

From: [Richard Margree](#)
To: [David Lunts](#)
Subject: Afternoon
Date: 13 February 2015 17:38:01

Fancy a Garrison next week? R

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Meetings with Knight Dragon/Richard Blakeway (+ Sir Edward Lister where indicated)

** Mayor Boris Johnson

06/07/12 – Meeting with Sammy Lee
02/08/12 – Meeting with Sammy Lee
24/08/12 – Meeting with Sammy Lee (+ Simon Powell GLA)
31/08/12 – Conference call Sammy Lee
10/09/12 – Meeting with Sammy Lee
05/10/12 – Greenwich Peninsula meeting with Sammy Lee (included Nick Raynsford and Chris Roberts)
02/11/12 – Meeting with Sammy Lee (+ Simon Powell GLA)
22/11/12 – Drinks with Sammy Lee

11/01/13 – Drinks with Sammy Lee
14/02/13 – Greenwich Peninsula planning app meeting
15/03/13 – Meeting Sammy Lee
08/04/13 – Meeting with Sammy Lee (+ Simon Powell GLA)
14/05/13 – Meeting with Sammy Lee
14/06/13 – Greenwich Peninsula meeting
31/07/13 – Drinks with Sammy Lee (+Simon Powell GLA)
30/08/13 – Drinks with Sammy Lee
25/09/13 – TfL meeting re Greenwich Peninsula (Richard Margree)
08/10/13 – Call with Sammy Lee
12/10/13 – Meeting with Sammy Lee (part of China trip)
12/10/13 – ** The Mayor met Knight Dragon as part of his trip to China in October 2013
04/11/13 – Meeting with Sammy Lee
10/12/13 – Lunch with Sammy Lee (+ Simon Powell GLA)
11/12/13 – Knight Dragon workshop
13/12/13 – GP meeting (Richard Margree)
19/12/13 – Knight Dragon and RB Greenwich meeting

07/01/14 – Richard Margree/Sammy Lee
27/03/14 – Meeting with Sammy Lee
07/04/14 – Peninsula Central East meeting (Richard Margree/NSmith/AAtkins)
16/04/14 – Meeting with Sammy Lee (+ Simon Powell GLA)
25/04/15 – Site Visit with Henry Cheng to Greenwich Peninsula (+ Will Stewart GLA)
28/04/14 – North Greenwich meeting (Richard Margree/plus tfl attendees + Simon Powell GLA)
07/05/14 – GP Strategic Board
15/05/14 – Richard Margree/Sammy Lee (+ Simon Powell GLA)
01/07/14 – Knight Dragon Presentation
04/07/14 – Lunch - Richard Margree
15/07/15 – GP Strategic Board
23/07/14 – Richard Margree/Sammy Lee (+ Ed Lister)
05/08/14 – Greenwich Peninsula Topping Out ceremony (+Simon Powell GLA)
19/08/14 – Meeting with Sammy Lee (+Ed Lister)
21/08/14 – Meeting with Sammy Lee
27/08/14 – Meeting Richard Margree
22/09/14 – GP Strategic Board
06/10/14 – Richard Margree (+Simon Powell GLA)
17/10/14 – ** The Mayor visited Knight Dragon development at Greenwich Peninsula and met with Sammy Lee and Richard Margree
03/11/14 – GP Film Studio meeting
06/11/14 – Deputy Mayor Planning meeting (Knight Dragon)
21/11/14 – Knight Dragon presentation Greenwich Peninsula
19/12/14 – GP Strategic Board

13/01/15 – GP Strategic Board
28/01/15 – Richard Margree

02/03/15 – Meeting with RB Greenwich & Knight Dragon re Greenwich Peninsula
27/03/15 – GP Strategic Board
22/04/15 – Reception for launch of Riverside apartments
19/05/15 – GP Strategic Board
03/06/15 – Sammy Lee/Richard Margree

GREATER LONDON AUTHORITY

Housing & Land

Richard Margree

Chief Executive

Knight Dragon Developments Ltd

Level 9

6 Mitre Passage

Greenwich Peninsula

London SE10 0ER

Our ref: margree2602

Date: 26 February 2015

Dear Richard

Greenwich Peninsula – Submission of Planning Application

I understand that it is Knight Dragon's intention to submit an outline planning application to the Royal Borough Greenwich on 27th February and although I see no reason why the GLA as land owner should withhold our consent for you to submit I want to place on record at this stage a few areas of concern related to the submission.

Firstly though, I would like to thank you for the work Knight Dragon has done to engage with the GLA and its partners on developing the masterplan and I welcome the receptive and constructive dialogue that we have had with your design team and with other stakeholders through two consultation events. I believe the overall scheme design is now much improved and should result in a high quality development that helps to optimise the use of the location and its long term success.

The two main issues I wish to register relate to affordable housing and the proposed film studio.

The proposed level of affordable housing has been subject to substantial discussion already, but is currently at a level that the GLA does not believe to be adequate or policy compliant. Our planning colleagues will doubtless take this up with you, but rather than hold up the submission of the application I am sure that we can continue to engage in positive dialogue with you and our partners at Royal Borough Greenwich to agree a level and mix of provision that all parties consider appropriate.

The second issue concerns some reservations around the land use distribution set out in the proposals for the film studio. We are keen to gain an early and better understanding of the impact this has on the wider viability of the scheme and the options for an alternative use should the film studio concept prove unsustainable. Thus far we have not had sight of your detailed appraisal for the studio and although we see real value in the ambition to bring an international standard of facility to the Peninsula, we need to understand when, whether, how, and on what basis such a proposition can be delivered.

It would be very helpful if you could share your technical advice on the proposals at the earliest opportunity and we would suggest that consideration should be given to seeking flexibility around a possible change of use for the land in the longer term should a film studio prove to be a facility that cannot be delivered on a sensible commercial basis.

I should also add that the proposed film studio's low development density, and location on GLA owned land, would significantly limit the level of land receipt due to the GLA relative to the value of the wider scheme. I know that Simon Powell and Will Stewart have raised this with your team and I would want some further discussion on this point to ensure that the GLA and wider public sector commercial interests are adequately reflected in the final scheme.

You will, of course, appreciate that nothing in this letter should be taken to represent the view of GLA planning officers or the Mayor in their statutory planning roles which will, of course, follow a separate and independent process.

I look forward to continuing to work with you on these points over the coming weeks and we can perhaps pick up some of them when we meet with Royal Borough Greenwich next week.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'D Lunts', with a stylized, cursive script.

David Lunts

Executive Director – Housing and Land

Cc: Richard Blakeway – Deputy Mayor – Housing, Land & Property

From: [David Lunts](#)
To: [REDACTED]
[REDACTED] [Richard Blakeway](#);
[REDACTED] [Simon Powell](#); [REDACTED]"; [William Stewart](#)
Subject: Re: Agenda and minutes for Strategic Board members
Date: 15 May 2015 14:57:23

My apologies but I have an unavoidable diary clash next Tuesday so won't be able to attend.

David

From: [REDACTED]
Sent: Friday, May 15, 2015 02:21 PM GMT Standard Time
To: [REDACTED]; [David Lunts](#);
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED] [Richard Blakeway](#); [REDACTED]
[REDACTED]
[REDACTED] [Simon Powell](#);
[William Stewart](#)
Subject: Agenda and minutes for Strategic Board members

Dear all,

Please see attached minutes of the previous meeting and agenda for the meeting to be held on Tuesday 19 May.

Venue: Knight Dragon's office, Mitre Passage.

Regards

[REDACTED]

[REDACTED] Strategic Projects & Property
Business Support - Housing and Land [Greater London Authority](#)
City Hall, The Queens Walk, London, SE1 2AA
[REDACTED]

From: [Richard Margree](#)
To: [David Lunts](#)
Subject: Re: Agenda and minutes for Strategic Board members
Date: 15 May 2015 15:18:38

We can. See you then.

On 15 May 2015 15:17, "David Lunts" [REDACTED] wrote:
[Can we make it 8.30? I need to be @ City Hall for 10.](#)

From: Richard Margree [mailto:[REDACTED]]
Sent: Friday, May 15, 2015 03:07 PM GMT Standard Time
To: David Lunts
Subject: Re: Agenda and minutes for Strategic Board members

Perfect. See you there at 9?

On 15 May 2015 15:06, "David Lunts" <[REDACTED]> wrote:
[Thurs 28th?](#)

From: Richard Margree [mailto:[REDACTED]]
Sent: Friday, May 15, 2015 02:59 PM GMT Standard Time
To: David Lunts
Subject: Re: Agenda and minutes for Strategic Board members

Am out of UK. But you fancy a Garrison breakfast week after?

On 15 May 2015 14:57, "David Lunts" [REDACTED] wrote:
[My apologies but I have an unavoidable diary clash next Tuesday so won't be able to attend.](#)

David

From: [REDACTED]
Sent: Friday, May 15, 2015 02:21 PM GMT Standard Time
To: [REDACTED]

Richard Blakeway;
[rmargree](#)

[REDACTED]; Simon Powell; [s](#)
[REDACTED] William Stewart

Subject: Agenda and minutes for Strategic Board members

Dear all,

Please see attached minutes of the previous meeting and agenda for the meeting to be held on Tuesday 19 May.

Venue: Knight Dragon's office, Mitre Passage.

Regards

[REDACTED]

[REDACTED] Projects &
Property

Business Support - Housing and Land Greater London Authority
City Hall, The Queens Walk, London, SE1 2AA

[REDACTED]

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From: [Richard Margree](#)
To: [David Lunts](#); [REDACTED]
Subject: Re: Meeting with David Lunts, John Comber and Richard Margree
Date: 05 June 2015 15:08:53

Hi [REDACTED] I could do early next Friday PM if suits all?. Richard

Sent from Samsung Mobile

----- Original message -----

From: David Lunts [REDACTED]
Date: 04/06/2015 10:43 (GMT+00:00)
To: Richard Margree [REDACTED], [REDACTED]
[REDACTED], "Richard Margree"
[REDACTED]
Cc:
Subject: Meeting with David Lunts, John Comber and Richard Margree

Dear John and Richard,

David has requested a meeting with you both next week – I do hope that this time is convenient with you both

Kind regards

[REDACTED]
[REDACTED]
Corporate Management Team
GREATERLONDONAUTHORITY
[REDACTED]

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From: [Richard Margree](#)
To: [David Lunts](#)
Subject: Re: See you 9 tomorrow. R
Date: 27 May 2015 10:23:35

Sure

Sent from Samsung Mobile

----- Original message -----

From: David Lunts [REDACTED]
Date: 27/05/2015 10:22 (GMT+00:00)
To: Richard Margree [REDACTED]
Cc:
Subject: Re: See you 9 tomorrow. R

Can we do 8.30? I have to be @ City Hall for 10.00.

From: Richard Margree [REDACTED]
Sent: Wednesday, May 27, 2015 10:07 AM GMT Standard Time
To: David Lunts
Subject: See you 9 tomorrow. R

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From: [Richard Margree](#)
To: [David Lunts](#)
Subject: Redhook
Date: 28 May 2015 15:24:24
Attachments: [RHCL1-Announcement_v3.jpg](#)

David, good chat and nice to catch up. Here's the press flyer. Should be great. R

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