

London Plan Examination in Public: Agenda and Participants

9.30am Wednesday 13 February 2019

Small sites [M20]

Agenda

Panel's Opening Announcements

M20. Small sites and small housing developments

M20. Are the presumption in favour of small housing developments of between 1 and 25 homes in Policy H2 and the targets in Table 4.2 justified and deliverable and will the policy be effective? In particular:

- a) Is the modelling of delivery from small sites in the SHLAA justified, including reliance on PTALs?
- b) Is it realistic to expect the small sites target to be achieved in the outer London Boroughs?
- c) Has adequate consideration been given to the cumulative impacts of this policy on, amongst other things, infrastructure, affordable housing provision and the character of some neighbourhoods as referred to in paragraph 4.2.5?
- d) Is the policy support for infill development within the curtilage of a house consistent with national policy in paragraph 53 of the NPPF which refers to resisting inappropriate development of residential gardens?
- e) Will the provisions of Policy H2 provide an effective strategic context for the preparation of local plans and neighbourhood plans including support for custom, self-build and community-led housing? Are the detailed criteria necessary and would they provide an effective basis for development management? Are the qualifications at Policy H2 HA-HC justified in themselves and would they effectively eliminate the positive presumption for small housing developments?
- f) Based on the historic delivery from sites below 0.25 hectares (whether allocated or windfalls) how will the Plan's expectations for delivery be achieved?
- g) What will happen in the interim pending the work to prepare area-wide design codes referred to in Policy H2 B 2)?
- h) Are the provisions of Policy H2 H) relating to affordable housing requirements for minor developments justified, notwithstanding that they are inconsistent with national policy?

Panel's Closing Remarks

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Participants

For the Mayor

<i>Organisation</i>	<i>Individual</i>
Greater London Authority	Philip Waters
Greater London Authority	Jennifer Peters
Greater London Authority	James Gleeson/Elliot Kemp

Representors

<i>Representor</i>	<i>Individual (and organisation if different from the representor)</i>
CPRE London	Neil Sinden or Paul Miner
Fordyce Limited	
Hadley Wood Neighbourhood Planning Forum	
Home Builders Federation	James Stevens
Just Space	
Levitt Bernstein	Julia Park
London Assembly Planning Committee	Nicky Gavron AM
London Boroughs of Barnet, Brent, Ealing, Harrow & Hillingdon (West London Alliance)	Andrew Barry-Pursell (WLA) Jon Goodall (Troy Planning) LB Brent hot-seating
LB Bexley & LB Bromley [hot-seating]	Seb Salom Claire Glavin, Jim Kehoe
LB Enfield and LB Havering (as one)	
LB Islington	Ben Johnson
LB Wandsworth	
London First	Sarah Bevan & Mairead Carroll
London Forum of Amenity and Civic Societies	Peter Eversden & Michael Bach
London NHS CCGs	Mary Manuel NHS London (HUDU)
London Tenants Federation	
Petts Wood & District Residents Association/ Cllr Simon Fawthrop	Cllr Simon Fawthrop
RB Kingston, London Boroughs of Merton, Sutton & Richmond	
Transport for London	