

Proposal for 18-18a Palace Road, London SW2

Metropolitan is proposing to demolish the existing property, a care home which has been vacant since 2012, and replace it with 11 new affordable apartments. We are consulting local residents before submitting the planning application.



Metropolitan

Design and Appearance

We have given careful consideration to the design, and our architect and other consultants have ensured the proposed development is in keeping with the character of the surrounding area. The height of the new building will stay the same (three storeys), and the footprint will also be very similar to the existing property. This will ensure there is no detrimental impact on adjacent properties by way of things like overlooking and daylight/sunlight. It also means there is no detrimental impact on either Pullman Court or the nearby church (both of which are listed buildings). In terms of appearance, it is intended that the new building will draw on the traditional Victorian style and consist of red brick.

Parking

We have employed a transport consultant to advise on parking. Our proposal is to provide car and cycle parking on the site; this will minimise any impact on surrounding streets.

Programme

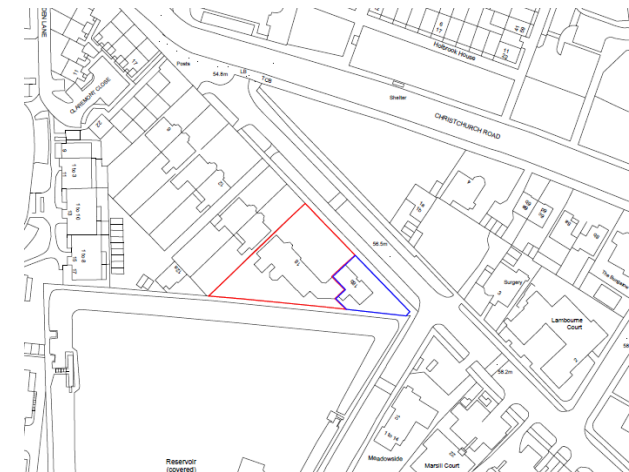
Following the consultation and consideration of any comments received, we intend to submit a planning application in early Autumn 2016. We anticipate a construction programme of up to 19 months and will adhere to a Construction Management Plan which will establish working hours and how the new building is to be constructed with minimal impact on surrounding neighbours.

Have your Say

If you have any questions about the proposal, please contact Caroline Harper, from JLL's Planning, Development and Heritage team on 020 7852 4138 or caroline.harper@eu.jll.com by **2 September 2016**.



Proposed View from Palace Road



Site Location Plan Road

Find out more at www.metropolitan.org.uk