

39 GREENWICH HIGH ROAD



OVERVIEW

CLIENT
Linea Homes

SECTORS
Residential
Office

LOCATION
Greenwich

PLANNING AUTHORITY
Royal Borough of Greenwich

HIGHWAY AUTHORITY
Royal Borough of Greenwich
TfL

PROJECT TEAM
Create Design & Architecture
JLL Planning

PROJECT MANAGER
Damian Ford

PROJECT DIRECTOR
Damian Ford

PROJECT

TPA were instructed to assess the transport planning and highway engineering implications of the proposed development of a six-story mixed use building along Greenwich High Road in Southwest London. The development is located in a highly accessible location, with excellent links to local bus and DLR services and has a public transport accessibility level rating of 5.

The proposed development will provide 20 residential flats and 293m² of office space, along with a roof top garden. The development will replace an office building along with adjoining car park. The residential units were split between affordable and private units which will vary in size.

APPROACH

We prepared supporting documentation, specifically a Transport Assessment and Travel Plan, to support the planning application. The development is proposed to be car free and therefore required some mitigation measures to be implemented to ensure that there would be no residual impact on the local highways. As such residents will not be able to apply for parking permits for the local CPZ. In addition, 38 cycle parking spaces are being provided to encourage a shift in modal share towards sustainable modes of transport.

These decisions were made to ensure that the development is in line with local planning objectives particularly the aim of providing: "improved accessibility and safety" to residents and to reduce the use of the private car and the need to travel. The development was designed to suit the needs of pedestrians, cyclists and public transport users.

OUTCOME

Planning permission was granted in 2019.

RELATED PROJECTS

Place of Worship, Lewisham


