 1 (Table 6). Comprehensive up-to-date information on small sites permissions and completions is not available, due to issues with the GLA monitoring system which the Council uses to source planning application data. The GLA have recently moved to a new monitoring system – the Planning London Datahub – which, at the time of writing, is not fully functional and does not enable easy access to up-to-date permissions data.
- 3.15. The small sites data has been partially updated to take account of two sites that were double counted in the 2020 Trajectory and to remove completions from 2019/20.
- 3.16. For permitted small sites, a lapse rate is applied to take account of the potential for non-implementation; this is discussed below. The total permitted small sites figure has been phased evenly over the first two years of the FYHLS. This phasing takes account of average completion rate data from schemes on small sites permitted from 2008/09 to 2018/19; this data shows that the average completion time across all completed schemes in this period was 22 months. There is variance depending on scheme size but ultimately this overall average is considered to be sufficiently robust in order to inform phasing. Applying the average figure to a scheme permitted at the latest possible date for inclusion in the trajectory (i.e. on the base date of 31/03/2021) would mean that this scheme is delivered within the first two years of the FYHLS. When the Planning London Datahub starts to operate effectively and data becomes available, the Trajectory will be updated to reflect actual small sites permissions.
- 3.17. Small site completions (in 2019/20) have been removed from the small site pipeline set out in Table 6. Completions data for 2020/21 was not available at the time of writing. However, it is important to assume some delivery in 2020/21, otherwise the FYHLS figure would be artificially inflated through the inclusion of some sites which will have already completed. In the absence of final starts and completions data, the Council have assumed 2020/21 small sites delivery based on the average small site delivery from 2011/12 to 2019/20; this equates to 302 units per annum.
- 3.18. Completion figures for 2020/21 have been subtracted from the total figure of 1,006 units (total small sites permitted as of 31/03/2020) included in Table 6 of Appendix 1<sup>16</sup>. As noted above, issues with data availability means that we do not have an up-to-date list of small sites permitted between 01/04/2020 and 31/03/2021. However, to not include some assumption for permissions within these dates would mean that the 2021 trajectory is not an accurate reflection of current housing supply. Therefore, it is important to account for some new permissions in the period 01/04/2020 and 31/03/2021. The 2021 trajectory assumes a figure of 400 units for small sites permitted in 2020/21 -

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<sup>16</sup> 302 units estimated completions in 2020/21

this is a trend-based figure, calculated using the annual average figure for planning approvals on small sites from 2008/09 – 2018/19.

- 3.19. A windfall assumption has been included which reflects the likely delivery of as yet unknown small sites. The London Plan sets a small site target for each borough<sup>17</sup>; Bromley's target is 379 units per annum. Paragraph 4.2.3 of the London Plan specifies that "[t]he small sites target can be taken to amount to a reliable source of windfall sites which contributes to anticipated supply and so provides the compelling evidence in this respect required by paragraph 70 of the National Planning Policy Framework of 2019." This approach was specifically supported by the Panel of Inspectors in their Report of the Examination in Public of the London Plan 2019<sup>18</sup>.
- 3.20. As with the phasing of permitted small sites, average completion data is also an important consideration to inform the phasing of a small sites windfall assumption. It is noted that neither the London Plan nor the Inspectors report provides guidance on when the windfall assumption should be factored in. The Council has factored in a windfall assumption from year three of the trajectory onwards. As noted above, the average completion rate of schemes from 2008/09 to 2018/19 is 22 months. If an additional 6-12 months is assumed as an approximate time taken to achieve planning permission for a small site, this gives a range of 28 to 34 months to allow for as yet unknown small sites to come forward and be delivered. Using an example of an application which is validated on day one of the trajectory (01/04/2021), this would comfortably deliver by the end of year 3 of the trajectory.

#### Lapse rate

- 3.21. The housing trajectory includes projected housing delivery from a number of planning permissions. However, it is recognised that not all these permissions will come forward; based on the standard commencement condition, a planning application will 'lapse' if it is not implemented within three years of the date of grant of planning permission.
- 3.22. It is therefore considered necessary to apply a lapse rate to certain extant planning permissions in order to reflect the possibility that some of these permissions may not come forward. The Council have only applied a lapse rate to permitted small sites (i.e. those less than 0.25 hectares). As noted above, large sites have been checked in detail and their inclusion reflects evidence that they are deliverable; hence application of a lapse rate is not necessary.
- 3.23. The lapse rate has been determined by analysing approved planning applications on small sites, from 2008/09 to 2018/19<sup>19</sup>. Over this period, 3,580 residential units were granted permission on small sites

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<sup>17</sup> As noted in paragraph 4.2.3 of the London Plan, the small sites targets are a component of, and not additional to, the overall housing targets. It is the overall housing target that takes priority, e.g. if the overall target is met in full through large sites, there would not be a requirement to also meet the minimum small sites target.

<sup>18</sup> See paragraph 174, available here: [https://www.london.gov.uk/sites/default/files/london\\_plan\\_report\\_2019\\_final.pdf](https://www.london.gov.uk/sites/default/files/london_plan_report_2019_final.pdf)

<sup>19</sup> As noted elsewhere in this report, as up-to-date small sites information for 2020/21 is not available, the lapse rate figures have not been fully updated; only a small amendment has been made to account for double counting of 21 units in the 2020 Housing Trajectory 'permitted small sites' data. When small sites data does become available, the

and 735 of these permissions have lapsed; this gives a general lapse rate of 20.5%. However, the Council have developed a more sophisticated approach which reflects specific lapse rates for different sized developments on small sites. Table 1 below sets out each of the development sizes and the specific lapse rate for each one:

- 3.24. The Council have applied these specific lapse rates to permitted small sites of the same size, e.g., for all sites which permit one unit, a lapse rate of 22.3% has been applied; for all sites which permit two units, a lapse rate of 20.7% has been applied, etc. Applying these trend-based lapse rates to the permitted small sites delivery projections reduces the figure from 1,006 residential units to 821 residential units<sup>20</sup>.
- 3.25. This figure is based on known extant small sites as of 31/03/2020. It needs to take account of projected completions for 2020/21 (which total 302 units as set out in Table 2). As noted in paragraph 3.18 above, it also needs to take account of small sites permitted in 2020/21 (400 units, based on trend data). As with other extant approvals, it is considered appropriate to apply a lapse rate to these projected approvals. As there is no breakdown of development size, we cannot apply the lapse rate for different sized developments; therefore, we have applied the average lapse rate figure of 20.5%. This reduces the 400-unit figure to 318 units, giving a total figure for extant permitted small sites of 837 units.

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lapse rate calculation will be updated. The Council considers that use of the lapse rate from the 2020 Housing Trajectory is reasonable.

<sup>20</sup> This reflects updates following removal of double counted sites in the 2020 Housing Trajectory – see footnote 19.

Table 1: Lapse rates

Development size	Lapse rate
One unit	22.3%
Two units	20.7%
Three units	24.7%
Four units	25.3%
Five units	21.7%
Six units	5.0%
Seven units	20.0%
Eight units	19.0%
Nine units	33.3%
10-14 units	13.5%
15-19 units	42.1%
20-24 units	31.3%
25-29 units	0%
30-39 units	23.8%
40-49 units	0%
50+ units	0%

Unit numbers

3.26. Housing delivery is categorised as either conventional (or self-contained) housing, or non-self-contained housing; these different types of housing are counted in different ways in terms of how they contribute to meeting identified housing targets.

3.27. Conventional housing is general self-contained housing (houses and flats). It is counted on a per unit basis, i.e. every new house or flat counts as one unit of delivery.



3.28. Non-self-contained housing can include care homes, supported housing, Houses of Multiple Occupation (HMOs) and purpose-built student accommodation. This has historically been counted on a per bedroom/bedspace basis, i.e. every bedroom/bedspace counts as one unit of delivery, based on policy and guidance set out in previous London Plans and London Plan Annual Monitoring Reports.

3.29. The recording of bedroom losses is considered on a case-by-case basis depending on the length of time a facility has been vacant. For the purposes of taking into account existing bedrooms when sites are redeveloped for C3 purposes these will be netted off if the site has become vacant since 2016.<sup>21</sup>

3.30. Paragraph 4.1.9 of the London Plan sets out how different non-self-contained accommodation is to be monitored in future:

*“Net non-self-contained accommodation for students should count 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. Net non-self-contained accommodation for older people (C2 use class) should count towards meeting housing targets on the basis of a 1:1 ratio, with each bedroom being counted as a single home. All other net non-self-contained communal accommodation should count towards meeting housing targets on the basis of a 1.8:1 ratio, with one point eight bedrooms/units being counted as a single home. 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. The ratios for student accommodation and other forms of communal accommodation mirror the ratios set out in the Government’s Housing Delivery Test Measurement Rulebook.”*

3.31. The Council has two non-self-contained sites in the 2021 trajectory, permission ref: 18/00443/FULL1 at Langley Court which includes a 100-bed care home; and permission ref: 20/01200/FULL1 at Lauriston House Nursing Home, Bickley Park Road which includes an additional 27 bedrooms. These are included at a ratio of 1:1 (1 bedroom counts as 1 unit) as per the London Plan.

3.32. These two permissions are expected to complete well within the FYHLS period; to reflect this, Table 3 of Appendix 1 assumes delivery in Year 1 (2021/22) and Year 2 (2022/23).

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<sup>21</sup> A five-year period of vacancy is considered to be reasonable period of time during which existing non-self-contained floorspace can be ‘netted off’, i.e. if existing non-self-contained bedrooms/bedspaces have become vacant since 2016, they are deducted from the total residential units proposed as part of a new application. If existing non-self-contained bedrooms/bedspaces have been vacant since pre-2016, the existing bedrooms/bedspaces are not deducted.

## 4. BROMLEY HOUSING TRAJECTORY

### 4.1. The Bromley housing trajectory 2021 details:

- completions in the ten-years preceding the FYHLS period (2011/12 to 2020/21); and
- anticipated delivery that makes up a future 15-year housing supply (2021/22 to 2035/36).

**Table 2: Housing completions 2011/12 to 2020/21**

	Small sites	Large Sites	NSC units	Total	Annual target	Cumulative total	Cumulative target
2011/12	385	261	0	646	500	646	500
2012/13	235	292	0	527	500	1,173	1,000
2013/14	186	516	0	702	500	1,875	1,500
2014/15	171	259	0	430	500	2,305	2,000
2015/16	336	433	-11	758	641	3,063	2,641
2016/17	587	335	57	979	641	4,042	3,282
2017/18	375	213	27	615	641	4,657	3,923
2018/19	198	511	22	731	641	5,388	4,564
2019/20	249	287	0	536	587 <sup>22</sup>	5,924	5,151
2020/21	302 <sup>23</sup>	23 <sup>24</sup>	0 <sup>25</sup>	325	511 <sup>26</sup>	6,249	5,662

**Source: London Development Database 2020 and GLA Datahub 2021**

<sup>22</sup> The housing target for 2019/20 is 641 units but the 2020 Housing Delivery Test included a Covid-19 adjustment, reducing the housing target by 1 month to reflect the temporary disruption caused by the first national lockdown. Further information is provided in the 'Housing Delivery Test: 2020 Measurement Technical note', available here:

[https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment\\_data/file/953304/2020\\_HDT\\_technical\\_note.pdf](https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/953304/2020_HDT_technical_note.pdf)

<sup>23</sup> The small sites figure for 2020/21 is based on the average figure for small site completions from 2011/12 to 2019/20, as noted in the small sites' methodology section above. The italics in Table 2 denote figures which include this average figure.

<sup>24</sup> The large sites figure for 2020/21 is an estimated figure from officer research. The final figure will not be known until starts and completions data for 2020/21 is finalised. It is noted that the estimated figure does not include any sites which are assumed to deliver in the FYHLS period, as set out in Table 4.

<sup>25</sup> The final NSC figure for 2020/21 will not be known until starts and completions data for 2020/21 is finalised.

<sup>26</sup> The Department for Levelling Up, Housing and Communities has indicated that the 2021 Housing Delivery Test will be reduced by 122 days (the months of April to July 2020) to account for fluctuating levels of housing delivery as local authorities and construction industry continued to face disruption on a national, regional and local level due to the pandemic, see Written Ministerial Statement - <https://hansard.parliament.uk/commons/2021-09-06/debates/21090616000016/HousingDeliveryTest>. Bromley's 2020/21 target has therefore been reduced by 33.4% (122 days divided by 365 days). This gives a target of 511 units (rounded) for 2020/21.

4.2. Table 2 illustrates that housing completions have consistently exceeded annual targets over the period April 2011 to March 2021. Total cumulative delivery over this period exceeded the cumulative targets by approximately 587 units (or 10%). Even without the estimated completions in 2020/21, delivery since 2011/12 exceeds the cumulative targets by 262 units (or 5%).

Table 3: Fifteen Year Housing Land Supply 2021/22 to 2035/36

	Years 1-5						Years 6-10	Years 11-15	Years 1-15
	2021/22	2022/23	2023/24	2024/25	2025/26	TOTAL	TOTAL	TOTAL	TOTAL
<b>Conventional</b>	<b>565</b>	<b>712</b>	<b>622</b>	<b>603</b>	<b>616</b>	<b>3,118</b>	<b>4,429</b>	<b>1,895</b>	<b>9,442</b>
<i>Large sites</i>	146	294	243	224	237	1,144	2,534	0	3,678
<i>Small sites permitted prior to start of trajectory period (lapse rate applied)</i>	419	418	0	0	0	837	0	0	837
<i>Small sites windfall assumption</i>	0	0	379	379	379	1,137	1,895	1,895	4,927
<b>Non-self-contained</b>	100	27	0	0	0	127	0	0	127
<b>Total projected housing delivery</b>	<b>665</b>	<b>739</b>	<b>622</b>	<b>603</b>	<b>616</b>	<b>3,245</b>	<b>4,429</b>	<b>1,895</b>	<b>9,569</b>
<b>Housing target (774 units per annum) + 5% buffer</b>	<b>813</b>	<b>813</b>	<b>813</b>	<b>813</b>	<b>813</b>	<b>4,064</b>	<b>3,870</b>	<b>3,870</b>	<b>11,804</b>

Source: London Development Database 2020 and GLA Planning London Datahub 2021

Note: some numbers have been rounded

4.3. Table 3 shows that Bromley's FYHLS (covering the period 2021/22 to 2025/26) is 3,245 units, or **3.99 years supply**. This is acknowledged as a significant undersupply and means that the 'presumption in favour of sustainable development' will apply. Section 2 of this report provides information on the presumption and how it should be applied.

- 4.4. Table 3 shows the projected housing supply for years 6-10 and 11-15. Years 6-10 include projected delivery from a number of sites allocated in the Local Plan which are considered to be 'developable' as per the definition set out in the NPPF; these sites will deliver 21% of the total housing target for the trajectory period, which, alongside small site projections means that there is a strong future supply of housing in the Borough. This is important context for the FYHLS as well, given the potential for the sites currently within years 6-10 to become demonstrably deliverable in the near future and help to bridge the current FYHLS gap.
- 4.5. Development Control Committee resolved to grant planning permission<sup>27</sup> for an outline application (including 210 residential units) at Crystal Palace Park on 25 March 2021<sup>28</sup>. This development is considered to be developable (as per the definition set out in the NPPF) and therefore is included in Years 6-10 of the Trajectory.
- 4.6. In addition, there are other non-allocated sites, including a potential large-scale housing development at the Walnuts Shopping Centre in Orpington, which are considered likely to come forward in the short to medium term. However, these sites have not been included in the figures for the 2021 trajectory, given the current uncertainty about details and timings<sup>29</sup>.

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<sup>27</sup> Subject to the prior completion of a Section 106 legal agreement and any Direction by the Mayor of London and the Secretary of State.

<sup>28</sup> Minutes of the Development Control Committee meeting are available from: <https://cds.bromley.gov.uk/mgAi.aspx?ID=70025>

<sup>29</sup> Information on this project is available from: <https://thewalnutsorpington.co.uk>; <https://areli.co.uk/projects>

## APPENDIX 1: SITES INCLUDED WITHIN BROMLEY HOUSING TRAJECTORY 2021

Table 4: Large Sites

Address	Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5	Projected delivery in Years 6-15
Little Lavender Orchard Road BR6 7NT	20/00952/FULL1	Chelsfield and Pratts Bottom	04/06/2020	P	SC	1	1	0
Hasells Nursery Jackson Road BR2 8NS	16/05353/FULL1	Bromley Common and Keston	10/08/2017	S	SC	7	7	0
North Orpington Pumping Station East Drive BR5 2BY	15/04610/FULL1	Cray Valley East	31/08/2017	S	SC	15	15	0
56a Foxgrove Road Beckenham BR3 5DB	18/04202/RECON	Copers Cope	28/09/2017	S	SC	12	12	0
Lilly's Farm Chelsfield Lane Orpington BR6 6NN	19/02343/FULL1	Chelsfield and Pratts Bottom	27/01/2021	P	SC	1	1	0

Address	Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5	Projected delivery in Years 6-15
Maybrey Business Park Worsley Bridge Road London SE26 5AZ	16/05897/FULL1	Copers Cope	18/05/2017	S	SC	159	159	0
Land Adjacent To Bromley College London Road Bromley	17/05084/FULL1	Bromley Town	25/09/2018	S	SC	24	24	0
18 Homefield Rise, Orpington BR6 0RU	20/02697/FULL1 Site 11	Orpington	23/12/2020	P	SC	63	63	0
Phoenix Lodge 14A Woodlands Road Bickley BR1 2AP	19/03683/OUT	Bickley	28/09/2020	S	SC	8	8	0
Land adjacent to Moorcroft House, 18 Wilderness Road Chislehurst	18/05436/FULL1	Chislehurst	05/02/2019	S	SC	1	1	0
Potters Farm Turpington Lane Bromley BR2 8JN	18/04265/FULL1	Bromley Common and Keston	18/02/2019	P	SC	3	3	0

Address	Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5	Projected delivery in Years 6-15
Potters Farm Turpington Lane Bromley BR2 8JN	19/01505/FULL1	Bromley Common and Keston	02/07/2019	P	SC	2	2	0
Land to the rear of former Dylon International Premises Station Approach Lower Sydenham SE26 5BQ	20/00781/FULL1	Copers Cope	29/03/2021	P	SC	254	254	0
GlaxoSmithKline Langley Court South Eden Park Road Beckenham	18/00443/FULL1	Kelsey and Eden Park	28/06/2019	S	SC	280	280	0
28 Park Hill Road Shortlands Bromley BR2 0LF	19/01198/FULL1	Copers Cope	24/07/2019	P	SC	9	9	0
Land At Junction With South Eden Park Road and Bucknall Way Beckenham	19/01543/FULL1	Kelsey and Eden Park	05/12/2019	P	SC	143	143	0



Address	Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5	Projected delivery in Years 6-15
Old Town Hall 30 Tweedy Road BR1 3FE	19/03545/FULL1	Bromley Town	12/03/2021	P	SC	53	53	0
Lubbock House Northolme Rise Oprington	20/01280/OUT	Farnborough and Crofton	03/02/2021	P	SC	13	13	0
Car Park Brindley Way Bromley	20/00300/FULL1	Plaistow and Sundridge	31/07/2020	P	SC	25	25	0
27 Bloomfield Road Bromley BR2 9RY	19/05263/FULL1	Bromley Common and Keston	13/07/2020	S	SC	4	4	0
Flamingo Park Club Sidcup By Pass Road Chislehurst BR7 6HL	17/04478/FULL1	Chislehurst	05/07/2019	P	SC	42	42	0
Banbury House, Bushell Way, Chislehurst	20/02903/FULL1 and Site 13	Chislehurst	26/01/2021	P	SC	25	25	0

Address	Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5	Projected delivery in Years 6-15
Crystal Palace Park Thicket Road Penge London SE20 8DT@	20/00325/OUT	Crystal Palace	N/A	NP	SC	210	0	210
Bromley Civic Centre, Stockwell Close	Site 1	Bromley Town	N/A	NP	SC	70	0	70
Land adjacent to Bromley North Station	Site 2	Bromley Town	N/A	NP	SC	525	0	525
Hill Car Park and Adjacent Lands, Bromley Town Centre	Site 3	Bromley Town	N/A	NP	SC	150	0	150
Gas Holder Site Homesdale Road Bickley <sup>30</sup>	Site 4	Bickley	N/A	NP	SC	60	0	60
Land adjacent to Bickley Station	Site 5	Bickley	N/A	NP	SC	30	0	30

<sup>30</sup>A recent appeal decision for this site confirms that this site is 'developable' as per the NPPF definition. Paragraph 39 of the decision states: "[...] it cannot be said there is no reasonable prospect of an application for a policy compliant scheme coming forward within the plan period". Appeal decision available from: <https://acp.planninginspectorate.gov.uk/ViewDocument.aspx?fileid=43702672>

Address	Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5	Projected delivery in Years 6-15
Bromley Valley Gym and Adjacent Lands, Chipperfield Road, St Paul's Cray	Site 6	Cray Valley West	N/A	NP	SC	200	0	200
West of Bromley High Street and land at Bromley South	Site 10	Bromley Town	N/A	NP	SC	1,230	0	1,230
Homefield Rise, Orpington	Site 11	Orpington	N/A	NP	SC	24 <sup>31</sup>	0	24
Small Halls, York Rise, Orpington	Site 12	Farnborough and Crofton	N/A	NP	SC	35	0	35
<b>TOTAL</b>						<b>3,678</b>	<b>1,144</b>	<b>2,534</b>

Source: London Development Database 2020 and GLA Datahub 2021

<sup>31</sup> Note that this figure is derived from the projected delivery from Site 11 (as set out in the Local Plan) minus units already approved on the site under planning application reference: 20/02697/FULL1.

Table 5: Non-self-contained units

Address	Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5	Projected delivery in Years 6-15
Langley Court South Eden Park Road BR3 3AT (100 bed care home element)	18/00443/FULL1	Kelsey and Eden Park	28/06/2019	S	NSC	100	100	0
Lauriston House Nursing Home Bickley Park Road Bickley BR1 2AZ	20/01200/FULL1	Bickley	13/11/2020	P	NSC	27	27	0
<b>TOTAL</b>						<b>127</b>	<b>127</b>	<b>0</b>

Source: London Development Database 2020 and GLA Planning London Datahub 2021

Table 6: Small Sites

Address			Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
Tripes Farm Business Centre	Chelsfield Lane	BR6 7RS	16/00388/RESPA	ORPINGTON	08/04/2016	S	0.020	SC	1	1
Rear Of 18	Wood Drive	BR7 5EU	15/03360/OUT	CHISLEHURST	26/05/2016	S	0.074	SC	1	1
High Gable	Hazel Grove	BR6 8LU	16/02506/FULL1	FARNBOROUGH AND CROFTON	25/07/2016	S	0.177	SC	-1	-1
High Gable	Hazel Grove	BR6 8LU	16/02506/FULL1	FARNBOROUGH AND CROFTON	25/07/2016	S	0.177	SC	1	1
171a	High Street	BR3 1AH	16/02021/RESPA	COPERS COPE	29/07/2016	S	0.010	SC	1	1
123a	Southborough Lane	BR2 8AP	16/00753/FULL1	BROMLEY COMMON AND KESTON	17/08/2016	S	0.016	SC	1	1
Elder Cottage	Jail Lane	TN16 3AU	16/03189/FULL1	DARWIN	30/08/2016	S	0.040	SC	-1	-1
Elder Cottage	Jail Lane	TN16 3AU	16/03189/FULL1	DARWIN	30/08/2016	S	0.040	SC	1	1
78	Brow Crescent	BR5 4LP	16/01547/FULL1	ORPINGTON	02/09/2016	S	0.030	SC	-1	-1
78	Brow Crescent	BR5 4LP	16/01547/FULL1	ORPINGTON	02/09/2016	S	0.030	SC	1	1
Land And Garages Rear Of The Squirrels Hilda Vale	Hilda Vale Close	BR6 7AH	16/03191/FULL1	FARNBOROUGH AND CROFTON	13/09/2016	S	0.040	SC	1	1
45	Longdon Wood	BR2 6EN	16/03068/FULL6	BROMLEY COMMON AND KESTON	22/12/2016	S	0.032	SC	-1	-1

Address			Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
45	Longdon Wood	BR2 6EN	16/03068/FULL6	BROMLEY COMMON AND KESTON	22/12/2016	S	0.032	SC	1	1
Rear Of 13	Mada Road	BR6 8HQ	16/04943/FULL1	FARNBOROUGH AND CROFTON	22/12/2016	S	0.039	SC	1	1
2 Oak Cottages	Leesons Hill	BR5 2LH	16/02565/FULL1	CRAY VALLEY WEST	05/01/2017	S	0.006	SC	1	1
11a	Heathfield	BR7 6AF	17/00963/FULL1	CHISLEHURST	24/04/2017	S	0.073	SC	-1	-1
11a	Heathfield	BR7 6AF	17/00963/FULL1	CHISLEHURST	24/04/2017	S	0.073	SC	1	1
69a	Grove Park Road	SE9 4NS	17/00584/FULL1	MOTTINGHAM AND CHISLEHURST NORTH	28/04/2017	S	0.094	SC	-1	-1
69a	Grove Park Road	SE9 4NS	17/00584/FULL1	MOTTINGHAM AND CHISLEHURST NORTH	28/04/2017	S	0.094	SC	1	1
Millfield	Ashmore Lane	BR2 6DJ	16/04578/FULL1	DARWIN	16/05/2017	S	0.015	SC	1	1
Studio At Burgh Hill	Kingswood Road	BR2 0HQ	16/04022/FULL1	SHORTLANDS	06/06/2017	S	0.008	SC	1	1
2 Crow Hill	Rookery Road	BR6 7JE	17/01523/FULL1	DARWIN	26/06/2017	S	0.150	SC	1	1
15-17	High Street	SE20 7HJ	17/01970/FULL1	PENGE AND CATOR	05/07/2017	P	0.016	SC	1	1
49	Southborough Road	BR1 2EL	17/02768/PLUD	BICKLEY	31/07/2017	P	0.022	SC	-1	-1
49	Southborough Road	BR1 2EL	17/02768/PLUD	BICKLEY	31/07/2017	P	0.022	SC	1	1
19	Cambridge Road	BR1 4EB	17/02579/FULL1	PLAISTOW AND SUNDRIDGE	16/08/2017	P	0.008	SC	-2	-2
19	Cambridge Road	BR1 4EB	17/02579/FULL1	PLAISTOW AND SUNDRIDGE	16/08/2017	P	0.008	SC	1	1

Address			Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
21	Langley Road	BR3 4AE	17/02002/FULL1	KELSEY AND EDEN PARK	31/08/2017	S	0.052	SC	1	1
31	Lubbock Road	BR7 5JG	16/04593/FULL1	CHISLEHURST	01/09/2017	P	0.040	SC	1	1
11	Station Approach	BR2 7EQ	17/03194/AXRPA	HAYES AND CONEY HALL	14/09/2017	P	0.008	SC	1	1
45	Beckenham Road	BR3 4PR	17/02701/FULL1	CLOCK HOUSE	03/10/2017	P	0.055	SC	1	1
9	Julian Road	BR6 6HT	17/03680/FULL1	CHELSEFIELD AND PRATTS BOTTOM	20/10/2017	S	0.130	SC	-1	-1
9	Julian Road	BR6 6HT	17/03680/FULL1	CHELSEFIELD AND PRATTS BOTTOM	20/10/2017	S	0.130	SC	1	1
5	Vicarage Drive	BR3 1JW	17/03980/FULL1	COPERS COPE	23/10/2017	P	0.023	SC	1	1
4	Pleydell Avenue	SE19 2LP	16/05881/FULL1	CRYSTAL PALACE	26/10/2017	P	0.010	SC	1	1
134	Worsley Bridge Road	BR3 1RP	17/04258/PLUD	COPERS COPE	09/11/2017	P	0.008	SC	-2	-2
134	Worsley Bridge Road	BR3 1RP	17/04258/PLUD	COPERS COPE	09/11/2017	P	0.008	SC	1	1
53	Kechill Gardens	BR2 7NB	17/03930/FULL1	HAYES AND CONEY HALL	16/11/2017	S	0.050	SC	1	1
Land At North East Of Rosewood Farm	Warren Road	BR6 6EP	16/05334/FULL1	CHELSEFIELD AND PRATTS BOTTOM	29/11/2017	P	0.083	SC	1	1
Rear Of 117a	Anerley Road	SE20 8AJ	17/04800/RESPA	CRYSTAL PALACE	06/12/2017	S	0.009	SC	1	1
21	Denbridge Road	BR1 2AG	17/04871/FULL1	BICKLEY	18/12/2017	S	0.055	SC	-1	-1
21	Denbridge Road	BR1 2AG	17/04871/FULL1	BICKLEY	18/12/2017	S	0.055	SC	1	1

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Woodfold	Manor Park Road	BR7 5PY	17/04938/FULL1	CHISLEHURST	11/01/2018	S	0.117	SC	1	1
26a	Station Square	BR5 1NA	17/05446/RESPA	PETTS WOOD AND KNOLL	17/01/2018	S	0.004	SC	1	1
Montagu	Keston Avenue	BR2 6BH	17/01574/FULL1	BROMLEY COMMON AND KESTON	22/01/2018	P	0.010	SC	1	1
Beechcroft	Hangrove Hill	BR6 7LG	17/05866/FULL1	DARWIN	15/02/2018	P	0.080	SC	-1	-1
Beechcroft	Hangrove Hill	BR6 7LG	17/05866/FULL1	DARWIN	15/02/2018	P	0.080	SC	1	1
75b	Mottingham Road	SE9 4QZ	17/05903/FULL1	MOTTINGHAM AND CHISLEHURST NORTH	16/02/2018	P	0.006	SC	1	1
The Coach House	Ashmore Lane	BR2 6DJ	17/05755/FULL3	DARWIN	23/02/2018	P	0.030	SC	1	1
Land At 56	Harvest Bank Road	BR4 9DJ	17/05156/FULL1	HAYES AND CONEY HALL	27/02/2018	P	0.033	SC	1	1
Bickley Court Cottage	Chislehurst Road	BR1 2NW	18/00172/FULL1	BICKLEY	02/03/2018	P	0.180	SC	-1	-1
Bickley Court Cottage	Chislehurst Road	BR1 2NW	18/00172/FULL1	BICKLEY	02/03/2018	P	0.180	SC	1	1
73	Southlands Road	BR2 9QT	17/01925/FULL1	BROMLEY COMMON AND KESTON	27/03/2018	P	0.009	SC	1	1
1	Red Oak Close	BR6 8HH	18/00188/FULL1	FARNBOROUGH AND CROFTON	29/03/2018	P	0.039	SC	1	1
2	Station Road	SE20 7BQ	18/00564/FULL1	PENGE AND CATOR	05/04/2018	P	0.005	SC	1	1
37	Chatsworth Parade	BR5 1DE	17/04888/FULL1	PETTS WOOD AND KNOLL	13/04/2018	P	0.019	SC	1	1



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Carola	Southfield Road	BR7 6QR	18/00535/FULL1	CHISLEHURST	19/04/2018	P	0.089	SC	-1	-1
Carola	Southfield Road	BR7 6QR	18/00535/FULL1	CHISLEHURST	19/04/2018	P	0.089	SC	1	1
34	Foxgrove Road	BR3 5BD	18/00945/FULL1	COPERS COPE	23/04/2018	S	0.117	SC	-1	-1
34	Foxgrove Road	BR3 5BD	18/00945/FULL1	COPERS COPE	23/04/2018	S	0.117	SC	-1	-1
34	Foxgrove Road	BR3 5BD	18/00945/FULL1	COPERS COPE	23/04/2018	S	0.117	SC	1	1
Bow Wood	Stonehouse Road	TN14 7HW	18/00776/FULL1	CHELSEFIELD AND PRATTS BOTTOM	23/04/2018	P	0.160	SC	-1	-1
Bow Wood	Stonehouse Road	TN14 7HW	18/00776/FULL1	CHELSEFIELD AND PRATTS BOTTOM	23/04/2018	P	0.160	SC	1	1
116	Worlds End Lane	BR6 6AS	18/01050/FULL1	CHELSEFIELD AND PRATTS BOTTOM	26/04/2018	P	0.070	SC	-1	-1
116	Worlds End Lane	BR6 6AS	18/01050/FULL1	CHELSEFIELD AND PRATTS BOTTOM	26/04/2018	P	0.070	SC	1	1
1	Meadow Way	BR6 8LN	18/00687/FULL1	FARNBOROUGH AND CROFTON	26/04/2018	P	0.118	SC	-1	-1
1	Meadow Way	BR6 8LN	18/00687/FULL1	FARNBOROUGH AND CROFTON	26/04/2018	P	0.118	SC	1	1
17	The Weald	BR7 5DT	17/02897/FULL1	CHISLEHURST	27/04/2018	P	0.031	SC	1	1
14	Hayne Road	BR3 4HY	17/02775/FULL1	CLOCK HOUSE	27/04/2018	P	0.040	SC	1	1
77	Lovibonds Avenue	BR6 8EP	18/01344/FULL1	FARNBOROUGH AND CROFTON	25/05/2018	S	0.016	SC	-1	-1
77	Lovibonds Avenue	BR6 8EP	18/01344/FULL1	FARNBOROUGH AND CROFTON	25/05/2018	S	0.016	SC	1	1

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Pine Crest	Lubbock Road	BR7 5JG	18/01218/FULL1	CHISLEHURST	25/05/2018	P	0.031	SC	-1	-1
Pine Crest	Lubbock Road	BR7 5JG	18/01218/FULL1	CHISLEHURST	25/05/2018	P	0.031	SC	1	1
46	Camden Park Road	BR7 5HF	18/01451/FULL1	CHISLEHURST	04/06/2018	P	0.167	SC	-1	-1
46	Camden Park Road	BR7 5HF	18/01451/FULL1	CHISLEHURST	04/06/2018	P	0.167	SC	1	1
21	Church Road	SE19 2TE	18/00984/FULL1	CRYSTAL PALACE	05/06/2018	P	0.008	SC	1	1
5	The Meadows	BR6 6HS	18/01915/FULL1	CHELSEFIELD AND PRATTS BOTTOM	20/06/2018	P	0.120	SC	-1	-1
5	The Meadows	BR6 6HS	18/01915/FULL1	CHELSEFIELD AND PRATTS BOTTOM	20/06/2018	P	0.120	SC	1	1
1	Golden Lane	BR4 9RD	18/01968/FULL1	WEST WICKHAM	21/06/2018	P	0.070	SC	1	1
24	Wickham Court Road	BR4 9LN	18/01005/FULL1	WEST WICKHAM	28/06/2018	P	0.069	SC	-1	-1
24	Wickham Court Road	BR4 9LN	18/01005/FULL1	WEST WICKHAM	28/06/2018	P	0.069	SC	1	1
27	Blandford Road	BR3 4NE	18/01664/OUT	CLOCK HOUSE	05/07/2018	P	0.014	SC	1	1
Land Adjacent To 9	Bracken Hill Lane	BR1 4AJ	18/01359/FULL1	BROMLEY TOWN	05/07/2018	P	0.030	SC	1	1
21	Shawfield Park	BR1 2NQ	18/01975/FULL1	BICKLEY	09/07/2018	P	0.097	SC	-1	-1
21	Shawfield Park	BR1 2NQ	18/01975/FULL1	BICKLEY	09/07/2018	P	0.097	SC	1	1
238	Main Road	TN16 3BD	17/04411/FULL1	BIGGIN HILL	18/07/2018	P	0.040	SC	1	1
Beau Lodge	Kelsey Lane	BR3 3NF	18/02211/FULL1	KELSEY AND EDEN PARK	18/07/2018	P	0.063	SC	-1	-1

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Beau Lodge	Kelsey Lane	BR3 3NF	18/02211/FULL1	KELSEY AND EDEN PARK	18/07/2018	P	0.063	SC	1	1
32	Wellbrook Road	BR6 7AB	18/01395/FULL1	FARNBOROUGH AND CROFTON	26/07/2018	P	0.080	SC	-1	-1
32	Wellbrook Road	BR6 7AB	18/01395/FULL1	FARNBOROUGH AND CROFTON	26/07/2018	P	0.080	SC	1	1
70	Sutherland Avenue	TN16 3HG	18/01271/FULL1	BIGGIN HILL	01/08/2018	P	0.017	SC	-1	-1
70	Sutherland Avenue	TN16 3HG	18/01271/FULL1	BIGGIN HILL	01/08/2018	P	0.017	SC	1	1
17	Park Farm Road	BR1 2PE	18/02366/FULL1	BICKLEY	29/08/2018	S	0.137	SC	-1	-1
17	Park Farm Road	BR1 2PE	18/02366/FULL1	BICKLEY	29/08/2018	S	0.137	SC	1	1
Petley's Farm	Luxted Road	BR6 7JS	18/02851/FULL1	DARWIN	30/08/2018	P	0.050	SC	1	1
79	Station Road	BR4 0PX	18/02483/FULL1	WEST WICKHAM	11/09/2018	P	0.016	SC	1	1
1	Melbourne Close	BR6 0BJ	17/01073/FULL1	PETTS WOOD AND KNOLL	12/09/2018	P	0.044	SC	1	1
2	Mere Close	BR6 8ES	18/03072/FULL1	FARNBOROUGH AND CROFTON	13/09/2018	P	0.060	SC	-1	-1
2	Mere Close	BR6 8ES	18/03072/FULL1	FARNBOROUGH AND CROFTON	13/09/2018	P	0.060	SC	1	1
2	Kechill Gardens	BR2 7NQ	18/02956/FULL1	HAYES AND CONEY HALL	20/09/2018	P	0.050	SC	-1	-1
2	Kechill Gardens	BR2 7NQ	18/02956/FULL1	HAYES AND CONEY HALL	20/09/2018	P	0.050	SC	1	1
Little Redlands	Chislehurst Road	BR1 2NJ	18/02906/FULL1	BICKLEY	21/09/2018	P	0.160	SC	-1	-1
Little Redlands	Chislehurst Road	BR1 2NJ	18/02906/FULL1	BICKLEY	21/09/2018	P	0.160	SC	1	1
102	Nightingale Lane	BR1 2SE	18/02287/FULL1	BICKLEY	28/09/2018	P	0.080	SC	1	1

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10	Manor Place	BR7 5QH	18/02002/FULL1	CHISLEHURST	02/10/2018	P	0.021	SC	-1	-1
10	Manor Place	BR7 5QH	18/02002/FULL1	CHISLEHURST	02/10/2018	P	0.021	SC	1	1
Land At 91	Gillmans Road	BR5 4LD	18/03633/FULL1	ORPINGTON	08/10/2018	S	0.008	SC	1	1
2	Heron Court	BR2 9LR	18/02912/FULL1	BROMLEY TOWN	11/10/2018	P	0.023	SC	1	1
Luxted Farm	Luxted Road	BR6 7JT	18/03033/FLXAG	DARWIN	15/10/2018	P	0.024	SC	1	1
Elliott House, 4	Elliott Road	BR2 9NU	18/03982/FULL1	BROMLEY TOWN	16/10/2018	S	0.005	SC	1	1
113	Widmore Road	BR1 3AH	18/03702/FULL1	PLAISTOW AND SUNDRIDGE	17/10/2018	P	0.012	SC	1	1
Westmoreland Garage	Southlands Road	BR1 2EG	18/03965/FULL1	BICKLEY	19/10/2018	P	0.010	SC	1	1
92	Bassetts Way	BR6 7AG	18/03417/FULL1	FARNBOROUGH AND CROFTON	19/10/2018	P	0.020	SC	1	1
26	Walnuts Road	BR6 0RQ	18/03983/FULL1	ORPINGTON	29/10/2018	S	0.030	SC	1	1
11	Homesdale Road	BR5 1JS	18/03786/FULL1	PETTS WOOD AND KNOLL	29/10/2018	P	0.056	SC	-1	-1
11	Homesdale Road	BR5 1JS	18/03786/FULL1	PETTS WOOD AND KNOLL	29/10/2018	P	0.056	SC	1	1
67	Tweedy Road	BR1 3NH	18/03969/AXRPA	BROMLEY TOWN	05/11/2018	P	0.013	SC	1	1
30	Arthur Road	TN16 3DD	18/04118/FULL1	BIGGIN HILL	07/11/2018	P	0.046	SC	-1	-1
30	Arthur Road	TN16 3DD	18/04118/FULL1	BIGGIN HILL	07/11/2018	P	0.046	SC	1	1
Dawn Corner	Viewlands Avenue	TN16 2JE	18/03364/FULL1	DARWIN	12/11/2018	S	0.180	SC	-1	-1
Dawn Corner	Viewlands Avenue	TN16 2JE	18/03364/FULL1	DARWIN	12/11/2018	S	0.180	SC	1	1

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Fitzgerald Place, 66	The Avenue	BR3 5ES	18/03541/FULL1	COPERS COPE	13/11/2018	P	0.140	SC	1	1
Renniks Stud	Buckhurst Road	TN16 2HS	18/04193/FULL1	DARWIN	20/11/2018	S	0.005	SC	1	1
9 St Clare Court	Foxgrove Avenue	BR3 5BG	18/01012/FULL1	COPERS COPE	21/11/2018	P	0.033	SC	1	1
162	Maple Road	SE20 8JB	17/04615/AXRPA	PENGE AND CATOR	23/11/2018	P	0.003	SC	1	1
195	High Street	BR4 0LX	18/04276/FULL1	WEST WICKHAM	28/11/2018	P	0.030	SC	1	1
17	New Street Hill	BR1 5AU	18/04006/FULL1	PLAISTOW AND SUNDRIDGE	30/11/2018	P	0.150	SC	-1	-1
17	New Street Hill	BR1 5AU	18/04006/FULL1	PLAISTOW AND SUNDRIDGE	30/11/2018	P	0.150	SC	1	1
17	Widmore Road	BR1 1RL	18/04507/RESPA	BROMLEY TOWN	06/12/2018	P	0.008	SC	1	1
32	Avenue Road	SE20 7RR	18/04444/FULL1	PENGE AND CATOR	10/12/2018	P	0.035	SC	1	1
51	London Lane	BR1 4HB	18/04504/FULL1	PLAISTOW AND SUNDRIDGE	11/12/2018	P	0.009	SC	1	1
88	High Street	BR1 1HF	18/04710/FULL1	BROMLEY TOWN	11/12/2018	P	0.009	SC	1	1
Log Cabin, Orchard Cottage	Westerham Road	BR2 6HB	18/00887/FULL1	BROMLEY COMMON AND KESTON	13/12/2018	P	0.020	SC	-1	-1
Log Cabin, Orchard Cottage	Westerham Road	BR2 6HB	18/00887/FULL1	BROMLEY COMMON AND KESTON	13/12/2018	P	0.020	SC	1	1
Torphin	Wilderness Road	BR7 5EZ	17/04074/FULL1	CHISLEHURST	13/12/2018	P	0.063	SC	1	1
77	Petersham Drive	BR5 2QE	18/04497/FULL1	CRAY VALLEY WEST	21/12/2018	S	0.040	SC	1	1
The Orchard	Cricket Ground Road	BR7 5HD	18/02446/FULL1	CHISLEHURST	04/01/2019	P	0.060	SC	1	1

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36	Ashfield Lane	BR7 6LQ	18/01021/ FULL1	CHISLEHURST	07/01/2019	P	0.080	SC	-1	-1
36	Ashfield Lane	BR7 6LQ	18/01021/ FULL1	CHISLEHURST	07/01/2019	P	0.080	SC	1	1
21	Beechcroft	BR7 5DB	18/05137/ FULL1	CHISLEHURST	18/01/2019	P	0.136	SC	-1	-1
21	Beechcroft	BR7 5DB	18/05137/ FULL1	CHISLEHURST	18/01/2019	P	0.136	SC	1	1
45	Whateley Road	SE20 7NE	18/04528/ FULL1	PENGE AND CATOR	24/01/2019	S	0.027	SC	1	1
The Barn	Hookwood Road	BR6 7NX	18/05054/ FULL1	CHELSFIELD AND PRATTS BOTTOM	04/02/2019	P	0.140	SC	1	1
19	Lower Road	BR5 4AH	18/04386/ FULL1	CRAY VALLEY EAST	07/02/2019	S	0.034	SC	-1	-1
19	Lower Road	BR5 4AH	18/04386/ FULL1	CRAY VALLEY EAST	07/02/2019	S	0.034	SC	1	1
225	Worlds End Lane	BR6 6AT	18/05200/ FULL1	CHELSFIELD AND PRATTS BOTTOM	08/02/2019	P	0.050	SC	-1	-1
225	Worlds End Lane	BR6 6AT	18/05200/ FULL1	CHELSFIELD AND PRATTS BOTTOM	08/02/2019	P	0.050	SC	1	1
2	Church Road	BR6 7DB	18/04998/ FULL1	FARNBOROUGH AND CROFTON	21/02/2019	P	0.021	SC	1	1
4	Oxenden Wood Road	BR6 6HR	19/00025/ FULL1	CHELSFIELD AND PRATTS BOTTOM	07/03/2019	S	0.062	SC	-1	-1
4	Oxenden Wood Road	BR6 6HR	19/00025/ FULL1	CHELSFIELD AND PRATTS BOTTOM	07/03/2019	S	0.062	SC	1	1
125	High Street	BR6 7AZ	18/05327/ FULL1	FARNBOROUGH AND CROFTON	13/03/2019	P	0.004	SC	1	1
Saxbys	St Pauls Cray Road	BR7 6QA	18/05573/ FULL1	CHISLEHURST	22/03/2019	P	0.170	SC	1	1

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Knockholt Farm	New Year's Lane	TN14 7PQ	18/01859/FLXAG	CHELSEFIELD AND PRATTS BOTTOM	09/04/2019	P	0.022	SC	1	1
11 Provincial Terrace	Green Lane	SE20 7JQ	19/01000/FULL1	PENGE AND CATOR	23/04/2019	P	0.040	SC	1	1
142	Cudham Lane North	TN14 7QS	18/05674/FULL1	DARWIN	02/05/2019	P	0.027	SC	-1	-1
142	Cudham Lane North	TN14 7QS	18/05674/FULL1	DARWIN	02/05/2019	P	0.027	SC	1	1
24	Marion Crescent	BR5 2DD	19/01241/AXRPA	CRAY VALLEY EAST	20/05/2019	P	0.006	SC	1	1
Squirrels Chase	Lodge Road	BR1 3ND	18/05526/FULL1	PLAISTOW AND SUNDRIDGE	20/05/2019	P	0.030	SC	-1	-1
Squirrels Chase	Lodge Road	BR1 3ND	18/05526/FULL1	PLAISTOW AND SUNDRIDGE	20/05/2019	P	0.030	SC	1	1
8	Meriden Close	BR1 2UF	19/00572/FULL1	BICKLEY	20/05/2019	P	0.060	SC	-1	-1
8	Meriden Close	BR1 2UF	19/00572/FULL1	BICKLEY	20/05/2019	P	0.060	SC	1	1
Bramshaw	Raggleswood	BR7 5NH	19/00947/FULL1	CHISLEHURST	22/05/2019	P	0.098	SC	-1	-1
Bramshaw	Raggleswood	BR7 5NH	19/00947/FULL1	CHISLEHURST	22/05/2019	P	0.098	SC	1	1
75	Station Road	BR4 0PX	19/00606/FULL1	WEST WICKHAM	23/05/2019	P	0.023	SC	1	1
31	Grosvenor Road	BR4 9PY	19/01619/FULL6	WEST WICKHAM	28/05/2019	P	0.026	SC	1	1
1	Riverwood Lane	BR7 5QN	19/00705/FULL1	CHISLEHURST	13/06/2019	P	0.021	SC	-1	-1
1	Riverwood Lane	BR7 5QN	19/00705/FULL1	CHISLEHURST	13/06/2019	P	0.021	SC	1	1
50	Petersham Drive	BR5 2QE	19/01348/FULL1	CRAY VALLEY WEST	14/06/2019	S	0.030	SC	1	1

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29	Swievelands Road	TN16 3QU	19/01279/FULL1	BIGGIN HILL	14/06/2019	P	0.053	SC	1	1
67	Lusted Hall Lane	TN16 2NN	18/04032/FULL1	BIGGIN HILL	02/07/2019	P	0.010	SC	1	1
96	Barnfield Wood Road	BR3 6SX	19/01487/FULL1	WEST WICKHAM	08/07/2019	P	0.140	SC	-1	-1
96	Barnfield Wood Road	BR3 6SX	19/01487/FULL1	WEST WICKHAM	08/07/2019	P	0.140	SC	1	1
84	Craven Road	BR6 7RT	19/01914/FULL1	ORPINGTON	11/07/2019	S	0.160	SC	-1	-1
84	Craven Road	BR6 7RT	19/01914/FULL1	ORPINGTON	11/07/2019	S	0.160	SC	1	1
8	The Woodlands	BR6 6HL	19/00617/FULL1	CHELSEFIELD AND PRATTS BOTTOM	11/07/2019	P	0.183	SC	-1	-1
8	The Woodlands	BR6 6HL	19/00617/FULL1	CHELSEFIELD AND PRATTS BOTTOM	11/07/2019	P	0.183	SC	1	1
Land Rear Of 58 To 60 Anerley Park	Castledine Road	SE20 8PL	19/01174/FULL1	CRYSTAL PALACE	15/07/2019	P	0.020	SC	1	1
Deneside	Orchard Road	BR6 7NS	19/01744/FULL1	CHELSEFIELD AND PRATTS BOTTOM	22/07/2019	P	0.090	SC	-1	-1
Deneside	Orchard Road	BR6 7NS	19/01744/FULL1	CHELSEFIELD AND PRATTS BOTTOM	22/07/2019	P	0.090	SC	1	1
56	Ancaster Road	BR3 4DY	19/01949/FULL1	CLOCK HOUSE	23/07/2019	P	0.023	SC	1	1
Timberley	Westbury Road	BR1 2QB	18/04690/FULL1	BICKLEY	23/07/2019	P	0.107	SC	-1	-1
Timberley	Westbury Road	BR1 2QB	18/04690/FULL1	BICKLEY	23/07/2019	P	0.107	SC	1	1



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15	Chislehurst Road	BR6 0DF	19/02175/FULL1	PETTS WOOD AND KNOLL	26/07/2019	P	0.018	SC	1	1
2	Mere Close	BR6 8ES	19/02510/FULL1	FARNBOROUGH AND CROFTON	01/08/2019	P	0.060	SC	-1	-1
2	Mere Close	BR6 8ES	19/02510/FULL1	FARNBOROUGH AND CROFTON	01/08/2019	P	0.060	SC	1	1
127	High Street	BR3 1AG	19/02714/RESPA	COPERS COPE	02/08/2019	P	0.008	SC	1	1
195	High Street	SE20 7PF	19/02424/AXRPA	PENGE AND CATOR	05/08/2019	P	0.013	SC	1	1
Land Adjacent 2	Torr Road	SE20 7PS	19/01513/FULL1	PENGE AND CATOR	06/08/2019	P	0.006	SC	1	1
88	Chelsfield Lane	BR5 4PZ	19/02525/FULL1	ORPINGTON	06/08/2019	P	0.037	SC	1	1
27	Bourdon Road	SE20 7S	19/02353/FULL1	CLOCK HOUSE	09/08/2019	P	0.007	SC	1	1
Gara Rise	Orchard Road	BR6 7NS	19/02045/FULL1	CHELSEFIELD AND PRATTS BOTTOM	09/08/2019	P	0.113	SC	-1	-1
Gara Rise	Orchard Road	BR6 7NS	19/02045/FULL1	CHELSEFIELD AND PRATTS BOTTOM	09/08/2019	P	0.113	SC	1	1
Woodlands	Holwood Park Avenue	BR6 8NQ	19/02269/FULL1	BROMLEY COMMON AND KESTON	15/08/2019	S	0.161	SC	-1	-1
Woodlands	Holwood Park Avenue	BR6 8NQ	19/02269/FULL1	BROMLEY COMMON AND KESTON	15/08/2019	S	0.161	SC	1	1
159	Ravenscroft Road	BR3 4TN	19/02599/FULL1	CLOCK HOUSE	19/08/2019	P	0.018	SC	1	1
44	Highfield Road	BR7 6QZ	19/02444/FULL1	CHISLEHURST	19/08/2019	P	0.077	SC	-1	-1
44	Highfield Road	BR7 6QZ	19/02444/FULL1	CHISLEHURST	19/08/2019	P	0.077	SC	1	1

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7	Longdon Wood	BR2 6EN	19/01404/FULL1	BROMLEY COMMON AND KESTON	22/08/2019	P	0.100	SC	-1	-1
7	Longdon Wood	BR2 6EN	19/01404/FULL1	BROMLEY COMMON AND KESTON	22/08/2019	P	0.100	SC	1	1
Newlands	South Hill	BR7 5EF	19/01050/FULL1	CHISLEHURST	30/08/2019	P	0.114	SC	-1	-1
Newlands	South Hill	BR7 5EF	19/01050/FULL1	CHISLEHURST	30/08/2019	P	0.114	SC	1	1
11	Red Lodge Road	BR4 0EL	19/02244/FULL1	WEST WICKHAM	02/09/2019	S	0.011	SC	1	1
Public Conveniences At Junction Of Temple Road And	Main Road	TN16	19/01601/FULL1	BIGGIN HILL	04/09/2019	P	0.043	SC	1	1
1	Ruskin Walk	BR2 8EP	19/03090/PLUD	BROMLEY COMMON AND KESTON	09/09/2019	P	0.006	SC	-1	-1
1	Ruskin Walk	BR2 8EP	19/03090/PLUD	BROMLEY COMMON AND KESTON	09/09/2019	P	0.006	SC	1	1
17	Longdon Wood	BR2 6EN	18/04914/FULL1	BROMLEY COMMON AND KESTON	16/09/2019	P	0.140	SC	-1	-1
17	Longdon Wood	BR2 6EN	18/04914/FULL1	BROMLEY COMMON AND KESTON	16/09/2019	P	0.140	SC	1	1
Land Adjacent To 27	Edward Road	BR1 3NG	19/03181/FULL1	PLAISTOW AND SUNDRIDGE	19/09/2019	P	0.140	SC	1	1
Claremont	Berrys Green Road	TN16 3AJ	19/02507/FULL1	DARWIN	24/09/2019	P	0.015	SC	-1	-1

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Claremont	Berrys Green Road	TN16 3AJ	19/02507/FULL1	DARWIN	24/09/2019	P	0.015	SC	1	1
18	London Road	BR1 3QR	19/03464/AXRPA	BROMLEY TOWN	11/10/2019	P	0.002	SC	1	1
25	Ingleby Way	BR7 6DD	19/02959/OUT	CHISLEHURST	15/10/2019	P	0.071	SC	-1	-1
25	Ingleby Way	BR7 6DD	19/02959/OUT	CHISLEHURST	15/10/2019	P	0.071	SC	1	1
10	Highland Road	BR1 4AD	19/03134/FULL1	BROMLEY TOWN	01/11/2019	P	0.029	SC	1	1
7	Denbridge Road	BR1 2AG	19/03198/FULL1	BICKLEY	01/11/2019	P	0.077	SC	1	1
Primrose Farm	Jail Lane	TN16 3AX	19/03995/FULL1	DARWIN	07/11/2019	P	0.100	SC	-1	-1
Primrose Farm	Jail Lane	TN16 3AX	19/03995/FULL1	DARWIN	07/11/2019	P	0.100	SC	1	1
124	Marlow Road	SE20 7XG	19/03985/FULL1	CLOCK HOUSE	21/11/2019	P	0.024	SC	1	1
Premier House 27a	Bloomfield Road	BR2 9RY	19/03974/RESPA	BROMLEY COMMON AND KESTON	25/11/2019	P	0.008	SC	1	1
40	Harvest Bank Road	BR4 9DJ	19/03756/FULL1	HAYES AND CONEY HALL	04/12/2019	P	0.240	SC	-1	-1
40	Harvest Bank Road	BR4 9DJ	19/03756/FULL1	HAYES AND CONEY HALL	04/12/2019	P	0.240	SC	1	1
67	Wickham Way	BR3 3AH	19/04128/FULL1	SHORTLANDS	09/12/2019	P	0.120	SC	-1	-1
67	Wickham Way	BR3 3AH	19/04128/FULL1	SHORTLANDS	09/12/2019	P	0.120	SC	1	1
Hedgerows	Orchard Road	BR6 7NT	19/03685/FULL1	CHELSFIELD AND PRATTS BOTTOM	12/12/2019	P	0.057	SC	-1	-1
Hedgerows	Orchard Road	BR6 7NT	19/03685/FULL1	CHELSFIELD AND PRATTS BOTTOM	12/12/2019	P	0.057	SC	1	1

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80	College Road	BR1 3PE	19/04364/AXRPA	PLAISTOW AND SUNDRIDGE	13/12/2019	P	0.003	SC	1	1
	Orchard Road	BR1 2PS	19/03655/PLUD	BICKLEY	19/12/2019	P	0.000	SC	-1	-1
	Orchard Road	BR1 2PS	19/03655/PLUD	BICKLEY	19/12/2019	P	0.000	SC	1	1
36	Yester Road	BR7 5HR	19/04006/FULL1	CHISLEHURST	20/12/2019	P	0.090	SC	-1	-1
36	Yester Road	BR7 5HR	19/04006/FULL1	CHISLEHURST	20/12/2019	P	0.090	SC	1	1
1a	Saxon Road	BR1 3RP	19/03520/FULL1	PLAISTOW AND SUNDRIDGE	28/01/2020	P	0.022	SC	1	1
2	Styles Way	BR3 3AJ	19/04658/FULL1	SHORTLANDS	03/02/2020	P	0.130	SC	-1	-1
2	Styles Way	BR3 3AJ	19/04658/FULL1	SHORTLANDS	03/02/2020	P	0.130	SC	1	1
144	Maple Road	SE20 8JB	19/04537/FULL1	PENGE AND CATOR	06/02/2020	P	0.015	SC	1	1
Mulberries	Mavelstone Road	BR1 2PD	19/01281/FULL1	BICKLEY	10/02/2020	P	0.009	SC	-1	-1
Mulberries	Mavelstone Road	BR1 2PD	19/01281/FULL1	BICKLEY	10/02/2020	P	0.009	SC	1	1
103	Kenwood Drive	BR3 6RA	19/03574/FULL1	KELSEY AND EDEN PARK	25/02/2020	P	0.003	SC	1	1
3	Wiverton Road	SE26 5JA	19/04972/FULL1	PENGE AND CATOR	25/02/2020	P	0.011	SC	1	1
88a	High Street	BR6 0JY	20/00408/RESPA	PETTS WOOD AND KNOLL	20/03/2020	P	0.000	SC	1	1
Adj. To 12	Elmerside Road	BR3 4AJ	15/01065/DET	KELSEY AND EDEN PARK	14/08/2015	S	0.057	SC	2	2
46-50	High Street	BR6 6BJ	16/05762/FULL1	CHELSEFIELD AND PRATTS BOTTOM	13/02/2017	S	0.015	SC	2	2
Waterford House, 4	Newman Road	BR1 1RJ	16/05473/FULL1	BROMLEY TOWN	04/07/2017	P	0.003	SC	1	1

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Waterford House, 4	Newman Road	BR1 1RJ	16/05473/FULL1	BROMLEY TOWN	04/07/2017	P	0.003	SC	1	1
1	The Glen	BR2 0JB	17/02167/FULL1	SHORTLANDS	27/07/2017	P	0.023	SC	-1	-1
1	The Glen	BR2 0JB	17/02167/FULL1	SHORTLANDS	27/07/2017	P	0.023	SC	1	1
1	The Glen	BR2 0JB	17/02167/FULL1	SHORTLANDS	27/07/2017	P	0.023	SC	1	1
147	Masons Hill	BR2 9HW	17/02243/FULL1	BROMLEY TOWN	02/08/2017	P	0.025	SC	-1	-1
147	Masons Hill	BR2 9HW	17/02243/FULL1	BROMLEY TOWN	02/08/2017	P	0.025	SC	1	1
147	Masons Hill	BR2 9HW	17/02243/FULL1	BROMLEY TOWN	02/08/2017	P	0.025	SC	1	1
35a	Windsor Drive	BR6 6EZ	17/03144/FULL1	CHELSEFIELD AND PRATTS BOTTOM	30/08/2017	P	0.005	SC	-1	-1
35a	Windsor Drive	BR6 6EZ	17/03144/FULL1	CHELSEFIELD AND PRATTS BOTTOM	30/08/2017	P	0.005	SC	1	1
35a	Windsor Drive	BR6 6EZ	17/03144/FULL1	CHELSEFIELD AND PRATTS BOTTOM	30/08/2017	P	0.005	SC	1	1
314	Court Road	BR6 9DA	17/02833/FULL6	ORPINGTON	06/09/2017	P	0.010	SC	-1	-1
314	Court Road	BR6 9DA	17/02833/FULL6	ORPINGTON	06/09/2017	P	0.010	SC	1	1
314	Court Road	BR6 9DA	17/02833/FULL6	ORPINGTON	06/09/2017	P	0.010	SC	1	1
1	College Road	BR1 3PT	17/03042/FULL1	BROMLEY TOWN	06/09/2017	P	0.019	SC	-1	-1
1	College Road	BR1 3PT	17/03042/FULL1	BROMLEY TOWN	06/09/2017	P	0.019	SC	2	2
92	Mounthurst Road	BR2 7PQ	17/03470/FULL1	HAYES AND CONEY HALL	13/09/2017	P	0.032	SC	-1	-1

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92	Mounthurst Road	BR2 7PQ	17/03470/ FULL1	HAYES AND CONEY HALL	13/09/2017	P	0.032	SC	2	2
31	West Street	BR1 1RE	17/03097/ FULL1	BROMLEY TOWN	27/09/2017	P	0.017	SC	-1	-1
31	West Street	BR1 1RE	17/03097/ FULL1	BROMLEY TOWN	27/09/2017	P	0.017	SC	1	1
31	West Street	BR1 1RE	17/03097/ FULL1	BROMLEY TOWN	27/09/2017	P	0.017	SC	1	1
28	Kynaston Road	BR1 5AL	17/00251/ FULL1	PLAISTOW AND SUNDRIDGE	10/10/2017	S	0.057	SC	-1	-1
28	Kynaston Road	BR1 5AL	17/00251/ FULL1	PLAISTOW AND SUNDRIDGE	10/10/2017	S	0.057	SC	2	2
165	High Street	SE20 7DS	17/03964/ FULL1	PENGE AND CATOR	07/12/2017	P	0.027	SC	2	2
	Salisbury Road	BR2 9PU	17/03649/ FULL1	BROMLEY COMMON AND KESTON	07/12/2017	P	0.040	SC	2	2
175	Slades Drive	BR7 6JZ	16/05574/ FULL1	CHISLEHURST	11/12/2017	P	0.056	SC	-1	-1
175	Slades Drive	BR7 6JZ	16/05574/ FULL1	CHISLEHURST	11/12/2017	P	0.056	SC	1	1
175	Slades Drive	BR7 6JZ	16/05574/ FULL1	CHISLEHURST	11/12/2017	P	0.056	SC	1	1
88	Imperial Way	BR7 6JR	17/04858/ FULL1	CHISLEHURST	18/12/2017	P	0.044	SC	-1	-1
88	Imperial Way	BR7 6JR	17/04858/ FULL1	CHISLEHURST	18/12/2017	P	0.044	SC	2	2
69-71	Church Road	SE19 2TA	17/05426/ B8RES	CRYSTAL PALACE	30/01/2018	P	0.012	SC	2	2
22	Normanhurst Road	BR5 3AL	17/05669/ FULL1	CRAY VALLEY WEST	01/02/2018	S	0.011	SC	-1	-1
22	Normanhurst Road	BR5 3AL	17/05669/ FULL1	CRAY VALLEY WEST	01/02/2018	S	0.011	SC	2	2
216	Widmore Road	BR1 2RH	17/05770/ FULL1	BICKLEY	07/02/2018	P	0.009	SC	-1	-1

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216	Widmore Road	BR1 2RH	17/05770/FULL1	BICKLEY	07/02/2018	P	0.009	SC	2	2
52	Baston Road	BR2 7BE	17/05668/FULL1	HAYES AND CONEY HALL	13/03/2018	P	0.040	SC	-1	-1
52	Baston Road	BR2 7BE	17/05668/FULL1	HAYES AND CONEY HALL	13/03/2018	P	0.040	SC	2	2
45	Beckenham Road	BR4 0QS	17/05521/FULL1	WEST WICKHAM	04/04/2018	P	0.128	SC	-1	-1
45	Beckenham Road	BR4 0QS	17/05521/FULL1	WEST WICKHAM	04/04/2018	P	0.128	SC	2	2
31	Ravensbourne Road	BR1 1HN	18/00885/FULL1	BROMLEY TOWN	23/05/2018	P	0.022	SC	-1	-1
31	Ravensbourne Road	BR1 1HN	18/00885/FULL1	BROMLEY TOWN	23/05/2018	P	0.022	SC	2	2
107	Plaistow Lane	BR1 3AR	18/00640/FULL1	BICKLEY	14/06/2018	S	0.100	SC	-1	-1
107	Plaistow Lane	BR1 3AR	18/00640/FULL1	BICKLEY	14/06/2018	S	0.100	SC	2	2
136	Main Road	TN16 3BA	18/01041/FULL1	BIGGIN HILL	05/07/2018	P	0.110	SC	2	2
Land Adjoining St Margarets	Chelsfield Lane	BR6 7RS	17/02621/OUT	ORPINGTON	05/07/2018	P	0.123	SC	2	2
205a	High Street	SE20 7PF	18/01428/FULL1	PENGE AND CATOR	09/07/2018	P	0.019	SC	-1	-1
205a	High Street	SE20 7PF	18/01428/FULL1	PENGE AND CATOR	09/07/2018	P	0.019	SC	2	2
93	Avenue Road	BR3 4RX	18/02268/FULL1	CLOCK HOUSE	10/07/2018	P	0.003	SC	-1	-1
93	Avenue Road	BR3 4RX	18/02268/FULL1	CLOCK HOUSE	10/07/2018	P	0.003	SC	1	1
93	Avenue Road	BR3 4RX	18/02268/FULL1	CLOCK HOUSE	10/07/2018	P	0.003	SC	1	1
Beverley House	Foxgrove Avenue	BR3 5AZ	18/01788/FULL1	COPERS COPE	16/07/2018	P	0.012	SC	2	2

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65	Cambridge Road	SE20 7XJ	18/01741/FULL1	CLOCK HOUSE	31/07/2018	P	0.016	SC	-1	-1
65	Cambridge Road	SE20 7XJ	18/01741/FULL1	CLOCK HOUSE	31/07/2018	P	0.016	SC	2	2
22	Yester Road	BR7 5LT	18/02501/FULL1	BICKLEY	20/08/2018	S	0.101	SC	-2	-2
22	Yester Road	BR7 5LT	18/02501/FULL1	BICKLEY	20/08/2018	S	0.101	SC	2	2
146	Mead Way	BR2 9EU	18/02792/FULL1	HAYES AND CONEY HALL	23/08/2018	P	0.023	SC	-1	-1
146	Mead Way	BR2 9EU	18/02792/FULL1	HAYES AND CONEY HALL	23/08/2018	P	0.023	SC	1	1
146	Mead Way	BR2 9EU	18/02792/FULL1	HAYES AND CONEY HALL	23/08/2018	P	0.023	SC	1	1
6	Irene Road	BR6 0HA	17/04924/FULL1	PETTS WOOD AND KNOLL	03/09/2018	P	0.130	SC	-1	-1
6	Irene Road	BR6 0HA	17/04924/FULL1	PETTS WOOD AND KNOLL	03/09/2018	P	0.130	SC	2	2
4	Devonshire Road	SE9 4QP	18/02846/FULL1	MOTTINGHAM AND CHISLEHURST NORTH	19/09/2018	P	0.027	SC	-1	-1
4	Devonshire Road	SE9 4QP	18/02846/FULL1	MOTTINGHAM AND CHISLEHURST NORTH	19/09/2018	P	0.027	SC	1	1
4	Devonshire Road	SE9 4QP	18/02846/FULL1	MOTTINGHAM AND CHISLEHURST NORTH	19/09/2018	P	0.027	SC	1	1
188-190	Maple Road	SE20 8HT	18/03903/FULL1	PENGE AND CATOR	01/10/2018	P	0.011	SC	1	1
188-190	Maple Road	SE20 8HT	18/03903/FULL1	PENGE AND CATOR	01/10/2018	P	0.011	SC	1	1



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47a	Mottingham Road	SE9 4QZ	18/03388/ FULL1	MOTTINGHAM AND CHISLEHURST NORTH	08/10/2018	P	0.011	SC	-1	-1
47a	Mottingham Road	SE9 4QZ	18/03388/ FULL1	MOTTINGHAM AND CHISLEHURST NORTH	08/10/2018	P	0.011	SC	2	2
Land Rear Of 148 To 152	High Street	BR6 0JR	18/03913/ FULL1	ORPINGTON	22/10/2018	P	0.018	SC	2	2
88	Magpie Hall Lane	BR2 8ER	18/02650/ FULL1	BROMLEY COMMON AND KESTON	25/10/2018	P	0.007	SC	-1	-1
88	Magpie Hall Lane	BR2 8ER	18/02650/ FULL1	BROMLEY COMMON AND KESTON	25/10/2018	P	0.007	SC	2	2
9	Station Square	BR5 1LY	17/05149/ FULL1	PETTS WOOD AND KNOLL	05/11/2018	P	0.037	SC	2	2
29a	Station Approach	BR2 7EB	18/04207/ RESPA	HAYES AND CONEY HALL	08/11/2018	P	0.006	SC	2	2
6	Norheads Lane	TN16 3XT	18/04297/ FULL1	BIGGIN HILL	29/11/2018	P	0.016	SC	-1	-1
6	Norheads Lane	TN16 3XT	18/04297/ FULL1	BIGGIN HILL	29/11/2018	P	0.016	SC	2	2
47	South Hill Road	BR2 0RL	18/03627/ FULL1	SHORTLANDS	07/12/2018	P	0.080	SC	2	2
8-10	Church Road	BR6 7DB	18/04527/ FULL1	FARNBOROUGH AND CROFTON	20/12/2018	P	0.012	SC	1	1
8-10	Church Road	BR6 7DB	18/04527/ FULL1	FARNBOROUGH AND CROFTON	20/12/2018	P	0.012	SC	1	1
78	St John's Road	BR5 1HY	17/05427/ FULL1	PETTS WOOD AND KNOLL	07/01/2019	P	0.070	SC	-1	-1
78	St John's Road	BR5 1HY	17/05427/ FULL1	PETTS WOOD AND KNOLL	07/01/2019	P	0.070	SC	2	2

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1	St Augustine's Avenue	BR2 8AG	18/0009/ FULL1	BICKLEY	16/01/2019	S	0.039	SC	2	2
100	Barnfield Wood Road	BR3 6SX	18/05340/ FULL1	WEST WICKHAM	11/02/2019	P	0.070	SC	-1	-1
100	Barnfield Wood Road	BR3 6SX	18/05340/ FULL1	WEST WICKHAM	11/02/2019	P	0.070	SC	2	2
47	Croydon Road	BR3 4AB	18/03055/ FULL1	KELSEY AND EDEN PARK	14/03/2019	P	0.010	SC	-1	-1
47	Croydon Road	BR3 4AB	18/03055/ FULL1	KELSEY AND EDEN PARK	14/03/2019	P	0.010	SC	2	2
136	Maple Road	SE20 8JB	19/00359/ FULL1	PENGE AND CATOR	20/03/2019	P	0.012	SC	-1	-1
136	Maple Road	SE20 8JB	19/00359/ FULL1	PENGE AND CATOR	20/03/2019	P	0.012	SC	2	2
Haddon	Beechcroft	BR7 5DB	18/05285/ FULL1	CHISLEHURST	25/04/2019	P	0.150	SC	-1	-1
Haddon	Beechcroft	BR7 5DB	18/05285/ FULL1	CHISLEHURST	25/04/2019	P	0.150	SC	2	2
17a	High Street	BR1 1LG	19/01485/ FULL1	BROMLEY TOWN	04/06/2019	P	0.020	SC	1	1
17a	High Street	BR1 1LG	19/01485/ FULL1	BROMLEY TOWN	04/06/2019	P	0.020	SC	1	1
182a	High Street	BR6 0JW	19/01011/ FULL1	ORPINGTON	13/06/2019	P	0.009	SC	1	1
182a	High Street	BR6 0JW	19/01011/ FULL1	ORPINGTON	13/06/2019	P	0.009	SC	1	1
10	Churchfields Road	BR3 4QW	19/01777/ FULL1	CLOCK HOUSE	13/06/2019	P	0.013	SC	1	1
10	Churchfields Road	BR3 4QW	19/01777/ FULL1	CLOCK HOUSE	13/06/2019	P	0.013	SC	1	1
7	Moselle Road	TN16 3HS	19/00782/ FULL1	DARWIN	13/06/2019	P	0.114	SC	-1	-1
7	Moselle Road	TN16 3HS	19/00782/ FULL1	DARWIN	13/06/2019	P	0.114	SC	2	2

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92a	High Street	BR6 0JY	19/01327/RESPA	PETTS WOOD AND KNOLL	14/06/2019	P	0.006	SC	2	2
Clarence Court	Rushmore Hill	BR6 7LZ	19/01690/RESPA	CHELSFIELD AND PRATTS BOTTOM	14/06/2019	P	0.010	SC	2	2
30	Wimborne Way	BR3 4DJ	19/00848/FULL1	CLOCK HOUSE	14/06/2019	P	0.050	SC	-1	-1
30	Wimborne Way	BR3 4DJ	19/00848/FULL1	CLOCK HOUSE	14/06/2019	P	0.050	SC	1	1
30	Wimborne Way	BR3 4DJ	19/00848/FULL1	CLOCK HOUSE	14/06/2019	P	0.050	SC	1	1
174	Petts Wood Road	BR5 1LG	19/01206/FULL1	PETTS WOOD AND KNOLL	28/06/2019	P	0.033	SC	2	2
334	High Street	BR6 0NQ	19/01977/FULL1	ORPINGTON	04/07/2019	P	0.018	SC	-1	-1
334	High Street	BR6 0NQ	19/01977/FULL1	ORPINGTON	04/07/2019	P	0.018	SC	2	2
1	Castledine Road	SE20 8PL	19/02189/FULL1	CRYSTAL PALACE	16/07/2019	P	0.015	SC	-1	-1
1	Castledine Road	SE20 8PL	19/02189/FULL1	CRYSTAL PALACE	16/07/2019	P	0.015	SC	1	1
1	Castledine Road	SE20 8PL	19/02189/FULL1	CRYSTAL PALACE	16/07/2019	P	0.015	SC	1	1
11a	Queen Anne Avenue	BR2 0SA	19/01158/FULL1	SHORTLANDS	19/07/2019	P	0.018	SC	-1	-1
11a	Queen Anne Avenue	BR2 0SA	19/01158/FULL1	SHORTLANDS	19/07/2019	P	0.018	SC	2	2
Land Adjacent To 33	Milford Gardens	CR0 7TT	19/02081/FULL1	KELSEY AND EDEN PARK	22/07/2019	P	0.024	SC	2	2
41	Mounthurst Road	BR2 7PG	19/02040/FULL1	HAYES AND CONEY HALL	30/07/2019	P	0.025	SC	-1	-1
41	Mounthurst Road	BR2 7PG	19/02040/FULL1	HAYES AND CONEY HALL	30/07/2019	P	0.025	SC	2	2

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11	Daerwood Close	BR2 8NU	19/02230/FULL1	BROMLEY COMMON AND KESTON	02/08/2019	S	0.013	SC	-1	-1
11	Daerwood Close	BR2 8NU	19/02230/FULL1	BROMLEY COMMON AND KESTON	02/08/2019	S	0.013	SC	2	2
53	Parish Lane	SE20 7LJ	19/01591/FULL1	PENGE AND CATOR	06/08/2019	P	0.008	SC	2	2
40	Arundel Drive	BR6 9JG	19/01908/FULL1	CHELSEFIELD AND PRATTS BOTTOM	12/08/2019	P	0.048	SC	-1	-1
40	Arundel Drive	BR6 9JG	19/01908/FULL1	CHELSEFIELD AND PRATTS BOTTOM	12/08/2019	P	0.048	SC	1	1
40	Arundel Drive	BR6 9JG	19/01908/FULL1	CHELSEFIELD AND PRATTS BOTTOM	12/08/2019	P	0.048	SC	1	1
42	Station Road	SE20 7BJ	19/02675/FULL1	PENGE AND CATOR	14/08/2019	P	0.012	SC	1	1
42	Station Road	SE20 7BJ	19/02675/FULL1	PENGE AND CATOR	14/08/2019	P	0.012	SC	1	1
Elmfield Court	Westgate Road	BR3 5EA	19/02371/FULL1	COPERS COPE	15/08/2019	P	0.025	SC	2	2
Land Opposite 1 To 4	Tye Lane	BR6 7DB	18/01926/RECON	FARNBOROUGH AND CROFTON	20/08/2019	S	0.111	SC	2	2
69-71	Church Road	SE19 2TA	19/02493/FULL1	CRYSTAL PALACE	02/09/2019	P	0.053	SC	2	2
67	High Street	BR3 1AW	19/02529/FULL1	COPERS COPE	03/09/2019	P	0.016	SC	-1	-1
67	High Street	BR3 1AW	19/02529/FULL1	COPERS COPE	03/09/2019	P	0.016	SC	1	1
67	High Street	BR3 1AW	19/02529/FULL1	COPERS COPE	03/09/2019	P	0.016	SC	1	1

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8	North Street	BR1 1SB	19/02500/FULL1	BROMLEY TOWN	05/09/2019	P	0.013	SC	-1	-1
8	North Street	BR1 1SB	19/02500/FULL1	BROMLEY TOWN	05/09/2019	P	0.013	SC	1	1
8	North Street	BR1 1SB	19/02500/FULL1	BROMLEY TOWN	05/09/2019	P	0.013	SC	1	1
264	High Street	BR6 0NB	19/02465/FULL1	ORPINGTON	16/09/2019	P	0.083	SC	2	2
5-7	Croydon Road	SE20 7TJ	19/03686/FULL1	PENGE AND CATOR	02/12/2019	P	0.050	SC	1	1
5-7	Croydon Road	SE20 7TJ	19/03686/FULL1	PENGE AND CATOR	02/12/2019	P	0.050	SC	1	1
35	High Street	BR1 1LD	19/03530/FULL1	BROMLEY TOWN	17/12/2019	P	0.007	SC	2	2
South Park Court	Park Road	BR3 1PH	19/04619/FULL1	COPERS COPE	13/01/2020	P	0.008	SC	2	2
2 Station Cottages	Station Approach	BR6 6EU	19/05193/FULL1	CHELSFIELD AND PRATTS BOTTOM	28/02/2020	P	0.200	SC	2	2
Khami Cottage	Polesteeple Hill	TN16 3TG	20/00493/FULL1	BIGGIN HILL	30/03/2020	P	0.053	SC	-1	-1
Khami Cottage	Polesteeple Hill	TN16 3TG	20/00493/FULL1	BIGGIN HILL	30/03/2020	P	0.053	SC	2	2
44	Napier Road	BR2 9JA	14/00473/FULL1	BROMLEY TOWN	25/04/2014	S	0.010	SC	-1	-1
44	Napier Road	BR2 9JA	14/00473/FULL1	BROMLEY TOWN	25/04/2014	S	0.010	SC	3	3
Land Adjacent 92	Whippendell Way	BR5 3DE	15/04089/FULL1	CRAY VALLEY WEST	17/12/2015	S	0.040	SC	2	2
Land Adjacent 92	Whippendell Way	BR5 3DE	15/04089/FULL1	CRAY VALLEY WEST	17/12/2015	S	0.040	SC	1	1
Ruskin Meadows	Jail Lane	TN16 3AX	16/02944/B8RES	DARWIN	25/08/2016	S	0.106	SC	3	3
Penge Library, 186	Maple Road	SE20 8HT	16/04736/FULL1	PENGE AND CATOR	27/07/2017	P	0.053	SC	3	3

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Premier House, 1 Cobden Court	Wimpole Close	BR2 9JF	17/02791/RESPA	BROMLEY TOWN	02/08/2017	P	0.007	SC	3	3
190	High Street	SE20 7QB	17/04551/FULL1	PENGE AND CATOR	20/11/2017	P	0.014	SC	3	3
Land Adjacent To 8	The Close	BR3 4AP	17/04061/FULL1	KELSEY AND EDEN PARK	04/12/2017	P	0.080	SC	3	3
100	Madeira Avenue	BR1 4AS	17/02290/OUT	BROMLEY TOWN	10/01/2018	P	0.090	SC	-1	-1
100	Madeira Avenue	BR1 4AS	17/02290/OUT	BROMLEY TOWN	10/01/2018	P	0.090	SC	2	2
100	Madeira Avenue	BR1 4AS	17/02290/OUT	BROMLEY TOWN	10/01/2018	P	0.090	SC	1	1
119-121	High Street	SE20 7DW	17/05578/FULL1	PENGE AND CATOR	26/01/2018	P	0.019	SC	-1	-1
119-121	High Street	SE20 7DW	17/05578/FULL1	PENGE AND CATOR	26/01/2018	P	0.019	SC	1	1
119-121	High Street	SE20 7DW	17/05578/FULL1	PENGE AND CATOR	26/01/2018	P	0.019	SC	2	2
25	Goodmead Road	BR6 0HX	18/01070/OUT	CRAY VALLEY EAST	23/04/2018	P	0.100	SC	3	3
The Gardens	Chapmans Lane	BR5 3JA	18/00047/FULL1	CRAY VALLEY EAST	25/05/2018	P	0.120	SC	1	1
The Gardens	Chapmans Lane	BR5 3JA	18/00047/FULL1	CRAY VALLEY EAST	25/05/2018	P	0.120	SC	2	2
89	High Street	SE20 7HW	18/00913/FULL1	PENGE AND CATOR	12/06/2018	S	0.012	SC	-1	-1
89	High Street	SE20 7HW	18/00913/FULL1	PENGE AND CATOR	12/06/2018	S	0.012	SC	2	2
89	High Street	SE20 7HW	18/00913/FULL1	PENGE AND CATOR	12/06/2018	S	0.012	SC	1	1
198a	High Street	SE20 7QB	18/01019/FULL1	PENGE AND CATOR	13/06/2018	S	0.014	SC	-1	-1

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198a	High Street	SE20 7QB	18/01019/FULL1	PENGE AND CATOR	13/06/2018	S	0.014	SC	1	1
198a	High Street	SE20 7QB	18/01019/FULL1	PENGE AND CATOR	13/06/2018	S	0.014	SC	1	1
198a	High Street	SE20 7QB	18/01019/FULL1	PENGE AND CATOR	13/06/2018	S	0.014	SC	1	1
Jaspers Lodge	Kelsey Lane	BR3 3NF	18/00297/FULL1	KELSEY AND EDEN PARK	28/09/2018	S	0.050	SC	3	3
Oakdene, 51	Bourne Way	BR2 7HA	18/03182/FULL1	HAYES AND CONEY HALL	11/10/2018	P	0.180	SC	2	2
Oakdene, 51	Bourne Way	BR2 7HA	18/03182/FULL1	HAYES AND CONEY HALL	11/10/2018	P	0.180	SC	1	1
132	High Street	SE20 7EU	18/01848/AXRPA	PENGE AND CATOR	31/10/2018	P	0.015	SC	3	3
348	Crofton Road	BR6 8NN	18/01247/FULL1	FARNBOROUGH AND CROFTON	22/11/2018	P	0.050	SC	2	2
348	Crofton Road	BR6 8NN	18/01247/FULL1	FARNBOROUGH AND CROFTON	22/11/2018	P	0.050	SC	1	1
165-167	High Street	BR6 0LW	18/04523/FULL1	ORPINGTON	31/01/2019	P	0.033	SC	1	1
165-167	High Street	BR6 0LW	18/04523/FULL1	ORPINGTON	31/01/2019	P	0.033	SC	2	2
253	Beckenham Road	BR3 4RP	18/05554/FULL1	CLOCK HOUSE	18/02/2019	P	0.020	SC	-1	-1
253	Beckenham Road	BR3 4RP	18/05554/FULL1	CLOCK HOUSE	18/02/2019	P	0.020	SC	1	1
253	Beckenham Road	BR3 4RP	18/05554/FULL1	CLOCK HOUSE	18/02/2019	P	0.020	SC	2	2
2-4	Raleigh Road	SE20 7JB	19/00919/B8RES	PENGE AND CATOR	17/04/2019	S	0.020	SC	3	3
9	Farnaby Road	BR1 4BL	19/00384/FULL1	BROMLEY TOWN	25/04/2019	P	0.049	SC	-1	-1
9	Farnaby Road	BR1 4BL	19/00384/FULL1	BROMLEY TOWN	25/04/2019	P	0.049	SC	3	3

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2	Wimpole Close	BR2 9JF	19/01098/RESPA	BROMLEY TOWN	16/05/2019	P	0.015	SC	3	3
41	Station Approach	BR2 7EB	19/01749/FULL1	HAYES AND CONEY HALL	18/06/2019	P	0.024	SC	1	1
41	Station Approach	BR2 7EB	19/01749/FULL1	HAYES AND CONEY HALL	18/06/2019	P	0.024	SC	2	2
168-170	High Street	BR3 1EW	19/02185/FULL1	COPERS COPE	03/09/2019	P	0.010	SC	1	1
168-170	High Street	BR3 1EW	19/02185/FULL1	COPERS COPE	03/09/2019	P	0.010	SC	2	2
46	High Street	BR6 0JQ	19/02782/FULL1	CRAY VALLEY EAST	11/09/2019	P	0.134	SC	3	3
2	Derwent Road	SE20 8SW	19/03653/FULL2	CRYSTAL PALACE	26/11/2019	P	0.005	SC	-1	-1
2	Derwent Road	SE20 8SW	19/03653/FULL2	CRYSTAL PALACE	26/11/2019	P	0.005	SC	3	3
18	Snowdown Close	SE20 7RU	18/05377/FULL1	PENGE AND CATOR	02/12/2019	P	0.037	SC	-1	-1
18	Snowdown Close	SE20 7RU	18/05377/FULL1	PENGE AND CATOR	02/12/2019	P	0.037	SC	1	1
18	Snowdown Close	SE20 7RU	18/05377/FULL1	PENGE AND CATOR	02/12/2019	P	0.037	SC	1	1
18	Snowdown Close	SE20 7RU	18/05377/FULL1	PENGE AND CATOR	02/12/2019	P	0.037	SC	1	1
241	High Street	BR1 1NZ	19/04406/FULL1	BROMLEY TOWN	28/01/2020	P	0.020	SC	3	3
2a	Kingswood Road	SE20 7BN	13/04218/FULL1	PENGE AND CATOR	26/03/2014	S	0.100	SC	4	4
Chandlers House	Southlands Road	BR2 9QP	17/03198/RESPA	BROMLEY COMMON AND KESTON	01/09/2017	P	0.025	SC	4	4
Land Adjacent 24	Chesterfield Close	BR5 3PQ	17/01224/FULL1	CRAY VALLEY EAST	11/12/2017	P	0.064	SC	4	4
16	Elmfield Road	BR1 1LR	17/05586/FULL1	BROMLEY TOWN	15/02/2018	S	0.073	SC	2	2



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16	Elmfield Road	BR1 1LR	17/05586/FULL1	BROMLEY TOWN	15/02/2018	S	0.073	SC	2	2
26	Manor Road	BR3 5LE	18/00998/FULL1	KELSEY AND EDEN PARK	18/06/2018	P	0.047	SC	-2	-2
26	Manor Road	BR3 5LE	18/00998/FULL1	KELSEY AND EDEN PARK	18/06/2018	P	0.047	SC	2	2
26	Manor Road	BR3 5LE	18/00998/FULL1	KELSEY AND EDEN PARK	18/06/2018	P	0.047	SC	2	2
Parker House, 27	Elmcroft Road	BR6 0HZ	18/02103/FULL1	CRAY VALLEY EAST	29/11/2018	P	0.075	SC	2	2
Parker House, 27	Elmcroft Road	BR6 0HZ	18/02103/FULL1	CRAY VALLEY EAST	29/11/2018	P	0.075	SC	2	2
150-164	Upper Elmers End Road	BR3 3DY	18/04540/FULL1	KELSEY AND EDEN PARK	28/12/2018	P	0.026	SC	1	1
150-164	Upper Elmers End Road	BR3 3DY	18/04540/FULL1	KELSEY AND EDEN PARK	28/12/2018	P	0.026	SC	3	3
8	Padua Road	SE20 8HF	18/03402/FULL1	PENGE AND CATOR	04/01/2019	P	0.047	SC	-1	-1
8	Padua Road	SE20 8HF	18/03402/FULL1	PENGE AND CATOR	04/01/2019	P	0.047	SC	2	2
8	Padua Road	SE20 8HF	18/03402/FULL1	PENGE AND CATOR	04/01/2019	P	0.047	SC	2	2
1	Bullers Wood Drive	BR7 5LS	17/05535/FULL1	BICKLEY	07/01/2019	P	0.184	SC	-1	-1
1	Bullers Wood Drive	BR7 5LS	17/05535/FULL1	BICKLEY	07/01/2019	P	0.184	SC	-1	-1
1	Bullers Wood Drive	BR7 5LS	17/05535/FULL1	BICKLEY	07/01/2019	P	0.184	SC	4	4
309-311	Beckenham Road	BR3 4RL	18/05512/FULL1	PENGE AND CATOR	25/02/2019	P	0.026	SC	4	4
52	High Street	BR1 1EG	19/01340/FULL1	BROMLEY TOWN	23/05/2019	P	0.020	SC	1	1
52	High Street	BR1 1EG	19/01340/FULL1	BROMLEY TOWN	23/05/2019	P	0.020	SC	3	3

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35	High Street	BR1 1LD	19/02331/RESPA	BROMLEY TOWN	31/07/2019	P	0.017	SC	4	4
263	Beckenham Road	BR3 4RP	19/03554/FULL1	CLOCK HOUSE	09/10/2019	P	0.022	SC	-2	-2
263	Beckenham Road	BR3 4RP	19/03554/FULL1	CLOCK HOUSE	09/10/2019	P	0.022	SC	-1	-1
263	Beckenham Road	BR3 4RP	19/03554/FULL1	CLOCK HOUSE	09/10/2019	P	0.022	SC	4	4
2-4	Lewes Road	BR1 2RN	18/04305/FULL1	BICKLEY	01/11/2019	P	0.043	SC	4	4
Weald House Unit 1 2	Southlands Road	BR2 9QP	19/04377/RESPA	BROMLEY COMMON AND KESTON	11/12/2019	P	0.040	SC	1	1
Weald House Unit 1 2	Southlands Road	BR2 9QP	19/04377/RESPA	BROMLEY COMMON AND KESTON	11/12/2019	P	0.040	SC	1	1
Weald House Unit 1 2	Southlands Road	BR2 9QP	19/04377/RESPA	BROMLEY COMMON AND KESTON	11/12/2019	P	0.040	SC	2	2
159	Ravenscroft Road	BR3 4TN	16/01908/RESPA	CLOCK HOUSE	17/06/2016	S	0.011	SC	5	5
63-65	Chislehurst Road	BR7 5NP	16/01032/FULL1	CHISLEHURST	08/09/2016	S	0.035	SC	-2	-2
63-65	Chislehurst Road	BR7 5NP	16/01032/FULL1	CHISLEHURST	08/09/2016	S	0.035	SC	-1	-1
63-65	Chislehurst Road	BR7 5NP	16/01032/FULL1	CHISLEHURST	08/09/2016	S	0.035	SC	5	5
Regal House, 10	Letchworth Drive	BR2 9BE	17/03187/RESPA	HAYES AND CONEY HALL	05/09/2017	P	0.034	SC	3	3
Regal House, 10	Letchworth Drive	BR2 9BE	17/03187/RESPA	HAYES AND CONEY HALL	05/09/2017	P	0.034	SC	2	2
36	Great Elms Road	BR2 9NF	17/03122/FULL1	BROMLEY TOWN	07/09/2017	P	0.038	SC	5	5
286 - 290	High Street	BR6 0LU	17/04642/FULL1	ORPINGTON	04/12/2017	P	0.100	SC	4	4

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286 - 290	High Street	BR6 0LU	17/04642/FULL1	ORPINGTON	04/12/2017	P	0.100	SC	1	1
Heatherwood, 33	Station Road	BR6 0RZ	17/04378/FULL1	ORPINGTON	04/01/2018	S	0.060	SC	4	4
Heatherwood, 33	Station Road	BR6 0RZ	17/04378/FULL1	ORPINGTON	04/01/2018	S	0.060	SC	1	1
Clarence House	Rushmore Hill	BR6 7LZ	18/03013/RESPA	CHELSFIELD AND PRATTS BOTTOM	09/08/2018	S	0.025	SC	5	5
Tahoma Lodge, 70	Lubbock Road	BR7 5JX	18/02745/FULL1	CHISLEHURST	11/10/2018	P	0.180	SC	-1	-1
Tahoma Lodge, 70	Lubbock Road	BR7 5JX	18/02745/FULL1	CHISLEHURST	11/10/2018	P	0.180	SC	-1	-1
Tahoma Lodge, 70	Lubbock Road	BR7 5JX	18/02745/FULL1	CHISLEHURST	11/10/2018	P	0.180	SC	3	3
Tahoma Lodge, 70	Lubbock Road	BR7 5JX	18/02745/FULL1	CHISLEHURST	11/10/2018	P	0.180	SC	2	2
21a	Ancaster Road	BR3 4DZ	18/02033/FULL1	CLOCK HOUSE	03/12/2018	P	0.060	SC	5	5
54	Shortlands Road	BR2 0JP	19/00230/FULL1	SHORTLANDS	02/04/2019	P	0.059	SC	-1	-1
54	Shortlands Road	BR2 0JP	19/00230/FULL1	SHORTLANDS	02/04/2019	P	0.059	SC	5	5
Orchard House, 5	Woodlands Road	BR1 2AD	18/01938/FULL1	BICKLEY	02/07/2019	P	0.239	SC	5	5
195	High Street	BR4 0LX	19/03142/FULL1	WEST WICKHAM	13/09/2019	P	0.030	SC	-2	-2
195	High Street	BR4 0LX	19/03142/FULL1	WEST WICKHAM	13/09/2019	P	0.030	SC	3	3
195	High Street	BR4 0LX	19/03142/FULL1	WEST WICKHAM	13/09/2019	P	0.030	SC	1	1
195	High Street	BR4 0LX	19/03142/FULL1	WEST WICKHAM	13/09/2019	P	0.030	SC	1	1
51	Ancaster Road	BR3 4DZ	19/04153/FULL1	CLOCK HOUSE	10/01/2020	P	0.046	SC	-1	-1

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51	Ancaster Road	BR3 4DZ	19/04153/FULL1	CLOCK HOUSE	10/01/2020	P	0.046	SC	5	5
Alan Hills Motors	Alma Place	SE19 2TB	17/02876/FULL1	CRYSTAL PALACE	13/11/2017	S	0.175	SC	6	6
16	St John's Road	SE20 7ED	17/05514/FULL1	PENGE AND CATOR	16/03/2018	P	0.047	SC	-1	-1
16	St John's Road	SE20 7ED	17/05514/FULL1	PENGE AND CATOR	16/03/2018	P	0.047	SC	3	3
16	St John's Road	SE20 7ED	17/05514/FULL1	PENGE AND CATOR	16/03/2018	P	0.047	SC	2	2
16	St John's Road	SE20 7ED	17/05514/FULL1	PENGE AND CATOR	16/03/2018	P	0.047	SC	1	1
61	The Avenue	BR3 5EE	17/01955/FULL1	COPERS COPE	14/05/2018	P	0.157	SC	-1	-1
61	The Avenue	BR3 5EE	17/01955/FULL1	COPERS COPE	14/05/2018	P	0.157	SC	6	6
8	Page Heath Villas	BR1 2DS	18/01783/FULL1	BICKLEY	31/05/2018	P	0.044	SC	-1	-1
8	Page Heath Villas	BR1 2DS	18/01783/FULL1	BICKLEY	31/05/2018	P	0.044	SC	1	1
8	Page Heath Villas	BR1 2DS	18/01783/FULL1	BICKLEY	31/05/2018	P	0.044	SC	5	5
Barn Hawe	Church Hill	BR6 0HE	18/00967/FULL1	ORPINGTON	15/06/2018	P	0.100	SC	-1	-1
Barn Hawe	Church Hill	BR6 0HE	18/00967/FULL1	ORPINGTON	15/06/2018	P	0.100	SC	3	3
Barn Hawe	Church Hill	BR6 0HE	18/00967/FULL1	ORPINGTON	15/06/2018	P	0.100	SC	3	3
46	Crystal Palace Park Road	SE26 6UG	18/01228/FULL1	CRYSTAL PALACE	18/06/2018	P	0.068	SC	-1	-1
46	Crystal Palace Park Road	SE26 6UG	18/01228/FULL1	CRYSTAL PALACE	18/06/2018	P	0.068	SC	5	5
46	Crystal Palace Park Road	SE26 6UG	18/01228/FULL1	CRYSTAL PALACE	18/06/2018	P	0.068	SC	1	1

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129	High Street	SE20 7DS	18/02481/FULL1	PENGE AND CATOR	25/07/2018	P	0.018	SC	5	5
129	High Street	SE20 7DS	18/02481/FULL1	PENGE AND CATOR	25/07/2018	P	0.018	SC	1	1
Hillcroft	Southill Road	BR7 5EE	18/02209/FULL1	CHISLEHURST	29/08/2018	S	0.100	SC	-1	-1
Hillcroft	Southill Road	BR7 5EE	18/02209/FULL1	CHISLEHURST	29/08/2018	S	0.100	SC	2	2
Hillcroft	Southill Road	BR7 5EE	18/02209/FULL1	CHISLEHURST	29/08/2018	S	0.100	SC	4	4
174-176	High Street	BR6 0JW	17/04817/FULL1	ORPINGTON	09/11/2018	P	0.050	SC	3	3
174-176	High Street	BR6 0JW	17/04817/FULL1	ORPINGTON	09/11/2018	P	0.050	SC	3	3
The Hurns	Southill Road	BR7 5EE	18/04700/FULL1	CHISLEHURST	07/02/2019	P	0.070	SC	-1	-1
The Hurns	Southill Road	BR7 5EE	18/04700/FULL1	CHISLEHURST	07/02/2019	P	0.070	SC	2	2
The Hurns	Southill Road	BR7 5EE	18/04700/FULL1	CHISLEHURST	07/02/2019	P	0.070	SC	4	4
62	Park Hill Road	BR2 0LF	19/00775/FULL1	COPERS COPE	05/06/2019	P	0.080	SC	-1	-1
62	Park Hill Road	BR2 0LF	19/00775/FULL1	COPERS COPE	05/06/2019	P	0.080	SC	6	6
1	Scotts Lane	BR2 0LH	19/01805/FULL1	COPERS COPE	15/07/2019	P	0.086	SC	-1	-1
1	Scotts Lane	BR2 0LH	19/01805/FULL1	COPERS COPE	15/07/2019	P	0.086	SC	5	5
1	Scotts Lane	BR2 0LH	19/01805/FULL1	COPERS COPE	15/07/2019	P	0.086	SC	1	1
2	Oak Grove Road	SE20 7RQ	19/05128/PLUD	PENGE AND CATOR	18/02/2020	P	0.000	SC	-1	-1
2	Oak Grove Road	SE20 7RQ	19/05128/PLUD	PENGE AND CATOR	18/02/2020	P	0.000	SC	6	6

Address			Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
156-158	Main Road	TN16 3BA	18/01234/FULL1	BIGGIN HILL	05/07/2018	P	0.102	SC	6	6
156-158	Main Road	TN16 3BA	18/01234/FULL1	BIGGIN HILL	05/07/2018	P	0.102	SC	1	1
County House, 241	Beckenham Road	BR3 4FD	18/01890/FULL1	CLOCK HOUSE	09/08/2018	P	0.218	SC	5	5
County House, 241	Beckenham Road	BR3 4FD	18/01890/FULL1	CLOCK HOUSE	09/08/2018	P	0.218	SC	2	2
44	Westmoreland Road	BR2 0QS	17/04784/FULL1	SHORTLANDS	28/08/2018	P	0.120	SC	-1	-1
44	Westmoreland Road	BR2 0QS	17/04784/FULL1	SHORTLANDS	28/08/2018	P	0.120	SC	3	3
44	Westmoreland Road	BR2 0QS	17/04784/FULL1	SHORTLANDS	28/08/2018	P	0.120	SC	4	4
Ece Travel	Royal Parade Mews	BR7 6TN	19/00216/FULL1	CHISLEHURST	04/07/2019	P	0.060	SC	4	4
Ece Travel	Royal Parade Mews	BR7 6TN	19/00216/FULL1	CHISLEHURST	04/07/2019	P	0.060	SC	3	3
69-71	Church Road	SE19 2TA	19/03203/FULL1	CRYSTAL PALACE	08/11/2019	P	0.061	SC	-1	-1
69-71	Church Road	SE19 2TA	19/03203/FULL1	CRYSTAL PALACE	08/11/2019	P	0.061	SC	-1	-1
69-71	Church Road	SE19 2TA	19/03203/FULL1	CRYSTAL PALACE	08/11/2019	P	0.061	SC	3	3
69-71	Church Road	SE19 2TA	19/03203/FULL1	CRYSTAL PALACE	08/11/2019	P	0.061	SC	2	2
69-71	Church Road	SE19 2TA	19/03203/FULL1	CRYSTAL PALACE	08/11/2019	P	0.061	SC	2	2
16	St John's Road	SE20 7ED	19/04823/FULL1	PENGE AND CATOR	04/02/2020	P	0.047	SC	-1	-1
16	St John's Road	SE20 7ED	19/04823/FULL1	PENGE AND CATOR	04/02/2020	P	0.047	SC	5	5
16	St John's Road	SE20 7ED	19/04823/FULL1	PENGE AND CATOR	04/02/2020	P	0.047	SC	1	1

Address			Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
16	St John's Road	SE20 7ED	19/04823/FULL1	PENGE AND CATOR	04/02/2020	P	0.047	SC	1	1
Parker House 27	Elmcroft Road	BR6 0HZ	16/03670/RESPA	CRAY VALLEY EAST	28/09/2016	S	0.024	SC	3	3
Parker House 27	Elmcroft Road	BR6 0HZ	16/03670/RESPA	CRAY VALLEY EAST	28/09/2016	S	0.024	SC	5	5
3	Beckenham Road	BR3 4ES	16/04145/FULL1	CLOCK HOUSE	22/12/2016	S	0.100	SC	2	2
3	Beckenham Road	BR3 4ES	16/04145/FULL1	CLOCK HOUSE	22/12/2016	S	0.100	SC	6	6
Ontario Centre, 9	Helegan Close	BR6 9XJ	16/05900/OUT	CHELSFIELD AND PRATTS BOTTOM	19/05/2017	S	0.180	SC	8	8
173-175	High Street	BR6 0LW	17/02330/FULL1	ORPINGTON	05/09/2017	P	0.036	SC	1	1
173-175	High Street	BR6 0LW	17/02330/FULL1	ORPINGTON	05/09/2017	P	0.036	SC	7	7
122	Anerley Road	SE20 8DL	17/02975/FULL1	CRYSTAL PALACE	26/10/2017	P	0.018	SC	4	4
122	Anerley Road	SE20 8DL	17/02975/FULL1	CRYSTAL PALACE	26/10/2017	P	0.018	SC	4	4
Greytown House, 221-227	High Street	BR6 0NZ	18/01564/RESPA	ORPINGTON	09/05/2018	P	0.051	SC	6	6
Greytown House, 221-227	High Street	BR6 0NZ	18/01564/RESPA	ORPINGTON	09/05/2018	P	0.051	SC	2	2
196-198	High Street	BR1 1HE	18/04000/FULL1	BROMLEY TOWN	27/11/2018	P	0.170	SC	-1	-1
196-198	High Street	BR1 1HE	18/04000/FULL1	BROMLEY TOWN	27/11/2018	P	0.170	SC	2	2
196-198	High Street	BR1 1HE	18/04000/FULL1	BROMLEY TOWN	27/11/2018	P	0.170	SC	6	6
115a	High Street	BR3 1AG	18/04669/FULL1	COPERS COPE	24/01/2019	P	0.065	SC	4	4

Address			Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
115a	High Street	BR3 1AG	18/04669/FULL1	COPERS COPE	24/01/2019	P	0.065	SC	4	4
The Elms	Westbury Road	BR3 4DD	17/01072/FULL1	CLOCK HOUSE	30/05/2017	S	0.070	SC	-1	-1
The Elms	Westbury Road	BR3 4DD	17/01072/FULL1	CLOCK HOUSE	30/05/2017	S	0.070	SC	3	3
The Elms	Westbury Road	BR3 4DD	17/01072/FULL1	CLOCK HOUSE	30/05/2017	S	0.070	SC	6	6
Kemnal Stables	Kemnal Road	BR7 6LT	17/03076/OUT	CHISLEHURST	12/03/2018	P	0.049	SC	-1	-1
Kemnal Stables	Kemnal Road	BR7 6LT	17/03076/OUT	CHISLEHURST	12/03/2018	P	0.049	SC	6	6
Kemnal Stables	Kemnal Road	BR7 6LT	17/03076/OUT	CHISLEHURST	12/03/2018	P	0.049	SC	2	2
Kemnal Stables	Kemnal Road	BR7 6LT	17/03076/OUT	CHISLEHURST	12/03/2018	P	0.049	SC	1	1
15	Bromley Common	BR2 9LS	18/01946/FULL1	BROMLEY TOWN	20/07/2018	P	0.115	SC	-3	-3
15	Bromley Common	BR2 9LS	18/01946/FULL1	BROMLEY TOWN	20/07/2018	P	0.115	SC	-3	-3
15	Bromley Common	BR2 9LS	18/01946/FULL1	BROMLEY TOWN	20/07/2018	P	0.115	SC	4	4
15	Bromley Common	BR2 9LS	18/01946/FULL1	BROMLEY TOWN	20/07/2018	P	0.115	SC	1	1
15	Bromley Common	BR2 9LS	18/01946/FULL1	BROMLEY TOWN	20/07/2018	P	0.115	SC	3	3
15	Bromley Common	BR2 9LS	18/01946/FULL1	BROMLEY TOWN	20/07/2018	P	0.115	SC	1	1
Charnwood, 74	Chislehurst Road	BR7 5LD	17/05515/OUT	BICKLEY	25/09/2018	S	0.150	SC	-1	-1
Charnwood, 74	Chislehurst Road	BR7 5LD	17/05515/OUT	BICKLEY	25/09/2018	S	0.150	SC	9	9
143	Hayes Lane	BR2 9EJ	18/02092/OUT	HAYES AND CONEY HALL	28/03/2019	P	0.130	SC	-1	-1



Address			Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
143	Hayes Lane	BR2 9EJ	18/02092/OUT	HAYES AND CONEY HALL	28/03/2019	P	0.130	SC	8	8
143	Hayes Lane	BR2 9EJ	18/02092/OUT	HAYES AND CONEY HALL	28/03/2019	P	0.130	SC	1	1
Hayes Street Farm	Hayes Lane	BR2 7LB	17/05543/FULL1	HAYES AND CONEY HALL	25/06/2019	P	0.163	SC	1	1
Hayes Street Farm	Hayes Lane	BR2 7LB	17/05543/FULL1	HAYES AND CONEY HALL	25/06/2019	P	0.163	SC	2	2
Hayes Street Farm	Hayes Lane	BR2 7LB	17/05543/FULL1	HAYES AND CONEY HALL	25/06/2019	P	0.163	SC	4	4
Hayes Street Farm	Hayes Lane	BR2 7LB	17/05543/FULL1	HAYES AND CONEY HALL	25/06/2019	P	0.163	SC	2	2
18	Bromley Common	BR2 9PD	19/01537/FULL1	BROMLEY TOWN	22/07/2019	P	0.238	SC	9	9
Regal House 10	Letchworth Drive	BR2 9BE	19/03042/FULL1	HAYES AND CONEY HALL	12/12/2019	P	0.153	SC	9	9
Nexus Apartments, 39	Elmfield Road	BR1 1AJ	17/04313/FULL1	BROMLEY TOWN	03/09/2018	P	0.206	SC	4	4
Nexus Apartments, 39	Elmfield Road	BR1 1AJ	17/04313/FULL1	BROMLEY TOWN	03/09/2018	P	0.206	SC	3	3
Nexus Apartments, 39	Elmfield Road	BR1 1AJ	17/04313/FULL1	BROMLEY TOWN	03/09/2018	P	0.206	SC	3	3
Tenison House, 45	Tweedy Road	BR1 3NF	18/03887/RESPA	BROMLEY TOWN	09/11/2018	P	0.037	SC	4	4
Tenison House, 45	Tweedy Road	BR1 3NF	18/03887/RESPA	BROMLEY TOWN	09/11/2018	P	0.037	SC	6	6
61	Plaistow Lane	BR1 3TU	18/00028/FULL1	PLAISTOW AND SUNDRIDGE	18/01/2019	P	0.090	SC	-5	-5
61	Plaistow Lane	BR1 3TU	18/00028/FULL1	PLAISTOW AND SUNDRIDGE	18/01/2019	P	0.090	SC	8	8
61	Plaistow Lane	BR1 3TU	18/00028/FULL1	PLAISTOW AND SUNDRIDGE	18/01/2019	P	0.090	SC	2	2

Address			Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
19	Anerley Road	SE19 2AS	18/01303/FULL1	CRYSTAL PALACE	20/05/2019	P	0.022	SC	-8	-8
19	Anerley Road	SE19 2AS	18/01303/FULL1	CRYSTAL PALACE	20/05/2019	P	0.022	SC	5	5
19	Anerley Road	SE19 2AS	18/01303/FULL1	CRYSTAL PALACE	20/05/2019	P	0.022	SC	5	5
All Saints Catholic School	Layhams Road	BR4 9HN	18/03940/FULL1	HAYES AND CONEY HALL	25/10/2019	P	0.079	SC	6	6
All Saints Catholic School	Layhams Road	BR4 9HN	18/03940/FULL1	HAYES AND CONEY HALL	25/10/2019	P	0.079	SC	4	4
Allum House 92	Plaistow Lane	BR1 3HU	19/01263/FULL1	PLAISTOW AND SUNDRIDGE	14/02/2020	P	0.097	SC	-1	-1
Allum House 92	Plaistow Lane	BR1 3HU	19/01263/FULL1	PLAISTOW AND SUNDRIDGE	14/02/2020	P	0.097	SC	1	1
Allum House 92	Plaistow Lane	BR1 3HU	19/01263/FULL1	PLAISTOW AND SUNDRIDGE	14/02/2020	P	0.097	SC	8	8
Allum House 92	Plaistow Lane	BR1 3HU	19/01263/FULL1	PLAISTOW AND SUNDRIDGE	14/02/2020	P	0.097	SC	1	1
57	Liddon Road	BR1 2SR	20/00209/RESPA	BICKLEY	23/03/2020	P	0.065	SC	8	8
57	Liddon Road	BR1 2SR	20/00209/RESPA	BICKLEY	23/03/2020	P	0.065	SC	2	2
Bromley Business Centre 13-27	Hastings Road	BR2 8NA	20/00149/RESPA	BROMLEY COMMON AND KESTON	27/03/2020	P	0.000	SC	6	6
Bromley Business Centre 13-27	Hastings Road	BR2 8NA	20/00149/RESPA	BROMLEY COMMON AND KESTON	27/03/2020	P	0.000	SC	2	2
Bromley Business	Hastings Road	BR2 8NA	20/00149/RESPA	BROMLEY COMMON AND KESTON	27/03/2020	P	0.000	SC	2	2

Address		Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5	
Centre 13-27										
53	Liddon Road	BR1 2SR	17/02274/B8RES	BICKLEY	08/02/2018	S	0.045	SC	11	11
55	Liddon Road	BR1 2SR	17/02905/RESPA	BICKLEY	28/08/2018	S	0.064	SC	11	11
Borkwood Court	Sevenoaks Road	BR6 9LA	18/00142/FULL1	CHELSEFIELD AND PRATTS BOTTOM	02/03/2020	P	0.230	SC	-6	-6
Borkwood Court	Sevenoaks Road	BR6 9LA	18/00142/FULL1	CHELSEFIELD AND PRATTS BOTTOM	02/03/2020	P	0.230	SC	6	6
Borkwood Court	Sevenoaks Road	BR6 9LA	18/00142/FULL1	CHELSEFIELD AND PRATTS BOTTOM	02/03/2020	P	0.230	SC	5	5
135	Masons Hill	BR2 9HT	20/00274/RESPA	BROMLEY TOWN	26/03/2020	P	0.000	SC	3	3
135	Masons Hill	BR2 9HT	20/00274/RESPA	BROMLEY TOWN	26/03/2020	P	0.000	SC	8	8
S T C House 38	Croydon Road	BR3 4BJ	20/00393/RESPA	KELSEY AND EDEN PARK	27/03/2020	P	0.000	SC	12	12
Burnhill Business Centre	Burnhill Road	BR3 3LA	16/02466/RESPA	COPERS COPE	29/07/2016	S	0.014	SC	14	14
Bayheath House, 4	Fairway	BR5 1EG	18/04635/RESPA	PETTS WOOD AND KNOLL	17/12/2018	P	0.047	SC	7	7
Bayheath House, 4	Fairway	BR5 1EG	18/04635/RESPA	PETTS WOOD AND KNOLL	17/12/2018	P	0.047	SC	1	1
Bayheath House, 4	Fairway	BR5 1EG	18/04635/RESPA	PETTS WOOD AND KNOLL	17/12/2018	P	0.047	SC	8	8
Insurance House, 38	Croydon Road	BR3 4BJ	18/03990/RESPA	KELSEY AND EDEN PARK	21/12/2018	P	0.057	SC	16	16
Prospect House, 19-21	Homesdale Road	BR2 9LY	18/05474/RESPA	BROMLEY TOWN	29/01/2019	P	0.108	SC	9	9

Address			Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
Prospect House, 19-21	Homesdale Road	BR2 9LY	18/05474/RESPA	BROMLEY TOWN	29/01/2019	P	0.108	SC	8	8
46	High Street	BR6 0JQ	19/00294/RESPA	CRAY VALLEY EAST	08/03/2019	P	0.079	SC	17	17
251	High Street	BR6 0NZ	17/00266/RESPA	ORPINGTON	08/03/2017	S	0.131	SC	12	12
251	High Street	BR6 0NZ	17/00266/RESPA	ORPINGTON	08/03/2017	S	0.131	SC	22	22
H G Wells Centre	St Marks Road	BR2 9HG	13/03345/FULL1	BROMLEY TOWN	13/08/2015	S	0.095	SC	6	6
H G Wells Centre	St Marks Road	BR2 9HG	13/03345/FULL1	BROMLEY TOWN	13/08/2015	S	0.095	SC	1	1
H G Wells Centre	St Marks Road	BR2 9HG	13/03345/FULL1	BROMLEY TOWN	13/08/2015	S	0.095	SC	39	39
H G Wells Centre	St Marks Road	BR2 9HG	13/03345/FULL1	BROMLEY TOWN	13/08/2015	S	0.095	SC	5	5
H G Wells Centre	St Marks Road	BR2 9HG	13/03345/FULL1	BROMLEY TOWN	13/08/2015	S	0.095	SC	1	1
Yeoman House, 57-63	Croydon Road	SE20 7TS	19/01837/RESPA	PENGE AND CATOR	28/06/2019	P	0.116	SC	29	29
Yeoman House, 57-63	Croydon Road	SE20 7TS	19/01837/RESPA	PENGE AND CATOR	28/06/2019	P	0.116	SC	28	28
124-126	High Street	BR1 1DW	17/04945/FULL1	BROMLEY TOWN	10/01/2019	P	0.226	SC	45	45
124-126	High Street	BR1 1DW	17/04945/FULL1	BROMLEY TOWN	10/01/2019	P	0.226	SC	6	6
<b>TOTAL</b>									<b>1,406(1,006 units from applications listed in Table 6, plus 400</b>	<b>1,406 (1,006 units from applications listed in Table 6, plus 400 units from</b>

Address	Borough reference number	Ward	Date of planning permission	Status (P = Permitted but not started; S = Started; NP = Not permitted)	Site size	Self-contained (SC) or non-self-contained (NSC)	Residential units (net gain)	Projected delivery in Years 1-5
							units from assumed approvals in 2020/21)	assumed approvals in 2020/21)

Source: London Development Database 2020

Notes: Data in Table 6 is from September 2020 Trajectory, reflecting extant permissions as of 31/03/2020. GLA Planning London Datahub data will be used to update this table, when data is available.

The ‘Small sites permitted prior to start of trajectory period (lapse rate applied)’ figure of 837units, set out in Table 3, is derived from the gross delivery of 1,006 units (the total extant permissions in Table 6); plus 400 units for planning approvals during 2020/21<sup>32</sup>. This figure (1,406 units) then has a lapse rate applied; for the 1,006 units from actual permissions, the lapse rate is trend-based, based on the specific lapse rates for different sized schemes, as set out in Table 1; and for the 400 assumed units for 2020/21 (based on trend data), the overall average lapse rate is used. Finally, 302 units are deducted for completions in 2020/21 (based on trend information). This gives the figure of 837units.

Table 6 includes multiple entries for most small sites, which reflects how the data is held on the London Development Database. Adding together each line for each site gives the total number of residential units on that site.

<sup>32</sup> See paragraph 3.18 above