

Basic guide to submitting a planning objection

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Register for an account with Southwark's 'Planning Applications' page

- <https://planning.southwark.gov.uk/online-applications-old/registrationWizard.do?action=start>
- When you register - It will ask for your name, email, address, and postcode.
- Once you have registered, you can search for different planning applications based on a keyword, postcode or address (of the proposed site), or **reference number**.
- A reference number is the most effective way to search.
- Consultation letters you may have received, or documents, would contain this reference number.
- The page will reveal what planning applications are available for comment.

What is your concern

- You can cite several concerns, or just one.
- They must be **material considerations** (below is from the website 'Planning Portal' - https://www.planningportal.co.uk/faqs/faq/4/what_are_material_considerations):
 - Overlooking/loss of privacy
 - Loss of light or overshadowing
 - Parking
 - Highway safety
 - Traffic
 - Noise
 - Effect on listed building and conservation area
 - Layout and density of building
 - Design, appearance and materials
 - Government policy
 - Disabled persons' access
 - Proposals in the Development Plan
 - Previous planning decisions (including appeal decisions)
 - Nature conservation
- **More could be included, but policy definition is vague. For example: it is unclear whether safety could be a material consideration.**

Policies to cite

Example of policies to cite in the case of loss of light:

- New Southwark Plan: **Policy 14 ('P14') Residential Design, page 98**
- The London Plan: **Policy D6 Housing quality and standards, page 125**
- Southwark Core Strategy (2011): **Strategic Policy 12 – Design and Conservation, page 104**

Evidence

- Photos (e.g. of effected area)
- Any surveys of the site conducted by Council or other bodies. If citing a safety concern, the Arup report would be relevant.

Remember the following when submitting an objection

- State your concern/s.
- Cite the policy/policies that support your objection. The London Plan, the Southwark Core Strategy (2011) and the New Southwark Plan can be used here.
- Submit evidence.