

# Welcome to Southwark Planning Sub-Committee A

20 November 2018

## MAIN ITEMS OF BUSINESS

ITEM 7.1 18/AP/1431 – MUSLIM  
ASSOCIATION OF NIGERIA, 365 OLD KENT  
ROAD, LONDON, SE1 5JH,

ITEM 7.2 18/AP/2156 – 112B Peckham High  
Street, London, SE15 5ED



Councillor Lorraine Lauder MBE (chair)



Councillor Jane Salmon (vice-chair)



Councillor Richard Leeming



Councillor David Noakes



Councillor Sandra Rhule



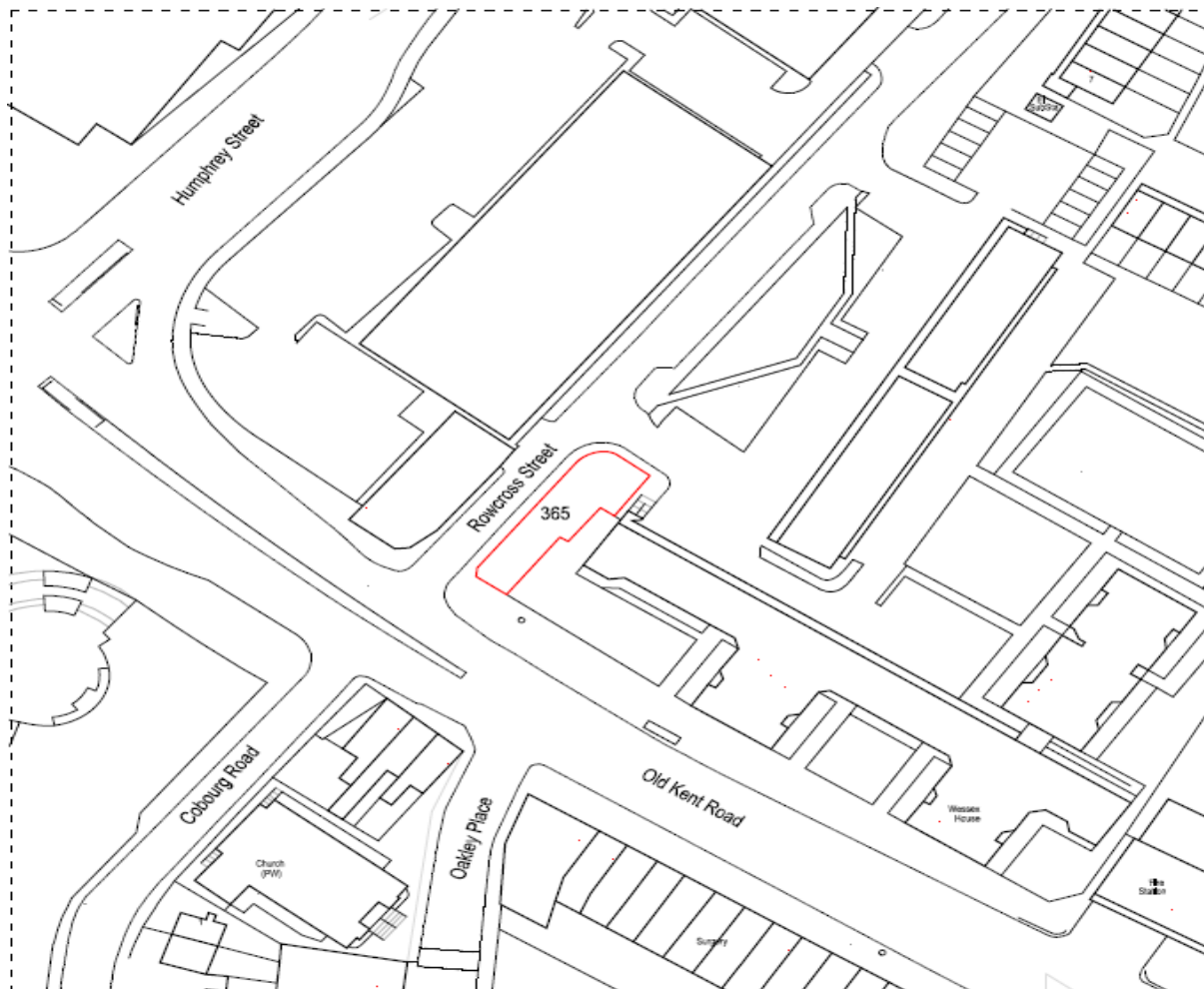
Councillor Martin Seaton



Councillor Michael Situ

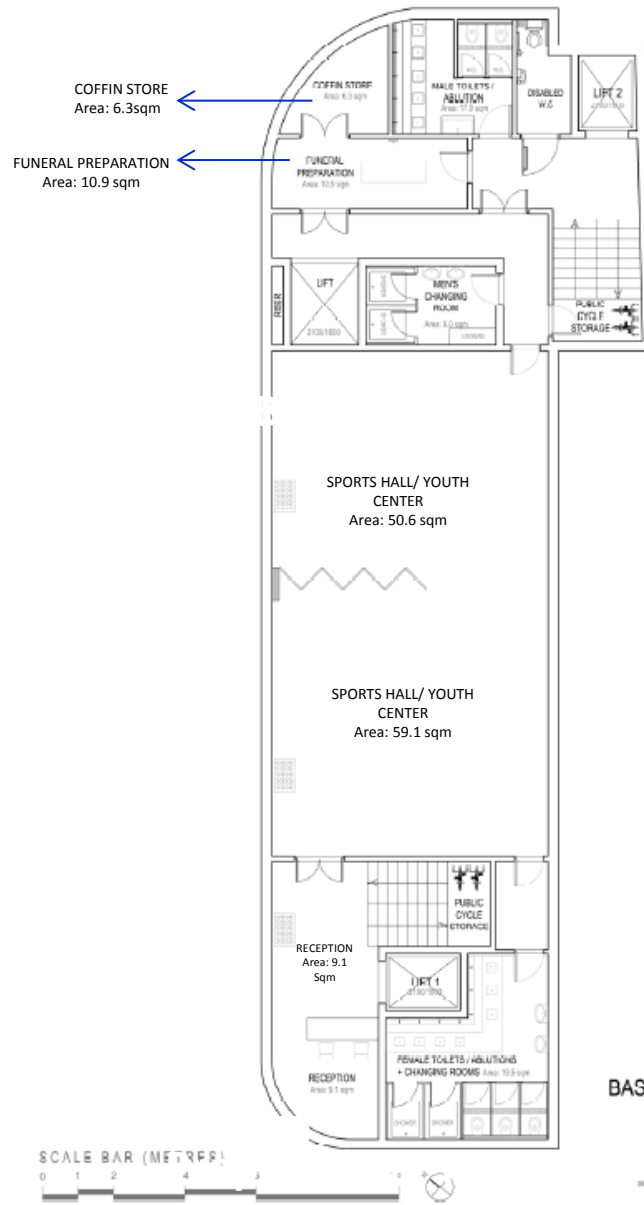
**Item 1 – MUSLIM ASSOCIATION OF NIGERIA, 365 OLD  
KENT ROAD, LONDON, SE1 5JH Full Planning  
Permission  
Application 18/AP/1431**

Demolition of existing building and the erection of a 6 storey building (plus basement) containing an Islamic Cultural Centre for religious, educational, community and leisure use, including 1 service parking space and retail uses on ground floor.

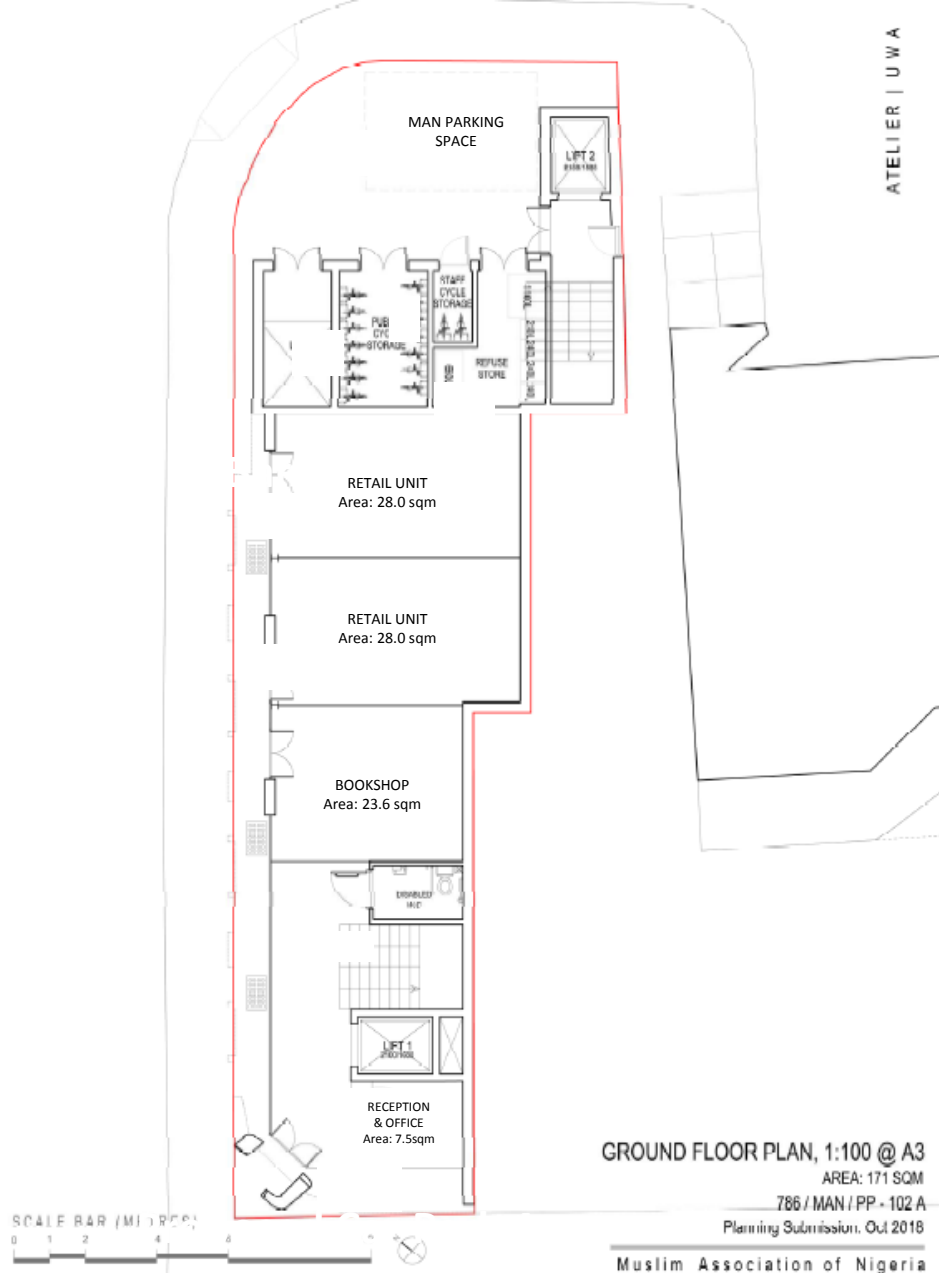


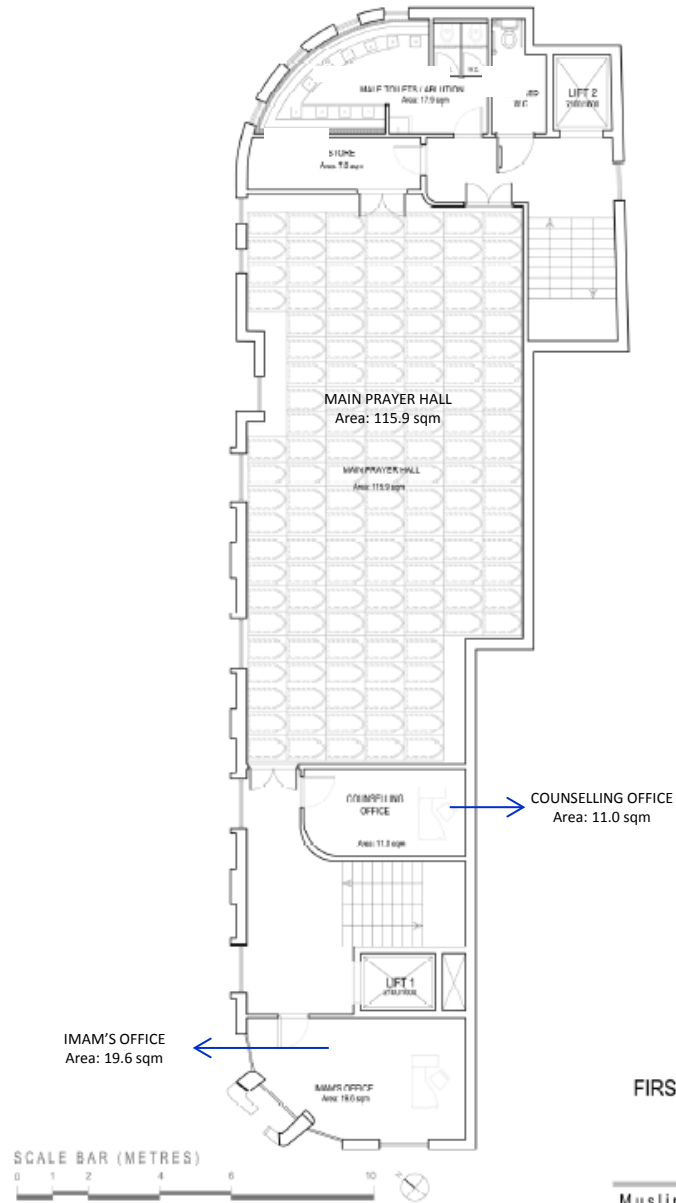


**Existing View**



**BASEMENT FLOOR PLAN, 1:100 @ A3**  
 AREA: 258 SQM  
 786 / MAN / PP - 101 A  
 Planning Submission, Oct 2018  
 Muslim Association of Nigeria





FIRST FLOOR PLAN, 1:100 @ A3  
AREA: 236 SQM  
786 / MAN / PP - 103 A  
Planning Submission, Oct 2018

---

Muslim Association of Nigeria



ADMINISTRATIVE  
SECRETARIAL OFFICE  
Area: 15.4 sqm

ADMINISTRATIVE/  
SECRETARIAL  
OFFICE  
Area: 15.4 sqm

EXECUTIVE'S OFFICE  
Area: 9.3 sqm

LIFT 2  
2100/1800

EXECUTIVE'S OFFICE  
Area: 9.3 sqm

ATELIER | UWA

SISTERS PRAYER  
HALL  
Area: 52.1 sqm

SISTERS PRAYER HALL  
Area: 52.1 sqm

SISTERS PRAYER  
HALL  
Area: 55.0 sqm

SISTERS PRAYER HALL  
Area: 55.0 sqm

FEMALE  
TOILET  
Area: 10.2 sqm

MEETING  
ROOM  
Area: 21.6 sqm

SCALE BAR (METRES)



SECOND FLOOR PLAN, 1:100 @ A3

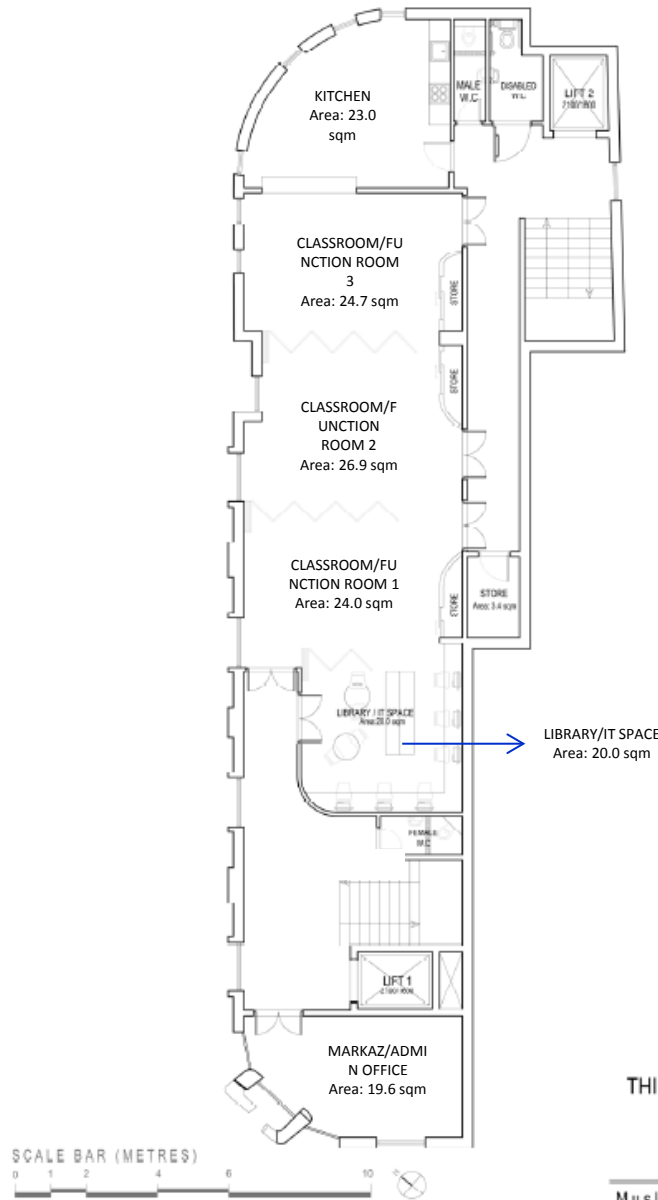
AREA: 236 SQM

786 / MAN / PP - 104 A

Planning Submission, Oct 2018

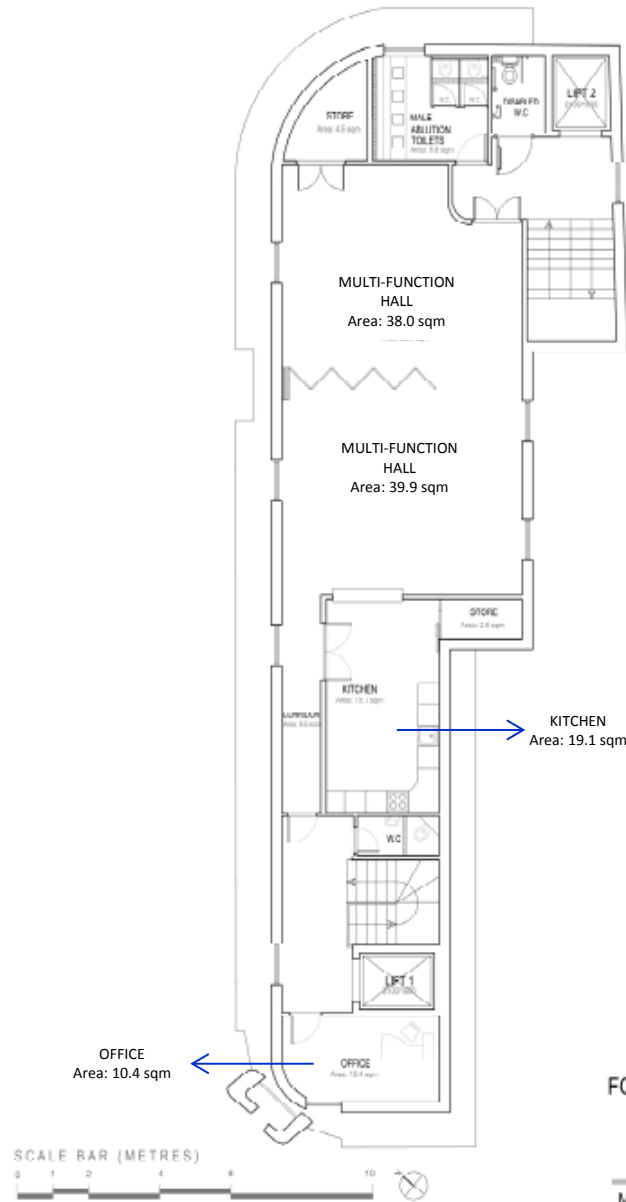
Muslim Association of Nigeria





THIRD FLOOR PLAN, 1:100 @ A3  
AREA: 236 SQM  
786 / MAN / PP - 105 A  
Planning Submission, Oct 2018

Muslim Association of Nigeria



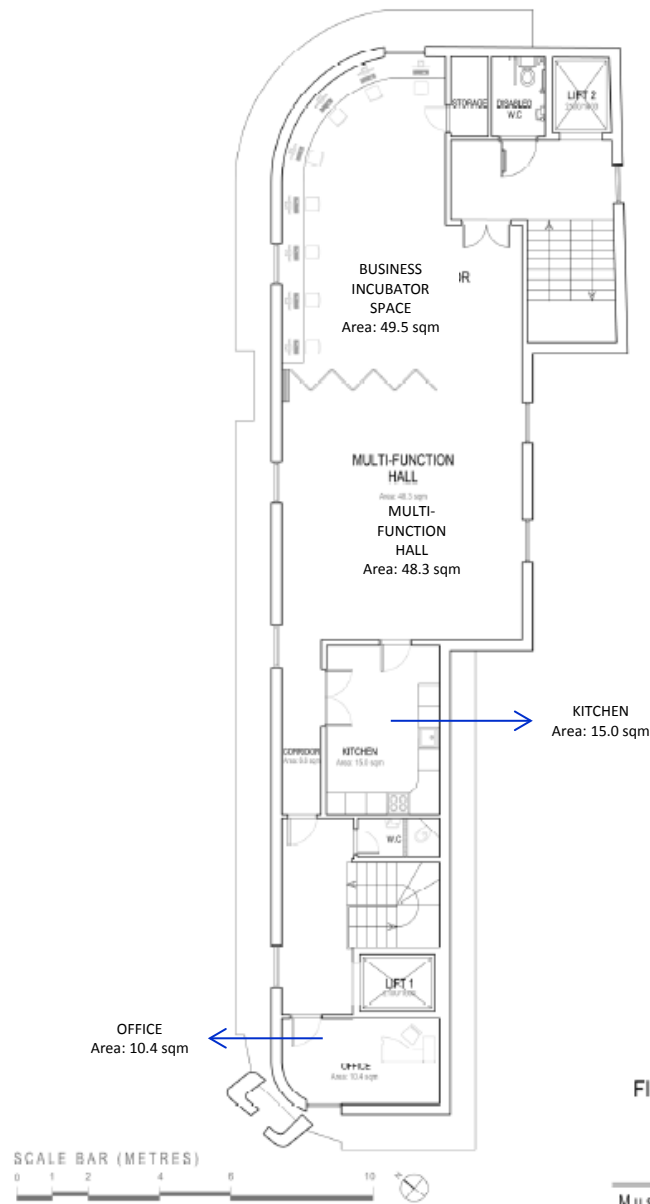
FOURTH FLOOR PLAN, 1:100 @ A3

AREA: 190 SQM

786 / MAN / PP - 106 A

Planning Submission, Oct 2018

Muslim Association of Nigeria





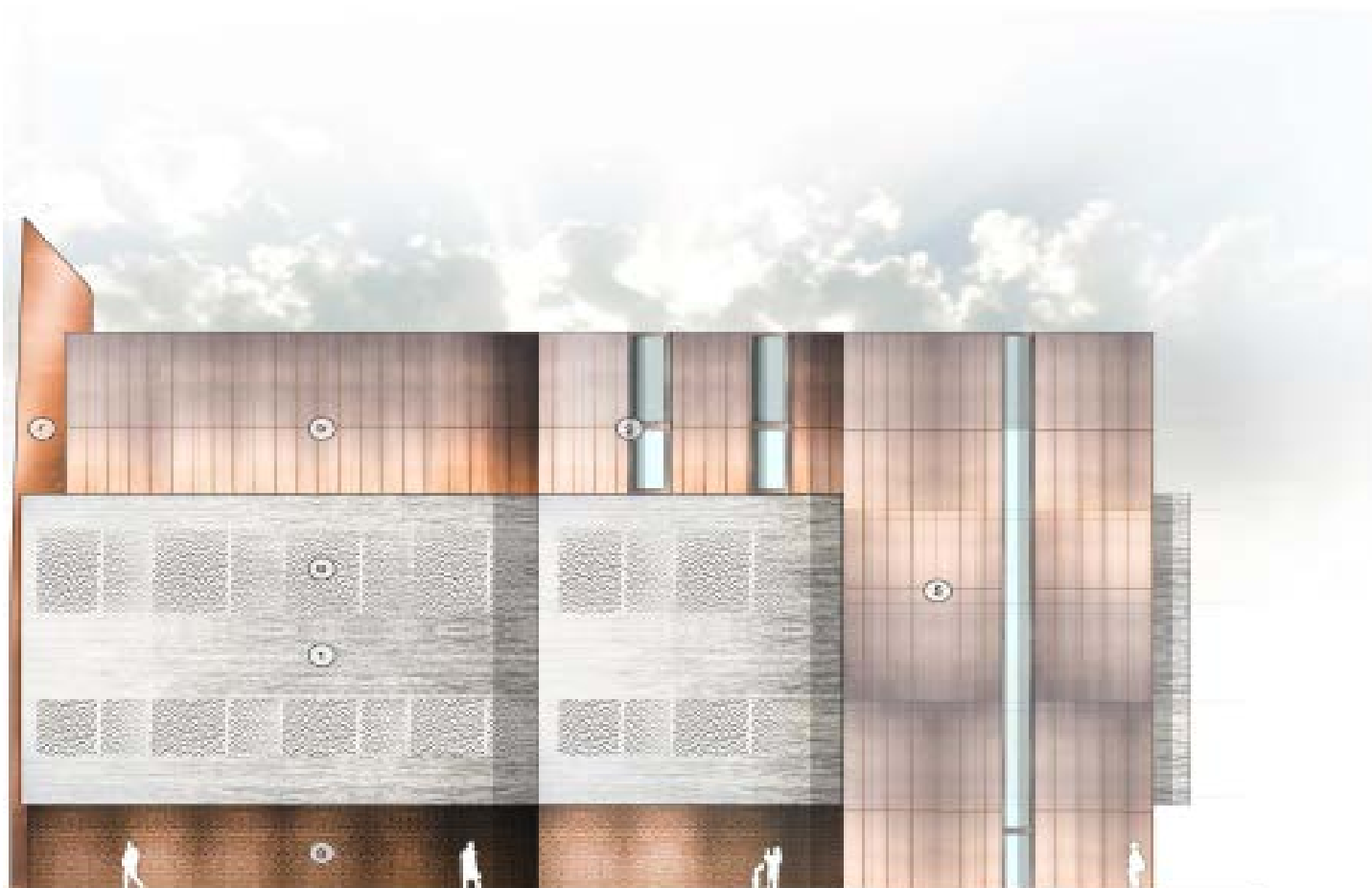
**Main South Elevation - Materials**



**Main West Elevation - Materials**



## Main North Elevations - Materials



**Main East Elevation - Materials**





**MAN Context Render 1A**



**MAN Context Render 2A**



**MAN Context Render 4A**



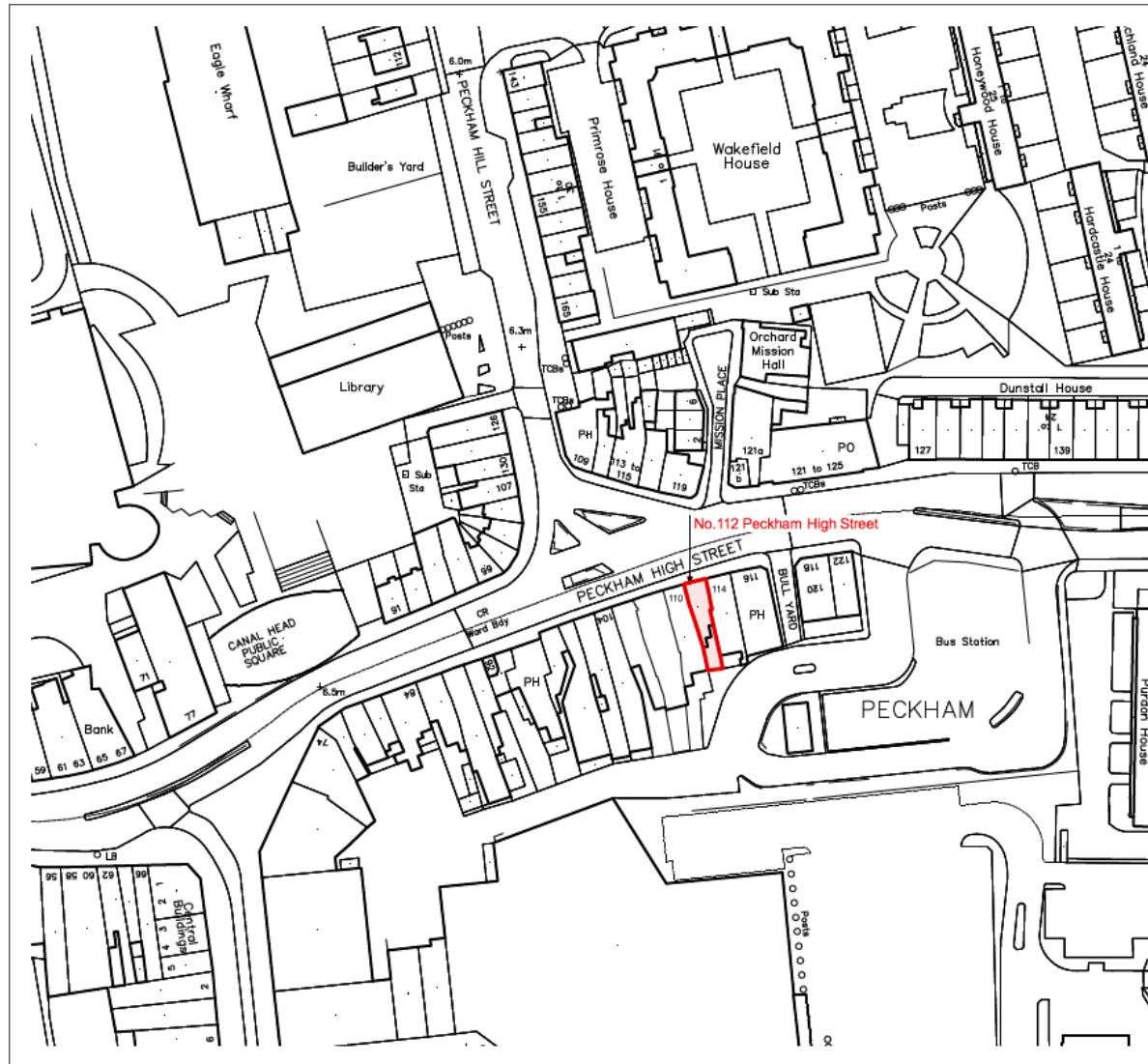


**MAN Context Render 5A**

**Item 2 – 112B Peckham High Street, London SE15 5ED**  
**Full Planning Permission**  
**Application 18/AP/2156**

Demolition of existing building and construction of new 3 storey building plus mansard to create 1 ground floor retail unit and 4 residential units (1 x studio & 3 x 1bed Units).

# Site Location Plan

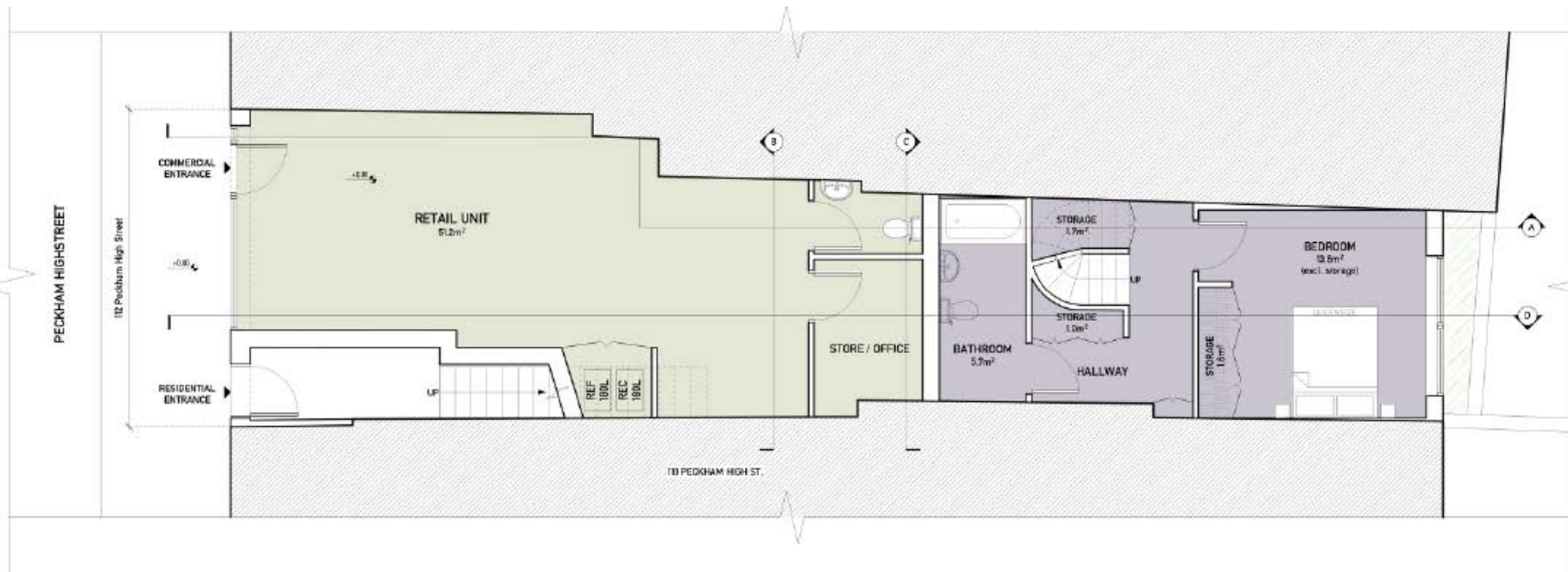


## Site Photo

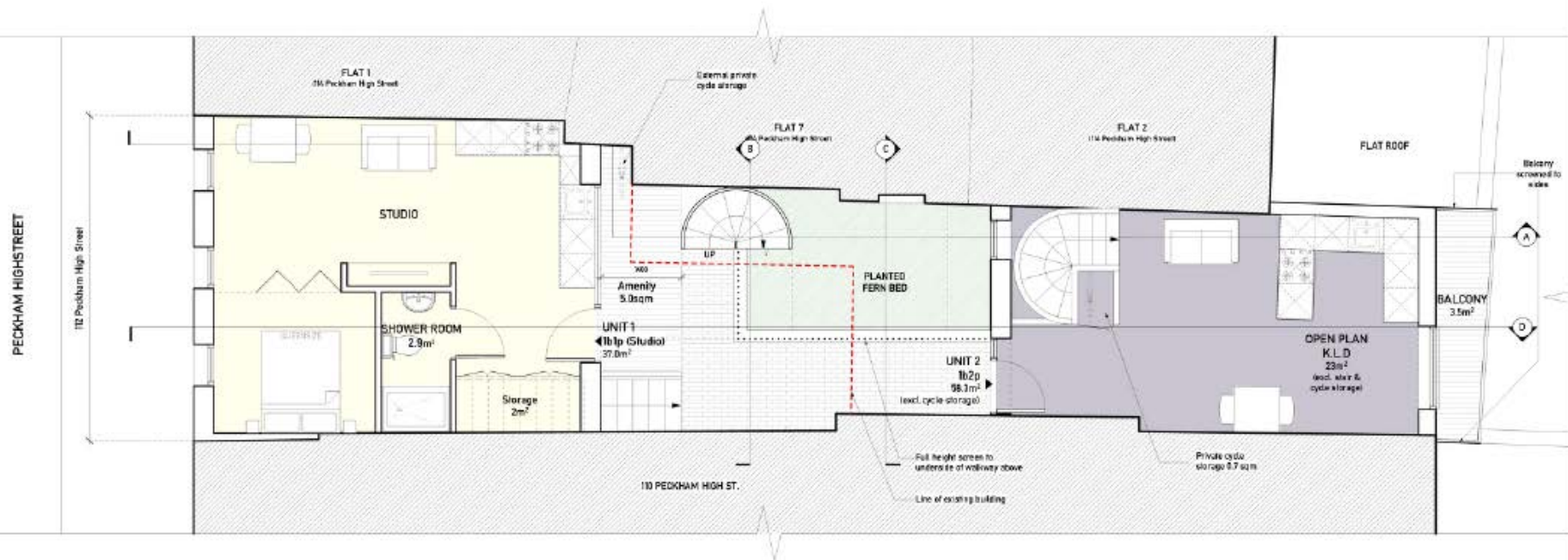




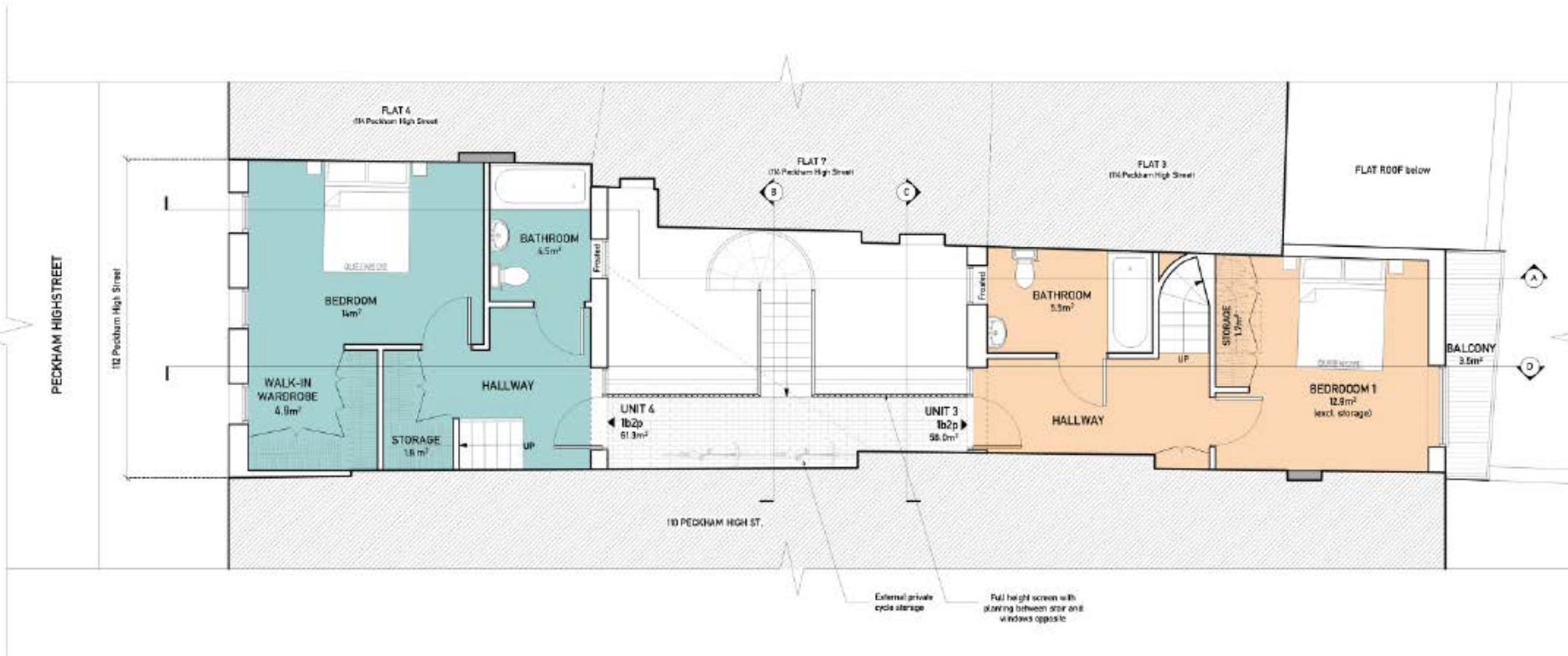
## Proposed Ground Floor Plan



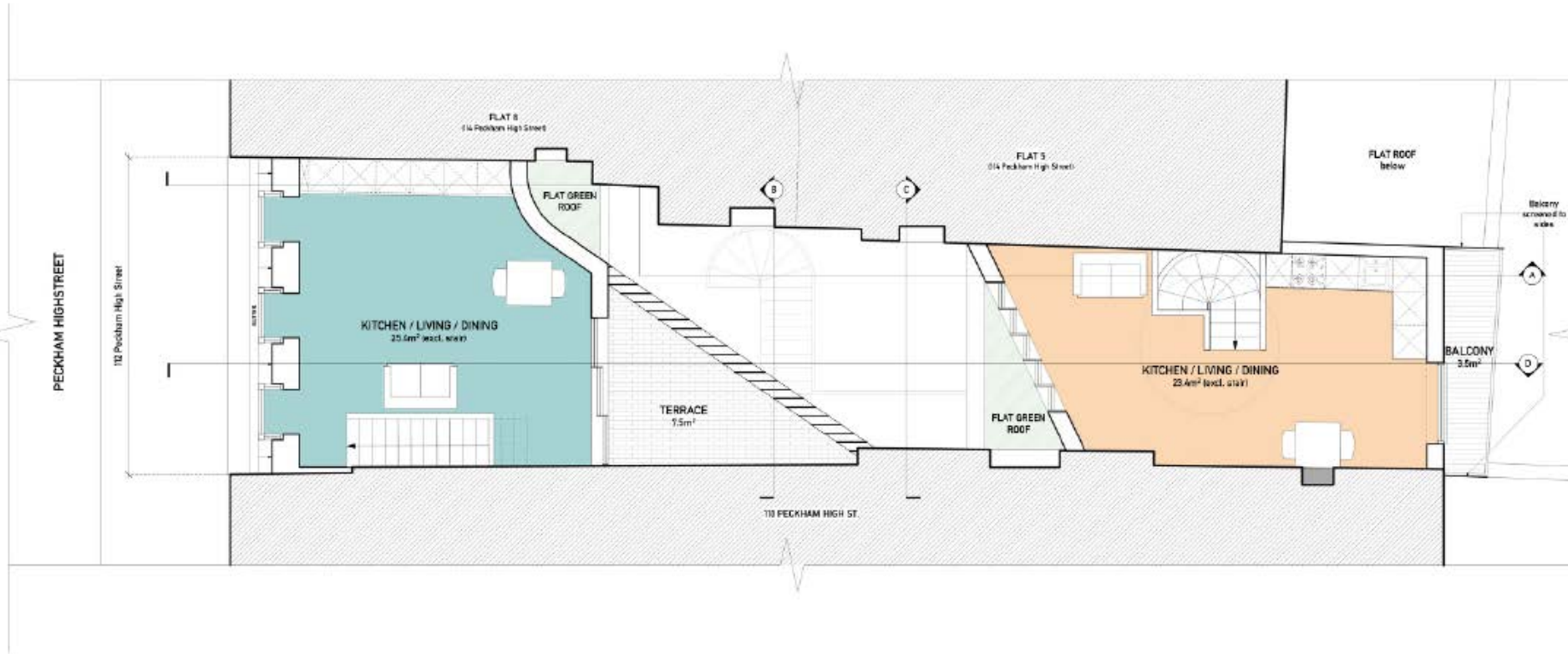
## Proposed First Floor Plan



## Proposed Second Floor Plan



## Proposed Third Floor Plan





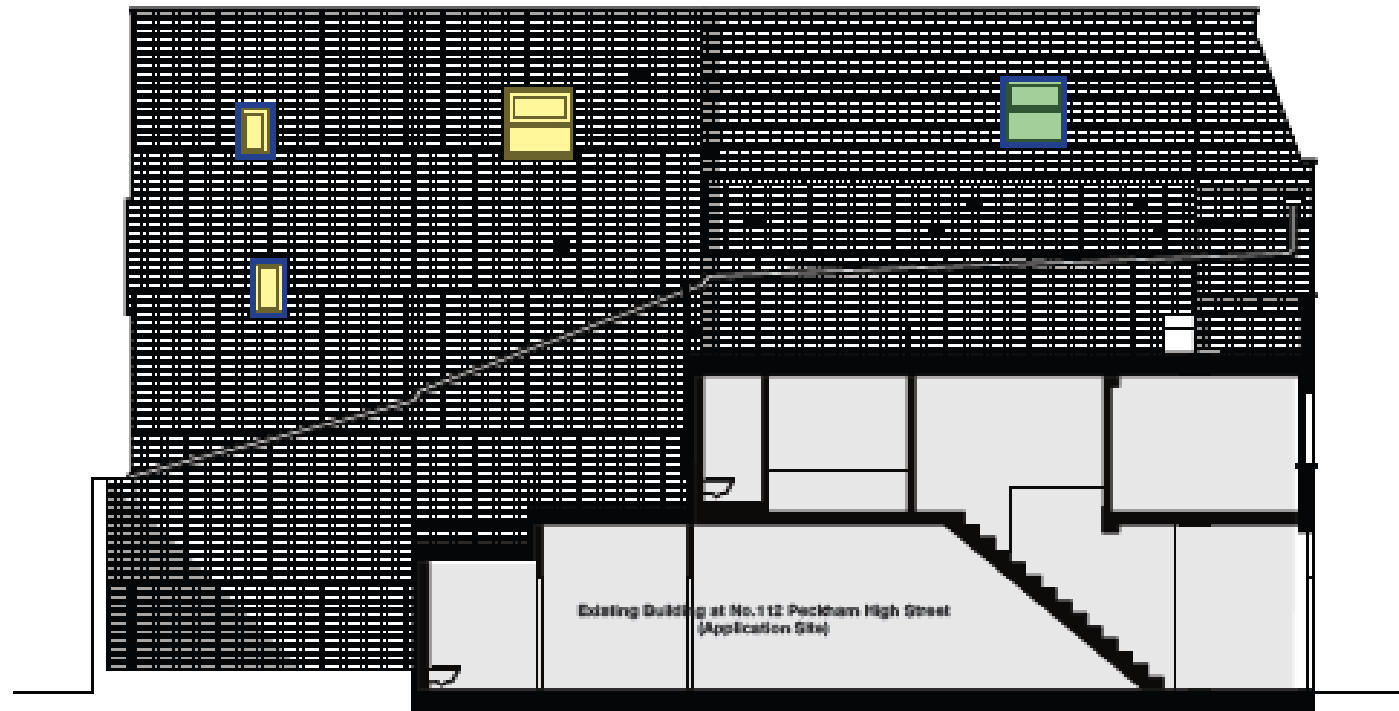
# Proposed Front (Street) Elevation



## Proposed 3D View Looking North



## No. 110 Peckham High Street





## Proposed Section A



No overlooking  
of adjacent site

**Lightwell as approved**



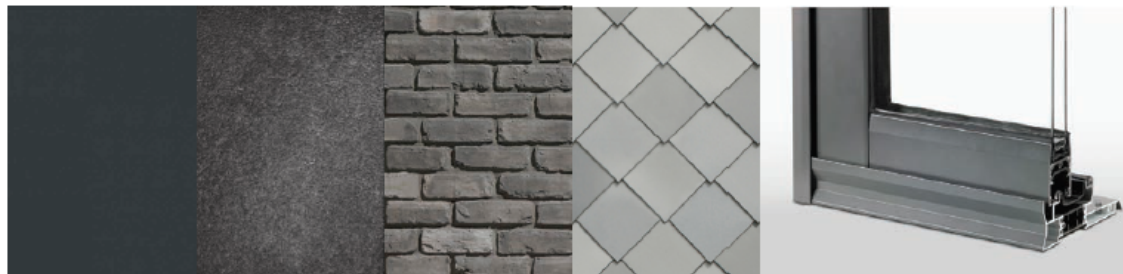
## No.114 Peckham High St. (as-built)



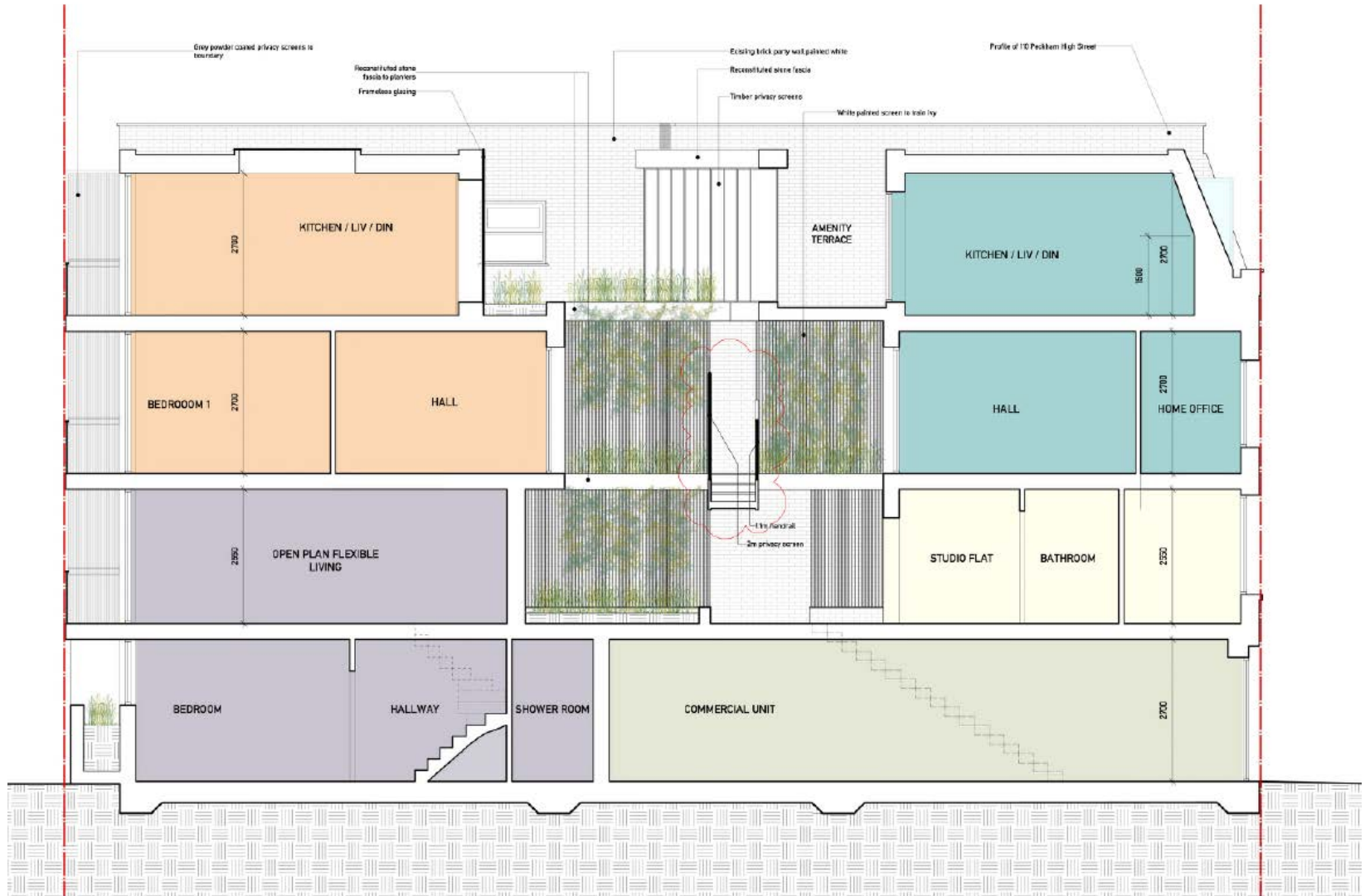
No.114 Peckham High Street. Plans showing internal layouts at 1st, 2nd & 3rd floor as built (flat Nos. 5, 6 & 7)



## Design – Rear Elevation



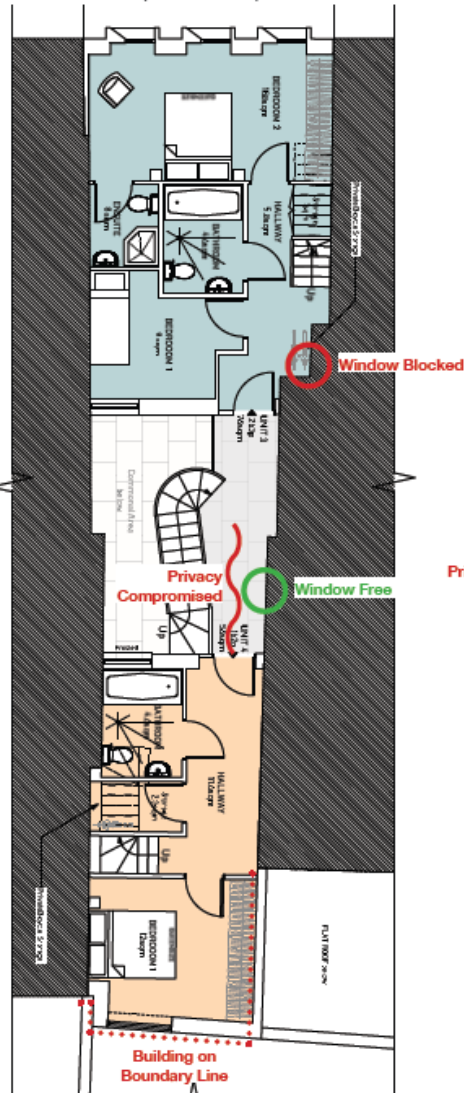
# Proposed Section D



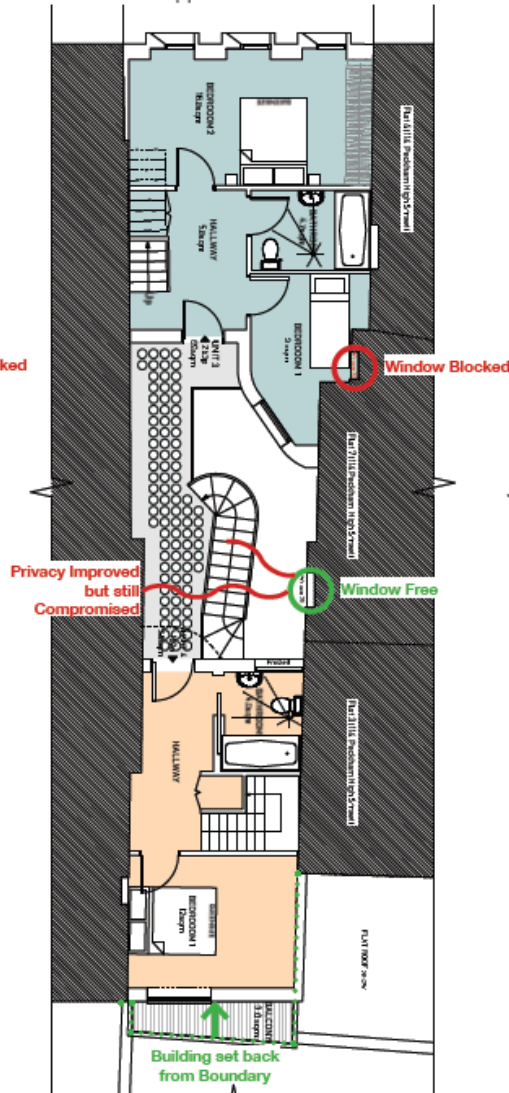


# Design Development: Second Floor

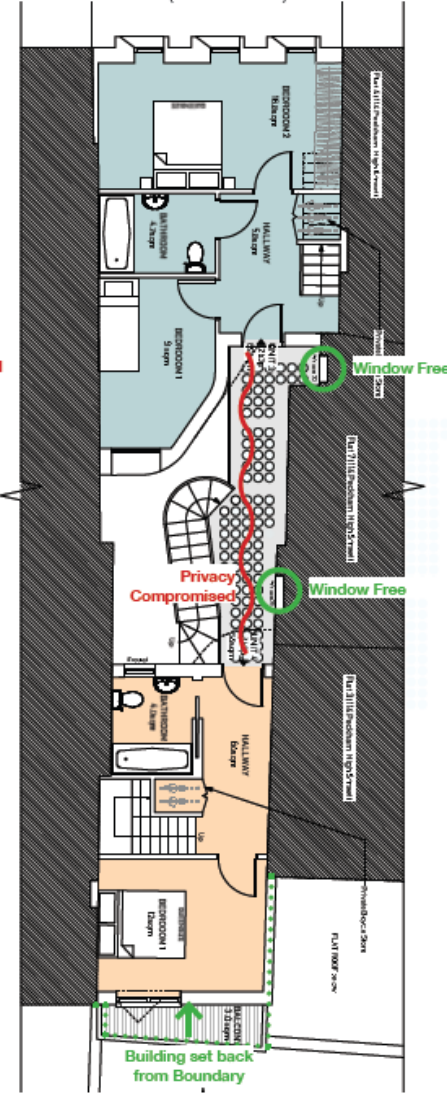
Design Submitted in previous application  
(17/AP/2630)



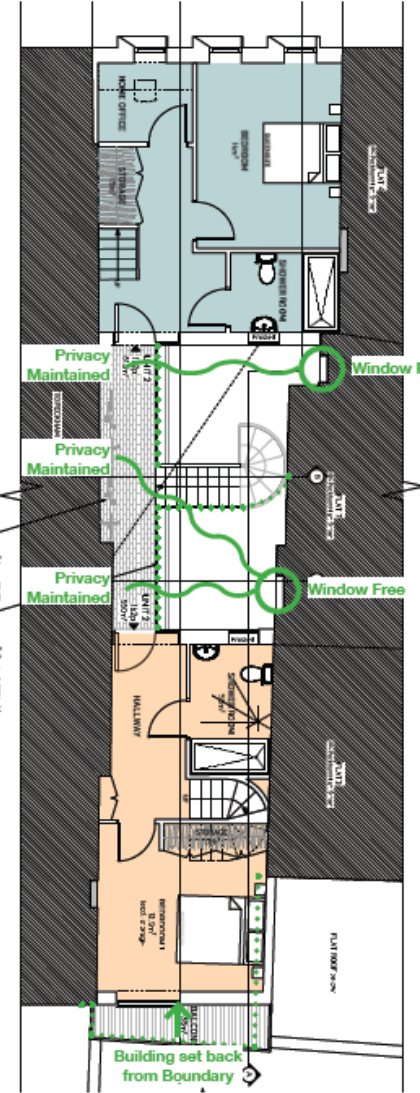
Intermediary review of possible access  
flipped to the East



Design Submitted in previous application  
(17/AP/3599)

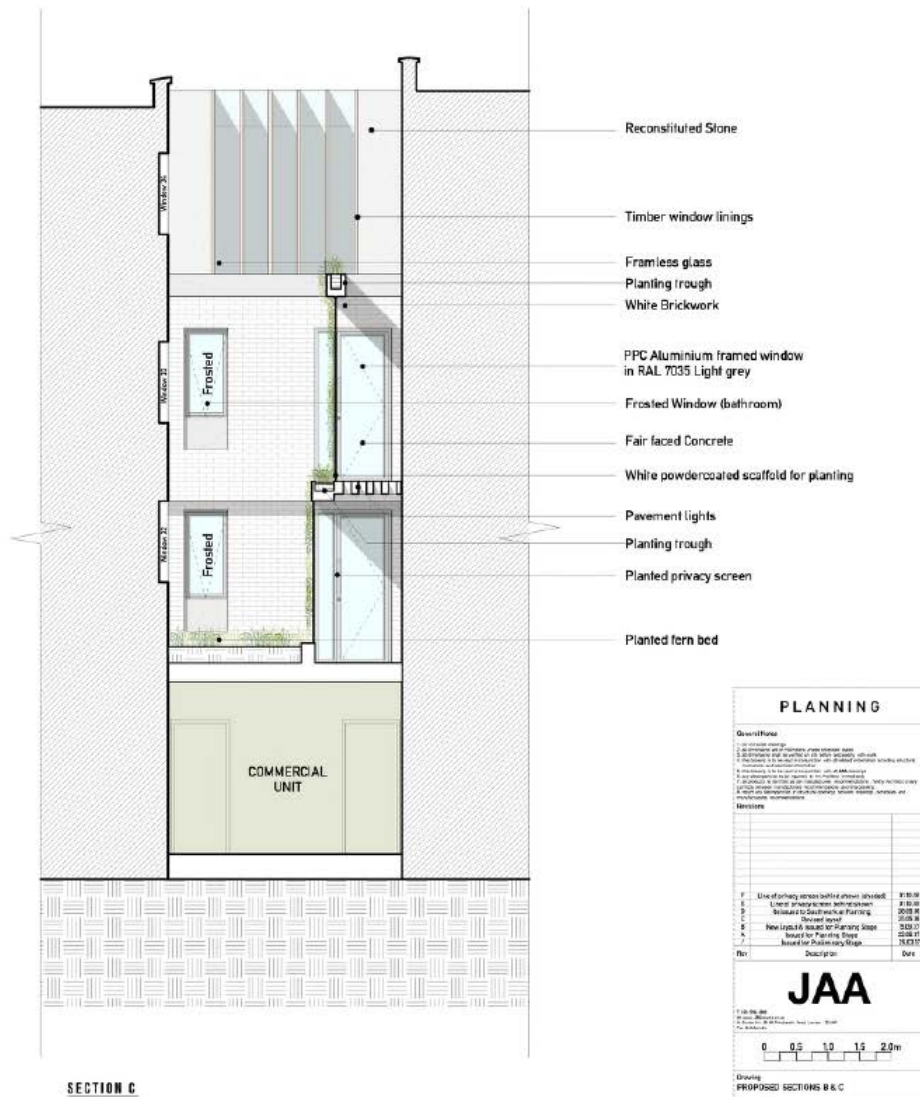
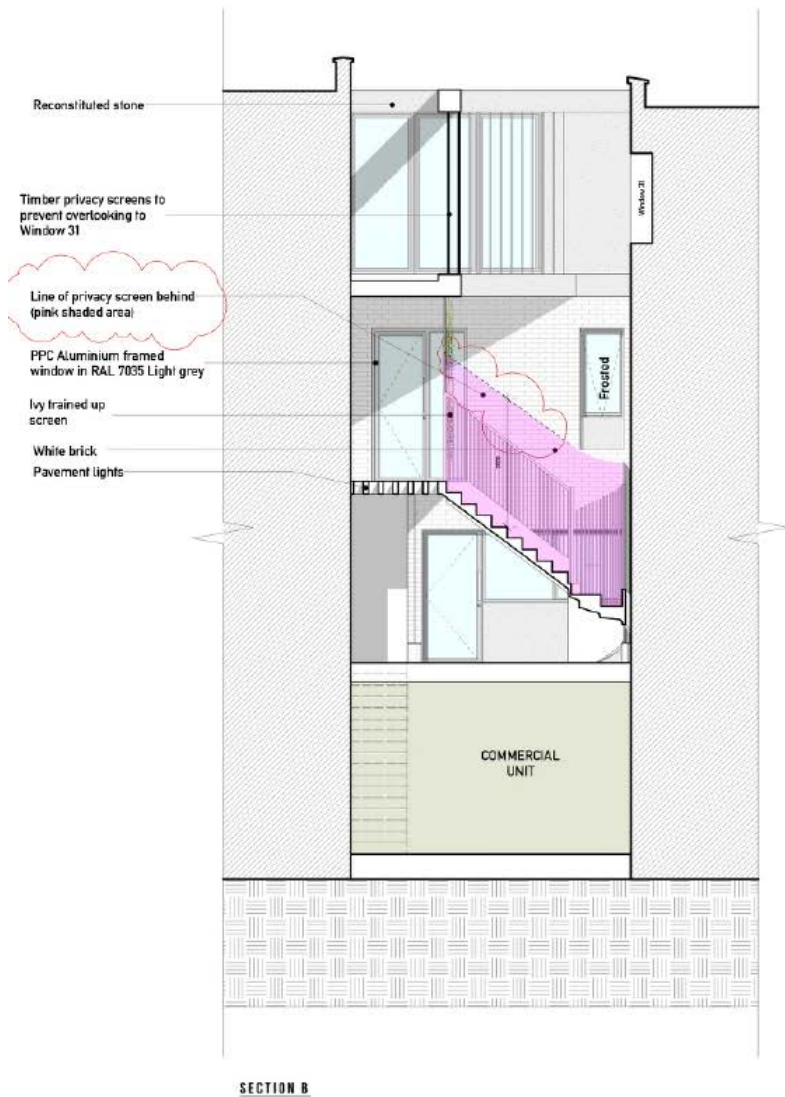


Proposed Design





## Proposed Sections B & C



## Design – Internal Courtyard



01 Ground Floor  
009 114 Peckham High Street



01 First Floor  
009 114 Peckham High Street



01 Second Floor  
009 114 Peckham High Street



01 Third Floor  
009 114 Peckham High Street



#### Key

- Room Area (Measured Layout)
- Room Area (Assumed Layout)
- Existing No Sky Area
- Proposed No Sky Area
- Area of Loss/Gain

Client  
Dennis Stewart

Job Title  
112 Peckham High Street,  
London SE15 5ED

Drawing Title  
Daylight Distribution Contours

Scale Date Drawn  
NTS Oct 18 NB



51 Great Marlborough Street,  
London W1F 7JT  
Tel: 0776 9926 499 [www.rapleys.com](http://www.rapleys.com)

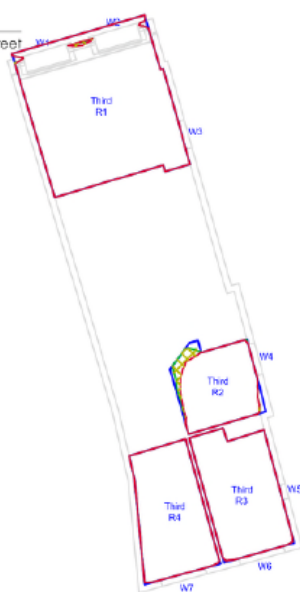
01 First Floor  
010 110 Peckham High Street



01 Second Floor  
010 110 Peckham High Street



01 Third Floor  
010 110 Peckham High Street



#### Key

- Room Area (Measured Layout)
- Room Area (Assumed Layout)
- Existing No Sky Area
- Proposed No Sky Area
- Area of Loss/Gain

Client  
Dennis Stewart

Job Title  
112 Peckham High Street,  
London SE15 5ED

Drawing Title  
Daylight Distribution Contours

Scale Date Drawn  
NTS Oct 18 NB



51 Great Marlborough Street,  
London W1F 7JT  
Tel: 0778 9928 499 [www.rapleys.com](http://www.rapleys.com)