

# SOUTHWARK COUNCIL

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)



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## APPROVAL OF RESERVED/OUTSTANDING MATTERS

**Applicant** Sir/Madam  
DP9

**LBS Registered Number** 07-AP-1498

**Date of Issue of this decision** 17/09/2007

**Case Number** TP/1057-C

### Approval has been GIVEN for the following details:

Details relating to cycle storage as required by condition 12 of planning application dated 13/06/06 - planning permission LBS Reg 05-AP-2502 for the erection of a 43 storey (147 metres) building with retail, restaurant with takeaway use (Use Class A1/A3/A5) on the ground and first floor and 399 residential units above, and a four storey (17 metres) pavilion building with retail, restaurant or takeaway use (Use Class A1/A3/A5) on the ground floor and 9 residential units above, associated landscaping and public open space, with parking and servicing facilities to the rear and at basement level.

**At:** Castle House, 2-20 Walworth Road, London SE1

**In accordance with application received on** 04/06/2007

Signed

A handwritten signature in black ink, appearing to be 'GR' with a flourish.

Gary Rice  
Head of Development Control

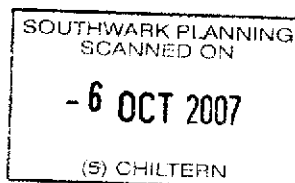
**Your attention is drawn to the notes accompanying this document**

Any correspondence regarding this document should quote the Case Number and LBS Registered Number and be addressed to: Head of Development Control, Council Offices, Chiltern, Portland Street, London SE17 2ES. Tel. No. 020 7525 5000

UPRN:

checked by

A handwritten signature in black ink, appearing to be 'BAC'.

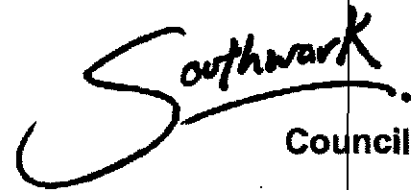


## APPROVAL OF RESERVED/OUTSTANDING MATTERS

LBS Registered Number: 07-AP-1498

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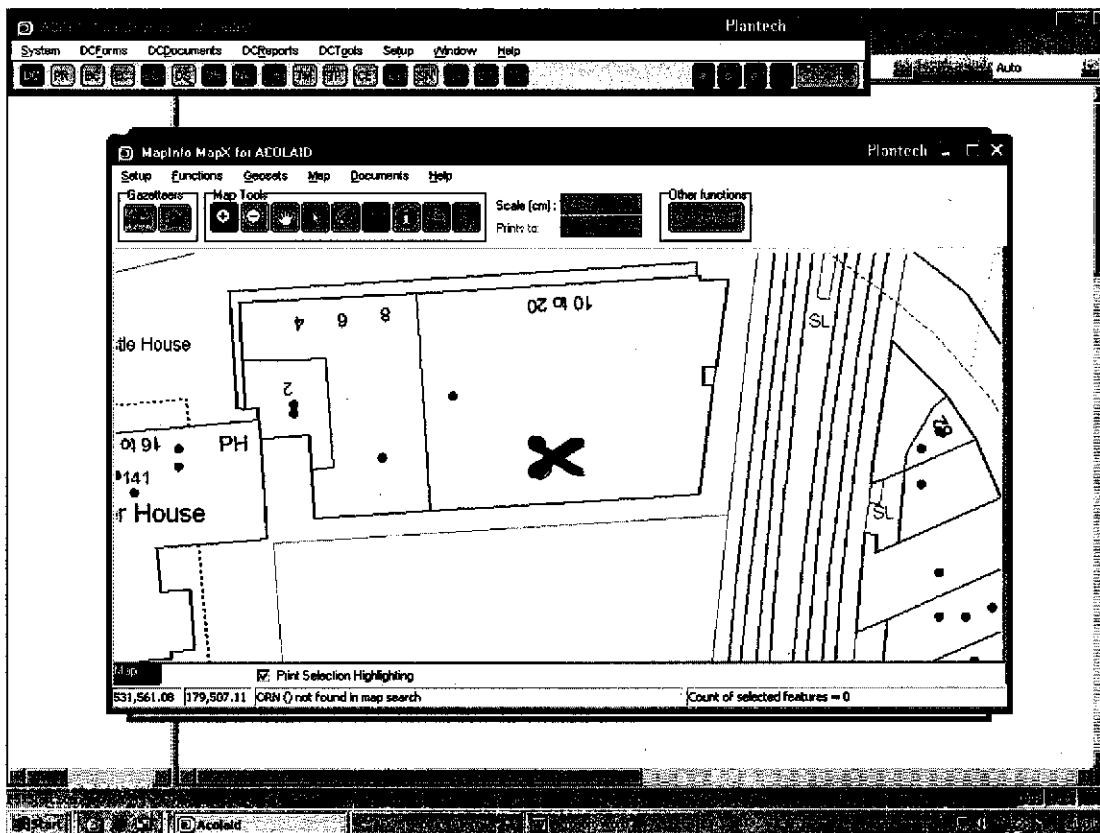
Date of issue of this decision: 17/09/2007



[www.southwark.gov.uk](http://www.southwark.gov.uk)

### IMPORTANT NOTES RELATING TO THE COUNCIL'S DECISION

- [1] **APPEALS TO THE SECRETARY OF STATE.** If the applicant is aggrieved by this decision of the council to approve a reserved matter or an outstanding matter pursuant to a condition on a planning permission, which has been made the subject of further conditions, the applicant may appeal to the Secretary of State in accordance with Section 78 of the Town and Country Planning Act 1990 within six months of the date of this notice. The Secretary of State can allow a longer period for giving notice of an appeal but will not normally use this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State need not consider an appeal if it seems that the local planning authority could not have granted it without the conditions imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order. If you do decide to appeal you can do so using The Planning Inspectorate's online appeals service. You can find the service through the appeals area of the Planning Portal at [www.planningportal.gov.uk/pes](http://www.planningportal.gov.uk/pes). You can also appeal by completing the appropriate form which you can get from The Planning Inspectorate, Customer Support Unit, Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN [tel. 0117-3726372]. The form can also be downloaded from the Inspectorate's website at [www.planning-inspectorate.gov.uk](http://www.planning-inspectorate.gov.uk). The Planning Inspectorate will publish details of your appeal on the internet on the appeals area of the Planning Portal. This may include a copy of the original planning application form and relevant supporting documents supplied to the council by you or your agent, together with the completed appeal form and information you submit to The Planning Inspectorate. Please ensure that you only provide information, including personal information belonging to you, that you are happy will be made available to others in this way. If you supply information belonging to someone else please ensure you have their permission to do so. More detailed information about data protection and privacy matters is available on the Planning Portal.
- [2] **PROVISIONS FOR THE BENEFIT OF THE DISABLED.** Applicants are reminded that account needs to be taken of the statutory requirements of the Disability Discrimination Act 1995 to provide access and facilities for disabled people where planning permission is granted for any development which provides:
- (i) Buildings or premises to which the public are to be admitted whether on payment or otherwise. [Part III of the Act].
  - (ii) Premises in which people are employed to work as covered by the Health and Safety etc At Work Act 1974 and the Management of Health and Safety at Work Regulations as amended 1999. [Part II of the Act].
  - (iii) Premises to be used as a university, university college or college, school or hall of a university, or intended as an institution under the terms of the Further and Higher Education Act 1992. [Part IV of the Act].
- Attention is also drawn to British Standard 8300:2001 Disability Access, Access for disabled people to schools buildings – a management and design guide. Building Bulletin 91 (DfEE 99) and Approved Document M (Access to and use of buildings) of the Building Regulations 2000 or any such prescribed replacement.
- [3] **OTHER APPROVALS REQUIRED PRIOR TO THE IMPLEMENTATION OF THIS PERMISSION.** The granting of approval of a reserved matter or outstanding matter does not relieve developers of the necessity for complying with any Local Acts, regulations, building by-laws and general statutory provisions in force in the area, or allow them to modify or affect any personal or restrictive covenants, easements, etc., applying to or affecting either the land to which the permission relates or any other land or the rights of any persons or authorities (including the London Borough of Southwark) entitled to the benefits thereof or holding an interest in the property concerned in the development permitted or in any adjoining property. In this connection applicants are advised to consult the council's Highway Maintenance section [tel. 020-7525-2000] about any proposed works to, above or under any road, footway or forecourt.
- [4] **BUILDING REGULATIONS.** You are advised to consult Southwark Building Control at the earliest possible moment to ascertain whether your proposal will require consent under the Building Act 1984 [as amended], Building Regulations 2000 [as amended], the London Building Acts or other statutes. A Building Control officer will advise as to the submission of any necessary applications, [tel. call centre number 0845 600 1285].

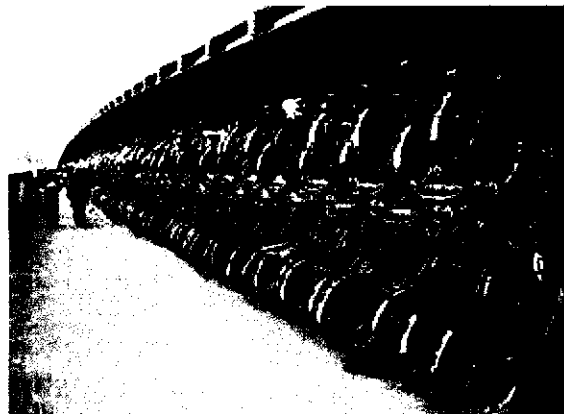
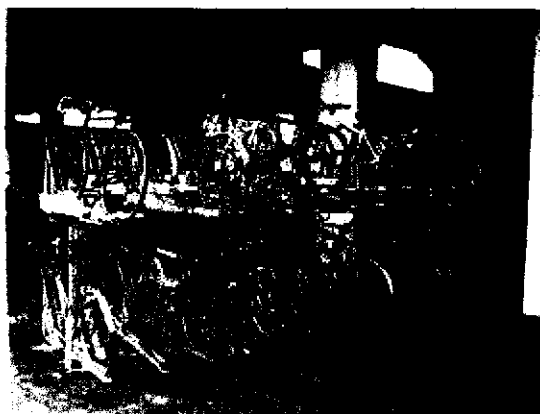




*Ride/lock/work*

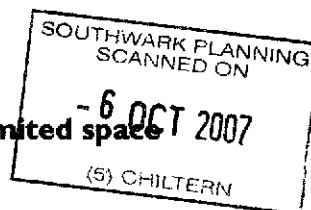
2 Rances Way Winchester SO22 4PN Tel +44 (0)2392 815555 Fax +44 (0)2392 815544 info@cycle-works.com

## Cycle-works Josta high capacity 2-tier rack



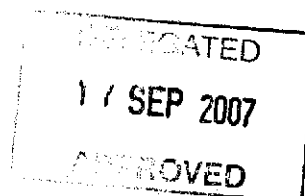
**High capacity bike parking - the solution where space is at a premium!**

- ✱ Easy and safe to use
- ✱ Space efficient
- ✱ Flexible and adaptable
- ✱ Neat and organised
- ✱ Individual racking - one bike per space
- ✱ No maintenance required
- ✱ Patented gripping system keeps bike securely in place
- ✱ Maximises both car and cycle parking spaces
- ✱ Achieves cycle-parking requirements in buildings with limited space



### **Ideal for:**

- ✱ Train and bus stations
- ✱ Basement parking
- ✱ Parking at home and at work
- ✱ New shelters and compounds
- ✱ Bike stations

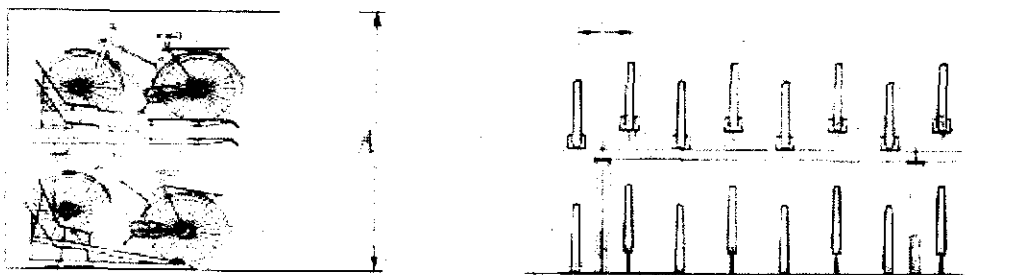


## Facts and figures

Material	Mild steel construction
Finishes	Hot-dip galvanised finish to BSO ISO EN 1461:1999 or equivalent Polyester powder coating is available in all RAL colours
Fixing	Fastened to level, good quality concrete floor using expansion bolts

## Layout and orientation

### Height



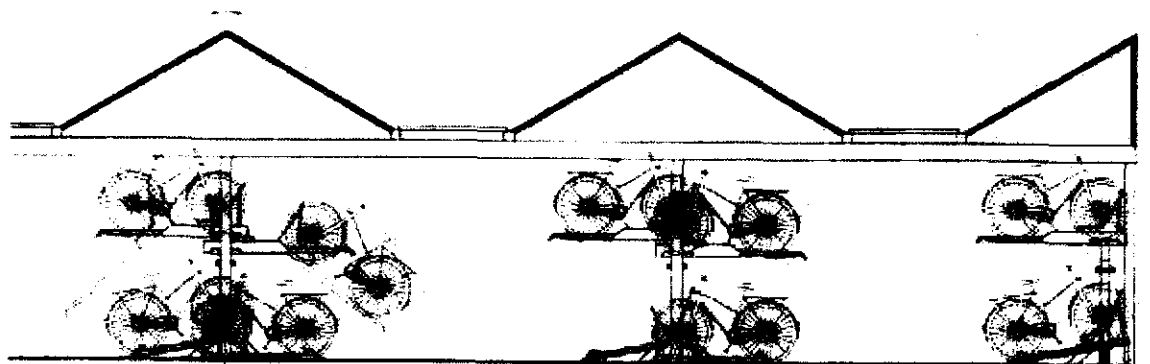
With this 2 Tier rack, the height is the important factor.

2600mm headroom is the recommended standard. This allows the racks to be staggered in height, so they can be as close together as 395mm. The minimum distance to any adjoining side wall should be 300mm.

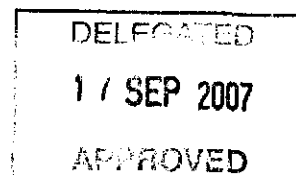
This system can be tailored to existing site dimensions.

We have the expertise to design the optimum cycle parking solution for your particular needs, just ask us for a free quote.

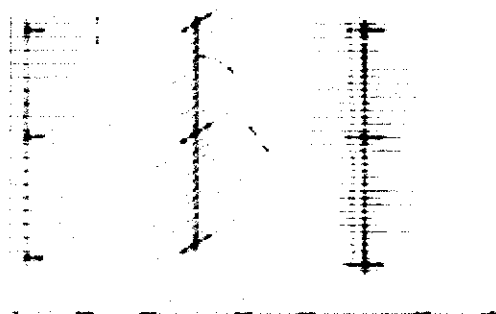
## Layouts



This sketch shows how the space-efficient layout of the Josta 2-tier rack allows you to store the maximum number of bikes per square metre.



## Orientation



The racks can be installed at any angle between 90 and 45 degrees, depending on the space available. 90° is the most space-efficient option, while smaller angles are recommended for narrow sites.

The innovative Josta 2-tier system is a flexible, modular system to fit into the space you have available. We will be happy to provide you with a tailor-made quotation for your site. Please provide us with a site plan that contains all relevant measurements, including obstacles such as existing pipes, drains or taps.

## Space-saving solutions

Increase your bicycle parking capacity by up to 50% by installing the unique Josta 2-tier system. Here are just a few examples of how this can be achieved:



Before and after - Transport for London - Cycling Centre of Excellence



Southampton, UNITE



Surbiton Station



Wimbledon Station

SHAWK PLANNING  
SCANNED ON

007

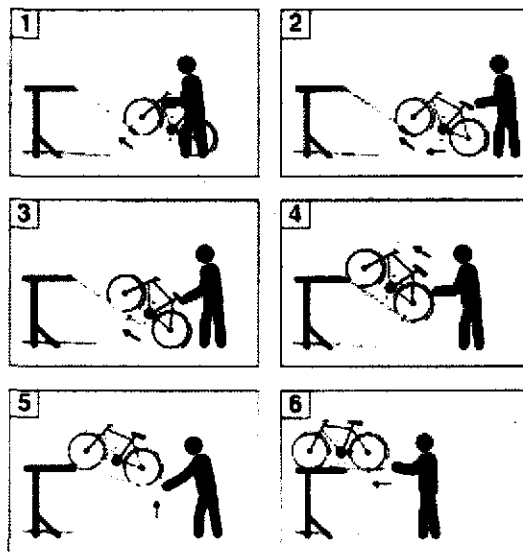
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17 SEP 2007

APPROVED

## How to use the Josta 2-tier rack



- ❖ quick and easy to use
- ❖ simply lift front wheel onto rack and push bike onto the rail
- ❖ safe to use: bicycles on the top rack cannot roll back or fall over due to a special gripping mechanism
- ❖ locking points provided by a security bar

Cycle-Works Ltd is the sole UK supplier of the Josta 2-tier rack.

Please contact us for more information or a personalised quotation.

**Cycle-Works Ltd**  
2 Rances Way  
Winchester  
SO22 4PN  
Tel +44 (0) 2392 81 55 55  
Fax +44 (0) 2392 81 55 44  
[info@cycle-works.com](mailto:info@cycle-works.com)  
[www.cycle-works.com](http://www.cycle-works.com)



