

URGENT - Planning Application information:

Reference: 19/03064/FUL
Application Received: Mon 01 Jul 2019
Application Validated: Thu 11 Jul 2019
Address: 37 Woodmere Avenue Croydon CR0 7PJ
Proposal: Demolition of existing dwelling. Erection of two storey building (with roofspace accommodation) comprising 8 flats (1 x 3 bed, 5 x 2 bed and 2 x 1 bed) with associated car parking, amenity space and cycle and waste stores.
Status: Awaiting decision
Case Officer: Robert Lester
Consultation Close: Sun 04 Aug 2019
Deadline determination: Thu 05 Sep 2019

Dear Residents

There is a new application for the **FULL** Planning permission as stated above. ALL Drawings, Plans and the Design and Access Statements can be viewed on the Croydon Council Planning Website. <http://planning.croydon.gov.uk> or at Bernard Wetherill House, 8 Mint Walk, Croydon, CR0 1EA. Please send your comments quoting the Application Reference and address - write to: Development Management or email dmcomments@croydon.gov.uk or development.management@croydon.gov.uk for the attention of the case officer.

Alternatively, you can access the application and documents at <http://www.mo-ra.co/planningapp>.

Please copy your comments to planning@mo-ra.co

Suggested Reasons for refusal:

- Over Development Housing Density @ 91.43u/ha; should be between 40 to 65u/ha
- Over Development Residential Density @ 342.86hr/ha; should be between 150 to 200hr/ha
- Densities would require a PTAL of 5.91 for Residential Density and 4.71 for Housing Density when the locality has PTAL of 1a (numerically = 0.66)
- Inadequate Car Parking spaces 8 for the 26 occupants should be 12 spaces.
- Over Development with regard Massing and bulk as compared to existing surrounding properties.

