

St Joseph

- Whole area site plan attached (makes up approx. 25% of the whole CQRZ)
- Original hybrid (ref. 19/02585/OUT) granted:
 - o Up to 500 dwellings in outline
 - o 56 dwellings (of the whole 500) in full – Phase 1
 - o Some (not a lot) commercial floorspace (use Class E/offices)
- This permission was varied under 22/01816/VARY to remove condition 24 (which restricted hours for construction traffic/construction deliveries)
- 22/01816/VARY was varied under 22/00682/VARY:
 - o No changes to total number of dwellings (still 500 across the St J site area)
 - o 63 dwellings (of the whole 500) in full – Phase 1
 - o Reduce basement car park with addition of surface parking to east – Phase 1
 - o Reduction in commercial floorspace
 - o Reduction in open space at Timothy's Bridge Green – Phase 1
 - o Reduce building height to shoulder block (the section of the building closest to the canal) – Phase 1
- St J has confirmed that it will be implementing 22/00682/VARY
- Phasing plan attached
- Phase 1 granted in full under 19/02585/OUT, 22/00682/VARY and 22/01816/VARY
- Reserved matters approved for Phase 2 under 21/03502/REM (113 dwellings)
- 19/02585/OUT was granted at Committee (in line with officer recommendation) – Committee Report as well as all other application documents are available on E-Planning
- 22/00682/VARY and 22/01816/VARY were granted under delegated powers – Delegated Report as well as all other application documents are available on E-Planning
- All pre-commencement conditions (except one, relating to surface water drainage) have been discharged

Studio Spicer

- 22/02663/NDAZ – approved – 32 flats
- 23/00554/FUL – pending consideration – 9 flats

Fordham House is also part of the CQRZ and was redeveloped under 14/03338/FUL for 82 no. apartments. This is complete and has been occupied for some time.