

## **About Lewisham Cyclists**

Lewisham Cyclists (LC) are the local borough group of the London Cycling Campaign (LCC) with more than 1500 supporters of whom over 650 are fully paid-up members of LCC. We speak up on behalf of everyone who cycles or wants to cycle in the London Borough of Lewisham and its adjacent local parks; and we speak up for a greener, healthier, happier and better-connected capital.

## **Objection to DC/22/126038 | Repair, restoration and change of use of the listed building at Ladywell PlayTower, Ladywell Road SE13, as a multi-screen cinema.**

[https://planning.lewisham.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=\\_LEWIS\\_DCAPR\\_113960](https://planning.lewisham.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=_LEWIS_DCAPR_113960)

Lewisham Cyclists very much welcome the plans to renovate the Ladywell Playtower as a cinema and residential accommodation and are pleased to see that the development as a whole is 'no-car' apart from essential disabled bays.

Section 106 contributions for the local area:

The Lewisham Council A21 Framework Development Plan (2021) identified the potential to improve active travel routes in the immediate area. In particular, there is an extant (but currently closed) path from Wearside Road alongside the River Ravensbourne to Molesworth St. This route could easily be refurbished into a very useful walking and cycling route dramatically improving access to the new cinema from Central Lewisham. We recommend that a Section 106 contribution to the restoration of this route is included in the planning approval.

We have the following objective comment on this application:

- We have a number of issues with the positioning and layout of the Visitor cycle parking for the cinema and café.
  - The location of the 12 Sheffield stands looks very constricted with a wall(?) apparently separating the two sets of 6 stands. It looks like manoeuvring bikes into position will be difficult and as a result not all stands will be useable, therefore not meeting the relevant parking standards as set out in the London Plan for Cycle Parking design standards. We would suggest that the wall is removed

entirely and significantly more space is dedicated to the visitor bicycle parking location.

- We would also like to see a 'green' roof over the bike parking area. People on bicycles really appreciate being able to park their bikes somewhere dry and protected from the weather. It's a good incentive to use an active travel mode to access the cinema.
- It is not clear if any provision has been made for cargo bike and inclusive cycles parking. Cargo bikes are becoming a very popular way of people moving their children around the borough. Failure to provide parking for accessible bicycles would also mean this application fails to meet London Plan Design Standards for cycle parking.
- Security – the cycle parking location looks to be tucked away out of sight which is not at all ideal from a security point of view. If the racks are overlooked that is a significant deterrent to thieves. We all know that cycle theft is a major issue in London so this needs to be a serious consideration. Again removing the wall and expanding the parking area, plus providing good lighting would help with this. The Landscape and Travel plans show a metal gate in the street-side wall alongside the cycle racks, while the Transport Assessment does not. Having a gate right next to the Sheffield stands may be good for access, but is almost certainly not good for security.

We would be happy to discuss these issues with the Project Team to understand the proposed movement of people visiting on bicycles through the site and how best to configure the visitor cycle parking. Please contact us on the email address above to set up such a discussion.

**Tim Collingridge (LC Secretary) 25/04/2022**