



## Planning • Historic Buildings • Archaeology

Specialist & Independent Advisors to the Property Industry

### Tesco Store, Sydenham

#### Client

Tesco Stores Limited

#### Location

139-147 Kirkdale, Sydenham,  
London

#### Services Provided

Planning

#### Date of Completion

Opened June 2009

#### Key Issues

- Out of Centre retail site
- Loss of Employment floor space



Planning permission was negotiated by CgMs for the change of use of an office unit in a mixed use development close to Sydenham Town Centre to retail use, facilitating the introduction of a Tesco Express.

CgMs successfully convinced the Council there was both a quantitative and qualitative need for the Express in this location, and that none of the adjoining retail centres of Sydenham and Forest Hill would be adversely affected. Notwithstanding Lewisham's stringent policies protecting employment floor space the Council agreed the change of use would have no significant effect on the level of office floor space available within the surrounding area and would retain a satisfactory balance between retail and non-retail uses.

Working alongside the Tesco consultancy team, CgMs successfully negotiated a viable servicing solution to create a new delivery bay on Willow Way ensuring no adverse effect on highway safety.

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